

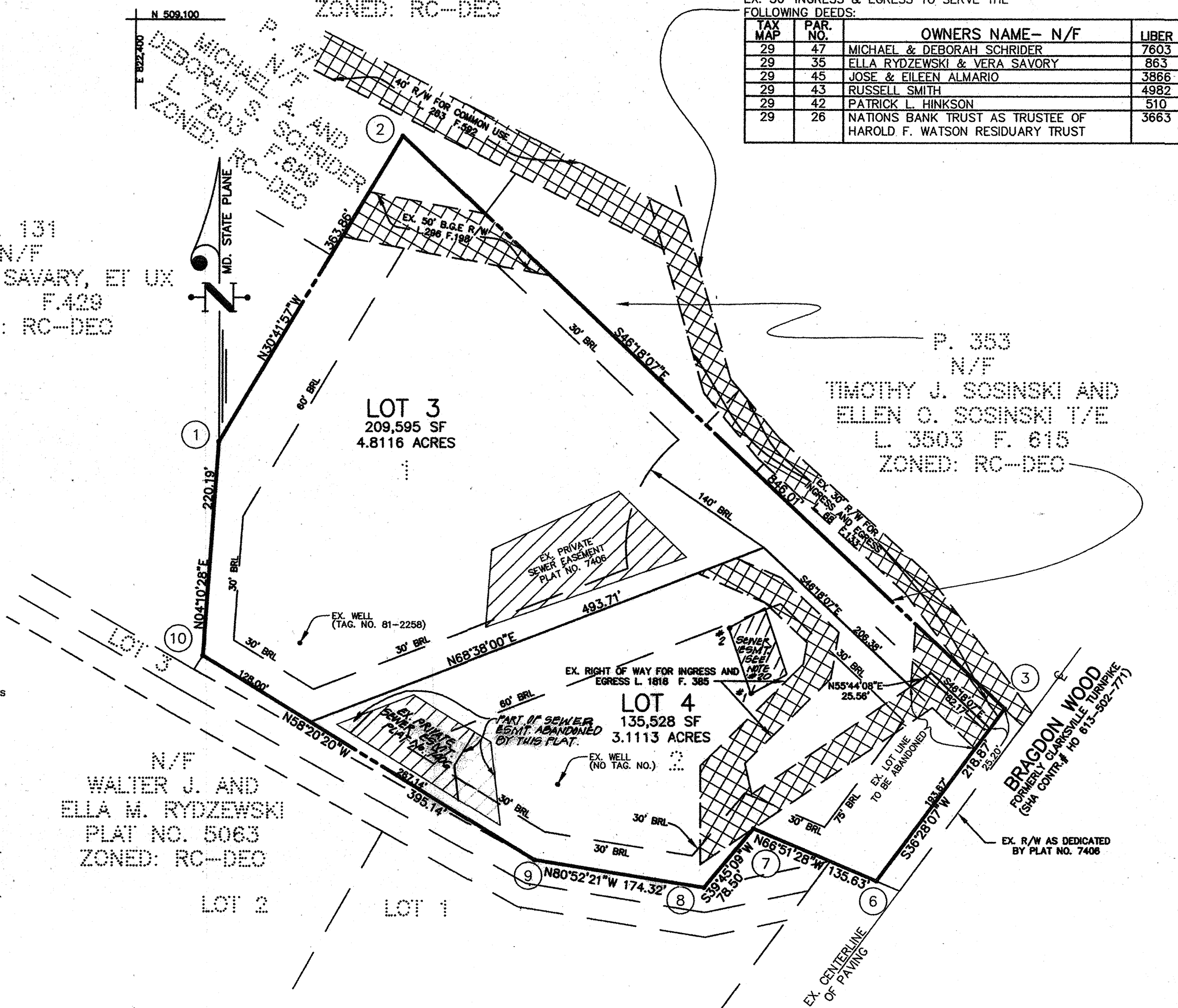
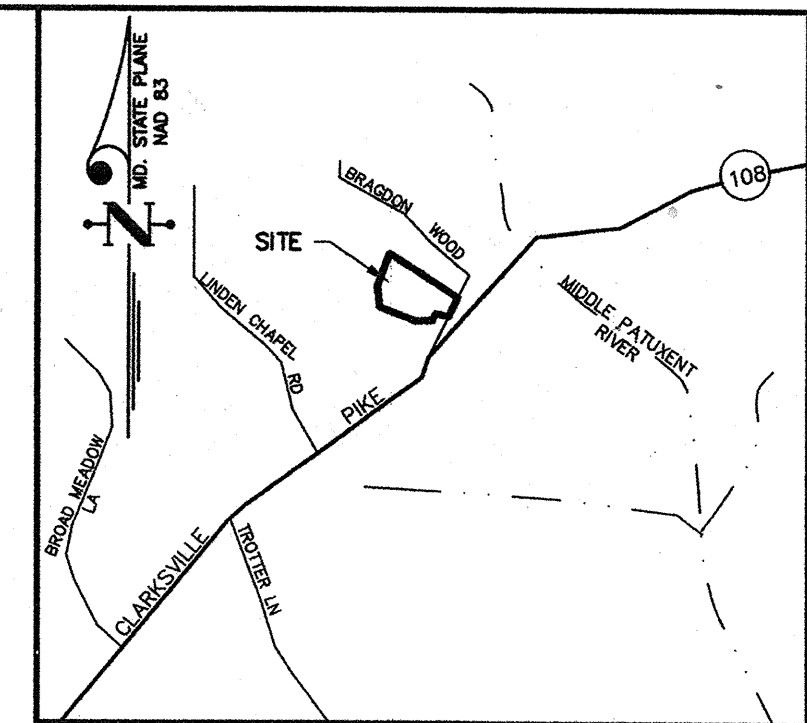
NO.	NORTH	EAST
1	508670.55	822485.06
2	508983.42	822870.82
3	508398.94	823282.48
6	508222.93	823152.38
7	508276.24	823027.67
9	508243.54	822805.36
10	508450.95	822469.03

