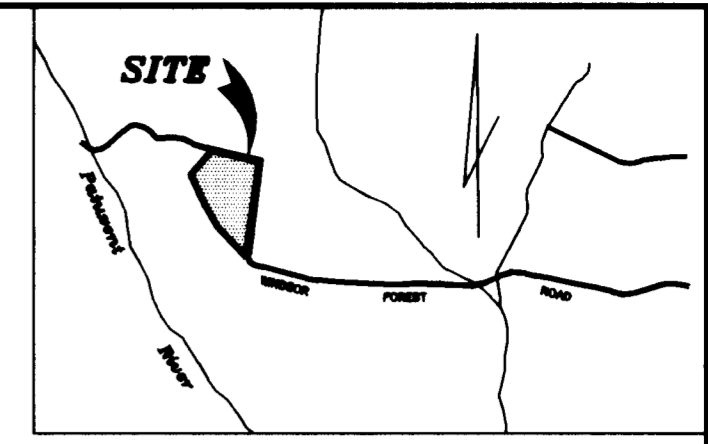
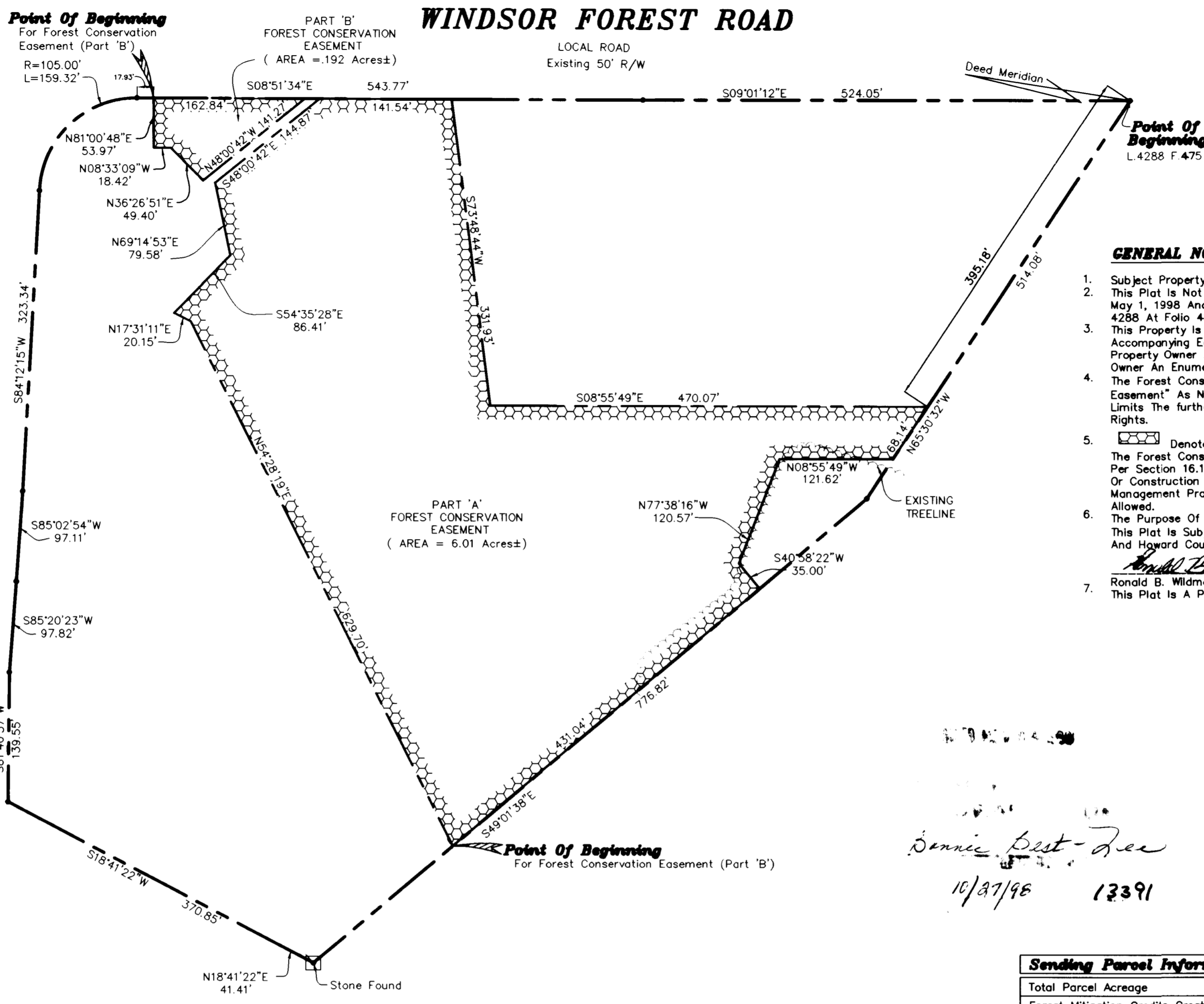


