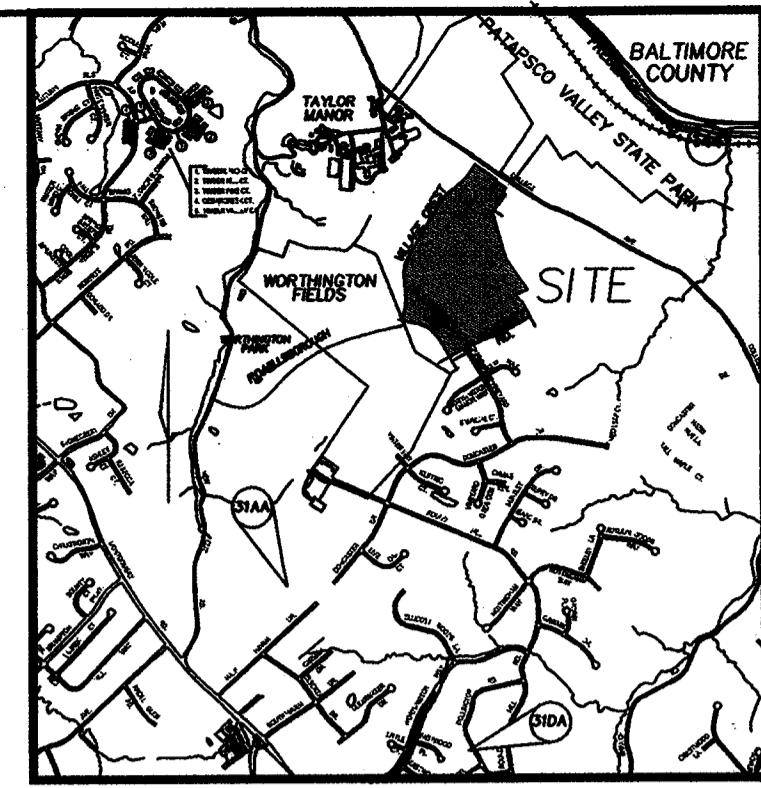
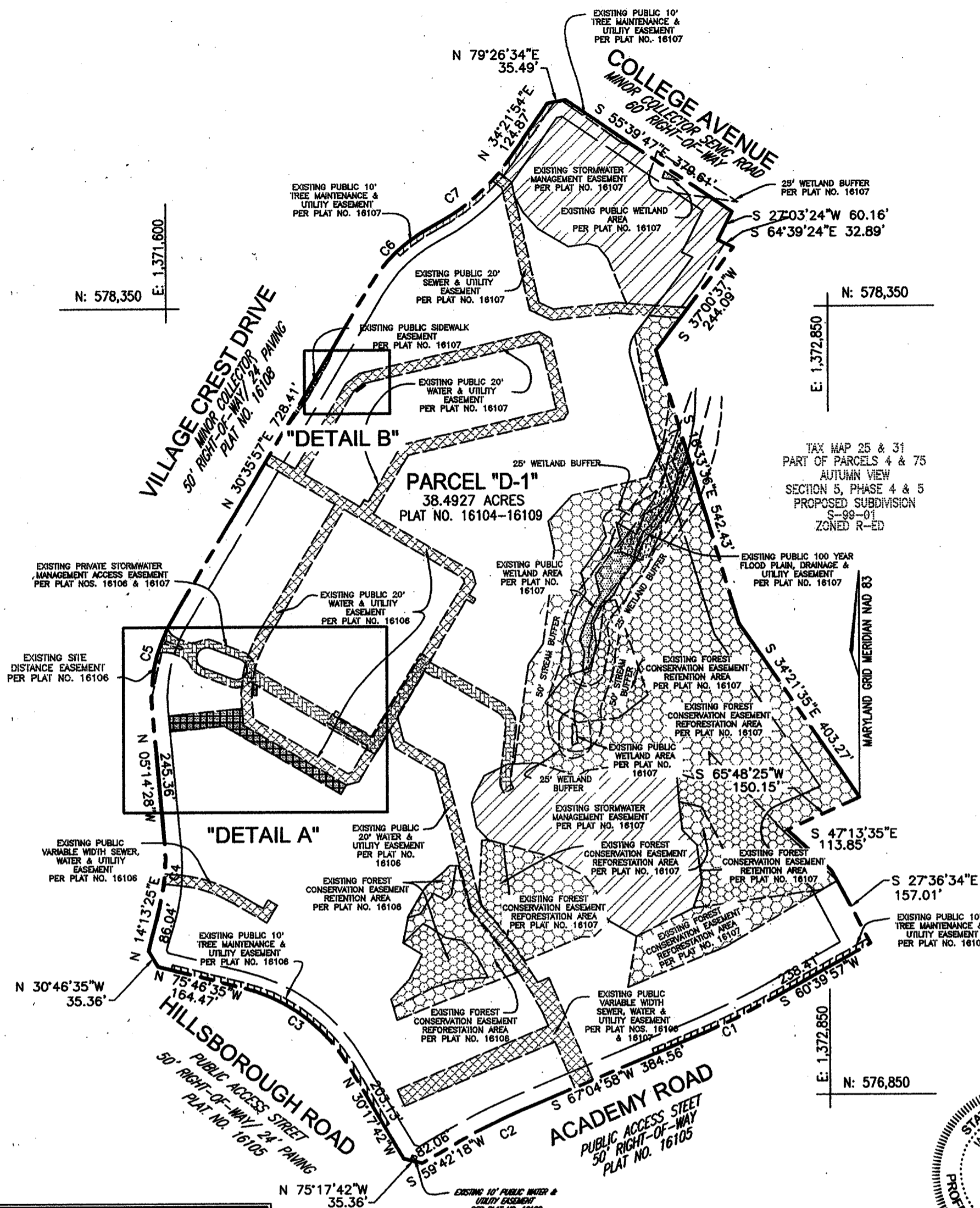


