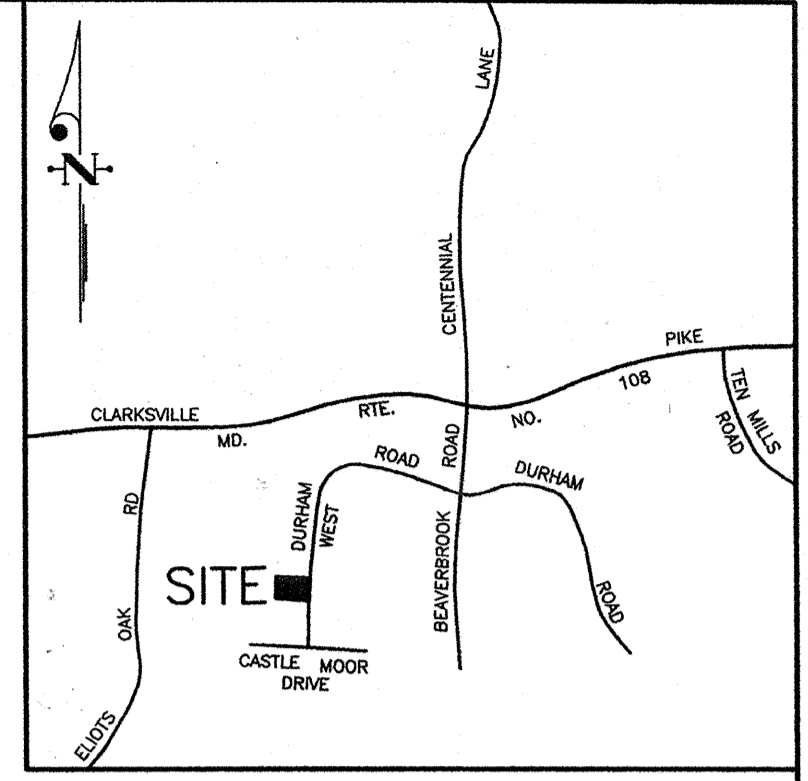
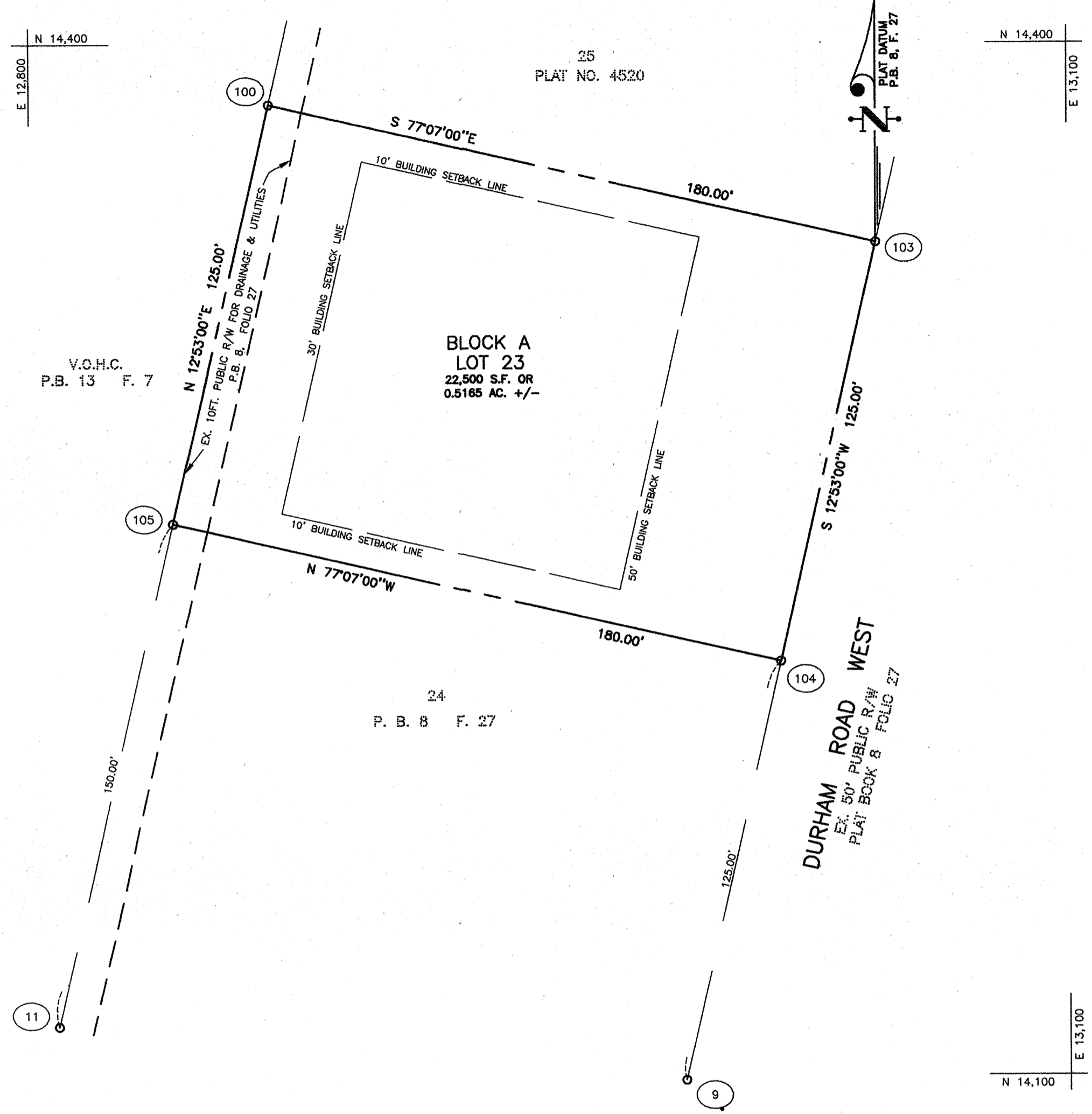


