

PUBLIC R/W CURVE DATA						
CURVE	STREET	RADIUS	LENGTH	DELTA	TANGENT	CHORD
C1	GREYFOX RUN	30.00'	31.42'	60°00'00"	17.32'	N75°08'34"E 30.00'
C2	GREYFOX RUN	70.00'	73.30'	60°00'00"	40.41'	N75°08'34"E 70.00'
C3	GREYFOX RUN	30.00'	10.14'	19°22'17"	5.12'	S84°32'34"E 10.09'
C4	GREYFOX RUN	30.00'	39.43'	75°18'40"	23.15'	N48°06'57"E 36.65'
C5	GREYFOX RUN	50.00'	225.55'	258°27'48"	61.24'	S40°18'30"E 77.46'
C6	GREYFOX RUN	25.00'	34.24'	78°27'47"	20.41'	S49°41'30"W 31.62'
C7	GREYFOX RUN	70.00'	92.01'	75°18'40"	54.02'	S48°06'57"W 85.53'
C8	GREYFOX RUN	70.00'	23.67'	19°22'17"	11.95'	N84°32'34"W 23.55'
C9	GREYFOX RUN	30.00'	31.42'	60°00'00"	17.32'	S75°08'34"W 30.00'
C10	GREYFOX RUN	70.00'	73.30'	60°00'00"	40.41'	S75°08'34"W 70.00'

BOUNDARY CURVE DATA						
CURVE	STREET	RADIUS	LENGTH	DELTA	TANGENT	CHORD
B1	MARYLAND ROUTE 32	2162.28'	1239.28'	32°50'17"	637.18'	S18°53'44"W 1222.38'

RIGHT-OF-WAY COORDINATE TABLE

NO.	NORTHING	EASTING
50	585,120.0284	1,315,148.8934
51	585,100.5704	1,315,304.7347
52	585,122.8183	1,315,607.1988
53	585,220.3482	1,315,607.8296
54	585,339.9176	1,315,618.0626
55	585,452.7743	1,315,638.8983
56	585,546.6146	1,315,674.3321
57	585,660.9187	1,315,728.8800
58	585,810.8563	1,315,817.5806
59	585,882.1966	1,315,846.1297
60	586,023.4831	1,315,877.6378
61	585,326.7242	1,315,204.8303
62	585,334.4165	1,315,233.8274
63	585,352.3651	1,315,301.4872
64	585,317.1280	1,313,431.6940
65	585,316.1680	1,315,441.7429
66	585,321.6323	1,315,515.6478
67	585,346.1040	1,315,542.9372
68	585,597.1555	1,315,589.2868
69	585,538.0869	1,315,639.3954
70	585,517.6301	1,315,615.2806
71	585,338.8419	1,315,582.2725
72	585,281.7412	1,315,518.5973
73	585,276.2768	1,315,444.6923
74	585,278.5169	1,315,421.2449
75	585,313.7540	1,315,291.0381
76	585,306.0617	1,315,262.0410
77	585,288.1131	1,315,194.3812

MINIMUM LOT SIZE CHART			
LOT NO.	GROSS AREA	PIPESTEM AREA	MIN. LOT SIZE
6	45,583 S.F.	2,805 S.F.	42,778 S.F.

BOUNDARY COORDINATE TABLE		
NO.	NORTHING	EASTING
100	586,067.1263	1,316,192.1066
101	586,005.0644	1,316,207.9812
102	584,848.5535	1,315,812.1194
103	584,795.7886	1,315,782.3979
104	585,070.9289	1,315,135.6059
105	585,953.6548	1,315,374.4930

DENSITY EXCHANGE CHART	
PARCEL INFORMATION	FOXTAIL RUN
TOTAL AREA OF SUBDIVISION	17.73 AC.
BASE DENSITY UNITS	1 UNIT/4.25 ACRES = 4 UNITS
MAXIMUM DEO/CEO DENSITY PERMITTED	17.73 ACRES / 2 ACRES = 8 UNITS
NUMBER OF DEO/CEO UNITS REQUIRED	3 UNITS
TOTAL NUMBER OF RESIDENTIAL UNITS	7 UNITS
NUMBER OF OPEN SPACE LOTS PROPOSED	1 OPEN SPACE LOT
SENDING PARCEL INFORMATION	EARLE PROPERTIES, F-04-110 TAX MAP 14, PARCELS 101, 178 AND 187

OPEN SPACE DATA	
1) MINIMUM RESIDENTIAL LOT SIZE	40,000 S.F.
2) OPEN SPACE REQUIRED (5%)	0.89± AC.
3) TOTAL CREDITED OPEN SPACE PROVIDED	0.90± AC.
4) TOTAL NON-CREDITED OPEN SPACE PROVIDED	0.03± AC.
5) TOTAL OPEN SPACE PROVIDED	0.93± AC.
6) AREA OF RECREATIONAL OPEN SPACE REQUIRED	0.00 AC.
7) AREA OF RECREATIONAL OPEN SPACE PROVIDED	0.00 AC.