# GENERAL NOTES

- COORDINATES BASED ON NAD83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY, GEODETIC CONTROL STATIONS No. 31AA AND 31DA  
31AA N 573,998.560 E 1,369,934.125  
31DA N 571,982.645 E 1,372,144.970
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY FISHER, COLLINS & CARTER, INC. ON OR ABOUT SEPTEMBER 1998.
- BRL DENOTES BUILDING RESTRICTION LINE.
- ⊕ DENOTES REBAR WITH #W4 CAP SET.
- ⊙ DENOTES IRON PIPE OR IRON BAR FOUND.
- ⊕ DENOTES ANGULAR CHANGE IN BEARING OR RIGHT-OF-WAY.
- DENOTES STONE OR MONUMENT FOUND.
- AREAS SHOWN HEREON ARE MORE OR LESS.
- THE SUBJECT PROPERTY IS ZONED POR PER THE OCTOBER 18, 1993 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 EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:  
A. WIDTH --- 12' (14' SERVING MORE THAN ONE RESIDENCE);  
B. SURFACE --- 6" OF COMPACTED CRUSHER RUN BASE W/TAR AND CHIP COATING (1-1/2" MIN.);  
C. GEOMETRY --- MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS;  
D. STRUCTURES (CULVERTS/BRIDGES) --- CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING);  
E. DRAINAGE ELEMENTS --- CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT OF DEPTH OVER DRIVEWAY SURFACE;  
F. STRUCTURE CLEARANCES --- MINIMUM 12';  
G. MAINTENANCE --- SUFFICIENT TO INSURE ALL WEATHER USE.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR THEIR BUFFERS AND FOREST CONSERVATION EASEMENT AREA.
- TO THE BEST OF THE OWNERS KNOWLEDGE, THERE ARE NO BURIAL OR CEMETARY SITES EXISTING ON THIS SITE.
- STEEP SLOPES EXIST ON THIS SITE.
- THIS SUBDIVISION IS WITHIN THE METROPOLITAN DISTRICT.
- FLOODPLAIN EASEMENTS, FOREST CONSERVATION EASEMENTS, OR STREAM BUFFER AREAS, EXCEPT AS SHOWN NO CLEARING, GRADING, OR CONSTRUCTION IS PERMITTED WITHIN THE WETLANDS, WETLANDS BUFFER SHOWN ON APPROVED PLANS.
- THERE ARE NO HISTORIC SITES ON THIS PROPERTY.
- STORMWATER MANAGEMENT IS PROVIDED BY PLAT NOS. 16104-16109.
- THIS SUBDIVISION FULFILLS ITS LANDSCAPING REQUIREMENTS IN ACCORDANCE WITH SECTION 16.124(G) OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- THE WETLANDS SHOWN HEREON ARE BASED ON PLAT NOS. 16104-16109.
- THE 100 YEAR FLOODPLAIN SHOWN HEREON IS BASED ON PLAT NOS. 16104-16109.
- THE FOREST CONSERVATION EASEMENTS HAVE BEEN RECORDED BY PLAT NOS. 16104-16109.
- PUBLIC WATER AND SEWAGE ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
- WATER AND SEWER SERVICE WILL BE GRANTED UNDER THE PROVISION OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- THE DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS, ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES, FOREST CONSERVATION LOCATED IN, ON, OR OVER AND THROUGH PARCEL D-1 AND ANY CONVEYANCE OF THE AFORESAID PARCEL D-1 SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID PARCEL D-1. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR 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 THE DEVELOPER AND THE COUNTY, AND THE RELEASE OF THE DEVELOPERS 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, MARYLAND.
- AS A RESULT OF THE PRELIMINARY PLAN FOR THIS SUBDIVISION, P-01-20, BEING SUBMITTED TO THE COUNTY FOR REVIEW PRIOR TO NOVEMBER 15, 2001, IT IS SUBJECT TO COMPLIANCE WITH THE FOURTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS. IN ADDITION, BECAUSE THE PRELIMINARY PLAN FOR THIS SUBDIVISION DID OBTAIN SIGNATURE APPROVAL PRIOR TO NOVEMBER 01, 2001, ON SEPTEMBER 17, 2001, THIS SUBDIVISION IS SUBJECT TO COMPLIANCE WITH THE ZONING REGULATIONS ADOPTED ON OCTOBER 18, 1993 AND AMENDED ON JULY 12, 2001.
- ALL STORM DRAIN LOCATED OUTSIDE OF THE PUBLIC RIGHT-OF-WAY SHALL BE PRIVATELY OWNED AND MAINTAINED BY THE HOME OWNERS ASSOCIATION.
- WATER AND SEWER FOR THIS PROJECT WILL BE PUBLIC. WATER IS EXTENDED FROM HILLBOROUGH ROAD AND COLLEGE AVENUE SEWER IS TO DRAIN TO A PLANNED PUMPING STATION. WATER AND SEWER CONTRACT #14-4034-D.
- DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR TAYLOR PROPERTIES COMMUNITY ASSOCIATION, INC. RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 5371 AT FOLIO 174.
- PLANNING AND ZONING FILE NUMBERS; P-00-07, S-99-18, S-00-05, F-01-60, P-01-20, F-02-47, F-02-112