WINDSOR FOREST ROAD

WINDSOR FOREST ROAD
LOCAL ROAD
Existing 50' R/W



GENERAL NOTES

1. Subject Property Zoned RC-DEO Per The 10/18/93 Comprehensive Zoning Plan
2. This Plat Is Not Based On A Field Run Boundary Survey. This Plat Based On Deed Dated May 1, 1998 And Recorded Among The Land Records Of Howard County, Maryland In Liber 4288 At Folio 485.
3. This Property Is Encumbered By A Forest Conservation Easement and Is Restricted By An Accompanying Easement Agreement. The Easement Agreement Entered Into By The Property Owner And Developer, Outlines The Maintenance Responsibilities Of The Parcel Owner An Enumerates The uses Permitted On The Property.
4. The Forest Conservation Easement Established On The Property Constitutes A "Restrictive Easement" As Noted In section 106.B.1.C. Of The Howard County Zoning Regulations And Limits The further Development Of The Property, Including The Sending Development Rights.
5. Denotes Area Of Forest Conservation Easement And Mitigation Bank. The Forest Conservation Easement Has Been Established As A Forest Mitigation Bank, Per Section 16.1216 Of The Howard County Forest Conservation Act. No Clearing, Grading Or Construction Is Permitted Within The Forest Conservation Easement; However, Forest Management Practices As Defined In The Deed Of Forest Conservation easement Are Allowed.
6. The Purpose Of This Plat Is To Establish A Forest Conservation Mitigation Bank. This Plat Is Subject To A Developer's Agreement Executed Between Ronald B. Wildman And Howard County For SDP-99-20, On October 23, 1998.
7. Date 10/26/98
Ronald B. Wildman Date 10/26/98
This Plat Is A Prototype For Forest Mitigation Banking.

Bonnie Lee Bird
10/27/96 13391

Sending Parcel Information	First Exchange
Total Parcel Acreage	16.66 Ac.±
Forest Mitigation Credits Created	6.20 Ac.
Forest Mitigation Credits Expended	3.6 Ac.
Receiving Parcel (File#, Tax Map, Parcel No. And Subdivision Name)	F-98-155 TM 18, BLK 19, P 56 & 76 "SPRING RIDGE"
Remaining Forest Conservation Mitigation Credits	2.6 Ac.



APPROVED: Howard County Department Of Planning And Zoning.

Ronald B. Wildman 10/26/98
Director Date

OWNER'S CERTIFICATE

Owner Of The Property Shown And Described Hereon, Hereby Adopt This Plat; And In Consideration Of The Approval Of This Final Plat By The Department Of Planning And Zoning, Establish The Forest Conservation Easement To Be Considered A Mitigation Bank For Forest Conservation Credits. Witness My Hand This 27th Day Of October, 1998.

Bonnie L. Bird 10/26/98
(OWNER)

Ronald B. Wildman 10/26/98
(WITNESS)

N/A
(OWNER)

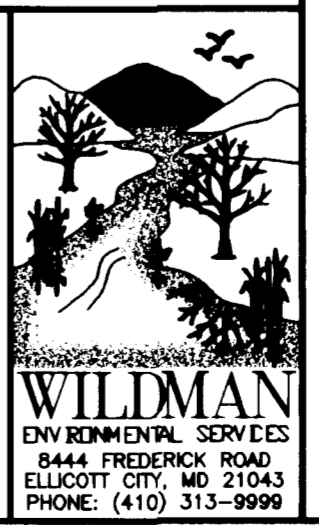
N/A
(WITNESS)

SURVEYOR'S CERTIFICATE

I Herby Certify That The Final Plat Shown Is Correct, And Is Intended To Provide A Forest Conservation Easement Over That Parcel Of Ground Conveyed By Timothy Wallis Bird And Bonnie Lee Bird, To Bonnie Lee Bird, By Deed Dated May 1, 1998 and Recorded Among The Land Records Of Howard County, Maryland At Liber 4288 At Folio 475.

I Further Certify To The Best Of My Professional Knowledge, Information And Belief, That The Plat Shown Hereon Is Based Upon A Description Found Within A Deed Dated May 1, 1998 and Recorded Among The Land Records Of Howard County, Maryland At Liber 4288 At Folio 475 And That The Areas, Bearings And Distances Are A Correct Interpretation Of That Description

Alan V. Shakelford 10/26/98
Alan V. Shakelford L.S. # 598 Date



RECORDED AS PLAT No. _____ ON _____
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

FOREST CONSERVATION EASEMENT PLAT
BIRDS EYE VIEW FARM
TAX MAP 6, PART OF PARCEL 15
FIFTH ELECTION DISTRICT
HOWARD COUNTY MARYLAND
DATE OCTOBER 24, 1998

SCALE: 1"=100'
SHEET 1 OF 1

SDP-99-20