

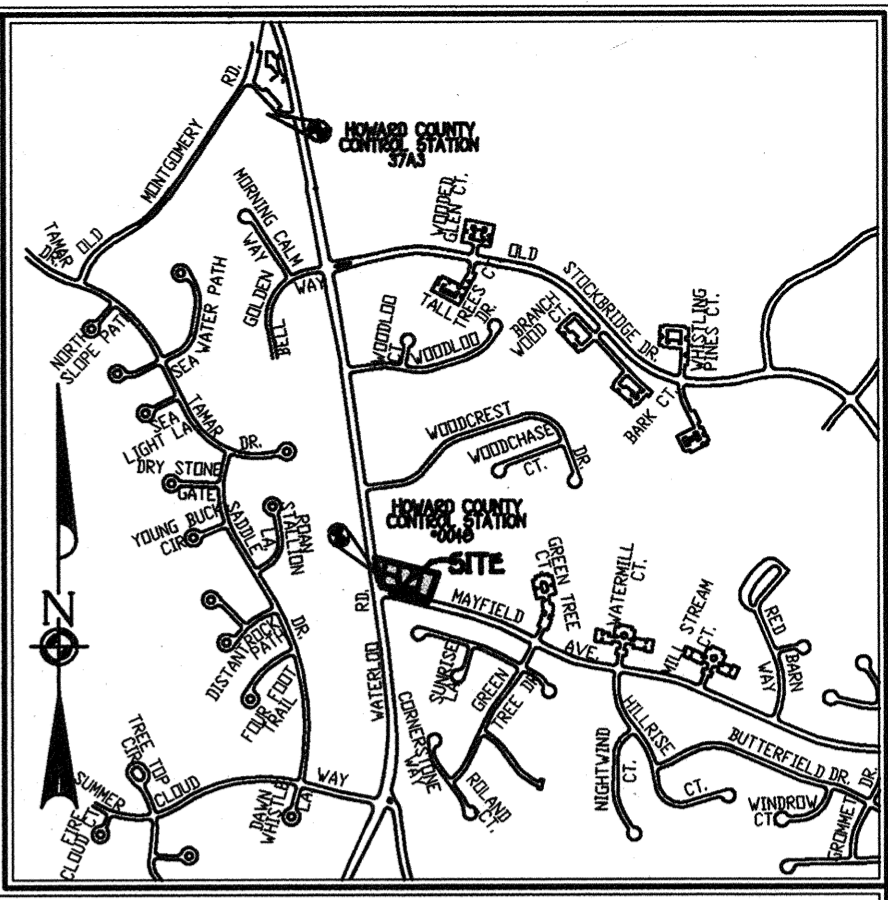
U.S. Equivalent Coordinate Table			Metric Coordinate Table		
POINT	NORTH	EAST	POINT	NORTH	EAST
1	557634.295763	1370652.400500	1	169967.273203	417775.71073
4	557455.757432	1370711.598004	4	169912.054691	417793.730660
11	557490.901091	1370671.029687	11	169926.004905	417701.365412
12	557445.305040	1370760.301600	12	169909.660796	417808.575540
21	557535.049613	1371030.130415	21	169937.266037	417893.257937
22	557354.460263	1370974.134465	22	169801.901691	417873.751933
23	557380.925707	1370869.229366	23	169890.045936	417841.776794
24	557406.147089	1370752.012081	24	169897.733428	417806.048895
32	557383.411054	1370904.346217	32	169890.803471	417876.864401
33	557423.647554	1370817.276405	33	169903.067501	417825.941500
34	557436.636107	1370750.466442	34	169907.026500	417808.016100

Curve Data Chart					
Pnt-Pnt	Radius	Arc Length	Delta	Tangent	Chord Bearing And Distance
33-32	4,530.00'	171.06'	02°10'25"	05.94'	576°27'32"E 171.05'

Minimum Lot Size Chart			
LOT No.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
1	10,015 Sq.Ft.	524 Sq.Ft.	9,491 Sq.Ft.
2	9,564 Sq.Ft.	1,045 Sq.Ft.	8,519 Sq.Ft.
3	8,244 Sq.Ft.	372 Sq.Ft.	7,872 Sq.Ft.
4	8,664 Sq.Ft.	36 Sq.Ft.	8,628 Sq.Ft.

The Requirements §3-100, The Real Property Article, Annotated Code Of Maryland, 1980 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With.

