

Coordinate Table				
POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
327	594724.2742	1365536.3093	181272.321339	416216.299550
420	594636.2763	1365641.2853	181245.499532	416248.296312
421	594742.9211	1365632.2029	181278.004921	416245.527987
422	594717.6809	1365634.3525	181270.311710	416246.183180
3080	594173.6739	1365622.5221	181104.498032	416242.577264
3417	594695.3543	1365544.2866	181263.506530	416218.731024
3421	594685.8937	1365509.9896	181260.622954	416208.277282
3576	594630.8151	1365661.9147	181243.834949	416254.584152
3577	594703.2840	1365542.7430	181265.923513	416218.260545
3584	594457.4549	1365646.6536	181190.994654	416249.932559
3590	594234.4957	1365540.3853	181123.036554	416217.549177
3610	594638.4828	1365420.6941	181246.172068	416181.059966
5511	594523.7239	1365325.3784	181121.193486	416152.007683

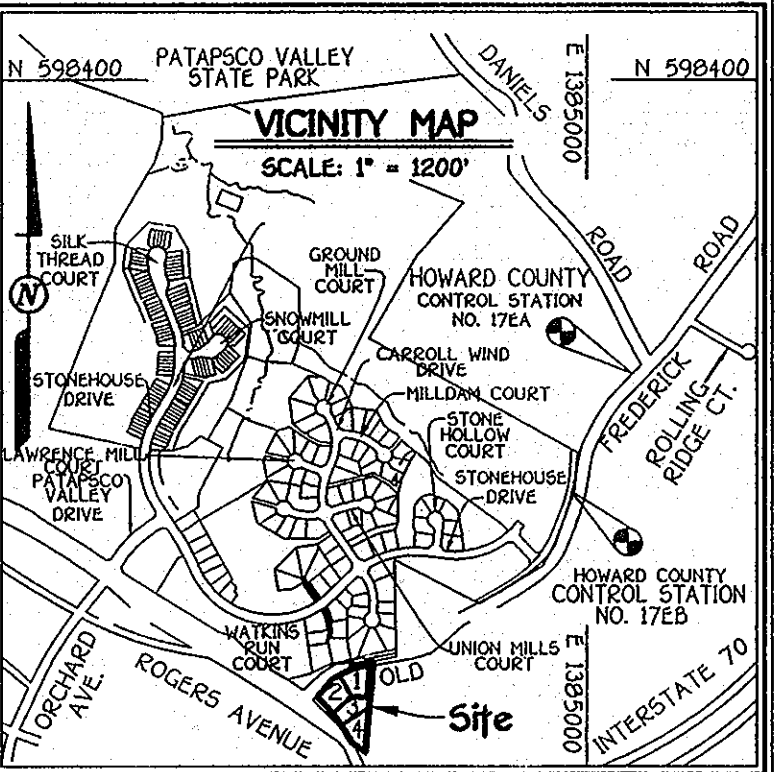
Public Sewer, Water & Utility Easement			
Line No.	Bearing And Distance	Line No.	Bearing And Distance
5-1	N04°52'04"W 173.73'	5-15	S85°08'22"E 10.00'
5-2	S54°35'07"E 13.67'	5-16	S04°51'38"W 10.00'
5-3	N13°46'09"W 9.49'	5-17	N85°08'22"W 10.00'
5-4	R=1774.13' L=42.37'	5-18	S04°51'37"W 70.24'
5-5	S04°52'04"E 46.41'	5-19	S28°49'43"E 18.03'
5-6	N85°07'56"E 10.00'	5-20	S04°51'38"W 18.03'
5-7	S04°52'04"E 10.00'	5-21	N28°49'43"W 34.87'
5-8	S85°07'56"W 10.00'	5-22	N85°08'23"W 10.66'
5-9	S04°52'04"E 46.00'	5-23	N04°51'37"E 50.92'
5-10	N85°07'56"E 27.50'	5-24	N85°08'22"W 10.00'
5-11	S05°01'51"W 10.15'	5-25	N04°51'36"E 89.96'
5-12	S85°07'56"W 25.75'		
5-13	S04°52'04"E 88.40'		
5-14	S04°51'37"W 59.18'		