TOTAL TABULATION THIS SUBMISSION	
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	7
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	7.19± AC.
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	1
TOTAL AREA OF OPEN SPACE TO BE RECORDED	0.93± AC.
TOTAL AREA OF 100-YEAR FLOODPLAIN AND 25% STEEP SLOPES TO BE RECORDED	0.00 AC.
TOTAL AREA ROAD DEDICATION TO BE RECORDED INCLUDING WIDENING STRIPS	9.61± AC.
TOTAL GROSS AREA OF SUBDIVISION TO BE RECORDED	17.73± AC.

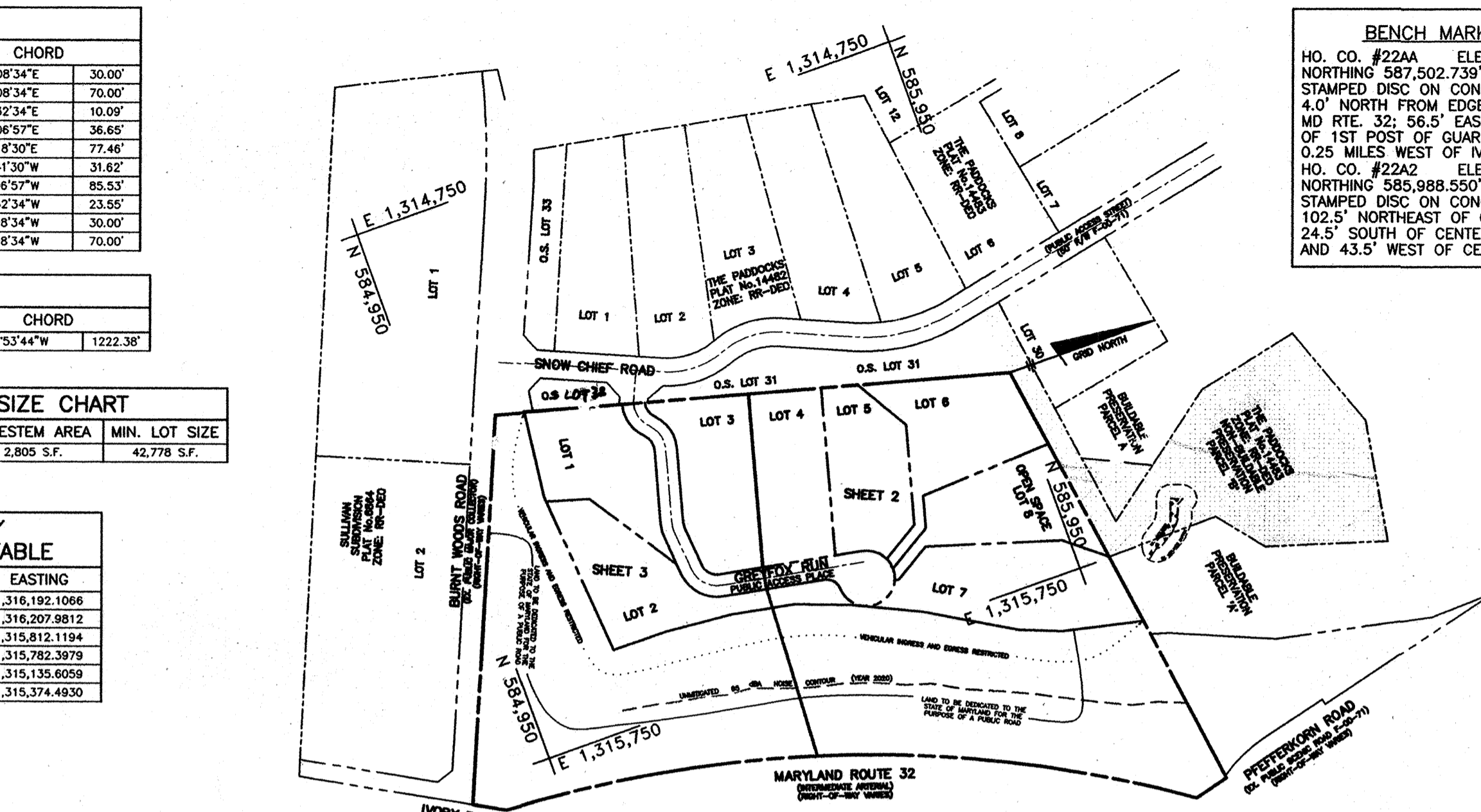
APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS:
HOWARD COUNTY HEALTH DEPARTMENT