Mark L. Robel 12/28/04
 Mark L. Robel
 Property Line Surveyor, #339
 12/29/04
 Date
 Mayfield, L.L.C.
 By: J. Patricia Weymouth
 Managing Member



VICINITY MAP
 SCALE: 1" = 1,200'

Private Noise Wall Easement	
LINE	CHORD BEARING AND DISTANCE
1	N77°53'14"W 19.11'
2	N26°19'46"W 05.07'
3	N07°56'34"E 93.01'
4	S75°40'46"E 15.09'
5	S07°56'34"W 06.73'
6	S26°10'34"E 93.11'

20' Public Sewer House Connection Easement And Private Maintenance Access Easement For Noise Wall	
LINE	CHORD BEARING AND DISTANCE
1	N07°47'52"W 20.00'
2	S02°26'50"W 56.51'
3	N02°03'26"W 20.22'
4	S07°56'34"W 16.43'
5	N02°26'50"E 57.08'

Existing Public Sewer & Utility Easement	
LINE	CHORD BEARING AND DISTANCE
1	N07°47'52"W 136.66'
2	S75°40'46"E 10.00'
3	S07°47'52"E 66.49'
4	S26°10'34"E 126.42'
5	S77°53'14"E 16.59'
6	N43°14'16"W 59.22'

General Notes:

- Subject Property Zoned R-5C Per 2/2/04 Comprehensive Zoning Plan.
- Coordinates Based On Nad'83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations 37A3 And No.48.
 Sta. 37A3 N561130.790 E1369913.210
 Sta. 48 N557526.343 E1370661.909
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About July, 2002; By Fisher, Collins & Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set With Cap "F.C.C. 105".
- ✶ Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Or Rights-Of-Way.
- Denotes Concrete Monument Set With Cap "F.C.C. 106".
- Denotes Concrete Monument Or Stone Found.
- For Flag Or Pipestem Lots, Refuse Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of The Flag Or Pipestem And Right-Of-Way Line And Not To The Pipestem Lot Driveway.
- Driveway(s) Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwelling To Insure 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 - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (1-1/2" Minimum);
 c) Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;
 d) Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (1-125-Loading);
 e) Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface;
 f) Structure Clearances - Minimum 12 Feet;
 g) Maintenance - Sufficient To Ensure All Weather Use.
- All Lot Areas Are More Or Less (±).
- Distances Shown Are Based On Surface Measurement And Not Reduced To Nad'83 Grid Measurement.
- No Grading, Removal Of Vegetative Cover Or Trees, Or Placement Of Structures Is Permitted Within Forest Conservation Easement Areas.
- Wetlands Area Delineated By Eco-Science Professionals On September 18, 2002. (No Wetlands Located On Site.)
- No 100 Year Floodplain Exist On Site.
- The Following Department Of Planning And Zoning File Numbers Exist For This Property. WP-03-144 (Dated July 11, 2003)
- No Cemeteries Exist On Site By Visual Observation.
- ☒ Denotes Public Forest Conservation Easement. The Forest Conservation Easement Has Been Established To Fulfill The Requirements Of Section 16.1200 Of The Howard County Code Forest Conservation Act. No Clearing, Grading Or Construction Is Permitted Within The Forest Conservation Easement; However, Forest Management Practices As Defined In The Deed Of Forest Conservation Easement Are Allowed.

General Notes Continued:

