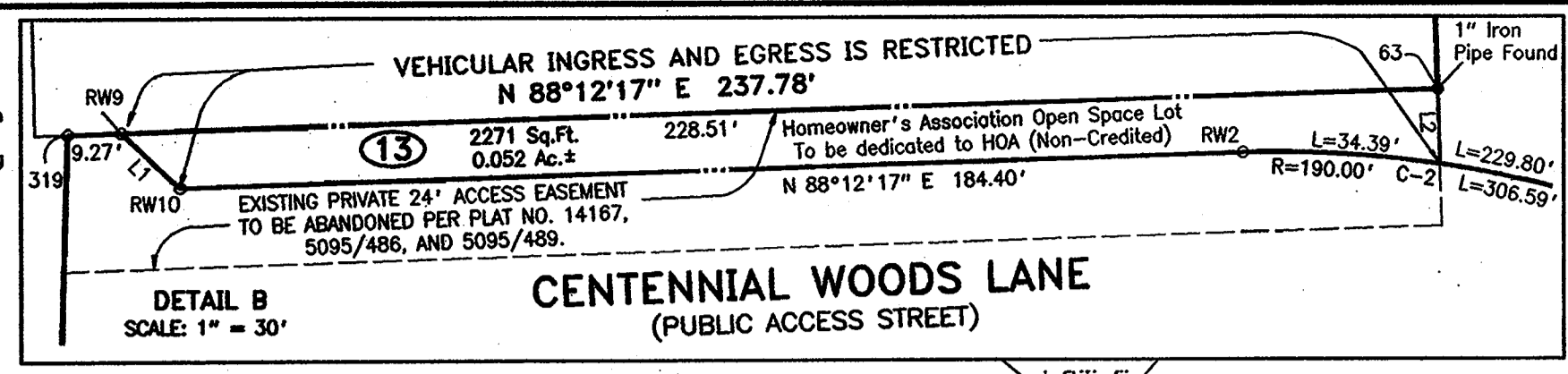


General Notes (Continued)

- 21. As a result of the preliminary plan being submitted to the County for review prior to 11/15/01, on 06/05/01, it is subject to compliance with the Fourth Edition of the Subdivision and Land Development Regulations. In addition, because the preliminary plan did not obtain signature approval prior to 11/01/01, it is subject to compliance with County Council Bill 50-2001 which amends the Zoning Regulations, and the amended Zoning Regulations which became effective on 01/08/02.
- 22. The Use in Common driveway maintenance agreement for Lots 9 and 10 is to be recorded with the recording of this plat in the Land Records of Howard County.
- 23. Stormwater Management for this project will be addressed with the installation of one Stormwater Management Facility (surface sand filter) which will control the runoff per the latest approved Design Standards. No credits are being utilized to meet the stormwater management requirement. The Stormwater Management pond shall be owned and maintained by the H.O.A. Further subdivision of Lot 11 will require additional stormwater management.

