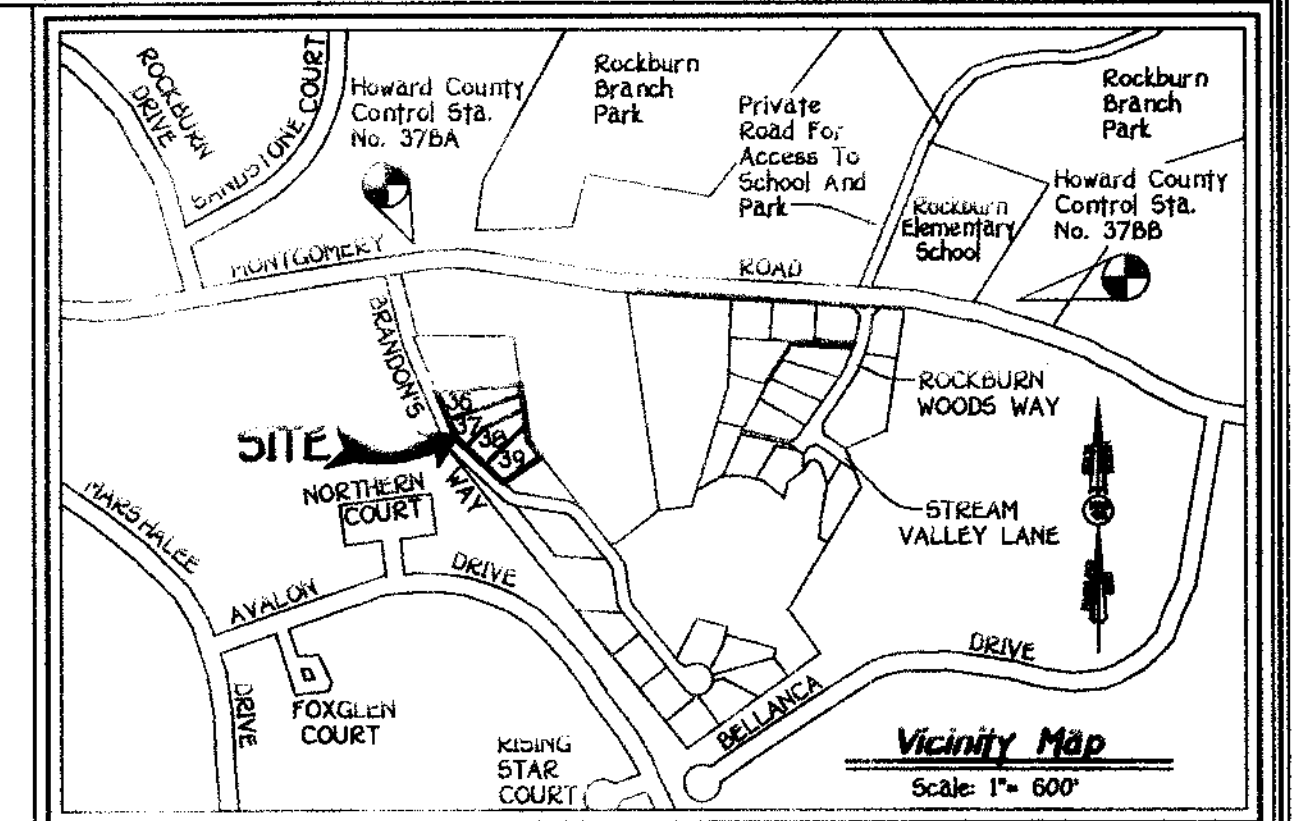


U.S. Equivalent Coordinate Table			Metric Coordinate Table		
Point	North	East	Point	North	East
132	563273.390843	1376500.689668	132	171686.074645	419558.253590
733	563432.935615	1376212.379650	733	171734.703990	419470.376520
800	563143.232430	1376422.331329	800	171646.402281	419534.369920
801	563223.783616	1376539.821489	801	171670.954332	419570.120033
872	563448.537425	1376475.629422	872	171739.459431	419550.615212
3048	563285.999981	1376274.920189	3048	171689.917918	419489.438914
3049	563275.946361	1376281.916895	3049	171686.833569	419491.571515

Curve Data Tabulation					
Pnt-Pnt	Radius	Arc	Delta	Tangent	Chord Bearing & Distance
3049-3048	30.00'	12.34'	23°33'32"	6.26'	N34°50'08"W 12.25'



This subdivision is subject to Section 16.122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE 10/2/2000, ON WHICH DATE DEVELOPER AGREEMENT 14-3794-D WAS FILED AND ACCEPTED.