- The Forest Conservation Requirements Per Section 16.1202 Of The Howard County Code And Forest Conservation Manual For This Project Has Been Fulfilled By On-Site Retention Of Existing Forest In The Amount Of 0.2 Acres. The Remaining Forest Conservation Obligation Is 0.3 Acres And A Fee In-Lieu For Forest Conservation The Amount Of \$6,534.00 Will Be Paid. (13,060 Sq. Ft. x \$0.50/Sq. Ft. = \$6,534.00)
- The On-Site Forest Conservation Surety Is In The Amount Of \$2,063.60. (Forest Retention: \$0.20 x 10,310 Sq. Ft. = \$2,063.60)
- Water And Sewer Service To These Lots Will Be Granted Under The Provisions Of Section 10.122B Of The Howard County Code. Public Water And Sewage Allocations Will Be Granted At Time Of Issuance Of The Building Permit If Capacity Is Available At That Time.
- There Are No Existing Dwelling/Structure(s) Located On Site To Remain.
- Articles Of Incorporation By The State Department Of Assessments And Taxation For The Mayfield Overlook Property Homeowner's Association, Inc. Were Accepted And Approved On June 7, 2002 With Filing Number 1000361907150660
- Open Space Tabulation
 a) Open Space Required = (1472 Ac. X 25%) = 0.368 Ac. ±
 b) Open Space Provided = (Lot 5) = 0.304 Ac. ±
 c) Non-Credited Open Space Provided = (Lot 6) = 0.0147 Ac. ±
- Landscaping For Lots 1 Thru 4 On File With This Plat Is Provided With A Certified Landscape Plan In Accordance With Section 16.124 Of The Howard County Code And The Landscape Manual. Financial Surety For The Required Landscaping Must Be Posted As Part Of The Developer's Agreement In The Amount Of \$2,050 & Derived As Follows:
 (7) Shade Trees @ \$300.00 Per Tree = \$2,100.00
 (5) Evergreens @ \$150.00 Per Tree = \$750.00
- Lots 1 Thru 4 Require The Submission And Approval Of A Site Development Plan In Accordance With Section 16.155(a)(2)(ii) Of The Subdivision Regulations.
- This Plat Is In Compliance With The Fifth Edition Of The Subdivision And Land Development Regulations.
- Open Space Lots 5 And 6 Are Owned And Maintained By The Mayfield Overlook Property Homeowner's Association, Inc.
- The Open Space Shown Hereon Is Hereby Dedicated To A Property Owners Association For The Residents Of This Subdivision.
- The Unmitigated 65 dBA Noise Contour Line Drawn On This Plat 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. A Noise Study Was Provided By Wildman Associates On Or About October, 2002.
- In Accordance With The Howard County Design Manual, Vol. I, Sect. 5: Stormwater Management For Both Water Quality And Groundwater Recharge Have Been Provided For Each Residential Lot By A "Raingarden" Facility That Has Been Located On Lots 1 Thru 4. Water Quality And Groundwater Recharge For The Initial Portion Of The Use-In-Common Driveway Will Be Provided By Non-Rooftop Disconnection Credits. Refer To The Supplemental Plan On File With This Subdivision For House Location And Site Grading Criteria.

General Notes Continued:

- The Purpose Of Non-Buildable Parcel "A" Is To Provide Fee Simple Access At No Charge For The Exclusive Use Of Parcel 142. Non-Buildable Parcel "A" Is To Be Conveyed Immediately After Recordation Of This Plat.
- This Plan Is Subject To WP-03-144 Approved On July 11, 2003. Section 16.120(b)(4)(iv) Which Restricts Lots Being Encumbered By Access Easements For Open Space Lots.
 Section 16.121(e)(1) Which Requires Open Space Lots Or Areas To Have A Minimum Of 40 Foot Of Road Frontage To A Public Road Which Is Suitable For Access By Pedestrians And Maintenance Vehicles.
 This Waiver Approval Is Subject To The Following Conditions:
 +) A Maintenance Agreement For The Use-In-Common Access Easement For Lots 1 Thru 4 and Open Space Lots 5 And 6 Be Recorded To Accommodate A Shared Driveway Serving Said Lots.
 +) A 12' Wide Pedestrian And Vehicular Access Easement For Lot 6.
 +) Ingress And Egress Being Restricted Along The Entire Length Of Md. Rt. 100 (Waterloo Road).
- The Noise Wall Across Lots 1 & 6 As Shown On The Support Drawing On File With This Plat Will Be Owned And Maintained By The Home Owner's Association.
- Storm Water Management Facilities Will Be Required On The Parcels Shown On This Plat In Accordance With The Design Manuals. Prior To Signature Approval Of The Site Development Plan, The Developer Will Be Required To Execute The Developer's Agreement For The Construction Of The Storm Water Management Facility And Maintenance Agreement.

Reservation Of Public Utility And Forest Conservation Easements

"Developer Reserves Unto Itself, Its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage, Other Public Utilities And Forest Conservation (Designated As "Forest Conservation Area"), Located In, On, Over, And Through Lots 1 Thru 6 And Non-Buildable Parcel "A". 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, With A Metes And Bounds Description Of The Forest Conservation Area. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, And, In The Case Of The Forest Conservation Easement(s), Upon Completion Of The Developer's Obligations Under The Forest Conservation Installation And Maintenance Agreement Executed By Developer And The County, And The Release Of Developer's Surety Posted With Said Agreement, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County."