Robert J. Walsh 11/22/04
HOWARD COUNTY HEALTH OFFICER DATE

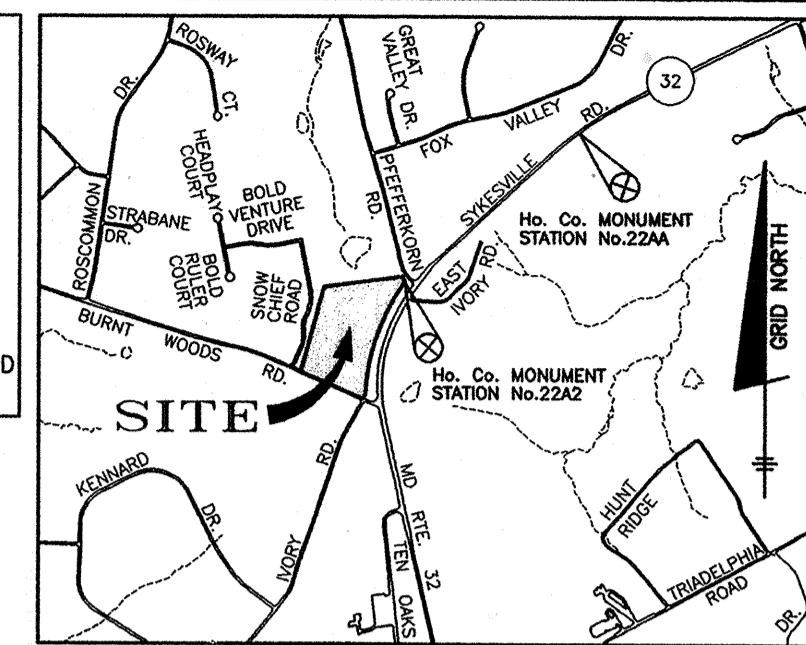
APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

David M. Harris 12/6/04
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

James R. Moxley, III 12/3/04
DIRECTOR DATE



BENCH MARKS - NAD '83
 HO. CO. #22AA ELEVATION = 569.713
 NORTHING 587,502.739' EASTING 1,317,897.957'
 STAMPED DISC ON CONC. MONUMENT
 4.0' NORTH FROM EDCG OF
 MD RTE. 32; 56.5' EAST & 19.3' WEST
 OF 1ST POST OF GUARDRAILS AND
 0.25 MILES WEST OF IVORY ROAD.
 HO. CO. #22A2 ELEVATION = 620.895
 NORTHING 585,988.550' EASTING 1,316,283.881'
 STAMPED DISC ON CONC. MONUMENT
 102.5' NORTHEAST OF C&P POLE #6/GE#530342;
 24.5' SOUTH OF CENTERLINE OF PFEFFERKRON ROAD
 AND 43.5' WEST OF CENTERLINE ROUTE 32.



VICINITY MAP
SCALE: 1" = 2000'

- LEGEND**
- (999) BOUNDARY COORDINATE
 - (99) R/W DEDICATION COORDINATE
 - B99 BOUNDARY CURVE LABEL
 - C99 R/W CURVE LABEL
 - EASEMENTS
 - SEPTIC RESERVE AREA

