COLUMBIA

ALL COORDINATES ARE BASED ON THE MARYLAND STATE GRID SYSTEM

COORDINATES		
NO	EAST	NORTH
48	847204.38	488737.77
49	847367.90	488743.90
488	846929.68	487793.87
54	845483.85	487607.33
334	845347.54	488663.82
342	846778.45	489030.19
335	845391.82	488693.78
244	846770.29	489029.29
245	846926.27	487820.84
246	845984.08	487698.78
247	845826.40	488920.89
248	845827.03	488921.04
249	846253.61	488872.53
472	845771.47	488946.33
473	845750.98	488918.87
473	846 925.20	488 895.01
356	846777.32	488974.80
338	845625.40	488847.19
340	845685.88	488880.38
341	845730.49	488898.74
357	845835.01	488854.18
343	847191.26	489097.05
339	845642.56	48885831
324	845926.14	488847.67
363	845582.12	488819.12
470	845824.47	488935.84
476	847 163.72	489 092.59
471	845764.86	488937.47
468	845721.35	488927.42
467	845673.34	488907.66
469	845627.55	488884.34
422	845621.60	48888047
361	845615.46	48892469
526	846929.58	487841.18
527	847403.27	488464.22
528	847271.24	488443.71
800	846733.77	489054.93
801	846758.70	489073.24
802	846774.15	489060.10
502	846768.02	489074.44
506	847227.14	489132.61

TABULATIONS	
TOTALS	ACREAGE
All Parcels	= 48.872
R.O.W.	= 2.055
Open Space	—
Total	= 50.927
Parcels this plat	= 1

THE HOWARD RESEARCH AND DEVELOPMENT CORP. 463/196

SNOWDEN RIVER PARKWAY

EX. 100 R/W

EX. 30 R/W

E.G.U. SEC. 2 AREA 2 PB. 17/37

N 57° 02' 24" E 270.27'

N 57° 02' 24" E 226.80'

N 54° 13' 10" E 54.58'

N 82° 06' 23" E 255.31'

0.264 AC.±

N 76° 59' 45" E 0.65'

N 83° 07' 01" E 429.68'

N 82° 32' 18" E 917.06'

N 83° 43' 48" E 519.79'

N 82° 42' 20" E 40.71'

N 82° 42' 20" E 940'

S 82° 46' 47" W 462.79'

N 80° 48' 00" E 418.19'

AREA OF WIDENING FOR PUBLIC USE GRANTED BY EASTERN PRODUCTS 1.35 AC.±

AREA OF WIDENING FOR PUBLIC USE 0.41 AC.±

PARKWAY

R=1016.93' L=249.10'

--- N 82° 42' 20" E 350.00' ---

VEHICULAR INGRESS AND EGRESS TO PROPOSED SNOWDEN RIVER PARKWAY WILL BE PERMITTED ONLY AT POINTS OF ACCESS APPROVED BY THE HOWARD COUNTY OFFICE OF PLANNING & ZONING

PARCEL "A" AREA OF WIDENING FOR PUBLIC USE

(E)	N 76° 59' 45" E	98.43'
(F)	N 67° 37' 55" E	48.24'
(G)	N 63° 00' 36" E	48.62'
(H)	N 57° 02' 24" E	19.57'
(I)	N 76° 59' 45" E	75.14'

INSET SCALE: 1"=20'

N 53° 43' 54" W 34.26'

23.31'

11.05'

N 76° 59' 45" E

--- PT. 246 TO PT. 471 1264.99' ---

--- S 07° 21' 06" E 1232.25' ---

N 07° 21' 06" W 1164.99'

N 488500

E 846000

GRID NORTH

EGU SUBDIVISION 12/70 SECTION 1

N 488000

E 846000

48.872 AC. (Excluding Road Widening)
2,128,878 SQ. FT.

TABULATIONS

TOTALS	ACREAGE
R/W FOR H.R.D. (PARCEL A)	1.036
R/W FOR PUBLIC USE FROM EASTERN PRODUCTS	2.020
TOTAL R/W	3.056
ALL LOTS	48.872
ALL LOTS, PARCELS, & R/W	51.928

N 82° 38' 54" E 950.00'

--- S 82° 38' 54" W 1457.82' ---

26.69'

L=74.99'
R=1016.93'
Δ=04° 13' 30"
TAN=37.51
CHD=74.97
L.C.B=N57° 44' 48"E

S 02° 05' 25" E 359.52'

E.A. CONNELL 125/96

N 87° 51' 06" E 163.63

S 07° 21' 06" E 282.00

N 81° 13' 10" E 134.31'

S 07° 21' 06" E 1164.09

--- N 07° 21' 06" W 1197.66 ---

H.R.D. LIBER 545 FOLIO 791

N 30° 00' 00" E 635.41'

NOTE:
■ DENOTES 4"x4" CONC. MON.