## VICINITY MAP

SCALE: 1" = 200'

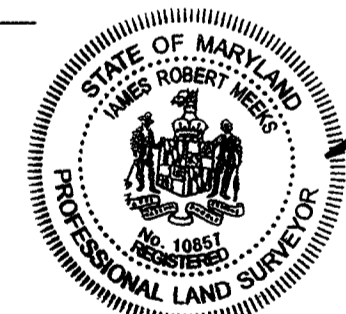
TAX MAP 25 & 31  
PART OF PARCELS 4 & 75  
AUTUMN VIEW  
SECTION 5, PHASE 4 & 5  
PROPOSED SUBDIVISION  
S-99-01  
ZONED R-ED

CURVE NO.	RADIUS	TANGENT	LENGTH	Δ	CHORD LENGTH	CHORD BEARING
C1	1049.86'	54.64'	109.19'	5°57'32"	109.14'	S 63°52'28" W
C2	1025.00'	66.09'	131.99'	7°22'40"	131.90'	S 63°23'38" W
C3	325.00'	136.22'	257.98'	45°28'53"	251.26'	N 53°02'08" W
C4	375.00'	64.32'	127.40'	19°27'53"	126.78'	N 04°29'29" E
C5	300.00'	98.56'	190.45'	36°22'27"	187.27'	N 12°56'31" E
C6	300.00'	86.10'	167.70'	32°01'40"	165.52'	N 46°36'47" E
C7	400.00'	100.70'	197.31'	28°15'43"	195.31'	N 48°29'46" E

**FREDERICK WARD ASSOCIATES**  
ARCHITECTS | ENGINEERS | PLANNERS | SURVEYORS

1726 Riverwood Drive  
Columbia, Maryland 21046-2364  
410-720-6900  
410-720-8228 fax

REGIONAL OFFICES  
Bel Air, Maryland and Warrenton, Virginia  
[www.frederickward.com](http://www.frederickward.com)



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 SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