GENERAL NOTES

- DENOTES 4"x4" CONCRETE MONUMENT TO BE SET.
○ DENOTES 3/8"x30" PIPE OR STEEL MARKER TO BE SET.
□ DENOTES STONE FOUND.
● DENOTES IRON PIPE FOUND.
- THIS PLAN IS SUBJECT TO PREVIOUS APPLICABLE HO. CO. DPZ FILE REFERENCES: S-02-001, P-02-029, F-04-110.
- COORDINATES SHOWN HEREON ARE BASED ON THE NAD '83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HO. CO. GEODETIC CONTROL STATIONS 22AA & 22A2, WHICH IS BASED ON THE MARYLAND STATE PLANE COORDINATE SYSTEM.
- THIS PLAT IS BASED ON A MONUMENTED FIELD-RUN BOUNDARY SURVEY PERFORMED BY BENCHMARK ENGINEERING, INC. ON OR ABOUT JUNE, 2002.
- SUBJECT PROPERTY IS ZONED RR-DEO PER 2/2/04 COMPREHENSIVE ZONING PLAN AND DOES NOT LIE WITHIN THE METROPOLITAN WATER & SEWER DISTRICT.
- THERE ARE NO EXISTING DWELLING/STRUCTURE(S) LOCATED ON THIS SITE.
- TO THE BEST OF OUR KNOWLEDGE THERE ARE NO CEMETERY LOCATIONS ON-SITE.
- THERE ARE NO EXISTING WETLANDS, WETLANDS BUFFERS, STREAMS, STREAM BUFFERS OR 100-YEAR FLOODPLAIN ON-SITE.
- ALL AREAS ON THIS PLAT ARE "MORE OR LESS".
- USING THE DENSITY EXCHANGE OPTION AS DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS, 3 DEVELOPMENT UNITS HAVE BEEN TRANSFERRED FROM THE EARLE PROPERTIES, F-04-110, TAX MAP 14, PARCELS 101, 178 AND 187, TO THIS PROPERTY TO INCREASE THE BASE DENSITY FROM 4 UNITS TO 7 UNITS.
- BRL INDICATES BUILDING RESTRICTION LINE.
- UNLESS OTHERWISE NOTED AS "PRIVATE", ALL EASEMENTS ARE "PUBLIC".
- THE ARTICLES OF INCORPORATION FOR THE HOMEOWNER'S ASSOCIATION WERE RECORDED ON 12-1-04 AS DEPARTMENT ID NO. 210228712 AMONG THE RECORDS OF THE MARYLAND STATE DEPARTMENT OF ASSESSMENTS AND TAXATION.
- THE DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE AND OTHER PUBLIC UTILITIES LOCATED IN, ON, OVER AND THROUGH LOTS 1 THRU 7 AND OPEN SPACE LOT 8. ANY AND ALL CONVEYANCES OF THE 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 THE DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY, UPON COMPLETION OF THE MAINTENANCE AGREEMENT EXECUTED BY THE 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 EASEMENTS IN THE LAND RECORDS OF HOWARD COUNTY.
- STORMWATER MANAGEMENT SHALL BE PROVIDED FOR THIS PROJECT BASED ON GUIDELINES ESTABLISHED BY THE 2000 MARYLAND STORMWATER DESIGN MANUAL VOLUMES I & II. STORMWATER MANAGEMENT QUALITY AND QUANTITY IS PROVIDED BY MICROPOLE EXTENDED DETENTION AS CONSTRUCTED UNDER THE ROAD PLANS F-04-47. STORMWATER MANAGEMENT FACILITY SHALL BE OWNED BY THE HOA AND PRIVATELY MAINTAINED.
- CONSULT THE ROAD CONSTRUCTION PLANS F-04-47 FOR DETAILS CONCERNING THE CONSTRUCTION OF ROADS, STREET TREES, STORMWATER MANAGEMENT PONDS, POND LANDSCAPING AND PERIMETER LANDSCAPING.
- EXISTING WELLS AND SEWERAGE EASEMENTS WITHIN 100' OF THE PROPERTY HAVE BEEN SHOWN FROM THE BEST AVAILABLE INFORMATION.
- THE FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION ACT. OFF-SITE RETENTION HAS BEEN PROVIDED ON THE EARLE PROPERTIES, F-04-110 TAX MAP 14, PARCELS 101, 178 AND 187 TO SATISFY THE AFFORESTATION REQUIREMENTS FOR THIS SUBDIVISION. SURETY REQUIRED FOR THE OFF-SITE RETENTION IN THE AMOUNT OF \$60,984.00 SHALL BE REQUIRED FOR THE FINAL PLAN SUBMISSION OF THIS PROJECT. THE OBLIGATION OF 3.5 ACRES OF AFFORESTATION IS MET BY 7.0 ACRES OF RETENTION.
- THE 5% OPEN SPACE REQUIREMENT OF 0.90 ACRES FOR THIS DENSITY RECEIVING SUBDIVISION PER SECTION 16.1210(2) OF THE HOWARD COUNTY CODE IS PROVIDED BY THE DEDICATION OF OPEN SPACE LOT 8 TO THE HOMEOWNER'S ASSOCIATION.
- LANDSCAPING FOR THIS PROJECT WILL BE PROVIDED IN ACCORDANCE WITH A CERTIFIED LANDSCAPE PLAN ON FILE UNDER THE ROAD PLANS F-04-47 IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL. LANDSCAPE SURETY IN THE AMOUNT OF \$32,100.00 FOR 74 SHADE TREES AND 66 EVERGREEN TREES, WILL BE POSTED AS PART OF THE DPW DEVELOPER'S AGREEMENT AS PART OF THE ROAD CONSTRUCTION PLANS.
- A TREE MAINTENANCE EASEMENT, 10' IN WIDTH, RUNNING ALONG THE EDGE OF THE PUBLIC ROAD RIGHT-OF-WAY AS SHOWN ON THIS PLAT OF SUBDIVISION IS RESERVED UNTO ALL LOTS ON THE SAID PUBLIC ROAD RIGHT-OF-WAY. THIS EASEMENT ALLOWS HOWARD COUNTY 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.
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND THE ROAD RIGHT-OF-WAY ONLY AND NOT ONTO THE FLAG OR PIPESTEM LOT DRIVEWAY.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS 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 - MAX. 15% GRADE, MAX. 10% GRADE CHANGE & MIN. 45' TURNING RADIUS.
 D) STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H2S LOAD).
 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.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL (COMAR 26.0403). IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENT TO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT PLAT SHALL NOT BE REQUIRED. THE PERCOLATION CERTIFICATION PLAN FOR THIS PROJECT WAS APPROVED ON MAY 14, 2003.