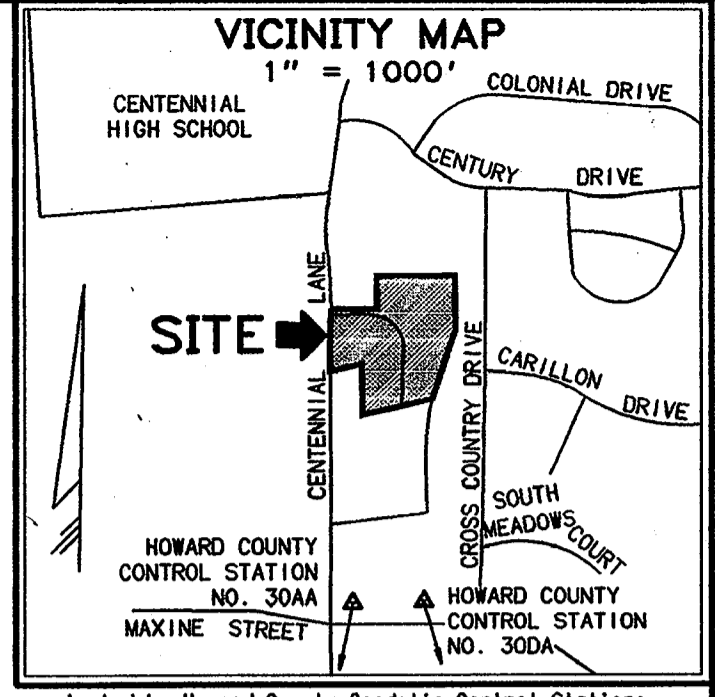


Minimum Lot Size Chart

Lot #	Gross Area	Pipestem Area	Minimum Lot Size
9	19570 Sq.Ft.	1414 Sq.Ft.	18156 Sq.Ft.
10	21801 Sq.Ft.	3755 Sq.Ft.	18046 Sq.Ft.

LEGEND

- Denotes Iron Pin and Cap to be set
- Denotes Concrete Monument to be set.
- Denotes Unmitigated 65dBA Noise Line.
- Ⓜ Denotes Lot Number.



Line Table

Course	Bearing	Distance
L1	S 46°30'34" E	14.07'
L2	N 01°47'44" W	13.10'
L3	N 43°29'28" W	32.24'
L4	N 75°30'17" E	181.83'
L5	N 01°31'24" W	46.48'
L6	N 88°28'36" E	20.00'
L7	S 01°31'24" E	42.60'
L8	S 51°44'02" E	11.58'
L9	S 14°11'48" E	92.03'
L10	N 01°31'24" E	64.82'
L11	S 89°20'28" E	146.73'
L12	N 89°20'28" W	175.61'
L13	N 01°31'24" W	90.36'
L14	N 14°11'48" W	48.88'
L15	N 14°11'48" W	10.00'
L16	S 75°30'17" W	163.86'
L17	N 89°20'28" W	11.00'
L18	S 00°39'32" W	27.00'
L19	S 89°20'28" E	11.00'
L20	S 89°20'28" E	11.00'
L21	S 00°39'32" W	27.00'
L22	N 89°20'28" W	11.00'

Curve Table

Curve	Delta	Radius	Length	Chord Bearing & Distance	Tangent
C-1	01°30'19"	5393.33'	141.69'	N 01°05'34" E 141.68'	70.85'
C-2	92°27'15"	190.00'	306.59'	S 45°34'06" E 274.39'	198.32'
C-3	92°27'15"	150.00'	242.04'	S 45°34'06" E 216.63'	156.57'

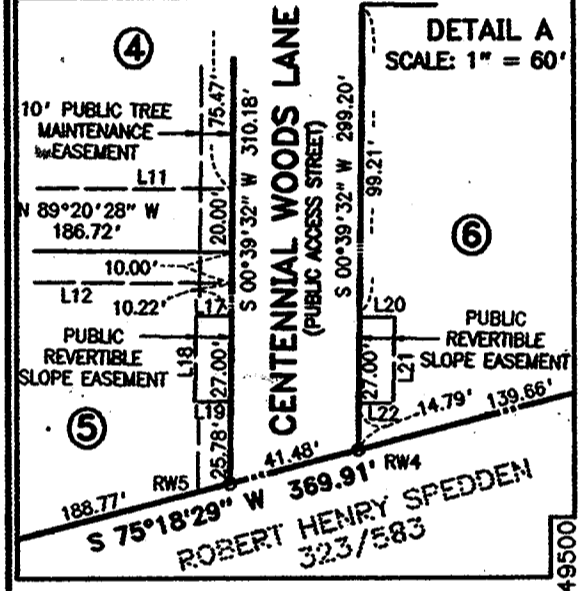
The requirements of Section 3-108, The Real Property Article, Annotated Code of Maryland, 1988 Replacement Volume, (as supplemented) as far as they relate to the making of this plat and the setting of markers have been complied with.