P. 347  
N/F  
GREGORY J. ABATE AND  
ADRIANNA M. ABATE  
ZONED: RC-DEO

P. 131  
N/F  
JOSEPH R. SAVARY, ET UX  
L.444 F.428  
ZONED: RC-DEO

EX. 30' INGRESS & EGRESS TO SERVE THE FOLLOWING DEEDS:

TAX MAP	PAR. NO.	OWNERS NAME- N/F	LIBER	FOLIO
29	47	MICHAEL & DEBORAH SCHRIDER	7603	689
29	35	ELLA RYDZEWSKI & VERA SAVORY	863	306
29	45	JOSE & EILEEN ALMARIO	3866	668
29	43	RUSSELL SMITH	4982	18
29	42	PATRICK L. HINKSON	510	789
29	26	NATIONS BANK TRUST AS TRUSTEE OF HAROLD F. WATSON RESIDUARY TRUST	3663	152



The requirements of § 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.

*William L. Machen*  
WILLIAM L. MACHEN  
PROFESSIONAL LAND SURVEYOR

*Gregory V. Meehan*  
GREGORY V. MEEHAN

*Sarah Ann Meehan*  
SARAH ANN MEEHAN

*Joseph R. Proulx*  
JOSEPH R. PROULX

*Margaret Meehan*  
MARGARET MEEHAN

N/F  
WALTER J. AND  
ELLA M. RYDZEWSKI  
PLAT NO. 5063  
ZONED: RC-DEO

P. 353  
N/F  
TIMOTHY J. SOSINSKI AND  
ELLEN C. SOSINSKI T/E  
L. 3503 F. 615  
ZONED: RC-DEO

GENERAL NOTES

- SUBJECT PROPERTY IS ZONED RC-DEO PER FEBRUARY 2, 2004 COMPREHENSIVE ZONING PLAN.
- COORDINATES BASED ON MARYLAND STATE PLANE COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 2838005 AND NO. 2738004
- B.R.L. DENOTES BUILDING RESTRICTION LINE ESTABLISHED BY ZONING.
- THIS PLAT IS BASED ON FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT MARCH, 1987 BY CLARK, FINEFROCK AND SACKETT, INC.
- DENOTES IRON PIN SET CAPPED
- ✕ DENOTES IRON PIPE OR IRON BAR FOUND
- DENOTES ANGULAR CHANGE IN BEARING OR BOUNDARY OR RIGHTS-OF-WAY
- DENOTES CONCRETE MONUMENT SET WITH ALUMINUM PLATE.
- ▲ DENOTES STONE OR MONUMENT FOUND.
- FOR FLAG OR PIPE STEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE TO BE PROVIDED AT THE JUNCTION OF FLAG OR PIPE STEM AND THE ROAD R/W AND NOT ONTO THE FLAG OR PIPE STEM DRIVEWAY.
- DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY 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' TURNING RADIUS;  
D) MAINTENANCE- SUFFICIENT TO INSURE ALL WEATHER USE.
- ALL LOT AREAS ARE MORE OR LESS ±
- /// DENOTES A 10,000 SQ. FT. PRIVATE SEWER EASEMENT AS REQUIRED BY THE MD. STATE DEPARTMENT OF HEALTH FOR INDIVIDUAL SEWAGE DISPOSAL; THE DENOTES THE TRUE POSITIONS OF APPROVED PERCOLATION TESTS.
- IMPROVEMENTS IN THIS AREA ARE RESTRICTED UNTIL A PUBLIC SEWAGE SYSTEM IS AVAILABLE. THIS EASEMENT TO BE TERMINATED UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM.
- DISTANCES SHOWN ARE BASED ON SURFACE MEASUREMENT AND NOT REDUCED TO GRID MEASUREMENT.
- THERE IS AN EXISTING DWELLING ON EXISTING LOT 1 AND 2. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.
- THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND/OR SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS, THEREOF, EFFECTIVE MARCH 25, 1996 ON WHICH DATE DEVELOPER AGREEMENT 24-3365-0 WAS FILED AND ACCEPTED.
- THIS FINAL PLAT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENTS IN ACCORDANCE WITH SECTION 18.1202(b)(vi) OF THE HOWARD COUNTY CODE FOR A PLAT OF REVISION THAT DOES NOT CREATE ADDITIONAL LOTS.
- THIS PLAT OF REVISION IS EXEMPT FROM LANDSCAPING BECAUSE IT IS A PLAT OF RESUBDIVISION AND NO NEW LOTS ARE BEING CREATED.
- PREVIOUS FILE NUMBER IS F-87-206.
- ADDITIONAL SEWER EASEMENT AS REQUIRED BY HOWARD COUNTY HEALTH DEPARTMENT. \*#1 AND \*#2 DENOTES APPROVED PERCOLATION TESTS.