*James R. Meeks* 11/13/03  
JAMES ROBERT MEEKS, LS #10857 DATE

*Bruce Taylor* 11/17/03  
DR. BRUCE TAYLOR, MANAGER DATE  
TAYLOR FAMILY LIMITED PARTNERSHIP A

*OWNER*  
TAYLOR FAMILY LIMITED PARTNERSHIP A  
DR. BRUCE TAYLOR, MANAGER  
4200 COLLEGE AVENUE  
ELICOTT CITY, MD 21041

THE PURPOSE OF THIS PLAT IS TO ADD A PUBLIC WATER AND UTILITY EASEMENT AND AMEND TWO EXISTING PUBLIC WATER AND UTILITY EASEMENTS.

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

*Penny Brantner* 12-3-03  
HOWARD COUNTY HEALTH OFFICER /R/ DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING  
AND ZONING

*[Signature]* 12/2/03 DATE  
CHIEF, DEVELOPMENT ENGINEERING DIVISION

*[Signature]* 12/12/03 DATE  
DIRECTOR (ACTING)

**OWNER'S CERTIFICATE**

TAYLOR FAMILY LIMITED PARTNERSHIP A, BY DR. BRUCE TAYLOR, MANAGER, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, ADOPT THIS FINAL PLAT 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 OR STREET RIGHTS-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS, THE FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND 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 FLOOD PLAINS, 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; 4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAYS. WITNESS OUR HANDS THIS 17TH DAY OF NOVEMBER, 2003.

*[Signature]*  
DR. BRUCE TAYLOR, MANAGER OF  
TAYLOR FAMILY LIMITED PARTNERSHIP A

*[Signature]*  
WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY IRVING J. TAYLOR AND EDITH L. TAYLOR TO TAYLOR FAMILY PARTNERSHIP A, BY DEED DATED DECEMBER 18, 2000 AND RECORDED IN LIBER 5293 AT FOLIO 566 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

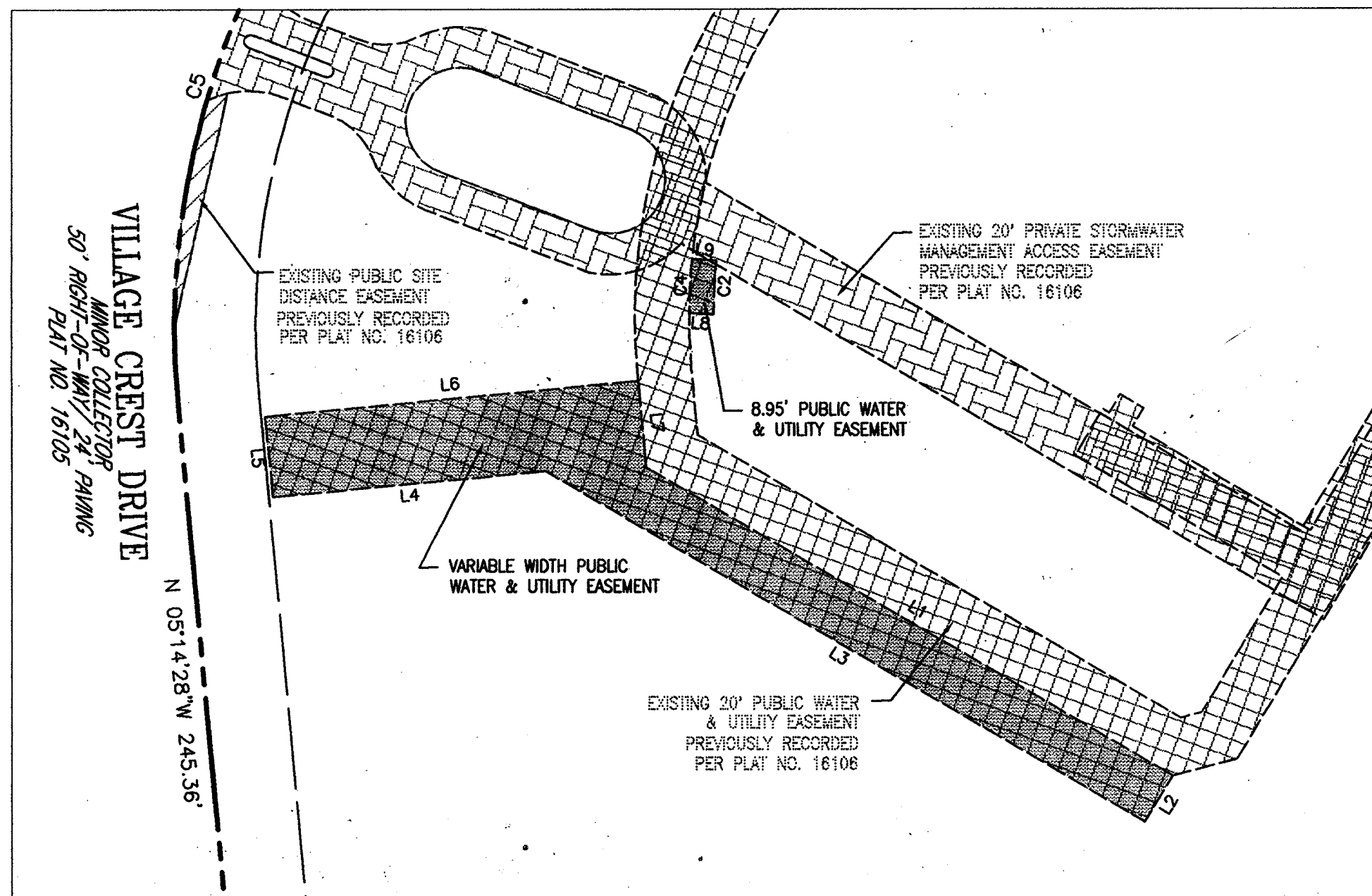
I ALSO CERTIFY ALL MONUMENTS ARE IN OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*James R. Meeks* 11/13/03  
JAMES ROBERT MEEKS, PROFESSIONAL LAND SURVEYOR #10857 DATE

