

U.S. Equivalent Coordinate Table		Metric Coordinate Table		
POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
102	612609.9236	1302480.8480	186723.870174	396996.956734
486	610109.4690	1298416.0215	185994.903184	395757.994895
431	610536.4215	1299946.2040	186091.873483	396224.395425
436	610904.4587	1300042.7536	186204.051433	396253.617742
703	609115.8603	1301221.5271	185658.880022	396613.114729
704	609869.6196	1301310.6338	185888.631854	396640.274490
705	610609.1151	1301498.0966	186112.811342	396697.401083
707	610831.2482	1303387.0974	186181.736822	396358.780055
708	609091.3838	1300844.2955	185651.425029	396498.122106
709	609116.9827	1300706.3310	185659.227679	396456.082632
710	609203.8213	1300391.4039	185685.635149	396360.092678
711	609156.0139	1299832.4276	185671.124383	396189.716352
712	609262.7186	1299451.0746	185703.648066	396073.479734
713	609363.5543	1299243.2450	185734.382839	396010.133127
714	609723.2718	1298811.7518	185844.024948	395878.918959
715	609943.1511	1298611.6124	185911.044299	395817.611129
716	610977.9107	1298206.0907	186226.439639	395694.007864
717	610027.2660	1298534.6664	185936.682575	395794.157950
718	609861.3774	1298542.6746	185886.119637	395796.598864
760	610959.0494	1301587.2504	186220.690721	396724.587414
768	613522.0138	1303237.8955	187001.883831	397227.644095
769	613635.3262	1302040.6856	187036.421517	396862.794740
770	613125.6874	1301618.7281	186881.083303	396734.181824
771	613725.1774	1303406.2795	187083.888231	397279.028576
772	610928.9925	1302186.6312	186211.529370	396907.279041
775	614077.0330	1302254.4410	187171.054033	396927.947513
776	613921.9316	130271.9908	187123.779028	397238.097300
777	614201.2384	1302963.8923	187208.911891	397144.188706
778	614300.9623	1302719.4518	187239.307796	397069.883101
2554	609856.7393	1298497.5486	185884.709937	395782.843812
9112	610615.6456	1301500.7103	186116.021039	396698.209948
9113	610805.9043	1302130.0803	186113.051867	396800.042281

	Density Exchange	
	Initial Exchange (Plat No. 23108)	Second Exchange
Receiving Parcel Information	Schulte Property (SP-14-002) Tax Map No. B, Grid 2, Parcel No. B & Tax Map B, Grid 3, Parcel 17 L. 532, F. 176 And L. 385, F. 193	Schulte Property (SP-14-002) Tax Map No. B, Grid 2, Parcel No. B & Tax Map B, Grid 3, Parcel 17 L. 532, F. 176 And L. 385, F. 193
Total Area Of Property	138.610 Acres	138.610 Acres
Allowed Density Units	138.610 Ac. / 4.25 Ac. = 32 Units	138.610 Ac. / 4.25 Ac. = 32 Units
Net Acreage Of Subdivision	129.490 Ac. (Minus 100 Yr. Flood Plain = 8.01 Ac.) (Minus Steep Slopes = 3.110 Ac.) = 129.490 Ac.	129.490 Ac. (Minus 100 Yr. Flood Plain = 8.01 Ac.) (Minus Steep Slopes = 3.110 Ac.) = 129.490 Ac.
Maximum Density Units	129.490 / 2 Acres = 64 Units	129.490 / 2 Acres = 64 Units
Proposed Density Units	45 Units	45 Units
Number Of CEO Units Required	45 Units - 32 Units = 13 Units	45 Units - 32 Units = 13 Units
Sending Parcel Information	4 CEO Units From Property Of Philip Carroll And Camilla Carroll - Tax Map 23, Grid 10, Parcel 71 Re-15-001(51)	8 CEO Units From Cash Property - Tax Map B, Parcel 17 Liber 295, Folio 098 Re-15-005(51)

The Requirements S.3-108, The Real Property Article, Annotated Code of Maryland, 1988 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With.

