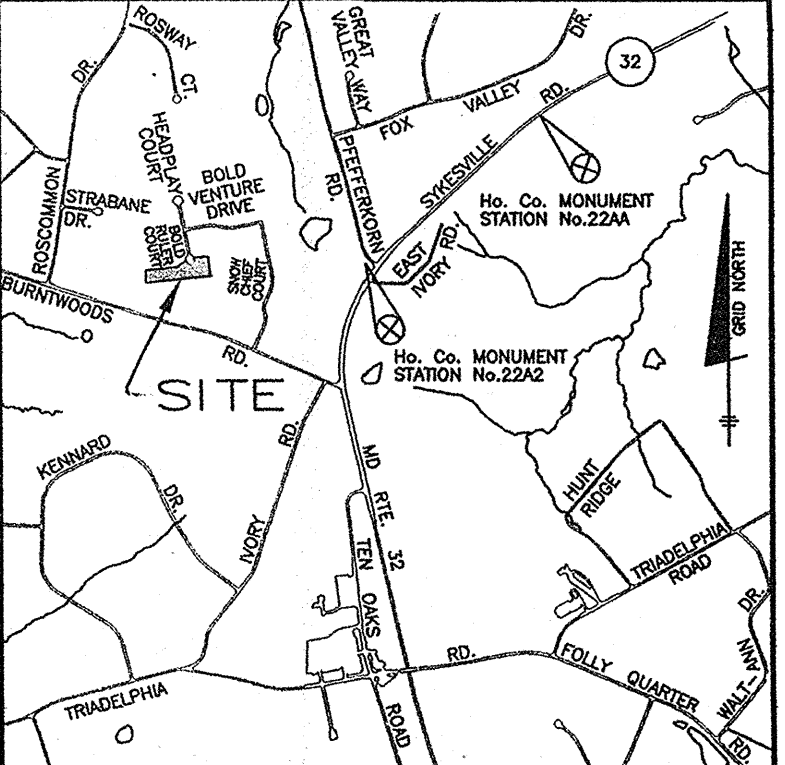
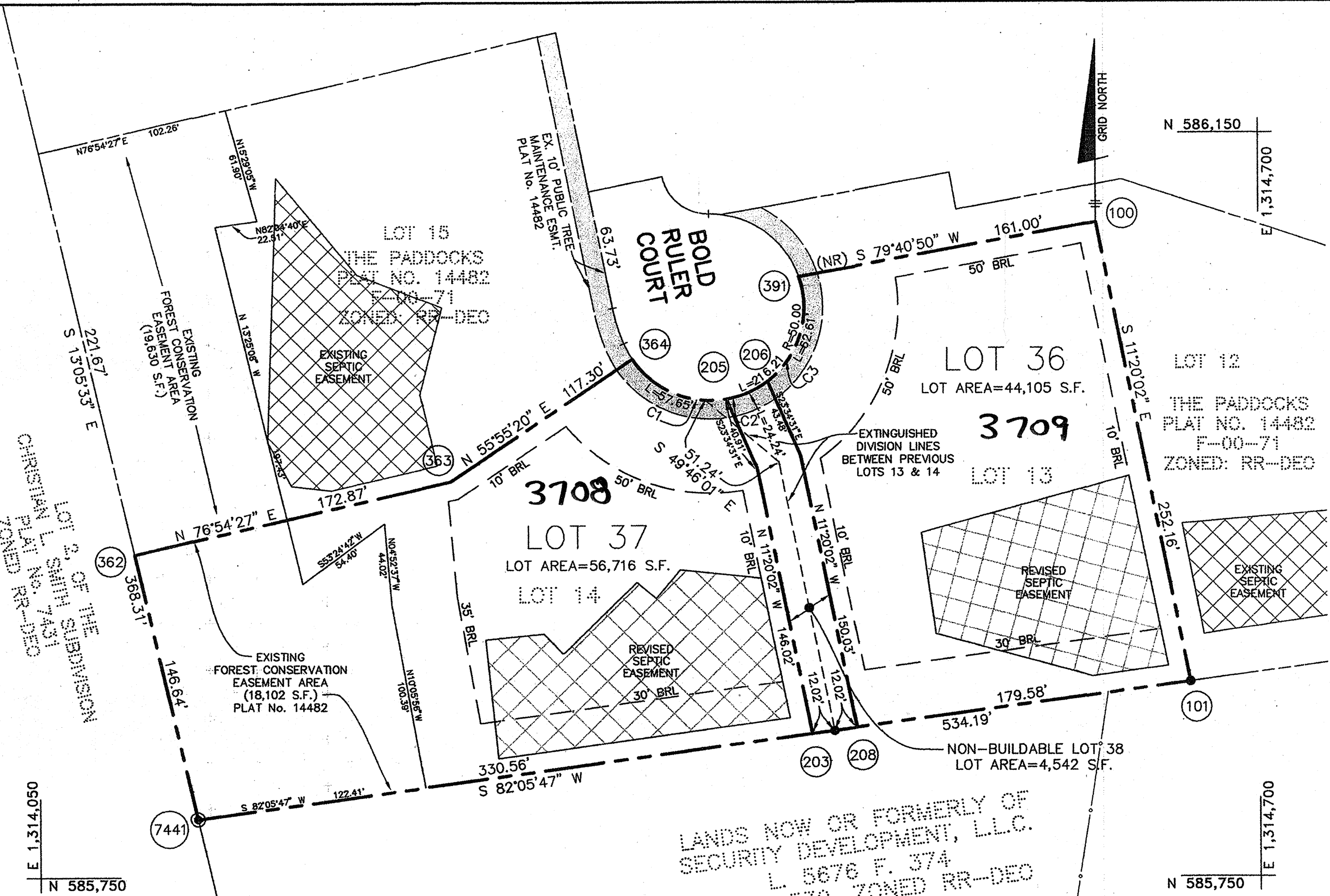