Curve Data					
Pnt - Pnt	Radius	Arc Length	Delta	Tangent	Chord Bearing And Distance
3590-5511	1121.74'	361.96'	18°29'17"	182.57'	N36°37'35"W 360.39'
3417-422	1774.13'	92.80'	02°59'49"	46.41'	N76°04'39"E 92.79'

Minimum Lot Size Chart			
Lot No.	Gross Area	Pipestem Area	Minimum Lot Size
2	30,071 Sq.Ft.	3,554 Sq.Ft.	25,517 Sq.Ft.
3	22,009 Sq.Ft.	1,692 Sq.Ft.	20,317 Sq.Ft.
4	28,704 Sq.Ft.	3,372 Sq.Ft.	25,332 Sq.Ft.

This subdivision is subject to Section 10.122B of the Howard County Code. Public water and public sewer service has been granted under the terms and provisions, thereof, effective November 8, 2006 on which date Developer Agreement 14-4288-D was filed and accepted.

Private Access Easement For Ingress And Egress	
SYM	LENGTH
E-1	S05°01'51"W 75.57'
E-2	S87°26'07"E 101.81'
E-3	N02°34'55"E 49.12'
E-4	S87°25'05"E 27.53'
E-5	N02°34'55"E 17.13'
E-6	S87°26'07"E 75.65'
E-7	S05°01'51"W 23.49'
E-8	N05°30'40"W 150.43'
E-9	R=1774.13' L=24.21'
E-10	N05°30'40"W 155.82'
E-11	S05°01'51"W 114.80'
E-12	S57°26'18"W 30.29'



The Requirements S3-108, The Real Property Article, Annotated Code Of Maryland, 1998 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With

Terrell A. Fisher 6/2/09 Date
 Terrell A. Fisher, L.S. 10692 (Registered Land Surveyor)