OWNER AND DEVELOPER
 Mayfield, L.L.C.
 8000 Main Street
 Ellicott City, Maryland 21043

OWNER'S CERTIFICATE

Mayfield, L.L.C. By: J. Patricia Weymouth, Managing Member, Owner 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: (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 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 29th Day Of December, 2004.

J. Patricia Weymouth
 Mayfield, L.L.C.
 By: J. Patricia Weymouth
 Managing Member

Witness
 Witness

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 J. Patricia Weymouth To Mayfield, L.L.C. By Deed Dated June 3, 2004 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 0459 At Folio 571, 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.



Mark L. Robel 12/28/04
 Mark L. Robel, Property Line Surveyor No. 339 Date

RECORDED AS PLAT No. 17303 ON 3/18/05
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

MAYFIELD OVERLOOK
 LOTS 1 THRU 6
 &
 NON-BUILDABLE PARCEL "A"
 (A Subdivision Of Liber 6399 At Folio 651)
 Zoned R-5C

Tax Map: 37 Grid: 14 Parcel: 144
 First Election District
 Howard County, Maryland

Scale: 1"=30'
 Date: December 28, 2004
 Sheet 1 of 2

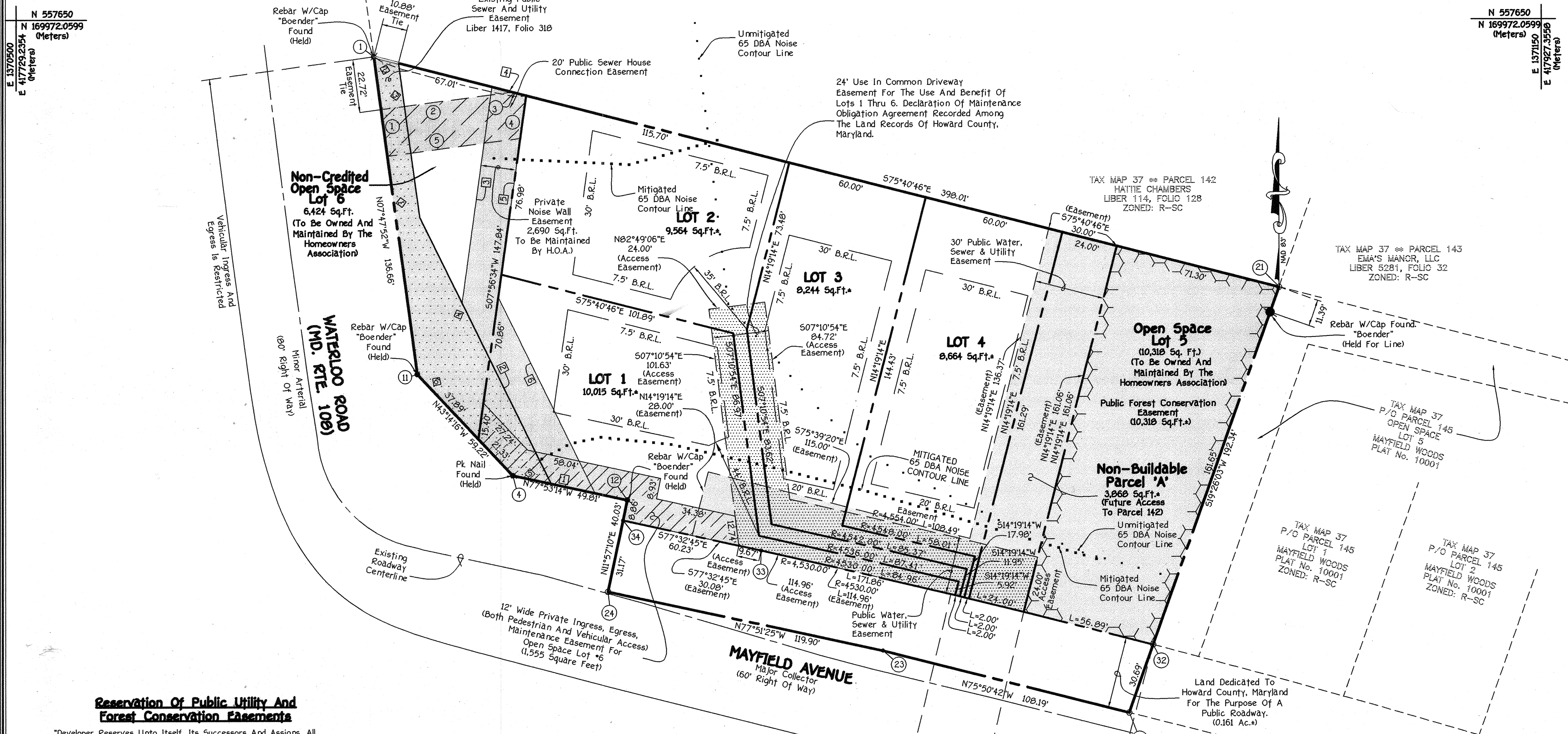
APPROVED: For Public Water And Public Sewerage Systems In Conformance With The Master Plan Of Water And Sewerage For Howard County.