**NOTES:**

- DENOTES REBAR AND CAP TO BE SET  
● DENOTES REBAR AND CAP FOUND  
● DENOTES IRON BOLT FOUND
- COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM, NAD 83, AS PROJECTED BY HO. CO. GEODETIC CONTROL STATIONS No. 22A2 AND No. 22A4
- BRL INDICATES BUILDING RESTRICTION LINE.
- SUBJECT PROPERTY ZONED RR-DEO PER 10-18-93 COMPREHENSIVE ZONING PLAN.
- A TREE MAINTENANCE EASEMENT RUNNING ALONG THE EDGE OF THE PUBLIC ROAD RIGHT-OF-WAY AS SHOWN ON THIS PLAN OF SUBDIVISION IS RESERVED UPON ALL LOTS FRONTING ON THE SAID PUBLIC ROAD RIGHT-OF-WAY. THIS EASEMENT ALLOWS HOWARD COUNTY THE RIGHT TO ACCESS THE PROPERTY, WHEN NECESSARY, FOR THE SPECIFIC PURPOSE OF INSTALLATION, REPAIR AND MAINTENANCE OF COUNTY-OWNED TREES LOCATED WITHIN THE BOUNDARIES OF PRIVATE LOTS. NO BUILDING OR STRUCTURE OF ANY KIND SHALL BE LOCATED ON OR OVER THE SAID EASEMENT AREA.
- ALL AREAS ON THIS PLAN ARE "MORE OR LESS".
- THIS PLAN IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT APRIL 1998, BY FISHER COLLINS AND CARTER, INC. AND IS A RESUBDIVISION OF PREVIOUSLY RECORDED PLAT No. 14482.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:  
 a) WIDTH - 12' (14' SERVING MORE THAN ONE RESIDENCE).  
 b) SURFACE - 6" OF COMPACT CRUSHER RUN BASE WITH TAR AND CHIP COATING.  
 c) GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM 45' TURNING RADIUS.  
 d) STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).  
 e) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOODPLAIN WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY.  
 f) STRUCTURE CLEARANCES - MINIMUM 12 FEET.  
 g) MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- (NR) INDICATES A NON-RADIAL LINE.
- STORMWATER MANAGEMENT FOR THIS PROJECT WAS DESIGNED UNDER F-01-10.
- FOREST CONSERVATION OBLIGATIONS FOR THIS PROJECT WAS DESIGNED UNDER F-00-71, TO FULFILL THE REQUIREMENTS OF SECTION 16.1800 OF THE HOWARD COUNTY CODE FOREST CONSERVATION ACT.
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE EXISTING FOREST CONSERVATION EASEMENTS.
- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENT INTO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED SEWERAGE EASEMENT PLAT SHALL NOT BE NECESSARY.
- LANDSCAPING HAS BEEN PROVIDED FOR THIS SUBDIVISION UNDER F-00-71.
- THE 0.1043 ACRE DECREASE IN AREA ON F-00-71 AS A CONSEQUENCE OF CREATING NON-BUILDABLE LOT 38 DOES NOT AFFECT THE APPROVED DENSITY OF 30 UNITS(148Y RIGHT PLUS 16 BY PURCHASE OF DEED). F-00-71 WAS APPROVED ON 10/26/00 FOR 30 BUILDABLE UNITS ON 62.299 ACRES.
- DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE FOREST CONSERVATION EASEMENT LOCATED IN, OVER AND THROUGH LOT 37, OR PORTION THEREOF, AND SHOWN ON THIS PLAN AS THE FOREST CONSERVATION AREA. ANY AND ALL CONVEYANCES OF AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT(S). DEVELOPER SHALL EXECUTE AND DELIVER A DEED OF FOREST CONSERVATION EASEMENT TO HOWARD COUNTY WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE DEVELOPER'S OBLIGATION UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT EXECUTED BY THE DEVELOPER AND THE COUNTY, AND THE RELEASE OF THE DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENT AND RECORD THE DEED OF FOREST CONSERVATION EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.