Mark L. Robel 4/02/16
Date

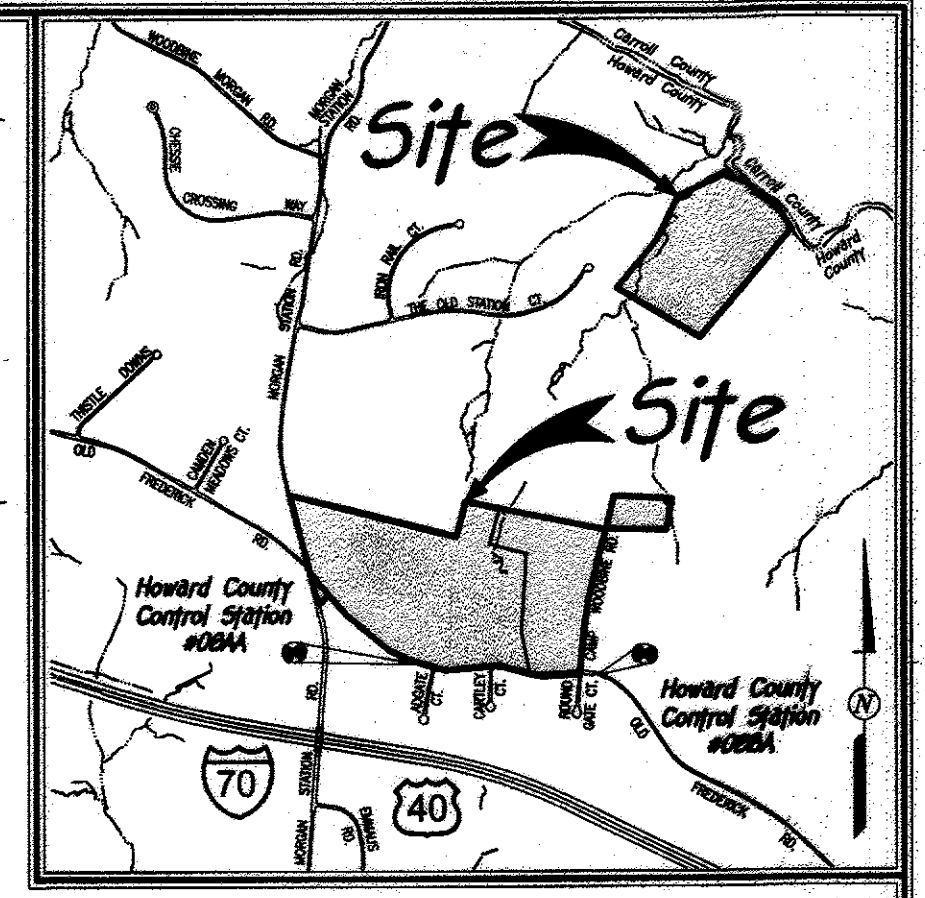
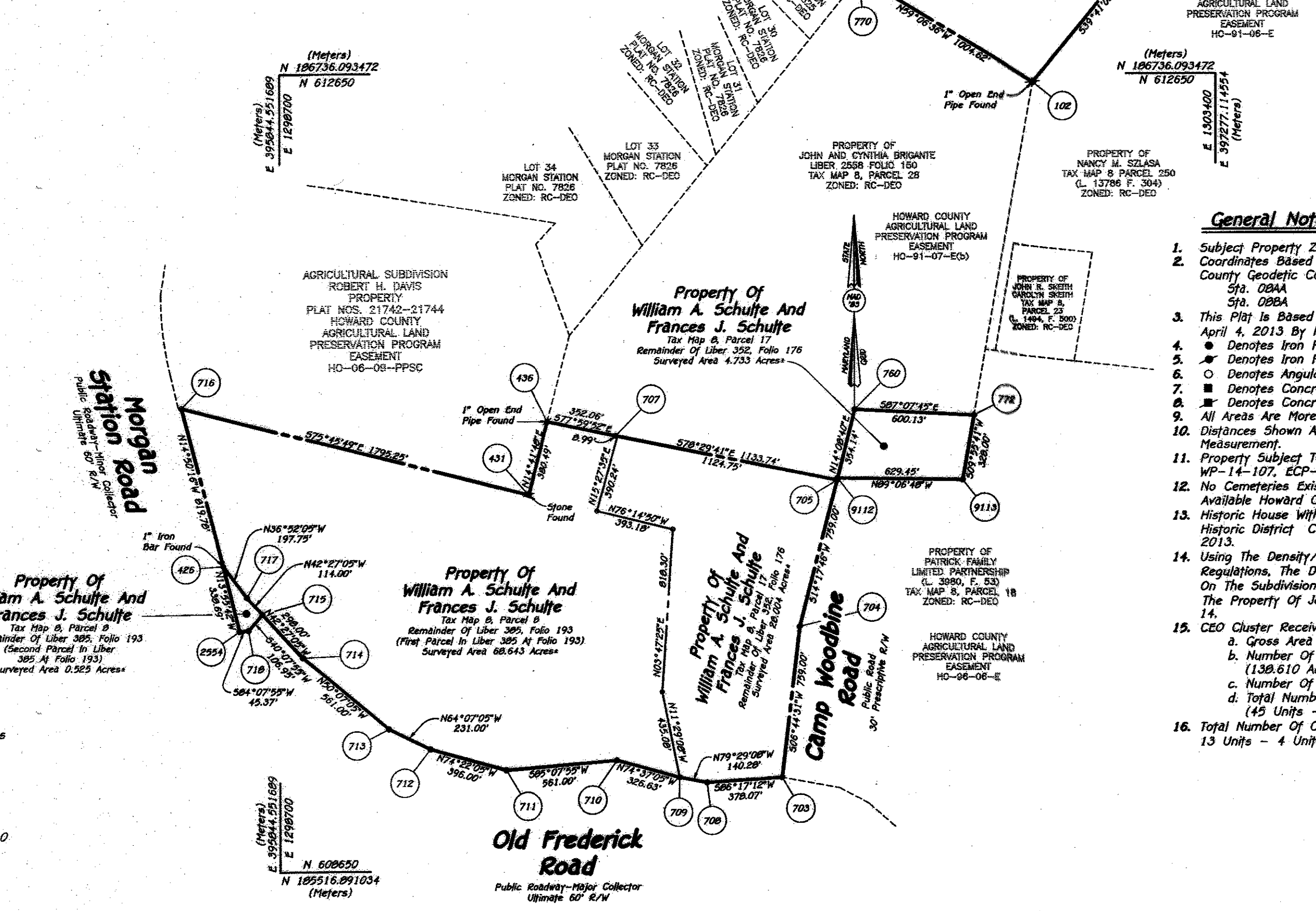
Mark L. Robel, P.L.S. #339
(Property Line Surveyor)

