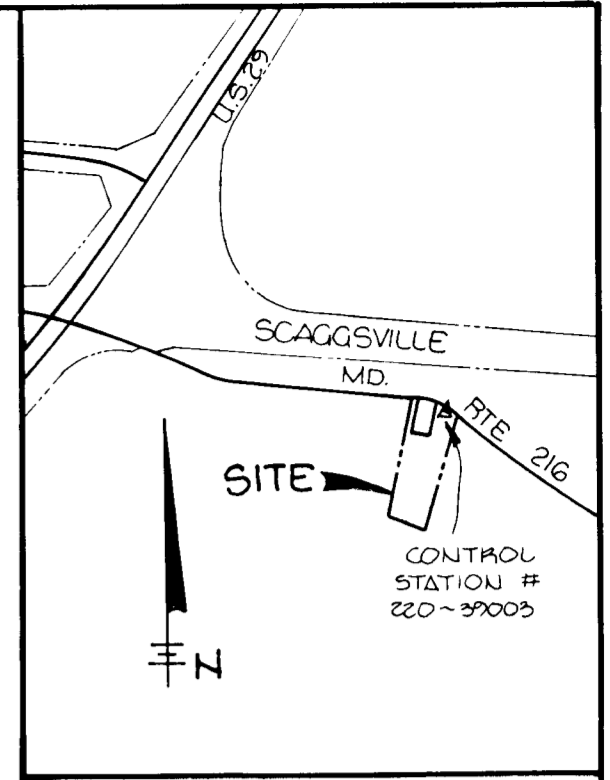
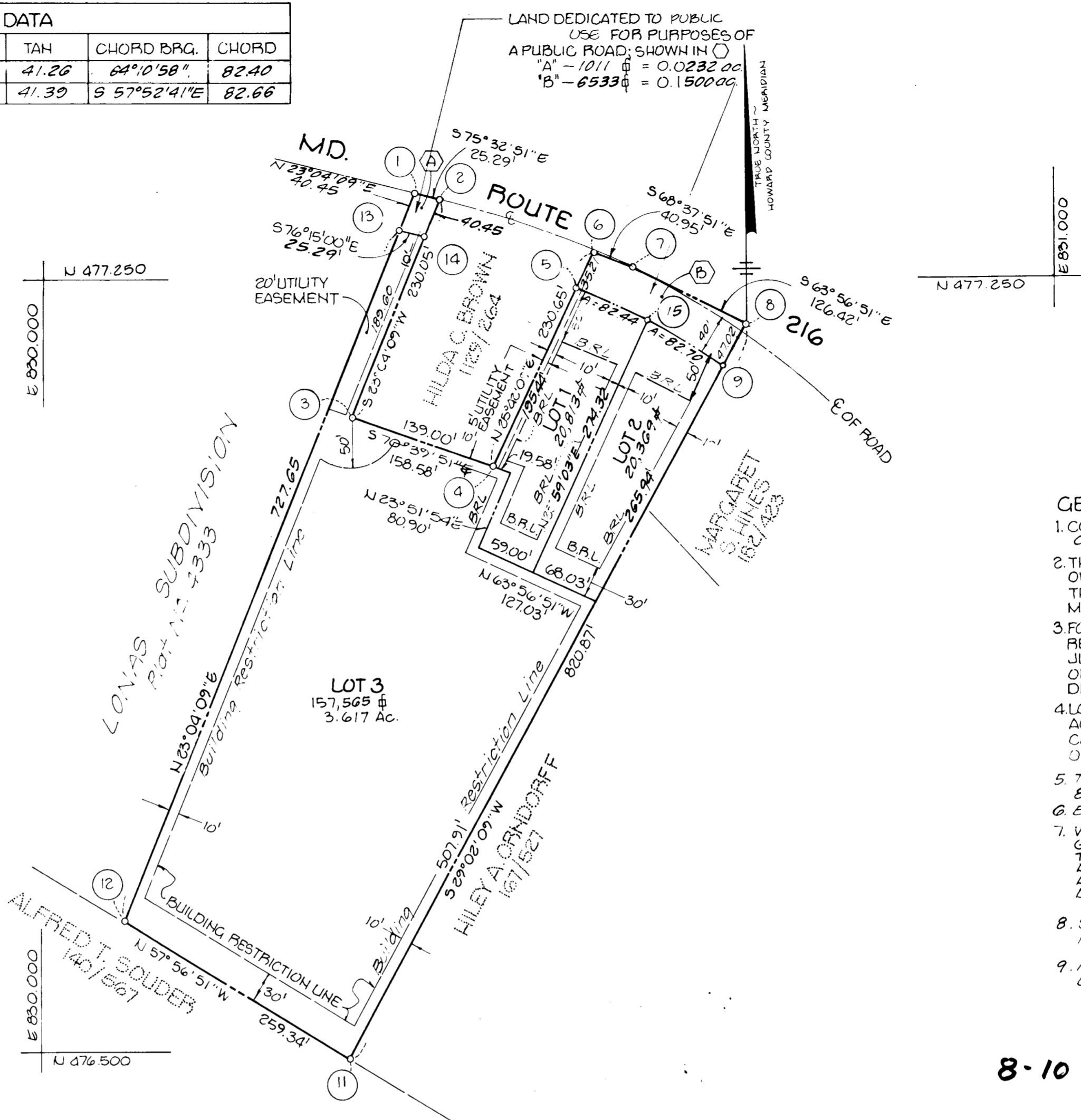