**BENCHMARKS NAD'83 HORIZONTAL**

HO. CO. #22A2  
STAMPED BRASS DISK SET ON TOP OF CONCRETE BASE  
N 585988.550' E 1316283.881'

HO. CO. #22AA  
STAMPED BRASS DISK SET ON TOP OF CONCRETE BASE  
N 587502.739' E 1317897.957'

**NAD'29 VERTICAL**

HO. CO. #08FA  
STAMPED BRASS DISK SET ON TOP OF CONCRETE BASE.  
ELEV. 617.44'

**COORDINATE CHART (NAD '83)**

BOUNDARY COORDINATES		
No.	NORTH	EAST
100	586102.2774	1314613.4632
101	585855.0348	1314663.0192
203	585827.0338	1314461.3230
205	586007.6954	1314416.2663
206	586017.2943	1314438.2632
208	585830.3400	1314485.1377
362	585924.4071	1314100.6862
363	585963.5663	1314269.0625
364	586029.2916	1314366.2195
391	586073.4365	1314455.0675
7441	585781.5789	1314133.9034

**BENCHMARK ENGINEERING, INC.**  
 ENGINEERS • LAND SURVEYORS • PLANNERS  
 6480 BALTIMORE NATIONAL PIKE & SUITE 418  
 ELLICOTT CITY, MARYLAND 21043  
 phone: 410-465-8105 • fax: 410-465-8644  
 email: Benchmark@coia.com

**PLAN**  
SCALE: 1" = 50'

**AREA TABULATION CHART - (THIS SUBMISSION)**

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	2
BUILDABLE	1
NON-BUILDABLE	1
OPEN SPACE	0
PRESERVATION PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	2.32 AC.±
BUILDABLE	0.10 AC.±
NON-BUILDABLE	0.00 AC.
OPEN SPACE	0.00 AC.
PRESERVATION PARCELS	0.00 AC.
TOTAL AREA OF ROADWAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	0.00 AC.
TOTAL AREA OF SUBDIVISION TO BE RECORDED	2.42 AC.±