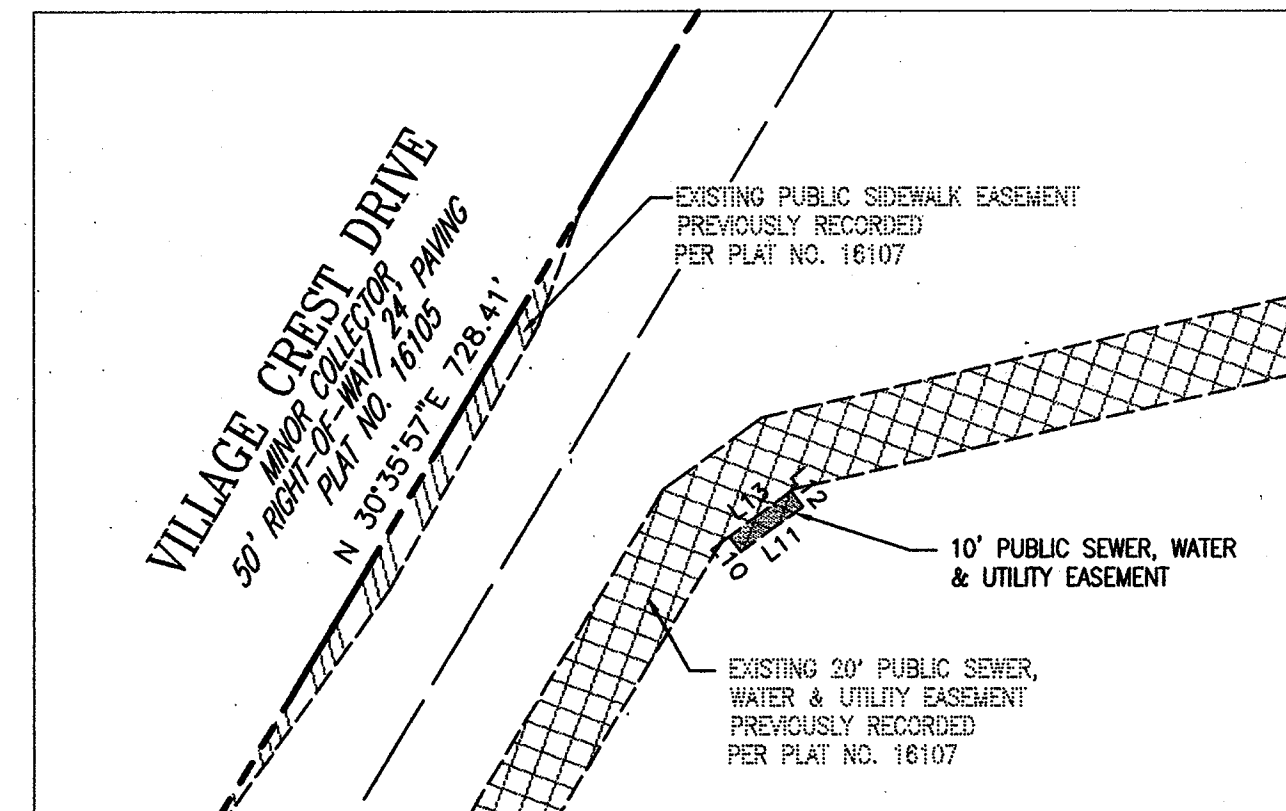
RECORDED AS PLAT No. 16421 ON 12/19/03  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**VILLAGE CREST**  
PARCEL D-1  
A PLAT OF REVISION OF VILLAGE CREST  
PARCEL D-1  
ZONED POR  
TAX MAP No. 25 BLK: 20 PARCEL No. 4  
SECOND ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
NOVEMBER 13, 2003  
GRAPHIC SCALE