26. AS A CONSEQUENCE OF THE SUBMITTAL OF THE SKETCH PLAN FOR THIS PROJECT PRIOR TO NOVEMBER 15, 2001, THIS PLAN IS SUBJECT TO COMPLIANCE WITH THE FOURTH EDITION OF THE SUBDIVISION REGULATIONS. THIS PLAN IS SUBJECT TO COMPLIANCE WITH THE AMENDED ZONING REGULATIONS APPROVED PER COUNTY COUNCIL BILL 50-2001.

27. LOT 7 EXCEEDS 50,000 SQUARE FEET. THE HOWARD COUNTY HEALTH DEPARTMENT HAS RECOMMENDED THE APPLICATION OF SECTION 165.1c OF THE ZONING REGULATIONS TO ALLOW FOR A LOT SIZE GREATER THAN THE 50,000 SQUARE FOOT MAXIMUM BUT TO MAINTAIN A SIZE OF 60,000 SQUARE FEET, OR LESS.

28. THE NOISE CONTOUR LINE DRAWN ON THIS PLAN IS ADVISORY AS REQUIRED BY HOWARD COUNTY DESIGN MANUAL, CHAPTER 5, REVISED FEBRUARY 1992, AND CAN NOT BE CONSIDERED TO EXACTLY LOCATE THE 55 dBA EXPOSURE. THE 55 dBA EXPOSURE REQUIREMENT WAS ESTABLISHED BY HOWARD COUNTY TO ALERT DEVELOPERS, BUILDERS AND FUTURE RESIDENTS THAT AREAS BEYOND THIS THRESHOLD MAY EXCEED GENERALLY ACCEPTED NOISE LEVELS AS ESTABLISHED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT.

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 09/24/04
DAVID M. HARRIS DATE:
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NUMBER 10978
FOR BENCHMARK ENGINEERING, INC.
MARYLAND REGISTRATION NUMBER 351

James R. Moxley, III 9/27/04
SIGNATURE OF OWNER DATE:
JAMES R. MOXLEY, III
MEMBER - FOXTAIL RUN, LLC

ENGINEER **OWNERS**
 BENCHMARK ENGINEERING, INC. FOXTAIL RUN, LLC
 8480 BALT. NAT. PIKE P.O. BOX 417
 SUITE 418 ELLICOTT CITY, MD 21041
 ELLICOTT CITY, MD 21043 410-465-4244
 410-465-6105

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY MELISSA OWENS RUTH AND DANA OWENS UNDERWOOD, SURVIVING JOINT TENANTS OF ANITA R. JACKSON, WHO DIED APRIL 17, 2000 AND BETTY J. OWENS, WHO DIED JANUARY 25, 2000, TO FOXTAIL RUN, LLC, BY DEED DATED APRIL 22, 2003 RECORDED AT LIBER 7096, FOLIO 157; RECORDED AMONG 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 NOW AMENDED.