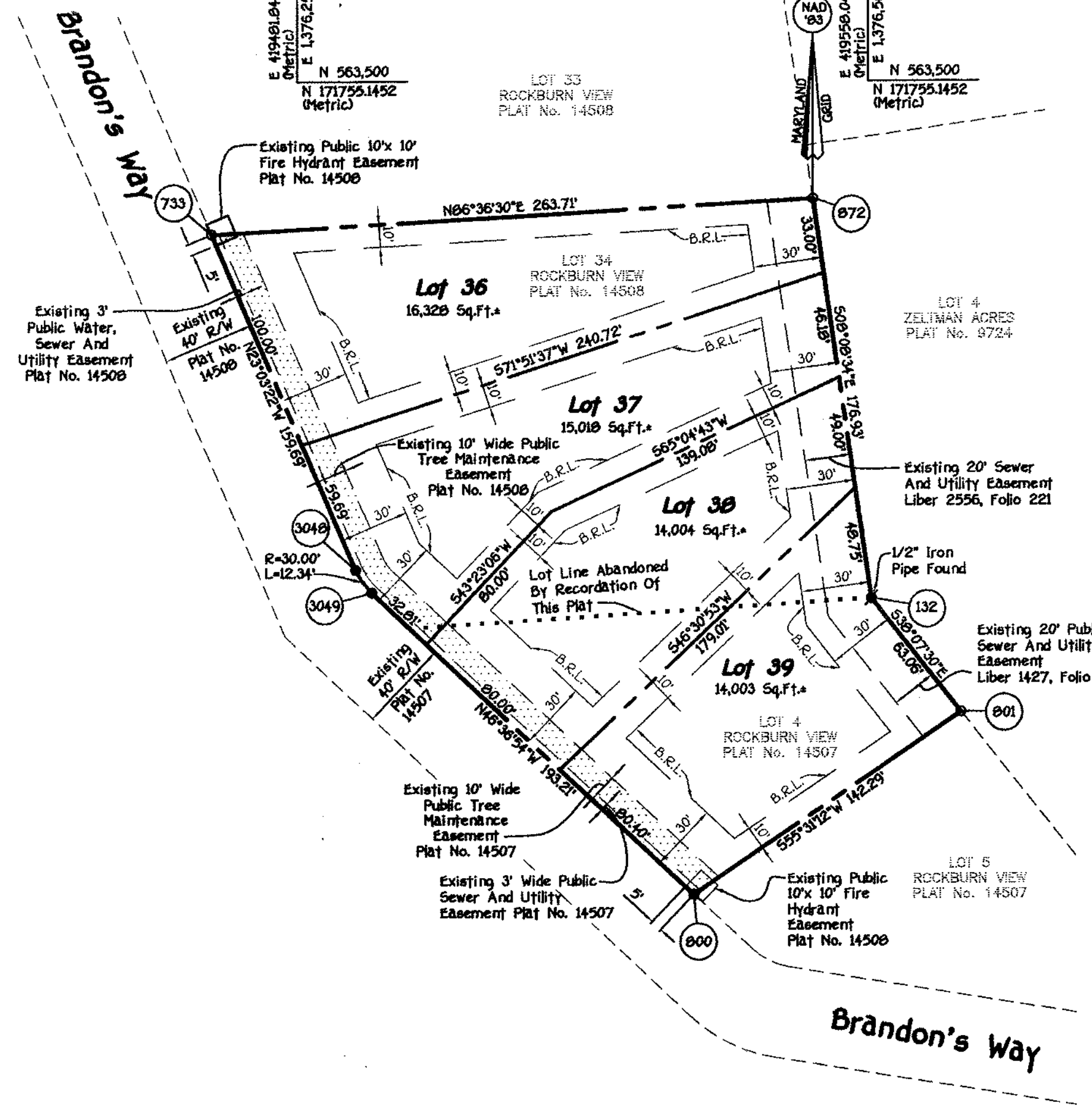
Reservation Of Public Utility Easements

"Developer Reserves unto itself, its Successors and Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage, Other Public Utilities, Located In, On, Over, And Through Lots 36 Thru 39, Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Lot(s). Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County. Upon Completion Of The Public Utilities Their Acceptance By Howard County, And, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County."