Anthony J. Vitti 5/16/03
Anthony J. Vitti, Surveyor Date

James H. Selfridge 5/28/03
James H. Selfridge, Managing Member Date

Nathan M. O'Donnell 5/19/03
Nathan M. O'Donnell, Owner Date

Sheri A. O'Donnell 5/19/03
Sheri A. O'Donnell, Owner Date



SURVEYOR
Daft-McCune-Walker, Inc.
200 East Pennsylvania Avenue
Towson, Maryland 21286
(410) 296-3333

DEVELOPER
Northridge Development, LLC
14045 Gared Drive
Glenwood, Maryland 21738
(410) 730-1074

OPEN SPACE DATA

- MINIMUM RESIDENT LOT SIZE SELECTED: 18,000 SQUARE FEET
- OPEN SPACE REQUIRED: 0.78 ACRES (10%)
- TOTAL CREDITED OPEN SPACE PROVIDED ON THIS SUBMISSION: 0.925 ACRES (12%)
- AREA OF RECREATION OPEN SPACE REQUIRED: N/A
- AREA OF RECREATION OPEN SPACE PROVIDED ON THIS SUBMISSION: N/A

AREA TABULATION OF FINAL PLAT

1. TOTAL NUMBER OF LOTS TO BE RECORDED	13
2. TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	11
3. TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	2
4. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.977 AC. ±
CREDITED	0.925 AC. ±
NON-CREDITED	0.052 AC. ±
5. TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	6.128 AC. ±
6. TOTAL AREA OF ROADWAYS TO BE RECORDED	0.729 AC. ±
7. TOTAL AREA OF SUBDIVISION TO BE RECORDED	7.834 AC. ±

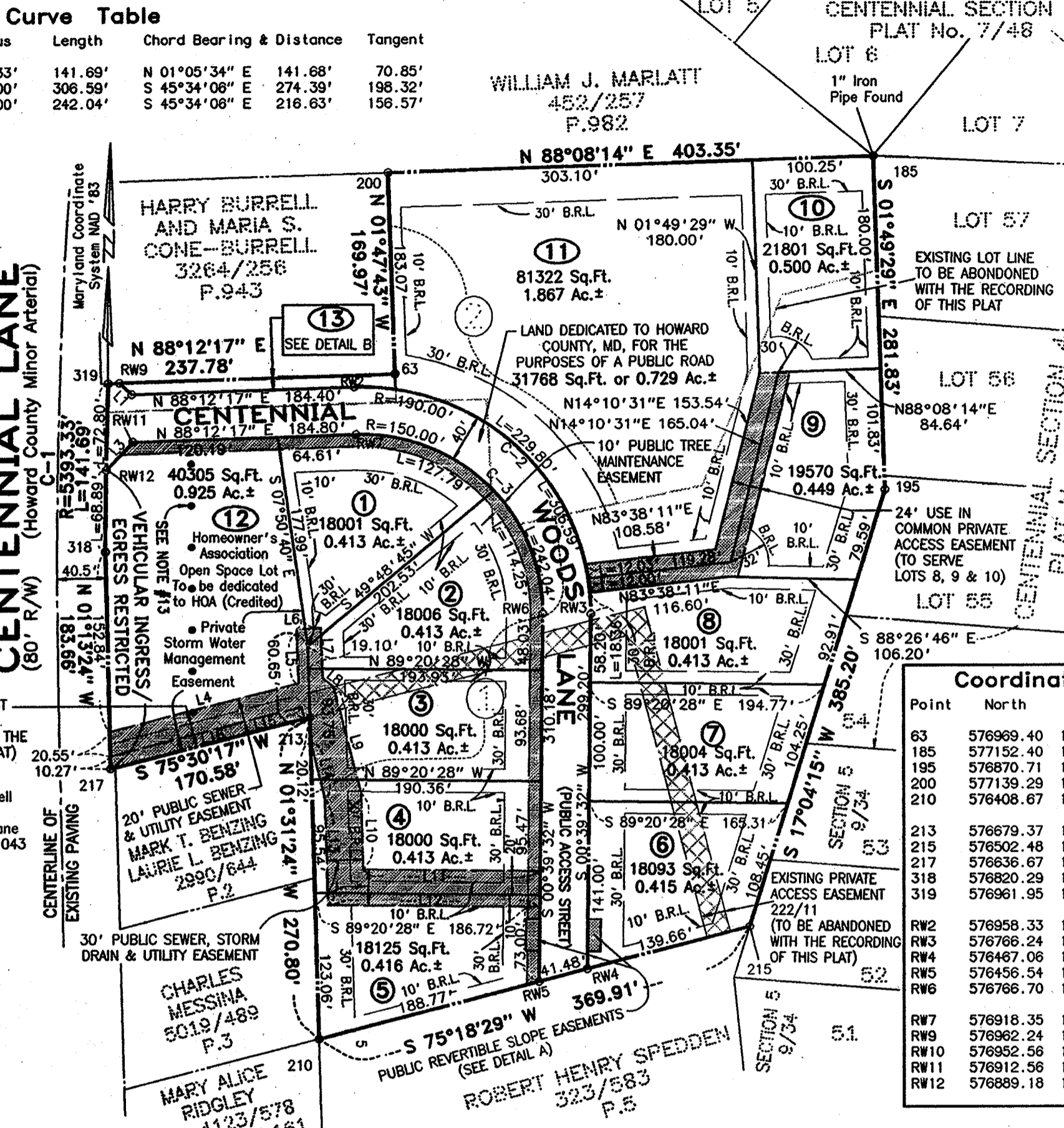
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT

Penny Brewster 6-6-03
Howard County Health Officer Date

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

[Signature] 4/5/03
Chief, Development Engineering Division Date

[Signature] 4/6/03
Director Date



BOUNDARY CERTIFICATION

I HEREBY CERTIFY, THAT THE TRACT OUTLINE AS SHOWN HEREON IS THE SAME TRACT OUTLINE (MINUS CENTENNIAL LANE ROAD DEDICATION) AS SHOWN ON THE PLAT OF SUBDIVISION ENTITLED "EDITH'S GIFT NON-BUILDABLE LOT 1 AND LOT 2", RECORDED AMONG THE LAND RECORDS AS PLAT NO. 14167.

Terrell A. Fisher 5/14/03
TERRELL A. FISHER
PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 10692

OWNER'S DEDICATION

We, Northridge Development, LLC, by James H. Selfridge, Managing Member, Nathan M. O'Donnell and Sheri A. O'Donnell owners of the property, shown and described hereon, hereby adopt this plan of subdivision, and in consideration of the approval of this final plat by the Department of Planning and Zoning, establish the minimum building restriction lines and grant unto Howard County, Maryland, its successors and assigns:

- 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 easements shown hereon;
- 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 roads and floodplains, storm drainage facilities, and open space, where applicable;
- The right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair and maintenance; and
- That no building or similar structure of any kind shall be erected on or over the said easements and right-of-ways.

Witness our hands this 29 day of May 2003.

Nathan M. O'Donnell 5/19/03
Nathan M. O'Donnell Date

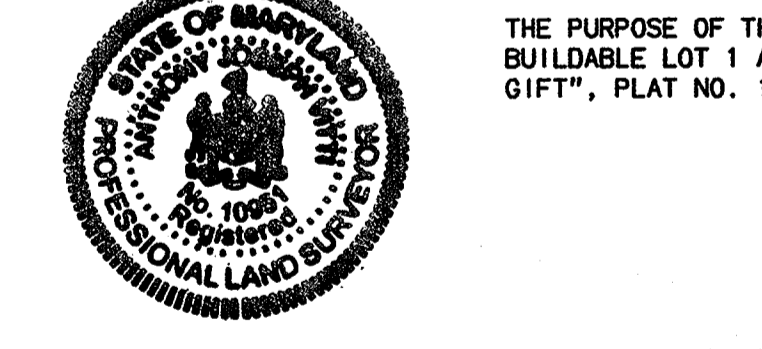
Sheri A. O'Donnell 5/19/03
Sheri A. O'Donnell Date