AREA TABULATION

1. TOTAL NUMBER OF LOTS TO BE RECORDED:	2
2. TOTAL NUMBER OF OPEN SPACE LOTS:	NONE
3. TOTAL AREA OF LOTS TO BE RECORDED:	7.9229 AC.
4. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0.00 AC.
5. TOTAL AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	0.00 AC.
6. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	7.9229 AC.

OWNERS: NEW LOT 3  
SARAH ANN MEEHAN AND  
GREGORY V. MEEHAN  
11735 BRAGDON WOOD  
CLARKSVILLE, MD 21029

NEW LOT 4  
JOSEPH R. PROULX AND  
MARGARET MEEHAN  
11731 BRAGDON WOOD  
CLARKSVILLE, MD 21029



THE PURPOSE OF THIS PLAT IS TO REVISE THE COMMON LOT LINE OF OLD LOTS 1 AND 2 TO CREATE NEW LOTS 3 AND 4.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY

CLARK · FINEFROCK & SACKETT, INC.  
ENGINEERS · PLANNERS · SURVEYORS  
7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

RECORDED AS PLAT 16967  
ON October 6, 2004 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Howard County Health Officer*  
HOWARD COUNTY HEALTH OFFICER  
DATE: 9/27/04

OWNERS' CERTIFICATE

WE, GREGORY V. MEEHAN AND SARAH ANN MEEHAN, JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, AND ALSO JOSEPH R. PROULX AND MARGARET MEEHAN, HIS WIFE, AS TENANTS BY THE ENTIRETIES, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON HEREBY DO ADOPT THIS PLAN OF RESUBDIVISION AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, HEREBY 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 ROAD AND STREET RIGHT 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 AREAS WHERE APPLICABLE; (3) 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, FLOODPLAINS, STORM DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THERE 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.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN AND DESCRIBED HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL THE LAND ACQUIRED BY GREGORY V. MEEHAN AND SARAH ANN MEEHAN JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, (OWNERS OF LOT 1) FROM SARAH ANN MEEHAN, BY DEED DATED SEPTEMBER 3, 2003 AND RECORDED IN LIBER 7734 AT FOLIO 317; AND ALSO THE LAND ACQUIRED BY JOSEPH R. PROULX AND MARGARET MEEHAN, HIS WIFE AS TENANTS BY THE ENTIRETIES, FROM GREGORY V. MEEHAN AND SARAH A. MEEHAN BY DEED DATED JULY 12, 1988 AND RECORDED IN LIBER 1855 AND FOLIO 104; THAT IT IS A RESUBDIVISION OF LOTS 1 AND 2 AS SHOWN ON A PLAT ENTITLED "MEEHAN SUBDIVISION LOTS 1 AND 2" AND RECORDED AS PLAT NO. 7406, ALL RECORDINGS IN 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 STREET AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

*Mark D. Longle*  
CHIEF, DEVELOPMENT ENGINEERING DIVISION  
DATE: 9/7/04

*Joseph R. Proulx*  
DIRECTOR  
DATE: 10/1/04

*Gregory V. Meehan*  
GREGORY V. MEEHAN

*Sarah Ann Meehan*  
SARAH ANN MEEHAN

*Joseph R. Proulx*  
JOSEPH R. PROULX

*Margaret Meehan*  
MARGARET MEEHAN

*William L. Machen*  
WILLIAM L. MACHEN  
PROFESSIONAL LAND SURVEYOR  
MARYLAND REG. NO. 9011  
DATE: 12 July 2004

MEEHAN SUBDIVISION  
LOTS 3 AND 4

A RESUBDIVISION OF LOTS 1 AND 2  
PLAT NO 7406  
TAX MAP #29 PARCEL 48  
5TH (FIFTH) ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

SCALE: 1" = 100' DATE: JULY, 2004  
PREVIOUS SUBMITTALS: F-87-206

SHEET 1 OF 1

J:\SURVEY\2004\04032\DWG\04032RSP.DWG  
CHKD: MA DRAWN: JPH JOB NO.: 04032 FILE NO.: 86-081