COORDINATES		
NO.	NORTH	EAST
1	477337.2216	830386.4587
2	477330.9097	830410.9485
3	477117.2563	830320.8053
4	477073.2327	830451.9647
5	477249.3441	830536.7018
6	477281.0740	830551.9741
7	477266.1528	830590.1088
8	477210.6278	830703.6835
9	477169.5046	830680.8855
10		
11	476472.9137	830305.2716
12	476430.5447	830085.4850
13	477300.0024	830371.1472
14	477293.6906	830395.6369
15	477213.4583	830610.8782

CURVE DATA						
NO.	RADIUS	Δ	ARC	TAN	CHORD BRG.	CHORD
5-15	750.35	06°17'43"	82.44	41.26	64°10'58"	82.40
15-9	750.35	06°18'54"	82.70	41.39	S 57°52'41"E	82.66



VICINITY MAP
SCALE: 1"=1200'

- GENERAL NOTES:
- COORDINATES SHOWN HEREON ARE BASED ON HOWARD COUNTY CONTROL STATION # 220-39003
 - THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.
 - FOR FLAG OR PIPE STEM LOTS, REFUSE COLLECTION, SHOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPE STEM AND THE ROAD RIGHT OF WAY LINE AND NOT ONTO THE FLAG OR PIPE STEM DRIVEWAY
 - LOT NO. 3 SHALL NOT BE FURTHER SUBDIVIDED INTO LOTS ACCOMMODATING RESIDENCES UNLESS A PUBLIC ROAD CAN BE CONSTRUCTED ACCORDING TO COUNTY STANDARDS ON A MINIMUM 50' RIGHT OF WAY.
 - THIS PLAN IS SUBJECT TO "VARIANCE PETITION 84-92"
 - EXISTING STRUCTURE ON LOT 3
 - WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122 B OF THE HOWARD COUNTY CODE. PUBLIC WATER & PUBLIC SEWER ALLOCATION WILL BE GRANTED AT THE TIME OF THE ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
 - SUBJECT PROPERTY ZONED R-20 PER 10/3/77 COMPREHENSIVE ZONING PLAN.
 - MINIMUM CELLAR ELEVATIONS FOR BOTH LOTS 1 & 2 IS 303.50.

8-10 84 5890

Plans for public water and public sewer systems have been approved by the Department of Health & Mental Hygiene, and these facilities will be available to all lots offered for sale.

TABULATIONS THIS SHEET	
DESIGNATION	ACREAGE
1. TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	3 LOTS
2. TOTAL AREAS OF LOTS, AND/OR PARCELS AND OPEN SPACE:	4.3893 Ac.
3. TOTAL AREA OF ROADWAYS TO BE RECORDED INCLUDING WIDENING STRIPS:	0.1732 Ac.
4. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	4.5625 Ac.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.	
<i>James B. Baker</i>	8-8-84
COUNTY HEALTH OFFICER	DATE
APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING ADMINISTRATION	
_____ DIRECTOR	_____ DATE
APPROVED: FOR STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, PUBLIC SEWERAGE AND WATER, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.	
_____ DIRECTOR	_____ DATE

OWNERS' CERTIFICATE

I/WE, JAMES R. BROWN AND ALBERTA M. BROWN OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE OFFICE OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS AND ASSIGNS, (1) THE RIGHT TO LAY, CONSTRUCT AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES, IN AND UNDER ALL ROADS AND STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS, STORM DRAINS, UTILITIES AND OPEN SPACE WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; AND (4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 11 DAY OF AUG 1984

WITNESS

OWNER'S SIGNATURE

DATE

RECORDED AS PLAT

ON _____, 1984, Among the
Land Records of Howard County, Maryland.

SURVEYORS CERTIFICATE

I, HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IS A SUBDIVISION OF THE LAND OBTAINED BY JAMES RONALD BROWN & WIFE FROM HILDA C. BROWN BY DEED DATED JULY 13, 1966 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN LIBER 456 FOLIO 436, AND THAT ARE MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

D. WAYNE WELLS
Registered Land Surveyor Maryland No. 10685

DATE

OWNER / DEVELOPER:

JAMES R. BROWN
10965 SCAGGSVILLE ROAD
LAUREL, MD. 20707

JOB NO. 00064-01

PONDEROSA
LOTS 1, 2 & 3 SCALE 1"=100'

TAX MAP 46 PARCEL 263
ELECTION DISTRICT NO. 6
HOWARD COUNTY, MARYLAND SHT. 1 of 1

EVANS, HAGAN & HOLDEFER, INC.
ENGINEERS, LAND PLANNERS & SURVEYORS
8101 SANDY SPRING ROAD SUITE 304
LAUREL, MD. 20707
(301) 725-0665

DATE 11 MAY 1984 SCALE 1"=100'

#1091

F-84-182