

GENERAL NOTES

- 4"x4"x36" CONCRETE MONUMENTS SHOWN THUS: □
- IRON PINS SHOWN THUS: ∅
- THIS PLAT AND THE COORDINATES SHOWN HEREON, ARE BASED UPON THE PREVIOUSLY RECORDED PLATS FOR THIS SUBDIVISION, AND A BOUNDARY SURVEY PERFORMED BY GUTSCHICK, LITTLE & WEBER, P.A., NOVEMBER, 1998.
- PROPERTY IS ZONED 'NEW TOWN' PER THE 10-18-93 COMPREHENSIVE ZONING PLAN.
- SEE DEPARTMENT OF PLANNING & ZONING FILE NUMBERS: S-90-31, F-91-01, F-98-47, S-98-17, FDP PHASE 217-A, WP-99-91 (*), WP-00-01 (**), F-99-176 & CR-144(***)
- THE "ESTABLISHMENT OF MINIMUM BUILDING RESTRICTION LINES" IN THE OWNER'S DEDICATION, REFERS TO THE PURPOSES OF MEETING ZONING REQUIREMENTS, NOT FOR THE PURPOSE OF CREATING A RESTRICTION OF TITLE OR COVENANT.
- COORDINATES BASED ON NAD '27 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS IN THIS AREA WHICH WERE UTILIZED BY WHITMAN, REQUARDT & ASSOC., INC. TO PREPARE THE PREVIOUSLY RECORDED PLATS FOR THIS SUBDIVISION.
- AREAS SHOWN ARE TO BE TAKEN AS MORE OR LESS.
- THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS THEREOF EFFECTIVE MARCH 6, 1997, ON WHICH DATE DEVELOPER'S AGREEMENT No. 24-3554-D WAS FILED AND ACCEPTED.
- MINIMUM BUILDING RESTRICTION SETBACKS FROM PROPERTY LINES AND PUBLIC ROAD RIGHTS-OF-WAYS ARE TO BE IN ACCORDANCE WITH THE RECORDED AMENDED FINAL DEVELOPMENT PLAN CRITERIA PHASE 217-A, RECORDED AS PLAT Nos. 14607 THRU 14611

* - ON APRIL 12, 1999, WP-99-91, WAIVER OF SECTIONS 16.144(1) AND 16.146, REQUIREMENT FOR A PRELIMINARY PLAN, WAS APPROVED, SUBJECT TO VARIOUS CONDITIONS AS DEFINED IN THE APPROVAL LETTER.

** - ON AUGUST 25, 1999, WP-00-01, WAIVER OF SECTION 16.119(1)(1), TO MODIFY THE APPROVED DIRECT ACCESS PERMITTED ALONG GOVERNOR WARFIELD PARKWAY FOR PARCEL 'B', WAS APPROVED, SUBJECT TO VARIOUS CONDITIONS AS DEFINED IN THE APPROVAL LETTER.

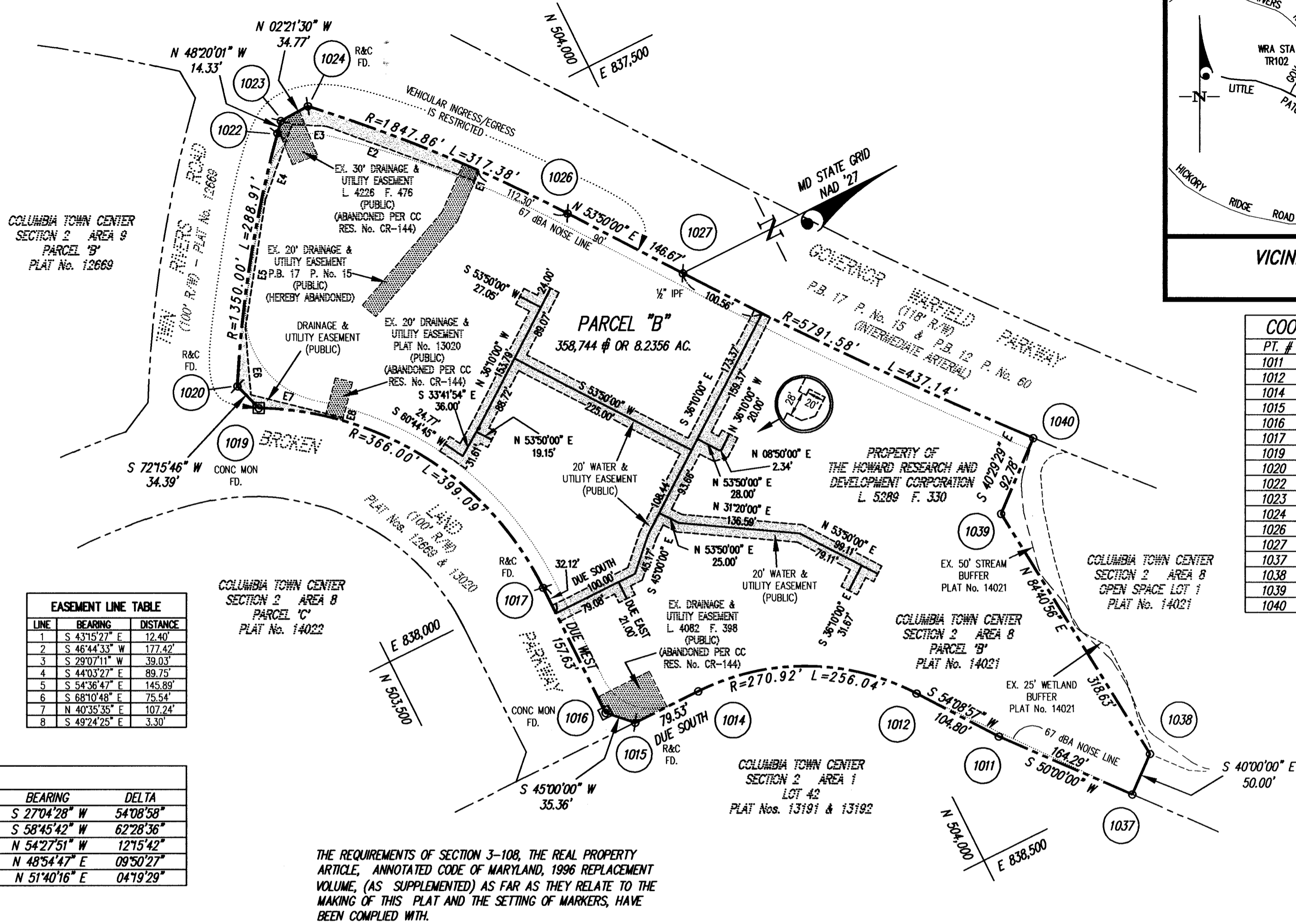
*** - ON DECEMBER 4, 2000, CR-144, COUNCIL RESOLUTION TO ABANDON VARIOUS EXISTING PUBLIC UTILITY EASEMENTS, WAS APPROVED.

EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
1	S 43°15'27" E	12.40'
2	S 46°44'33" W	177.42'
3	S 29°07'11" W	39.03'
4	S 44°03'27" E	89.75'
5	S 54°36'47" E	145.89'
6	S 68°10'48" E	75.54'
7	N 40°35'35" E	107.24'
8	S 49°24'25" E	3.30'

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1012-1014	-270.92'	256.04'	138.49'	246.62'	S 27°04'28" W	54°08'58"
1017-1019	-366.00'	399.09'	221.99'	379.61'	S 58°45'42" W	62°28'36"
1020-1022	1350.00'	288.91'	145.01'	288.36'	N 54°27'51" W	12°15'42"
1024-1026	1847.86'	317.38'	159.08'	316.99'	N 48°54'47" E	09°50'27"
1027-1040	-5791.58'	437.14'	218.67'	437.04'	N 51°40'16" E	04°19'29"



THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

David S. Weber
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MD. REG. No. 10852
 DATE 01-10-01

James D. Lang
 JAMES D. LANG
 ASSISTANT SECRETARY
 DATE 1-9-01

TABULATION OF FINAL PLAT

1. TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED:	1
2. TOTAL NUMBER OF BUILDABLE PARCELS TO BE RECORDED:	1
3. TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED:	8.2356 Ac.
4. TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED:	0
5. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0.0000 Ac.
6. TOTAL AREA OF ROADWAYS TO BE RECORDED:	0.0000 Ac.
7. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	8.2356 Ac.

OWNER

THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION
 10275 LITTLE PATUXENT PARKWAY
 COLUMBIA, MD. 21044
 PHONE: (410) 992-6027

THE PURPOSE OF THIS PLAT OF REVISION IS TO (i) ABANDON THE EXISTING DRAINAGE & UTILITY EASEMENTS, AND (ii) SHOW THE PROPOSED DRAINAGE & UTILITY AND WATER & UTILITY EASEMENTS.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

Diana Z. Moten
 COUNTY HEALTH OFFICER
 DATE 1-31-01

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

Mark
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 DATE 1/25/01

Joseph R. Necker
 DIRECTOR
 DATE 2/7/01

OWNER'S DEDICATION

THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION, A MARYLAND CORPORATION, BY JOSEPH H. NECKER, JR., VICE-PRESIDENT AND JAMES D. LANG, ASSISTANT SECRETARY, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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 RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON;
- (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE, THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAINS, STORM DRAINAGE FACILITIES 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 RIGHTS-OF-WAY.

WITNESS OUR HANDS THIS 9th DAY OF Jan. 2001
 THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION

BY: *Joseph R. Necker, Jr.*
 JOSEPH R. NECKER, JR., VICE-PRESIDENT

ATTEST: *James D. Lang*
 JAMES D. LANG, ASSISTANT SECRETARY

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE PLAT OF REVISION SHOWN HEREON IS CORRECT; THAT IT IS A REVISION PLAT OF PART OF THE LAND CONVEYED BY THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION, A MARYLAND CORPORATION TO HRD LAND HOLDINGS, INC., A MARYLAND CORPORATION, BY DEED DATED DECEMBER 18, 2000 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 5289 AT FOLIO 330 (HAVING THEREAFTER CHANGED ITS NAME TO THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION), AND BEING A REVISION PLAT OF PARCEL 'B' AS SHOWN ON A PLAT OF SUBDIVISION ENTITLED, "COLUMBIA, COLUMBIA TOWN CENTER, SECTION 2 AREA 8, PARCELS 'A' THRU 'E' & LOT 1, ... SHEET 1 OF 2" AND RECORDED AMONG SAID LAND RECORDS AS PLAT No. 14021; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

David S. Weber
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NO. 10852
 DATE 01-10-01

RECORDED AS PLAT NUMBER 14639 ON 2/14/01, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

PLAT OF REVISION
COLUMBIA
COLUMBIA TOWN CENTER
SECTION 2 AREA 8
PARCEL 'B'
 AS SHOWN ON PLAT 14021

SHEET 1 OF 1
 5th ELECTION DISTRICT
 SCALE: 1"=100'

P/O PAR. 81, TM 36 GRID 1
 HOWARD COUNTY, MARYLAND
 JANUARY 2001

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20886
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