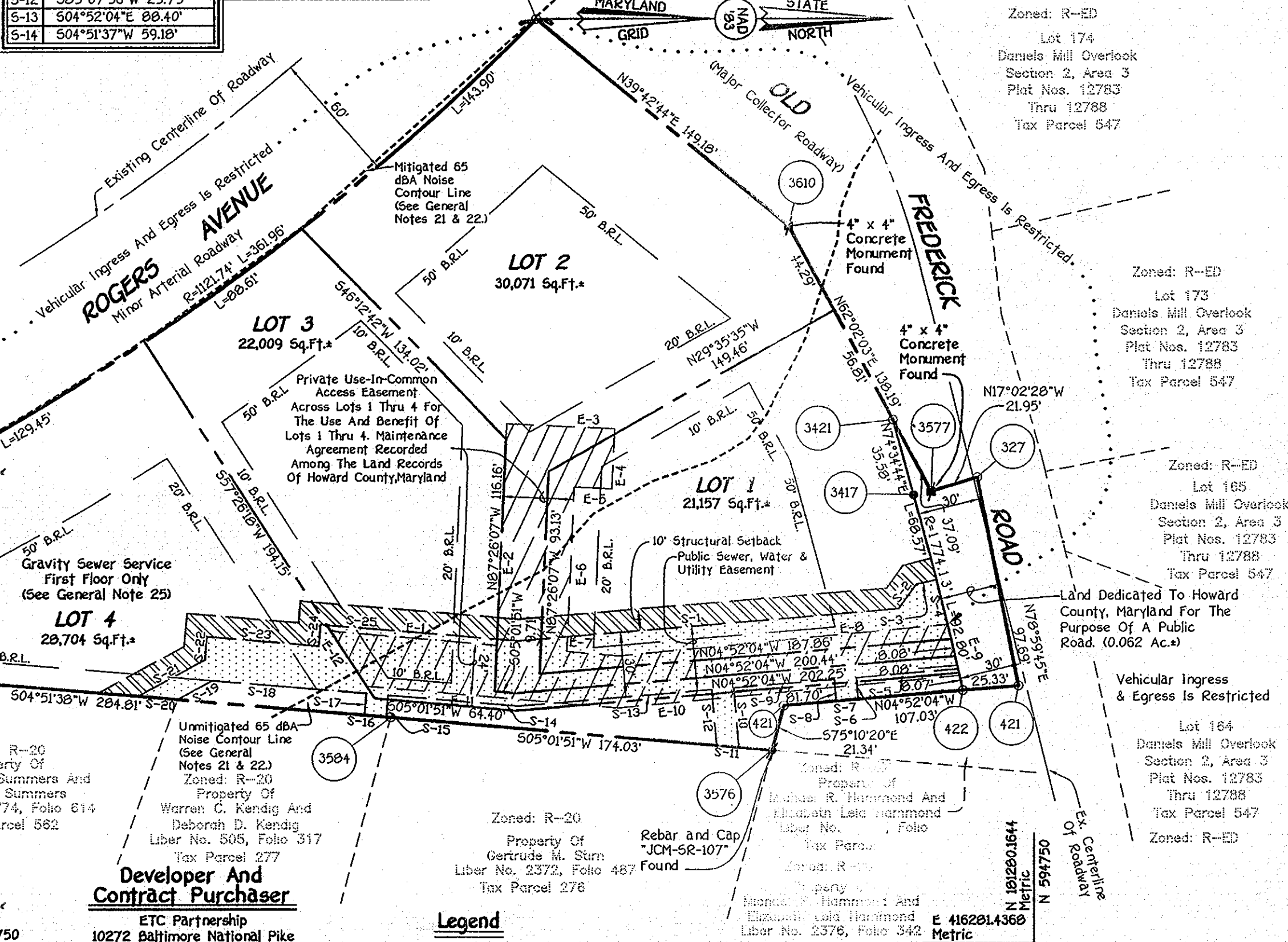
John Meade 6-15-09 Date
 Ryland Homes At Hollifield Station, LLC
 By Ryland Ventures, Inc. Member
 John Meade, Vice-President

General Notes Continued:

26. Plat Subject To Deed Settling Boundary Dispute Between Ryland Homes At Hollifield Station, LLC And Michael R. Hammond And Elizabeth L. Hammond Including Requirement "... A Landscaping Screen Or Buffer Consisting Of At Least One (1) Evergreen (Leyland Cypress) For Every Eight (8) Feet And Ten (10) Shrubs (Broad Leaf Evergreen) Every Sixty (60) Feet ..." Only For Perimeter Landscape Edges P4 And P5.

27. Plat Subject To WP-09-078 Which On January 7, 2009 The Planning Director Approved A Request To Waive Section 16.147(a) For The Requirement Of A Final Plat Subject To:

- The Deed Settling Boundary Dispute Must Be Recorded On Or Before March 7, 2009.
- Copies Of Deed Provided To Department Of Planning And Zoning.
- Department Of Planning And Zoning Requires Both The Plat And Supplemental Plan Be Revised Based On The Reconfiguration Of Parcel 547.



