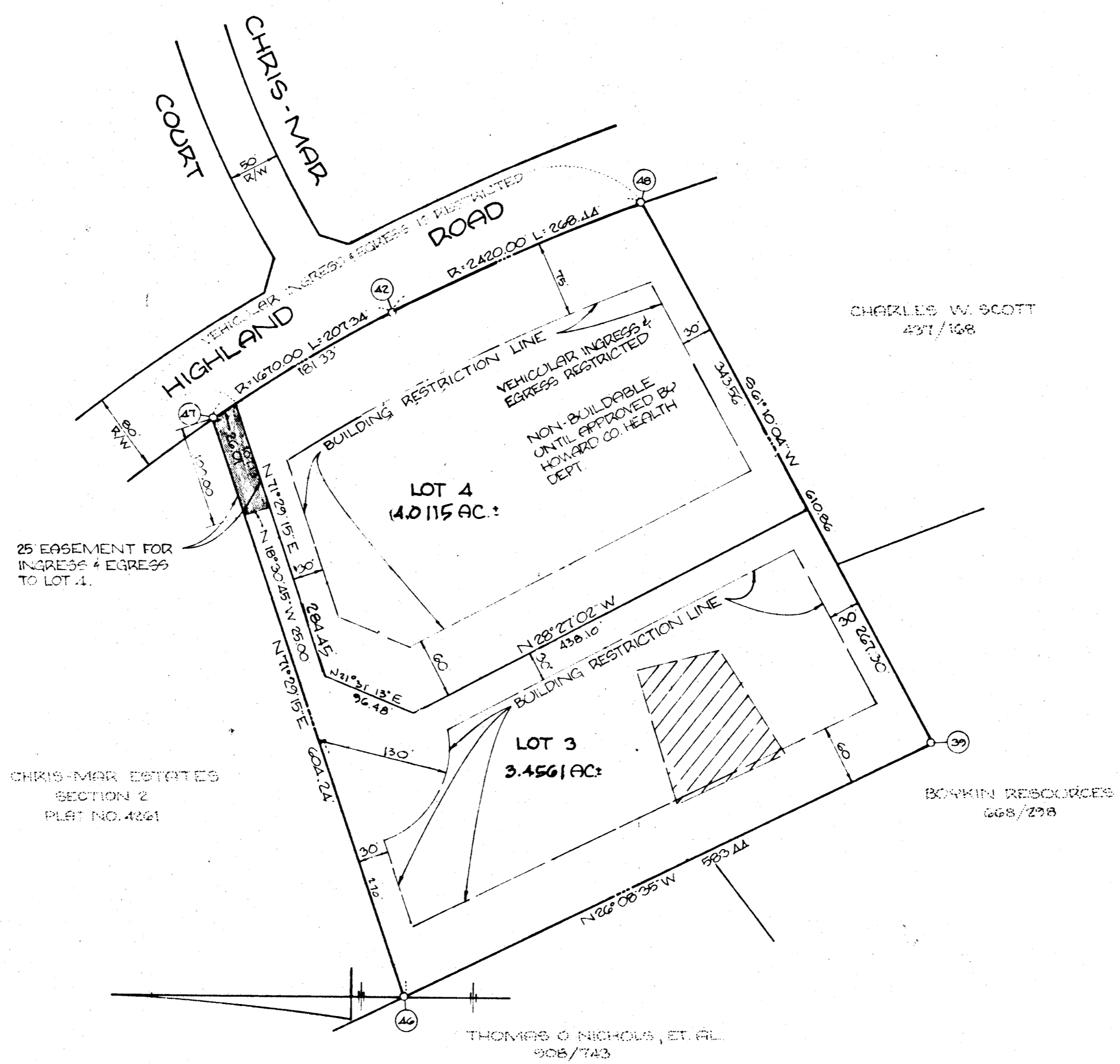


CHRIS-MAR ESTATES SECTION 1
PLAT NO. 3128

CURVE DATA						COORDINATES		
NO.	RADIUS	Δ	ARC	TAN.	CHORD	NO.	NORTH	EAST
41-42	1670.00	07°06'59"	207.34	103.84	63118.27 E 207.29	39	3735.98	5073.16
42-48	2420.00	06°21'20"	268.44	134.36	132434.18 E 268.30	42	4274.57	5496.72
						46	4259.75	4816.07
						47	4451.60	5389.04
						48	4030.87	5608.30

COORDINATES SHOWN HEREON
BASED ON ASSUMED SYSTEM
USED IN CHRIS-MAR ESTATES,
SECTIONS 1 & 2.