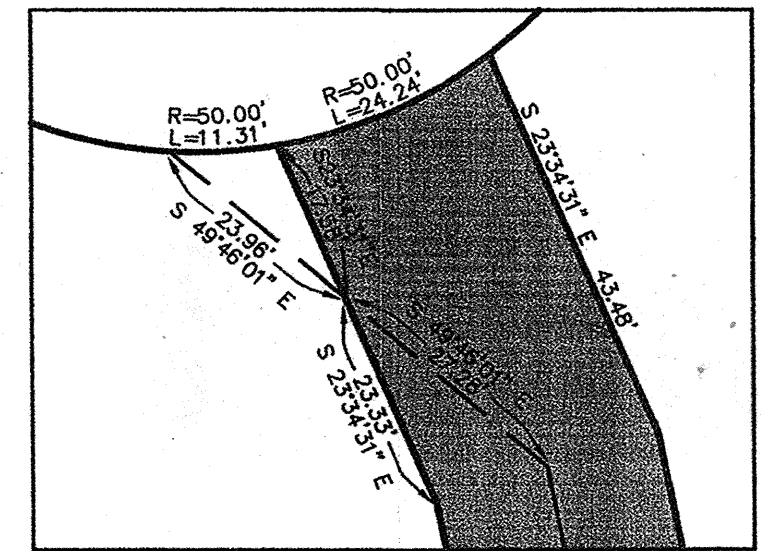
THE REQUIREMENTS § 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

*David M. Harris* 02/27/02  
 DAVID M. HARRIS  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 MD. REG. NO. 10978  
 FOR BENCHMARK ENGINEERING, INC.  
 MD. REG. NO. 351

*Michael J. Arnold* 2/25/02  
 PULTE HOME CORPORATION  
 OWNER  
 SIGNATURE OF OWNER

**CURVE DATA TABLE**

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	50.00	57.64	32.50	54.50	S66-39-32W	66-03-35
C2	50.00	24.23	12.36	24.00	N66-25-29E	27-46-23
C3	50.00	62.61	36.16	58.60	S16-39-45W	71-45-04



**DETAIL**  
SCALE: 1" = 20'

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT

*Richard J. Paul* 2-28-02  
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

*Michael J. Arnold* 4/16/02  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*David M. Harris* 4/13/02  
 DIRECTOR DATE

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT, TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS ALL OF THE LAND CONVEYED BY GRETCHEN B. MOBBERLEY TO PULTE HOME CORPORATION, BY DEED DATED AUGUST 30, 2000, AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND, IN LIBER 5258 AT FOLIO 350 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 NOW AMENDED.

*David M. Harris* 02/27/02  
 DAVID M. HARRIS  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 MD. REG. NO. 10978  
 FOR BENCHMARK ENGINEERING, INC.  
 MD. REG. NO. 351

**OWNER'S DEDICATION**

"PULTE HOME CORPORATION, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF 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 AND 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 25th DAY OF Feb. 2002.

*Michael J. Arnold* 2/25/02  
 PULTE HOME CORPORATION DATE

*Amy L. La...* 2/25/02  
 WITNESS DATE

THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE LOTS 13 AND 14, OF "THE PADDOCKS", PREVIOUSLY RECORDED AS PLAT NO. 14482, TO CREATE A NON-BUILDABLE LOT (LOT 38) TO BE TRANSFERRED TO PARCEL 530, FOR THE PURPOSE OF A FUTURE USE-IN-COMMON ACCESS EASEMENT AND DRIVEWAY TO SERVE FUTURE DEVELOPMENT ON PARCEL 530

RECORDED AS PLAT NO. 15358  
 ON 4-19-02 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**THE PADDOCKS**  
 LOTS 36, 37 AND NON-BUILDABLE LOT 38  
 PREVIOUSLY RECORDED AS PLAT No. 14482

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND  
 TAX MAP: 22 SCALE: AS SHOWN  
 GRID: 1 DATE: FEBRUARY, 2002  
 PARCEL: 141 ZONED: RR-DEO SHEET: 1 OF 1