Robert J. Weber 2/2/05
 Howard County Health Officer 690 Date

APPROVED: Howard County Department Of Planning And Zoning.

Chief, Development Engineering Division 1/11/05
 Chief, Development Engineering Division MK Date

Director 3/4/05
 Director Date



Reservation Of Public Utility And Forest Conservation Easements

"Developer Reserves unto itself, its successors and assigns, all easements shown on this plan for water, sewer, storm drainage, other public utilities and forest conservation (designated as "Forest Conservation Area"), located in, on, over, and through Lots 1 thru 6 and Non-Buildable Parcel 'A'. Any conveyances of the aforesaid lots shall be subject to the easements herein reserved, whether or not expressly stated in the deeds conveying said lots. Developer shall execute and deliver deeds for the easements herein reserved to Howard County, with a metes and bounds description of the forest conservation area. Upon completion of the public utilities and their acceptance by Howard County, and, in the case of the forest conservation easement(s), upon completion of the developer's obligations under the forest conservation installation and maintenance agreement executed by developer and the county, and the release of developer's surety posted with said agreement, the county shall accept the easements and record the deed(s) of easement in the land records of Howard County."

OWNER AND DEVELOPER
 Mayfield, L.L.C.
 8000 Main Street
 Ellicott City, Maryland 21043

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.
 Mark L. Robel 12/28/04
 Mark L. Robel, Property Line Surveyor, #339
 J. Patricia Weymouth 12/29/04
 Mayfield, L.L.C.
 By: J. Patricia Weymouth, Managing Member

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

Robert J. Weber 2/2/05
 Howard County Health Officer SFO Date

APPROVED: Howard County Department Of Planning And Zoning.

[Signature] 1/11/05
 Chief, Development Engineering Division Date

[Signature] 3/4/05
 Director PL Date

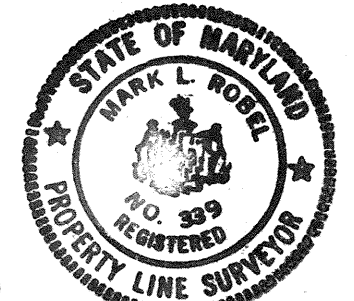
OWNER'S CERTIFICATE

Mayfield, L.L.C. By: J. Patricia Weymouth, Managing Member, Owner Of The Property Shown And Described Hereon, Herby 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: (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, Herby 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; (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 On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 29th Day Of December, 2004.

[Signature] J. Patricia Weymouth
 Mayfield, L.L.C.
 By: J. Patricia Weymouth, Managing Member
 [Signature] Witness

SURVEYOR'S CERTIFICATE

I Herby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of All Of The Lands Conveyed By J. Patricia Weymouth To Mayfield, L.L.C. By Deed Dated June 3, 2004 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 2459, At Folio 571, 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.



Mark L. Robel 12/28/04
 Mark L. Robel, Property Line Surveyor No. 339 Date

RECORDED AS PLAT No. 17304 ON 3/16/05
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

MAYFIELD OVERLOOK

LOTS 1 THRU 6
 &
 NON-BUILDABLE PARCEL "A"
 (A Subdivision Of Liber 6399 At Folio 651)
 Zoned: R-5C

Tax Map: 37 Grid: 14 Parcel: 144
 First Election District
 Howard County, Maryland

Scale: 1"=30'
 Date: December 28, 2004
 Sheet 2 of 2

WP-03-144

F-03-135

F-03-135