SCALE: 1" = 200' SHEET No. 1 OF 2



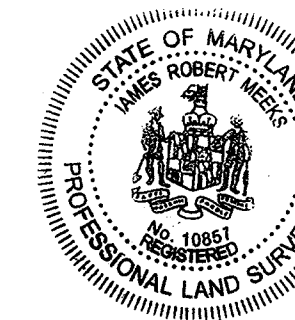
DETAIL 'A'



DETAIL 'B'

LINE TABLE VARIABLE WIDTH WATER & UTILITY EASEMENT		
COURSE	BEARING	DISTANCE
L1	S 59°24'00" E	224.79'
L2	S 30°36'00" W	20.00'
L3	N 59°24'00" W	255.98'
L4	S 84°31'28" W	100.73'
L5	N 05°28'32" W	30.00'
L6	N 84°31'28" E	137.85'
L7	S 05°14'28" E	32.20'
L8	S 86°56'01" E	8.95'
L9	N 86°56'01" W	8.95'
L10	S 37°24'18" E	5.00'
L11	N 53°49'56" E	20.00'
L12	N 37°24'18" W	5.00'
L13	S 53°49'56" W	20.00'

CURVE DATA TABLE						
CURVE NO.	RADIUS	ARC	TANGENT	Δ	CHORD	CHORD BEARING
C1	201.40'	20.01'	10.01'	5°41'32"	20.00'	N 03°03'59" E
C2	210.34'	20.01'	10.01'	5°27'00"	20.00'	S 03°03'59" W



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.

*James R. Meeks* 11/13/03  
 JAMES ROBERT MEEKS, LS #10857 DATE

*Bruce Taylor* 11/17/03  
 DR. BRUCE TAYLOR, MANAGER DATE  
 TAYLOR FAMILY LIMITED PARTNERSHIP A

OWNER  
 TAYLOR FAMILY LIMITED PARTNERSHIP A  
 DR. BRUCE TAYLOR, MANAGER  
 4700 COLLEGE AVENUE  
 ELLICOTT CITY, MD 21041

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

*Perry Bourton* 12-3-03  
 HOWARD COUNTY HEALTH OFFICER MR DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING  
 AND ZONING

*John P. ...* 12/2/03  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*Stephen ...* 12/12/03  
 DIRECTOR, ACTING DATE

**OWNER'S CERTIFICATE**

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*Bruce Taylor*  
 DR. BRUCE TAYLOR, MANAGER OF  
 TAYLOR FAMILY LIMITED PARTNERSHIP A

*Megan ...*  
 WITNESS

**SURVEYOR'S CERTIFICATE**

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*James R. Meeks* 11/13/03  
 JAMES ROBERT MEEKS, PROFESSIONAL LAND SURVEYOR #10857 DATE

RECORDED AS PLAT No. 16422 ON 12/19/03  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**VILLAGE CREST**  
 PARCEL D-1  
 A PLAT OF REVISION OF VILLAGE CREST  
 PARCEL D-1  
 ZONED POR  
 TAX MAP No. 25 BLK: 20 PARCEL No. 4  
 SECOND ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 NOVEMBER 13, 2003  
 GRAPHIC SCALE:  
 50' 0 50' 100' 150'  
 SCALE: 1" = 50' SHEET No. 2 OF 2