The Requirements S3-108, The Real Property Article, Annotated Code Of Maryland, 1986 Replacement Volume, (As Supplemented As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With

Terrell A. Fisher 7/25/02
 Terrell A. Fisher, L.S. #10692
 (Registered Land Surveyor)

Brian D. Boy 7/23/02
 Brian D. Boy
 (Owner)



General Notes:

- Subject Property Zoned R-20 Per 10/22/93 Comprehensive Zoning Plan.
- Coordinates Based On Nad 83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 378A And No. 378B.
 Sta. 378A N 171842.2058 (meters) E 419510.2094 (meters)
 Sta. 378B N 171804.9329 (meters) E 420027.5970 (meters)
- This Plat is based On Field Run Monumented Boundary Survey Performed On Or About March 1989, By Fisher, Collins And Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- ⊙ Denotes Iron Pin Set Capped "F.C.C. 108".
- ⊙ 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. 108".
- ⊕ Denotes Concrete Monument Or Stone Found.
- Use-In-Common (Driveway) Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit To Ensure Safe Access For Fire And Emergency Vehicles Per The Following (Minimum) Requirements:
 a) Width - 12 Feet (14 Feet Serving More Than One Residence).
 b) Surface - 8" (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating.
 c) 1/2" minimum.
- Geometry - Maximum 10% Grade, minimum 10' curve length And 10' Foot Turning Radius.
- Structure (Culverts/Bridges) - Capable Of Supporting 25 Tons (425-Loadings).
- Drainage Structure - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface.
- Structure Clearances - Minimum 12 Feet.
- Maintenance - Sufficient To Ensure All Weather Use.
- All Lot Areas Are More Or Less (a).
- Distances Shown Are Based On Surface Measurement And Not Reduced To Nad 83 Grid Measurement.
- Articles Of Incorporation Of The Rockburn View Homeowner's Association, Inc. Filed With The Maryland State Department Of Assessments And Taxation On September 7, 2000 As Account No. D09982301.
- Storm Water Management Will Be Provided By Detention Method And Will Be Located On The Adjoining Tax Parcel No. 329 Presently Owned By Cornerstone Holdings, L.L.C. Water Quality Is Provided By Retention And Shallow Marsh.
- Forest Conservation Requirements For The Rockburn View Subdivision (F-99-16) Have Been Fulfilled By The On-site Retention Of Existing Forest In The Amount Of 4.682 Acres. The Remaining Reforestation Obligation Of 2.79 Acres Will Be Met Through Payment Of A Fee-In-Lieu In The Amount Of \$36,459.72 To The Howard County Forest Conservation Fund.
- Plat Subject To Prior Department Of Planning File Nos. 597-06, P98-16, F99-163, And F-90-22.
- Open Space Tabulation
 A. Open Space Required For F-99-163 Excluding The Area Of Lot 2, 1.243 Ac. (Lot 33 On F-99-163) And Lot 3, 1.364 Ac. (Lot 34 On F-99-163) At 30% = 6.8394 Ac.
 B. Open Space Required For Lot 3, 1.364 Ac. (Lot 34) At 30% = 0.4092 Ac.
 C. Total Open Space Required For F-99-163 And This Plat At 30% = 7.2486 Ac.
 D. Total Open Space Provided By F-99-163 = 7.47 Ac.
- No Wetlands Exist On-site Based On A Site Evaluation Prepared By American Land Concepts Provided Under 5-97-06, Rockburn View, Lots 4 Thru 34 And Approved On February 6, 1997.
- No 100 Year Floodplain Exists On Lots 36 Thru 39.
- Landscaping For Lots 36 Thru 39 Is Provided In Accordance With A Certified Landscape Plan On File With Prior Plat F-99-163 In Accordance With Section 16.124 Of The Howard County Code And The Landscape Manual.
- ⊕ Denotes Recorded Public Tree Maintenance Easement Shown Of Plat Entitled "Rockburn View, Lots 4 Thru 35" On Plat Nos. 14503 Thru 14508.
- ⊕ Denotes Recorded Public Water, Sewer Easements.
- Recreational Area Tabulation
 A. Recreational Area Required = (200 Sq.Ft./Unit) (26 Lots) + (200 Sq.Ft. x 2 New Lots) = 5600 Sq.Ft. (26 Lots Recorded As Plat Nos. 14503 Thru 14508 + 2 New Lots In This Submittal) = 28 Lots
 B. Recreational Area Provided = (3209 Sq.Ft.) On Open Space Lot 35, On Plat Nos. 14503 Thru 14508 + (1 Picnic Table And Benches Located On HOA Owned Open Spaces Lot 35, (500 Sq.Ft.) In This Submittal) = 5709 Sq.Ft.
 C. Requires The Submission And Approval Of A Site Plan In Accordance With Section 16.155A(2)(ii) Of This Subdivision Regulations.
- This Plat Is In Compliance With The fourth edition Of The Subdivision And Land Development Regulations.
- Lot 37 Contains An Existing Dwelling Under Construction And Is Located Within The Building Restriction Setback Shown For Lot 37.