David M. Harris 09/24/04
DAVID M. HARRIS
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NUMBER 10978
FOR BENCHMARK ENGINEERING, INC.
MARYLAND REGISTRATION NUMBER 351

OWNER'S DEDICATION

FOXTAIL RUN, LLC, BY JAMES R. MOXLEY, III AND STEVEN K. BREEDEN, MEMBERS, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPT. OF PLANNING AND ZONING, ESTABLISHES 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; AND 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT RIGHT AND THE 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; AND 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 27 DAY OF SEPTEMBER, 2004.

James R. Moxley, III 9/27/04
SIGNATURE OF OWNER DATE:
JAMES R. MOXLEY, III
MEMBER - FOXTAIL RUN, LLC

Robert P. Stumsky 9/27/04
WITNESS DATE:

Steven K. Breeden 9/24/04
SIGNATURE OF OWNER DATE:
STEVEN K. BREEDEN
MEMBER - FOXTAIL RUN, LLC

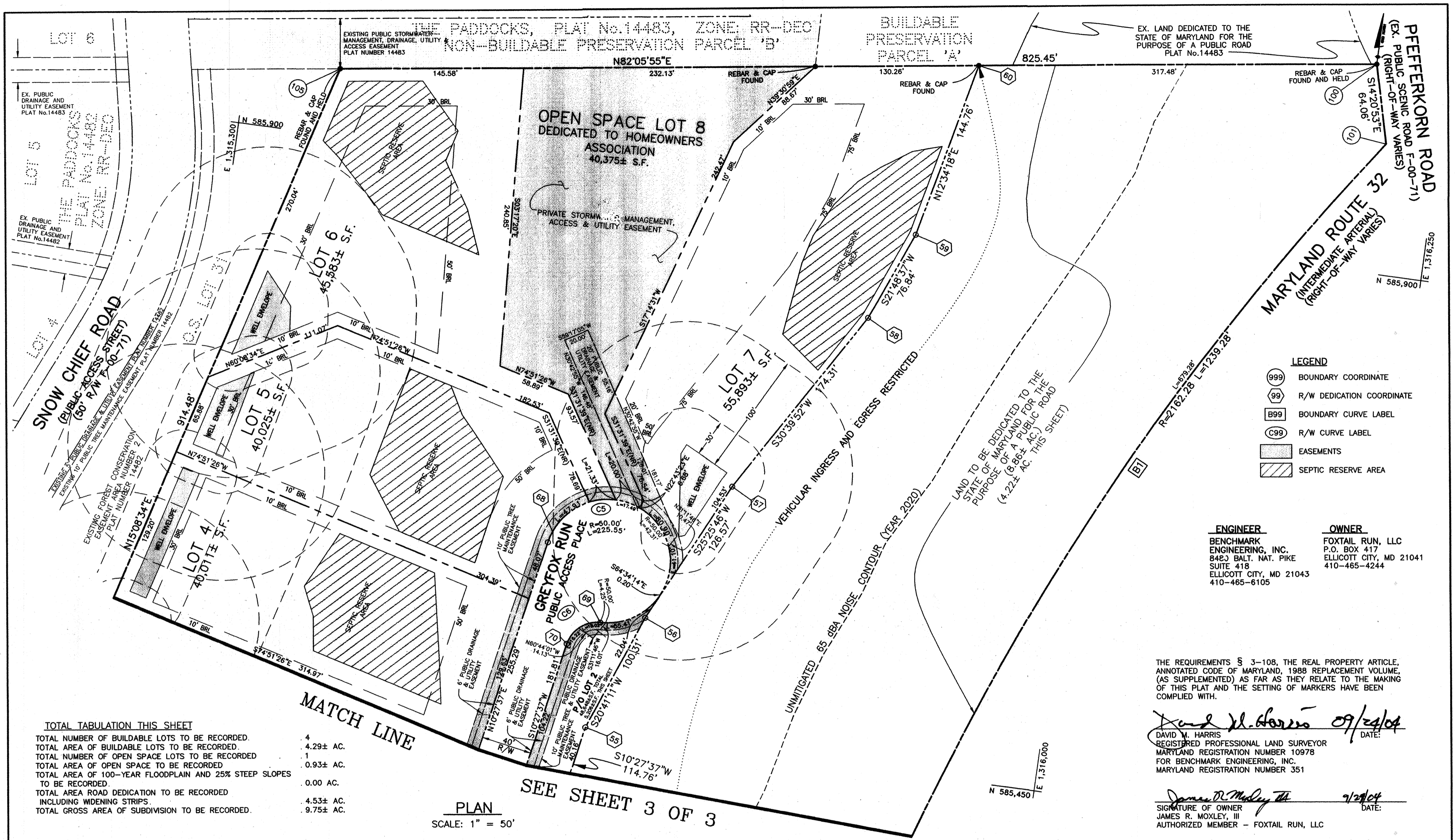
Robert P. Stumsky 9/27/04
WITNESS DATE:

RECORDED AS PLAT 17123
ON 12/14/04 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MARYLAND.