Deceased
William A. Schulte

Deceased
Frances Jean Schulte

Diane Schulte 4/2/2016
Date

Diane Schulte, Personal Representative
Estate Of Frances Jean Schulte



Vicinity Map
Scale: 1" = 2,000'
Howard County ADC Map
Map 9, Grid E-5

- General Notes:**
- Subject Property Zoned RC-DEO Per 10/06/13 Comprehensive Zoning Plan.
 - Coordinates Based On Nad '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 08AA And No. 08BA.
Sta. 08AA N 609,215.0191, E 1,299,547.5412, Elev. = 608.586
Sta. 08BA N 609,098,5466, E 1,301,409,1044, Elev. = 630.728
 - This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About April 4, 2013 By Fisher, Collins And Carter, Inc.
 - Denotes Iron Pin Set Capped "F.C.C. 106".
 - Denotes Iron Pipe Or Iron Bar Found.
 - Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
 - Denotes Concrete Monument Set With Aluminum Plate "F.C.C. 106".
 - Denotes Concrete Monument Or Stone Found.
 - All Areas Are More Or Less (±).
 - Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '83 Grid Measurement.
 - Property Subject To Prior Department Of Planning And Zoning File No's: SP-14-002, WP-14-107, ECP-14-003, RE-15-001, RE-15-001(51), RE-16-005(51) And F-15-054.
 - No Cemeteries Exist On The Subject Property Based On Visual Observation Or Listed In Available Howard County Cemetery Inventory Map.
 - Historic House With Accessory Structures Exist On-Site And Have Been Presented To The Historic District Commission As File No. 13-57 For Advisory Comments On December 5, 2013.
 - Using The Density/Cluster Exchange Option Described In Section 106 Of The Zoning Regulations, The Development Rights For 8 CEO Of The Residential Lots/Parcels Shown On The Subdivision Plan For Schulte Property (SP-14-002) Have Been Transferred From The Property Of Jonas W. Cash And Joan C. Cash, Tax Map 23, Parcel No. 30, Grid No. 14.
 - CEO Cluster Receiving Unit Tabulation:
a. Gross Area Tract = 138.610 Ac. (RC-DEO Zoning)
b. Number Of Units Allowed By Matter Of Right = 32 Units (138.610 Acres x 1 Unit/4.25 Acres)
c. Number Of Proposed Units = 45 Units
d. Total Number Of CEO Units Required To Be Transferred = 13 Units (45 Units - 32 Units)
 - Total Number Of CEO Units Required After Second Exchange = 1 Unit
13 Units - 4 Units (Carroll Property) - 8 Units (Cash Property).