Susan F. Corbly 5-28-03
Witness Date

Coordinates

Point	North	East
63	576969.40	1350111.16
185	577152.40	1350508.97
195	576870.71	1350517.94
200	577139.29	1350105.83
210	576408.67	1350047.06
213	576679.37	1350039.86
215	576502.48	1350404.87
217	576636.67	1349874.71
318	576820.29	1349870.79
319	576961.95	1349873.49
RW2	576958.33	1350077.28
RW3	576766.24	1350273.22
RW4	576467.06	1350269.78
RW5	576456.54	1350229.65
RW6	576766.70	1350233.22
RW7	576918.35	1350078.53
RW9	576962.24	1349882.76
RW10	576952.56	1349892.97
RW11	576912.56	1349893.82
RW12	576889.18	1349871.63

- General Notes**
- Coordinates based on NAD '83, Maryland Coordinate System as projected by Howard County Geodetic Control Stations No. 30AA and 30AB.
 - All areas shown hereon are more or less.
 - This plat is based on a field run monumented boundary survey performed on or about May, 1997 by Fisher, Collins and Carter, Inc.
 - Distances shown are based on surface measurements and are not reduced to NAD '83 grid measurements.
 - B.L. Denotes Building Restriction Line.
 - The "Establishment of Minimum Building Restriction Lines" in the Owner's Dedication, refers to the purposes of meeting zoning requirements, not for the purposes of creating a restriction of title or covenant.
 - The subject property is zoned R-20 per the 10/18/93 Comprehensive Zoning Plan.
 - Driveways shall be provided prior to issuance of a use and occupancy permit for any new dwellings to insure safe access for fire and emergency vehicles per the following minimum requirements:
 - Width - 12' (14' serving more than one residence);
 - Surface - 6" of compacted crusher run base with tar and chip coating (1-1/2" min.);
 - Geometry - Max. 15% grade, max. 10% grade change and min. 45' turning radius;
 - Structures (culverts/bridges) - capable of supporting 25 gross tons (H25 loading);
 - Drainage Elements - Capable of safely passing 100-year flood with no more than 1 foot depth over driveway surface;
 - Maintenance - sufficient to insure all weather use.
 - For flag or pipestem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and road right-of-way line and not to the pipestem lot driveway.
 - This subdivision is subject to Section 18.122.B of the Howard County Code, Public Water and/or Sewer Service has been granted under the terms and provisions, thereof, effective 5/30/03, on which date Developer Agreement #F-02-171 was filed and accepted.
 - There is an existing dwelling located on Lot 11 to remain. No new buildings, extensions or additions to the existing dwelling are to be constructed at a distance less than the zoning regulations require.
 - This plat complies with the requirements of Section 16.1200 of the Howard County Code for Forest Conservation. No retention credit can be achieved on-site. Proposed forest clearing generates a reforestation requirement of 4.5 acres to be satisfied off-site within the existing Forest Conservation Easement on Chase Farm, Lot 5. Surety in the amount of \$98,010.00 (4.5 acres X \$50 per sq.ft.) shall be provided with the OPW, Developers Agreement. See F-02-171.
 - Unmitigated 65 dBA Noise Line by Wildman Environmental Services and per plot no. 14167. The 65 dBA noise contour line drawn on this subdivision plan is advisory as required by the Howard County Design Manual, Chapter 5, revised February, 1992 and cannot be considered to exactly locate the 65 dBA noise exposure. The 65 dBA noise line was established by Howard County to alert developers, builders and future residents that areas beyond this threshold may exceed generally accepted noise levels established by the U.S. Department of Housing and Urban Development.
 - Developer reserves unto itself, its successors and assigns, all easements shown on this plan for water, sewer, storm drainage, and public utilities, located in, on, over and through lots/parcels, any conveyances of the aforesaid lots/parcels shall be subject to the easements herein reserved, whether or not expressly stated in the deed(s) conveying said lot(s)/parcels. Developer shall execute and deliver deeds for the easements herein reserved to Howard County. Upon completion of the public utilities and their acceptance by Howard County, the County shall accept the easements and record the deed(s) of easement in the Land Records of Howard County.
 - The Open Space shown hereon as Lots 12 and 13 is hereby dedicated to a Home Owners Association for the residents of this subdivision. The Articles of Incorporation have been filed with the State Department of Assessments and Taxation with Incorporation Number 03322605. Private covenants for the Home Owners Association will be recorded with the recording of this Final Plat.
 - No non-tidal wetlands, streams, or 100 year floodplain exist on the subject lots shown hereon.
 - This subdivision is subject to a waiver from Design Manual Volume III Figure 2.17 to reduce the intersection sight distance from 1,176 feet based on an operating speed of 47 MPH to 758 feet. On July 29, 1999 the chief of the Development Engineering Division approved the waivers subject to the following condition:
 - Future subdivision of Non-Buildable Lot 1 or Lot 2 of the Edith's Gift subdivision plan, F-99-170 will require the improvement of Centennial Lane to meet the required intersection sight distance.
 - A Tree Maintenance Easement, ten feet in width, running along the edge of the public road right-of-way as shown on this plat of resubdivision is reserved upon these lots fronting on the said public 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 other structure of any kind shall be located on or over the said easement area.
 - There are no known cemeteries, grave sites or historical structures located on the subject property.
 - Landscaping for Lots 1 - 13 is provided in accordance with a certified Landscape Plan, included with the road construction plan set, in accordance with Section 16.124 of the Howard County Code and the Landscape Manual.



SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct, that it is a subdivision of all of the lands conveyed by Elizabeth P. O'Donnell to Nathan M. O'Donnell and Sheri A. O'Donnell, by deed dated May 11, 2000 and recorded in the Land Records of Howard County, Maryland, in Liber 5095 Folio 486 and all of the lands conveyed by Michael O'Donnell, Keith O'Donnell and Melinda McDonald to Northridge Development LLC, by deed dated January 16, 2003 and recorded in the Land Records of Howard County, Maryland, in Liber 6919 Folio 565 and that all monuments are in place or will be in place prior to acceptance of the streets in the subdivision by Howard County as shown in accordance with the Annotated Code of Maryland, as amended.

Anthony J. Vitti 5/16/03
Professional Land Surveyor No. 10951 Date

THE PURPOSE OF THIS PLAT OF RESUBDIVISION IS TO RESUBDIVIDE NON-BUILDABLE LOT 1 AND LOT 2, AS PREVIOUSLY SHOWN ON PLAT OF "EDITH'S GIFT", PLAT NO. 14167, INTO LOTS 1-11 AND OPEN SPACE LOTS 12 AND 13.

DMW
Daft - McCune - Walker, Inc.
A Team of Land Planners,
Landscape Architects,
Engineers, Surveyors &
Environmental Professionals

200 East Pennsylvania Avenue
Towson, Maryland 21286
410 296 3333
Fax 296 4706

RECORDED AS PLAT No. 16038
ON 6-25-03 IN THE
LAND RECORDS OF HOWARD COUNTY, MD.

**PLAT OF RESUBDIVISION
CENTENNIAL WOODS**
Lots 1-11 and
Open Space Lots 12 and 13
(BEING A RESUBDIVISION OF "EDITH'S GIFT,
NON-BUILDABLE LOT 1 AND LOT 2",
PREVIOUSLY RECORDED AS PLAT No. 14167)

ZONING: R-20
TAX MAP 24 GRID 19 PARCEL 294
TAX MAP 30 GRID 1
SECOND ELECTION DISTRICT HOWARD COUNTY MARYLAND
DP&Z File Nos. S 00-17, F 99-170, P-01-22
SCALE: 1" = 100' F-02-168 MAY 6, 2003