SUBDIVISION PLAT

FOXTAIL RUN
LOTS 1 THRU 7 AND
OPEN SPACE LOT 8

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
TAX MAP No. 22 SCALE: 1"=200'
PARCEL: 2 DATE: NOVEMBER, 2003
BLOCK: 8 SHEET: 1 OF 3
ZONED: RR-DEO



TOTAL TABULATION THIS SHEET

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	4
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	4.29± AC.
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.	1
TOTAL AREA OF OPEN SPACE TO BE RECORDED.	0.93± AC.
TOTAL AREA OF 100-YEAR FLOODPLAIN AND 25% STEEP SLOPES TO BE RECORDED.	0.00 AC.
TOTAL AREA ROAD DEDICATION TO BE RECORDED INCLUDING WIDENING STRIPS.	4.53± AC.
TOTAL GROSS AREA OF SUBDIVISION TO BE RECORDED.	9.75± AC.

PLAN
SCALE: 1" = 50'

SEE SHEET 3 OF 3

- LEGEND**
- (999) BOUNDARY COORDINATE
 - (99) R/W DEDICATION COORDINATE
 - (B99) BOUNDARY CURVE LABEL
 - (C99) R/W CURVE LABEL
 - [Hatched Box] EASEMENTS
 - [Hatched Box] SEPTIC RESERVE AREA

ENGINEER
BENCHMARK ENGINEERING, INC.
8480 BALT. NAT. PIKE
SUITE 418
ELLICOTT CITY, MD 21043
410-465-6105

OWNER
FOXTAIL RUN, LLC
P.O. BOX 417
ELLICOTT CITY, MD 21041
410-465-4244

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 09/24/04
DAVID M. HARRIS
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NUMBER 10978
FOR BENCHMARK ENGINEERING, INC.
MARYLAND REGISTRATION NUMBER 351

James R. Moxley III 9/27/04
SIGNATURE OF OWNER
JAMES R. MOXLEY, III
AUTHORIZED MEMBER - FOXTAIL RUN, LLC

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS:
HOWARD COUNTY HEALTH DEPARTMENT

Robert J. Weber 11/22/04
HOWARD COUNTY HEALTH OFFICER KN DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

[Signature] 12/6/04
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Marka Bralagan 12/7/04
DIRECTOR DATE

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY MELISSA OWENS RUTH AND DANA OWENS UNDERWOOD, SURVIVING JOINT TENANTS OF ANITA R. JACKSON, WHO DIED APRIL 17, 2000 AND BETTY J. OWENS, WHO DIED JANUARY 25, 2000, TO FOXTAIL RUN, LLC, BY DEED DATED APRIL 22, 2003 RECORDED AT LIBER 7096, FOLIO 157; RECORDED AMONG 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 NOW AMENDED.

David M. Harris 9/24/04
DAVID M. HARRIS
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NUMBER 10978
FOR BENCHMARK ENGINEERING, INC.
MARYLAND REGISTRATION NUMBER 351

OWNER'S DEDICATION

FOXTAIL RUN, LLC, BY JAMES R. MOXLEY, III AND STEVEN K. BREEDEN, MEMBERS, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPT. OF PLANNING AND ZONING, ESTABLISHES 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; AND 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT RIGHT AND THE 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; AND 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 OUR HANDS THIS 21 DAY OF SEPTEMBER, 2004.

James R. Moxley III 9/27/04
SIGNATURE OF OWNER
JAMES R. MOXLEY, III
MEMBER - FOXTAIL RUN, LLC

Robert P. Stumsky 9/27/04
WITNESS DATE

Steven K. Breeden 9/24/04
SIGNATURE OF OWNER
STEVEN K. BREEDEN
MEMBER - FOXTAIL RUN, LLC

Robert P. Stumsky 9/27/04
WITNESS DATE

RECORDED AS PLAT 17124
ON 12/14/04 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MARYLAND.