INSPECTED
BUREAU
MAR 19 '81
RECORDED



NOTES:

- 1) FLAG OR PIPESTEM LOTS SHALL NOT BE FURTHER SUBDIVIDED INTO LOTS ACCOMMODATING ADDITIONAL RESIDENCES UNLESS A PUBLIC ROAD CAN BE CONSTRUCTED ACCORDING TO COUNTY STANDARDS ON A MINIMUM 50 FT. RIGHT-OF-WAY TO BE DEEDED TO THE COUNTY.
- 2) FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL, AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND THE ROAD RIGHT-OF-WAY LINE ONLY, & NOT ONTO THE FLAG OR PIPESTEM LOT DRIVEWAY.
- 3) [Hatched Area] THIS AREA DESIGNATES A PRIVATE SEWER EASMT. OF 10000# AS REQUIRED BY THE MD. STATE DEPT. OF HEALTH & MENTAL HYGIENE FOR INDIVIDUAL SEWER DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE & SERVICING ANY RESIDENTIAL STRUCTURE ON THIS BUILDING SITE. THIS EASEMENT SHALL BECOME NULL & VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM.
- 4) THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH & LOT AREA AS REQUIRED BY THE MD. STATE DEPARTMENT OF HEALTH & MENTAL HYGIENE.
- 5) PROPERTY SUBJECT TO V.P. 80-17.
- 6) SUBJECT PROPERTY ZONED "R" PER 10/3/77 COMPREHENSIVE ZONING.

TABULATIONS

- 1) TOTAL NO. OF LOTS: 2
- 2) TOTAL AREA OF LOTS: 7.4676 AC.
- 3) AREA OF ROAD DEDICATION: 0
- 4) TOTAL AREA OF SUBDIVISION: 7.4676 AC.

APPROVED: FOR PRIVATE WATER & PRIVATE SEWERAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT.

James Boyle 11-26-80
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING.

James H. Hunsitt 12-4-80
DIRECTOR DATE

APPROVED: FOR STORM DRAINAGE SYSTEMS & PUBLIC ROADS. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

John F. Nemej 12-3-80
DIRECTOR DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF PART OF THE LAND WHICH, BY DEED DATED JAN. 24, 1972, & RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 584, FOLIO 314, WAS CONVEYED BY BRIGHTON DAM LTD. PARTNERSHIP ONTO PAUL G. KOTTIS, & THAT ALL MONUMENTS ARE IN PLACE AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

Walter Park
WALTER PARK
REG. PROF. L.S. # 55539

9/22/80
DATE

OWNER'S CERTIFICATE

I, PAUL G. KOTTIS, OWNER OF THE PROPERTY SHOWN & DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, & IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE OFFICE OF PLANNING & ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, & GRANT ONTO HOWARD CO., ITS SUCCESSORS & ASSIGNS: (1) THE RIGHT TO LAY, CONSTRUCT, & MAINTAIN SEWERS, DRAINS, WATER PIPES, & OTHER MUNICIPAL UTILITIES & SERVICES IN & UNDER THE ROADS & STREET RIGHTS OF WAY; & SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS OR ROADS, FLOOD PLAINS & OPEN SPACE, WHERE APPLICABLE, & FOR GOOD & OTHER VALUABLE CONSIDERATION, GRANT THE RIGHT & OPTION TO HOWARD CO. TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS OR ROADS, STORM DRAINAGE FACILITIES & OPEN SPACE, WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS & DRAINAGE ESMT.'S FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR, & MAINTENANCE; (4) THAT NO BLDG OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER SAID ESMT.'S & R/W'S. WITNESS MY HAND THIS, THE 20TH DAY OF FEBRUARY, 1980.

Paul G. Kottis *Walter Park* 9/22/80
PAUL G. KOTTIS WITNESS DATE

RECORDED ON 11-3-80 AS PLAT NO. 4261
AMONG THE LAND RECORDS OF HOWARD COUNTY,
MARYLAND.

FINAL PLAT
CHRIS-MAR ESTATES
LOTS 3 & 4, SECTION 2
RESUBDIVISION OF LOT 2
5TH ELECTION DISTRICT
HOWARD COUNTY, MD.
TAX MAP 34, PARCEL
SEPT. 20, 1980 SCALE: 1"=100'

ENGINEER
HUDKINS ASSOCIATES, INC.
231 JOSEPH SQUARE
COLUMBIA, MARYLAND 21157

545

11-60-147