NOTE
MINIMUM BUILDING SETBACK RESTRICTIONS FROM PROPERTY LINES AND THE RIGHT OF WAY OF ANY PUBLIC ROAD OR STREET TO BE IN ACCORDANCE WITH THE RECORDED FINAL DEVELOPMENT PLAN CRITERIA

CURVE DATA					
FROM	TO	RADIUS	LENGTH	CHD. BRG.	DIST.
475	476	1016.93	249.10	N66° 52' 37" E	248.48

Δ = 14° 02' 06" TAN. = 125.18'

OWNER'S CERTIFICATE

THE UNDERSIGNED, OWNER OF PARCEL A AS SHOWN HEREON, WHICH BY DEED DATED DEC. 13, 1966 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 463 FOLIO 196 WAS GRANTED AND CONVEYED BY C. AILEEN AMES TO THE HOWARD RESEARCH AND DEVELOPMENT CORP., DO ADOPT THIS PLAN OF SUBDIVISION AND DO HEREBY CERTIFY THAT THIS PLAN OF SUBDIVISION DOES COMPLY WITH THE REQUIREMENTS OF FINAL DEVELOPMENT PLAN PHASE 75 RECORDED IN PLAT BOOK 16 FOLIO 150 & 149

AUTH. AGENT

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPT.

County Health Officer — Date 5-14-71

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING

Director — Date 5-19-71

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

Director — Date 5-17-71

F.S.P. 31-A

SURVEYOR'S, ENGINEER'S and OWNER'S CERTIFICATES

THE HOWARD RESEARCH AND DEVELOPMENT CORP 463/196

The undersigned, owner of the property shown on this Plat, grants unto, (1) Howard County, Maryland its successors and assigns, the right to lay, construct and maintain water and sewer mains and laterals therefor in and under all road and street rights-of-way as shown hereon; (2) further, it adopts this plan of subdivision and reserves the fee simple title to the beds of the streets and/or roads hereon, except however, for one dollar consideration, it herewith grants the right and option to Howard County, Maryland to acquire (within a period of five years commencing with the date of recording of this plat among the Land Records of Howard County) the fee simple title to the beds of the streets and/or roads shown hereon, together with such adjacent land, if any, as may be shown on this plat as areas designated for the installation of street lighting facilities, reserving, however, unto Grantor, its successors and assigns, the right in perpetuity to lay, construct, enlarge, maintain and use cables and/or conduits for electrical transmission and other purposes beneath the surface of the lands subject to the rights granted herein to said Howard County. The undersigned certify that the subdivision plan shown hereon is correct as complying with the requirements of Final Development Plan Phase 10 recorded in Plat Book 11 folios 64 each inclusive, with all Open Space shown thereon to be used for drainage easements, if necessary, and the requirements of Article 17, Section 60 of the annotated code of Maryland concerning the making of this Plat and setting of markers have been complied with. The land shown hereon is a part of the land which by deed dated December 13, 1966 and recorded among the Land Records of Howard County, Maryland in Liber 463 folio 196 was granted and conveyed by C. Aileen Ames to the Howard Research and Development Corporation.

PROFESSIONAL LAND SURVEYOR
(By) _____
Reg. No. 3662
MATZ, CHILDS AND ASSOCIATES, INC.
TOWSON, MARYLAND 21204

PROFESSIONAL ENGINEER
(By) _____
Reg. No. 6826
MATZ, CHILDS AND ASSOCIATES, INC.
TOWSON, MARYLAND 21204

OWNER
(By) _____ Auth. Agent
EASTERN PRODUCTS CORP.
COLUMBIA, MARYLAND 21043

RECORDED IN PLAT BOOK 41 FOLIO 92
on 5/20, 19 71 among The Land Records of Howard County, Maryland.

COLUMBIA
E.G.U. SUBDIVISION
AND RESUBDIVISION OF E.G.U. SUBDIVISION SECTION 1

SECTION 1
AREA 1
Sheet 1 of 1
6th. Election District of Howard County, Md.
Scale: 1" = 100' Date: AUG. 29, 1970

PHOENIX 16023