SUBDIVISION PLAT

FOXTAIL RUN
LOTS 1 THRU 7 AND
OPEN SPACE LOT 8

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
TAX MAP No. 22 SCALE: 1"=50'
PARCEL: 2 DATE: FEBRUARY, 2004
BLOCK: 8 SHEET: 2 OF 3
ZONED: RR-DEO

SEE SHEET 2 OF 3

MATCH LINE

UNMITIGATED 65 DBA NOISE CONTOUR (YEAR 2020)

VEHICULAR INGRESS AND EGRESS RESTRICTED

VEHICULAR INGRESS AND EGRESS RESTRICTED

LAND TO BE DEDICATED TO THE STATE OF MARYLAND FOR THE PURPOSE OF A PUBLIC ROAD (8.86± AC.) (4.64± AC. THIS SHEET)

BURNT WOODS ROAD (EX. PUBLIC MAJOR COLLECTOR) (RIGHT-OF-WAY VARIES)

MARYLAND ROUTE 32 (INTERMEDIATE ARTERIAL) (RIGHT-OF-WAY VARIES)

LEGEND

- ⊙ 999 BOUNDARY COORDINATE
- ⊙ 99 R/W DEDICATION COORDINATE
- ⊙ B99 BOUNDARY CURVE LABEL
- ⊙ C99 R/W CURVE LABEL
- ▭ EASEMENTS
- ▨ SEPTIC RESERVE AREA

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 09/24/04
 DAVID M. HARRIS
 REGISTERED PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NUMBER 10978
 FOR BENCHMARK ENGINEERING, INC.
 MARYLAND REGISTRATION NUMBER 351

James R. Moxley, III 9/27/04
 SIGNATURE OF OWNER
 JAMES R. MOXLEY, III
 AUTHORIZED MEMBER - FOXTAIL RUN, LLC

ENGINEER
 BENCHMARK ENGINEERING, INC.
 8480 BALT. NAT. PIKE
 SUITE 418
 ELLICOTT CITY, MD 21043
 410-465-6105

OWNERS
 FOXTAIL RUN, LLC
 P.O. BOX 417
 ELLICOTT CITY, MD 21041
 410-465-4244

TOTAL TABULATION THIS SHEET

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	3
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	2.90± AC.
TOTAL AREA OF 100-YEAR FLOODPLAIN AND 25% STEEP SLOPES TO BE RECORDED.	0.00 AC.
TOTAL AREA ROAD DEDICATION TO BE RECORDED INCLUDING WIDENING STRIPS.	5.08± AC.
TOTAL GROSS AREA OF SUBDIVISION TO BE RECORDED.	7.98± AC.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS:
 HOWARD COUNTY HEALTH DEPARTMENT

Robert J. Walker 11/22/04
 HOWARD COUNTY HEALTH OFFICER RN DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Robert J. Walker 12/6/04
 CHIEF, DEVELOPMENT ENGINEERING DIVISION 5 DATE

James R. Moxley, III 12/2/04
 DIRECTOR DATE

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY MELISSA OWENS RUTH AND DANA OWENS UNDERWOOD, SURVIVING JOINT TENANTS OF ANITA R. JACKSON, WHO DIED APRIL 17, 2000 AND BETTY J. OWENS, WHO DIED JANUARY 25, 2000, TO FOXTAIL RUN, LLC, BY DEED DATED APRIL 22, 2003 RECORDED AT LIBER 7096, FOLIO 157; RECORDED AMONG 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 NOW AMENDED.

David M. Harris 09/24/04
 DAVID M. HARRIS
 REGISTERED PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NUMBER 10978
 FOR BENCHMARK ENGINEERING, INC.
 MARYLAND REGISTRATION NUMBER 351

OWNER'S DEDICATION

FOXTAIL RUN, LLC, BY JAMES R. MOXLEY, III AND STEVEN K. BREEDEN, MEMBERS, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPT. OF PLANNING AND ZONING, ESTABLISHES 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; AND 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT RIGHT AND THE 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; AND 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 27 DAY OF SEPTEMBER, 2004.

James R. Moxley, III 9/27/04
 SIGNATURE OF OWNER
 JAMES R. MOXLEY, III
 MEMBER - FOXTAIL RUN, LLC

Steven K. Breeden 9/24/04
 SIGNATURE OF OWNER
 STEVEN K. BREEDEN
 MEMBER - FOXTAIL RUN, LLC

Robert P. Stumsky 9/27/04
 WITNESS DATE

Robert P. Stumsky 9/27/04
 WITNESS DATE

RECORDED AS PLAT 17125
 ON 12/14/04 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

SUBDIVISION PLAT

FOXTAIL RUN
 LOTS 1 THRU 7 AND
 OPEN SPACE LOT 8

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
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