Density Tabulation

- Tract Area = 138.610 Ac.±
- Floodplain Area = 8.01 Ac.±
- Steep Slopes = 3.110 Ac.±
- Net Tract Area = 129.490 Ac.±
- Density Allowed By Matter Of Right: 138.610 Ac.± x 1 Dwelling Unit/4.25 Acres = 32 Single Family Detached Units
- Density Allowed With Density Exchange Option = 64 Single Family Units (1 Dwelling Unit / 2 Net Acres x 129.490 Net Acres)
- Total Number Of Proposed Dwelling Units = 45 Units (44 Cluster Lots + 1 Buildable Preservation Parcel)
- Development Rights Will Be Transferred To This Subdivision Pursuant To The Density Transfer Provision Of Section 106.0 Of The Zoning Regulations For This Property Underlying RC Zoning District (45 Proposed Dwelling Units - 32 Base Density / Right = 13 Development Rights Required To Be Transferred.

Owner	Developer
Estate Of Frances Jean Schulte c/o Diane Schulte, Personal Representative 2215 Duval Road Woodbine, Maryland 21797 Ph# 410-977-1327	Land Design & Development 5300 Dorsey Hall Drive Suite 102 Ellicott City, Maryland 21042 Ph# 443-367-0422

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELICOTT CITY, MARYLAND 21042
(410) 461-2895

APPROVED: Howard County Department Of Planning And Zoning.

Keith Woodcock 11-15-16
Director Date

Owner's Certificate

Diane Schulte, Personal Representative, Estate Of Frances Jean Schulte, Owner Of The Property Recorded In Liber 352 At Folio 176 And Liber 385 At Folio 193 Shown And Described Hereon, Hereby Adopts This Plat, And In Consideration Of The Approval Of This Plat By The Department Of Planning And Zoning, Establish This Property As A Receiving Parcel For Development Rights. The Requirements Of The Annotated Code Of Maryland, As Amended, As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With. Witness My Hand This 2nd Day Of April 2016.

Diane Schulte Personal Rep.
Diane Schulte, Personal Representative
Estate Of Frances Jean Schulte

Deceased
William A. Schulte

Deceased
Frances Jean Schulte

Mark L. Robel
Witness

Surveyor's Certificate

I Hereby Certify To The Best Of My Knowledge That The Final Plat Shown Hereon Is Correct, That It Was Prepared By Me Or Under My Responsible Charge And That I Am A Duly Licensed Professional Land Surveyor Under The Laws Of The State Of Maryland; That It Is (1) Part Of The Lands Conveyed By Robert Francis Gosnell And Elsie M. Gosnell To William A. Schulte And Frances Jean Schulte By Deed Dated May 11, 1960 And Recorded Among The Land Records Of Howard County, Maryland In Liber 352 At Folio 176; And (2) All Of The Lands Conveyed By Kigan McKinney And Frances Warfield McKinney To William A. Schulte And Frances Jean Schulte By Deed Dated June 15, 1962 And Recorded Among The Aforesaid Land Records In Liber 385 At Folio 193; All Monuments Are In Place In Accordance With The Annotated Code Of Maryland, As Amended.

Mark L. Robel
Mark L. Robel, Property Line Surveyor No. 339
Expiration Date: October 4, 2016

RECORDED AS PLAT No. 23966 ON 11/18/16
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Amended
Density Receiving Plat
Schulte Property**

Zoned: RC-DEO

Tax Map: B, Parcel: B, Grid: 2 &
Tax Map: B, Parcel: 17, Grid: 3
Fourth Election District - Howard County, Maryland
Date: March 18, 2016 Scale: 1" = 500' Sheet 1 of 1