- General Notes:**
- Subject Property Zoned R-20 Per 2/2/04 Comprehensive Zoning Plan and per the "Comp Lite" Zoning Amendments effective 7/28/06.
 - Coordinates Based On Nad '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 17EA And No. 17EB.
 Sta. 17EA N 181160.5724 (METERS) E 413772.7247 (METERS)
 Sta. 17EB N 180994.8448 (METERS) E 413227.8979 (METERS)
 - This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About March, 1996, By Fisher, Collins And Carter, Inc.
 - B.L. Denotes Building Restriction Line.
 - Denotes Iron Pin Set Capped "F.C.C. 106".
 - Denotes Iron Pipe Or Iron Bar Found.
 - Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
 - Denotes Concrete Monument Set With Aluminum Plate "F.C.C. 106".
 - Denotes Concrete Monument Or Stone Found.
 - For Flag Or Pipe Stem Lots, Refuse Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of Flag Or Pipe Stem And The Road Right-Of-Way Line Only And Not Onto The Flag Or Pipe Stem Lot Driveway.
 - Driveways Shall Be Provided Prior To Residential Occupancy To Insure Safe Access For Fire And Emergency Vehicles Per The Following (Minimum) Requirements:
 - Width - 12 Feet (16 Feet Serving More Than One Residence);
 - Surface - Six (6) Inches Of Compacted Crusher Run Base With Tar And Chip Coating, (1 -1/2" Minimum);
 - Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot 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 Surface;
 - Structure Clearances - Minimum 12 Feet;
 - 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 Cemeteries Exist On This Site Based On A Visual Site Visit And On An Examination Of The Howard County Cemetery Inventory Map.
 - Landscaping For Lots 1 Thru 4 Is Provided In Accordance With A Certified Landscape Plan On File With This Plat In Accordance With Section 16.124 Of The Howard County Code And The Landscape Manual. Landscape Surety In The Amount Of \$16,350.00 Was Posted On November 8, 2006, In The Amount Of \$16,350.00, At The Time Of Execution Of The DPW Water And Sewer Developer's 14-4288-D.
 - This Plat Is Subject To The Amended Fifth Edition Of The Subdivision And Land Development Regulations Per Council Bill 45-2003 And The Zoning Regulations As Amended By Council Bill 75-2003. Development Or Construction On These Lots Must Comply With Setback And Buffer Regulations In Effect At The Time Of Submission Of The Site Development Plan, Waiver Petition Application, Or Building/grading Permit.
 - Previous Department Of Planning And Zoning File Numbers S-95-18, ZB-965H, PB Case #299 And WP-09-078.
 - Forest Conservation Obligation Of 1.4 Acres Planting To Fulfill The Requirements Of Section 16.1200 Of The Howard County Code Forest Conservation Act Is Provided By Off-Site Planting On Environmental Non-Buildable Preservation Parcel 'B' And Buildable Preservation Parcel 'C' Friendship Farms - Plat No. 18835 Thru 18837 (F-07-116) Identified on Tax Map 15, Grid 17, Tax Parcel No. 272. A Forest Conservation Surety In The Amount Of \$30,492.00 Based On 1.4 Acres X 43,560 Sq.Ft./Acre X 40.50/Acre Will Be Posted With The Developer's Agreement Associated With The Water And Sewer Contract No. 14-4288-D.
 - A Fee In Lieu Of Providing Open Space Has Been Paid In The Amount Of \$4,500.00.
 - Lots 1 Thru 4 Require Submission And Approval Of A Site Development Plan In Accordance With Section 16.155(a)(2)(iii) Of The Subdivision Regulations.
 - The 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.
 - Noise Study Was Prepared By Mars Group Dated May, 2004.
 - Forest Stand Delineation Was Prepared By Eco-Science Professionals, Inc. Dated October 4, 2004. Wetland Delineation Was Prepared By Eco-Science Professionals, Inc. Dated November 4, 2003. No Wetlands Exist Within Submission Limits.
 - Stormwater Management Will Be Provided In Accordance With Howard County And Maryland 378 Specifications. Water Quality Volume And Groundwater Recharge Requirements Are Being Met Via Disconnection Of Rooftop And Non-Rooftop Runoff Credits. Channel Protection Requirements Are Not Required For This Site Since The 1-Year Peak Discharge Is Less Than 2 CFS. In Regards To The Proposed Disconnection Credits Extending Beyond Lot Lines No Site Grading Over 5% Will Be Allowed On Lots 1-4.
 - Gravity Sewer Service, First Floor Only To Lot 4. Basement Service To Be Provided By Private On-Site Pump. SEE CONTINUATION OF GENERAL NOTES.

