



- Use-in-common driveway maintenance agreement recorded as Liber 6022 at Folio 0213.
- This final plan is grandfathered to the 4th Edition of the Subdivision and Land Development Regulations.
- Stormwater management is being provided by rain gardens. These systems will be privately owned and maintained by the owners.
- A 15' Easement for the maintenance and construction of a sewer house connection and stormwater management to serve lot 3 is being provided as shown. The sewer house connection and stormwater management will be privately owned and maintained by the owner of Lot 3.

AREA TABULATION CHART

Total number of Lots to be recorded: (buildable)	2 (two)
Total area of lots (buildable)	0.9094 ac. ±
Total area of right of ways to be recorded including widening strips	0.00
Total area of subdivision	0.9094 ac. ±

SURVEYS, INC.
350 Main Street
Laurel, Maryland 20707
301-776-0561

OWNER
Barbara Marable Smith
P.O. Box 222
Fort Meade, Md. 20755

Approved: For Public Water and Public Sewerage Systems in Conformance with the Master Plan of Water and Sewerage for Howard County.

James B. ... 12-4-02
Howard County Health Officer Date

Approved: Howard County Department of Planning and Zoning

James B. ... 12/13/02
Director Date

Approved:

Barbara Marable Smith 12/13/02
Chief Development Engineering Div. Date

OWNER'S CERTIFICATE

I, Barbara Marable Smith, owner of the property shown and described hereon, hereby adopt this plan of subdivision, and in consideration of the approval of this resubdivision plat by The Department 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 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 and floodplains 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 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 erected in or over the said easements and rights-of-way. Witness This day of 2-27, 2001.

Barbara Marable Smith September 27, 2001
Date

Gregory C. Benefiel
Witness

SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct; that it is a re-subdivision of "Lot 2", "SMITH-CB SUBDIVISION", recorded as Plat No 10031 on Aug. 20, 1991 in the Land Records of Howard County, Maryland; and that all 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 and the boundary survey is in accordance with the Howard County Subdivision Regulations.

Gregory C. Benefiel
Registered Professional Land Surveyor Md. No 10994

Recorded as Plat No. 15731 on 12-17-02 in the Land Records of Howard County, Maryland.

SMITH-CB SUBDIVISION
LOTS 3 and 4
A RESUBDIVISION OF LOT 2
Tax Map 35, Block "23", Parcel 119

Zoned: R-20
Previous DPZ Files: WP-91-11, WP-03-029
F-91-101

5th Election District
Howard County, Maryland
Scale: 1" = 50' September, 2001

Sheet 1 of 1 F-02-43

- Public water and sewer allocations will be granted at the time of issuance of the building permit if capacity is available at that time under the provisions of Section 18.122B of the Howard County Code.
- No clearing, grading, or construction is permitted within the streams, wetlands or their buffers.
- Rain Gardens for Lots 3&4 submitted with supplemental plan to address stormwater management.
- Forest Conservation is exempt as per Section 16.1202(b)(1)(i) of the Howard County Code and Forest Conservation Manual.
- Open Space requirements will be satisfied by fee in lieu payment in the amount of \$1,500.00 for Lot 4.
- The areas shown hereon are not exact but are rounded to the nearest 1 square foot and to the nearest 0.0001 acre.
- Landscaping for this subdivision is provided in accordance with a certified Landscape Plan on file with this plat in accordance with Section 16.124 of the Howard County Code and the Landscape Manual. Perimeter landscaping is being provided by 100% credit for existing vegetation.
- Site Development Plan(s) will be required for both lots 3&4 as per Section 16.155 of the Subdivision Regulations.
- This plat is subject to waiver petition WP-03-029, Section 16.144(P) for the extension of the deadline date that requires the submission of the final subdivision plat original within 180 days of final plan approval. Approved by the Director of Planning and Zoning on October 17, 2002.