TOTAL AREA TABULATION

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	4
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS TO BE RECORDED	4
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	1,363 Ac.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF LOTS TO BE RECORDED	1,363 Ac.
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	1,363 Ac.

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461 - 2855

OWNER AND DEVELOPER
 CORNERSTONE HOLDINGS, L.L.C.
 ATTN: MR. BRIAN BOY
 9691 NORFOLK AVENUE
 LAUREL, MARYLAND 20723

OWNER'S CERTIFICATE

Cornerstone Holding, L.L.C., A Maryland Limited Liability Corporation, By Brian Boy, Owner Of The Property Shown And Described Hereon, hereby Adopt This Plan Of Subdivisions And In Consideration Of The Approval Of This Plat By The Department Of Planning And Zoning Establish The Minimum Building Restriction Lines. All Easements Of Rights-Of-Way Affecting The Property Are Included In The Plan Of Subdivision. Witness My Hand This 23th Day Of July, 2002.

APPROVED: For Public Water And Public Sewerage Systems In Conformance With The Master Plan Of Water And Sewerage For Howard County.

Howard County Health Officer 8/6/02
 Howard County Health Officer Date

APPROVED: Howard County Department Of Planning And Zoning

SURVEYOR'S CERTIFICATE

I hereby Certify That The Final Plat Shown Hereon is Correct. That It Is A Subdivision Of 1/3 Part Of The Land Conveyed By Mark Cassel And Diane Cassel To Cornerstone Holdings, L.L.C. By Deed Dated May 30, 2000 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 5104 At Folio 133 And 2/3 Part Of The Land Conveyed By Francis J. Michael And Eleanor A. Michael To Cornerstone Holding, L.L.C. By Deed Dated May 30, 2000 And Recorded Among The Aforesaid Land Records In Liber No. 5104 At Folio 121. And That All Monuments Are In Place Or Will Be In Place Prior To Acceptance Of The Streets In The Subdivision By Howard County, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended, And Monumentation Is In Accordance With The Howard County Subdivision Regulations.

RECORDED AS PLAT NO. 15545 ON 8-14-02 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**ROCKBURN VIEW
 LOTS 36 THRU 39**

(A Resubdivision Of Lots 4 And 34, Rockburn View Plat Nos. 14507 And 14508)
 Zoning: R-20
 Tax Map No. 37 Parcel No. 563 And Part Of Parcel 669, Grid 4 First Election District Howard County, Maryland



Scale: 1" = 50'
 Date: July 23, 2002
 Sheet 1 Of 1
 F-01-109

Chief, Development Engineering Division 8/2/02
 Chief, Development Engineering Division Date

Director 8/12/02
 Director Date

Brian D. Boy
 Brian D. Boy
 Cornerstone Holding, L.L.C.
 By: Brian Boy

Terrell A. Fisher
 Terrell A. Fisher
 Witness

Terrell A. Fisher 7/25/02
 Terrell A. Fisher, Professional Land Surveyor No. 10692 Date