COORDINATE TABLE		
NO.	NORTH	EAST
9	14098.58	12989.02
11	14114.34	12807.98
100	14382.42	12869.30
103	14342.29	13044.76
104	14220.43	13016.89
105	14260.56	12841.42



- LEGEND**
- 145 POINT NUMBER
 - O PROPERTY CORNER

VICINITY MAP
SCALE: 1" = 2000'

GENERAL NOTES

- The subject property is zoned R-20 per the 2-2-04 Comprehensive Rezoning, Council bill 75-2003.
- Coordinates are assumed and are based on plat recorded in Plat Book 8, Folio 27.
- All areas are more or less.
- See County File No: Plat Book 8, Folio 27, F1871.
- Driveways shall be provided prior to issuance of a use and occupancy permit for any new dwellings to insure safe access for fire and emergency vehicles per the following minimum requirements:
 - Width -- 12' (14' serving more than one residence);
 - Surface -- 6" of compacted crusher run base w/tar and chip coating (1-1/2" min.);
 - Geometry -- Max. 15% grade, max. 10% grade change and min. 45' turning radius;
 - Structures (culvert/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 driveway surface;
 - Maintenance -- sufficient to insure all weather use.
- All driveways will be private and all maintenance will be shared with each homeowner using a common driveway. The use-in-common driveway maintenance agreements will be recorded among the Land Records of Howard County, Maryland concurrently with the recordation of the plats.
- For flag or pipestem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and road right-of-way line and not to the pipeline lot driveway.
- Maintenance of all storm drain and/or drainage easements shown hereon are the responsibility of the property owner, its successors and assigns.
- There are no Floodplains on site.
- There are no known burial grounds or cemeteries on the property.
- This plat of correction is exempt from the Forest Conservation requirement per Section 16.1202(b)(7)(vi) of the Howard County Code.
- There is an existing structure on Lot 23.

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 4-25-05
WILLIAM L. MACHEN
REGISTERED PROFESSIONAL LAND SURVEYOR
MD. REG. #9011

David Andrew Fritz
DAVID ANDREW FRITZ

Mary Margaret Fritz
MARY MARGARET FRITZ

AREA TABULATION

1. TOTAL NUMBER OF LOTS TO BE RECORDED:	1
2. TOTAL NUMBER OF BUILDABLE LOTS:	1
3. TOTAL NUMBER OF PRESERVATION PARCELS:	0
4. TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	0.5165 AC.
5. TOTAL AREA OF PRESERVATION PARCELS TO BE RECORDED:	0.00 AC.
6. TOTAL AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	0.00 AC.
7. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	0.5165 AC.

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

Robert J. Weber 6/1/05
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

William L. Machen 5/18/05
CHIEF, DEVELOPMENT ENGINEERING DIVISION YB DATE

Joseph A. Caylor 6/6/05
DIRECTOR DATE

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

OWNERS' CERTIFICATE

We, David Andrew Fritz and Mary Margaret Fritz, owners of the property shown and described hereon, hereby adopt this plan of revision, and in consideration of the approval of this Final Plat by the Department of Planning and Zoning, establish the minimum building restriction lines, 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 easements shown hereon; (2) the right of require dedication for public use the beds of the streets and/or roads, floodplains and preservation parcels where applicable, and for good and other valuable consideration, hereby grant the right and option to Howard County, Maryland, to acquire the fee simple title to the beds of the streets and/or roads, floodplains, storm drainage facilities and preservation parcel, 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 our hands this 22 day of April 2005.

William L. Machen
WILLIAM L. MACHEN
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND #9011

David Andrew Fritz
DAVID ANDREW FRITZ

Mary Margaret Fritz
MARY MARGARET FRITZ

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 CONVEYED BY JAY A. NEWTON AND RITA M. NEWTON BY DEED DATED JULY 31, 2002 AND RECORDED IN LIBER 6329 AT FOLIO 15 BEING ALSO A REVISION OF ALL OF LOT 23, BLOCK A, AS SHOWN ON A PLAT OF SUBDIVISION ENTITLED "SECTION VII, BEAVERBROOK" RECORDED IN PLAT BOOK 8, FOLIO 27, ALL 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, MARYLAND, AS SHOWN IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

William L. Machen 4-25-05
WILLIAM L. MACHEN
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND #9011

William L. Machen
WILLIAM L. MACHEN
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND #9011

THE PURPOSE OF THIS PLAT IS TO REDEFINE THE BUILDING SETBACK LINES IN ACCORDANCE WITH THE COMPREHENSIVE ZONING PLAN FOR HOWARD COUNTY, MARYLAND DATED FEBRUARY 2, 2004.

OWNERS:
DAVID ANDREW FRITZ &
MARY MARGARET FRITZ
5066 DURHAM ROAD WEST
COLUMBIA, MARYLAND 21044

RECORDED AS PLAT 17485
ON June 10, 2005 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MARYLAND.

REVISION PLAT
SECTION VII
BEAVERBROOK
LOT 23, BLOCK A
(PREVIOUSLY RECORDED PLAT BOOK 8, FOLIO 27)

TAX MAP 30 GRID 13 PARCELS 196
FIFTH (5th) ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SCALE: 1" = 30' DATE: APRIL, 2005

PREVIOUS SUBMITTALS: F1871 SHEET 1 OF 1

CAD FILE: J:\SURVEY DWGS\2005\05024\DWG\05024RP.DWG
CHKD: WLM DRAWN: CRH2 JOB NO.: 05-024 FILE NO.: 05-024-R

F.05.163