Area Tabulation

Total Number of Buildable Lots To Be Recorded	4
Total Number of Open Space Lots To Be Recorded	0
Total Number of Lots To Be Recorded	4
Total Area of Buildable Lots To Be Recorded	2,340 Ac.
Total Area of Open Space Lots To Be Recorded	0.000 Ac.
Total Area of Lots To Be Recorded	2,340 Ac.
Total Area of Roadway To Be Recorded	0.062 Ac.
Total Area To Be Recorded	2,402 Ac.

Legend

- Denotes 10' Structure Setback
- Denotes Public Sewer, Water & Utility Easement
- Denotes Private Use-In-Common Access Easement For The Benefit Of Lots 1 Thru 4

Developer And Contract Purchaser

ETC Partnership
 10272 Baltimore National Pike
 Ellicott City, Maryland 21042
Owner
 Ryland Homes At Hollifield Station, LLC
 c/o Mr. John Meade,
 Ryland Homes
 Suite 250
 6011 University Blvd.
 Ellicott City, Maryland 21043

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTRAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELICOTT CITY, MARYLAND 21042
 (410) 461 - 2955

N 18127.7641 METRIC
 N 594250 METRIC
 E 1365750 METRIC
 E 416281.4368 METRIC

OWNER'S CERTIFICATE

Ryland Homes At Hollifield Station, LLC By Ryland Ventures, Inc. Member, John Meade, Vice-President, 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 15th Day Of JULY, 2009.

John Meade
 Ryland Homes At Hollifield Station, LLC
 By Ryland Ventures, Inc. Member
 John Meade, Vice-President

SURVEYOR'S CERTIFICATE

I Hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of Part Of The Lands Conveyed By Percontee, Inc., A Maryland Corporation To Daniels Mill Overlook, L.L.C., A Maryland Limited Liability Company By Deed Dated September 24, 1996 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 3819 At Folio 262, Which By Articles Of Amendment For Daniels Mill Overlook, L.L.C. Dated January 15, 1997 And Filed With The State Department Of Assessments And Taxation On February 7, 1997, Document Number 70388547 Changed Its Name To Ryland Homes At Hollifield Station, LLC 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 In Accordance With The Howard County Subdivision Regulations.

Terrell A. Fisher
 Terrell A. Fisher, Professional Land Surveyor, No. 10692
 Date 6/2/09

RECORDED AS PLAT No. 20701 ON 8/17/09
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Oak Glen
 Lots 1 Thru 4
 Zoned: R-20
 Tax Map: #17 Grid: #12 Parcel: #547 (Formerly Parcel #41)
 Second Election District
 Howard County, Maryland

Scale: 1" = 50'
 Date: April 17, 2009
 Sheet 1 Of 1

APPROVED: For Public Water And Public Sewerage Systems.
 Howard County Health Department

Wilson for Peter Seilman 7/30/2009 Date
 Howard County Health Officer

APPROVED: Howard County Department Of Planning And Zoning

John Meade 7/14/09 Date
 Chief, Development Engineering Division

John Meade 8/23/09 Date
 Director

OWNER'S CERTIFICATE

Ryland Homes At Hollifield Station, LLC By Ryland Ventures, Inc. Member, John Meade, Vice-President, 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 15th Day Of JULY, 2009.

John Meade
 Ryland Homes At Hollifield Station, LLC
 By Ryland Ventures, Inc. Member
 John Meade, Vice-President

Suzanne L. Arnold
 Witness

SURVEYOR'S CERTIFICATE

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Terrell A. Fisher
 Terrell A. Fisher, Professional Land Surveyor, No. 10692
 Date 6/2/09

RECORDED AS PLAT No. 20701 ON 8/17/09
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Oak Glen
 Lots 1 Thru 4
 Zoned: R-20
 Tax Map: #17 Grid: #12 Parcel: #547 (Formerly Parcel #41)
 Second Election District
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 Date: April 17, 2009
 Sheet 1 Of 1