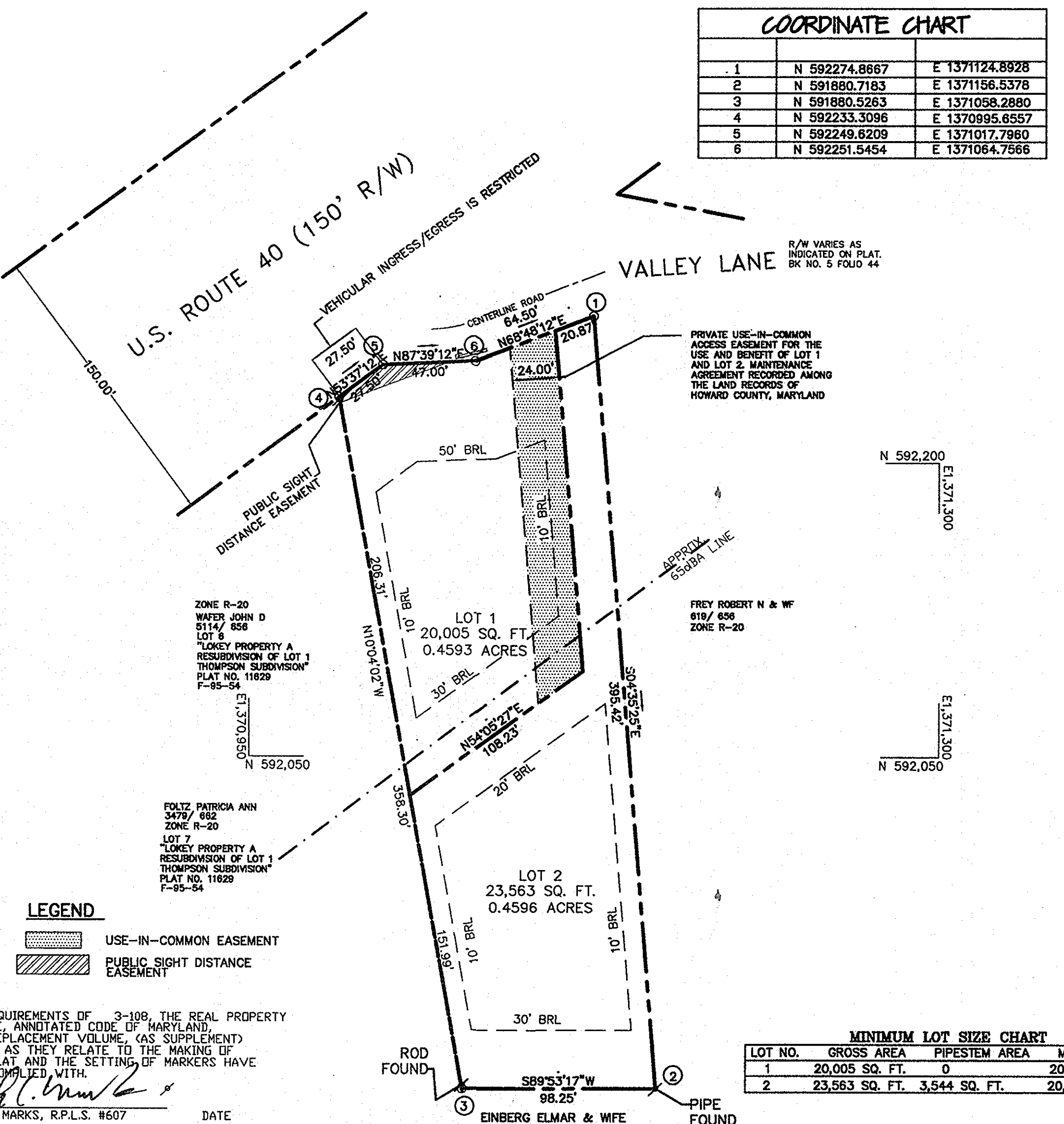
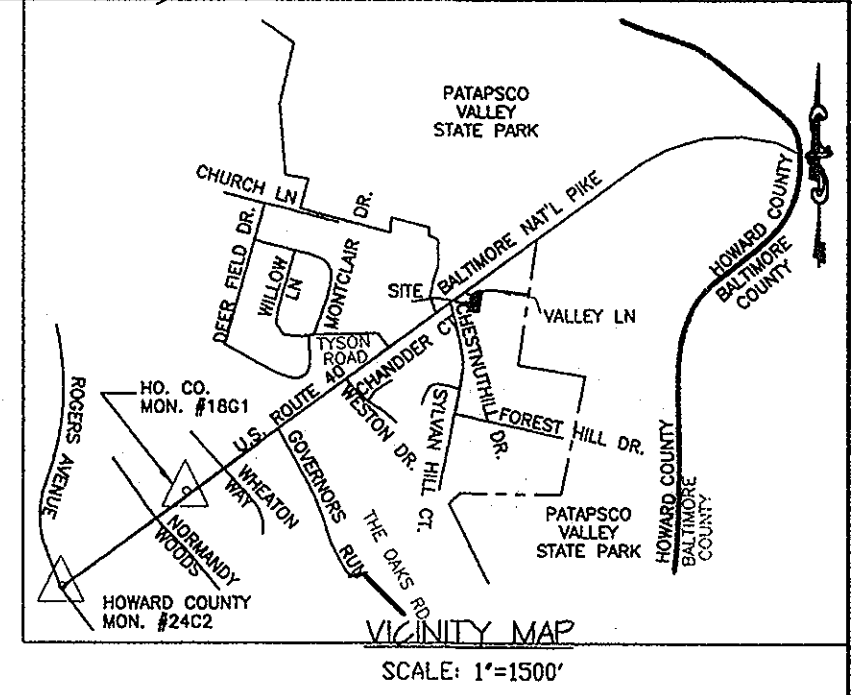


COORDINATE CHART		
1	N 592274.8667	E 1371124.8928
2	N 591880.7183	E 1371156.5378
3	N 591880.5263	E 1371058.2880
4	N 592233.3096	E 1370995.6557
5	N 592249.6209	E 1371017.7980
6	N 592251.5454	E 1371084.7566

**GENERAL NOTES**

- THE LOTS SHOWN HEREON COMPLY WITH MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT AND PER THE COMP-LITE ZONING REGULATION AMENDMENTS EFFECTIVE 7/28/06.
- COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NOS. 24C2 & 18G1
- THIS PLAN IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY MARKS & ASSOCIATES, LLC. IN SEPTEMBER, 2004.
- BRL DENOTES BUILDING RESTRICTION LINE.
- DENOTES IRON PIN W/CAP SET
- DENOTES IRON PIPE OR IRON BAR FOUND.
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHTS-OF-WAY.
- DENOTES STONE OR MONUMENT FOUND.
- DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12' (16' 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 (BRIDGES/CULVERTS) - 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;
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET;
  - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- STORMWATER MANAGEMENT WILL BE PROVIDED VIA GRASS CHANNEL CREDITS.
- WATER AND SEWER SERVICE TO THE LOT WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18-122 B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND SEWER ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
- WATER SERVICE FOR LOT 2 TO BE SERVED BY PUBLIC WATER (CONTRACT NO. 9-W) SEWER SERVICE FOR LOT 2 TO BE SERVED BY PUBLIC SEWER (CONTRACT NO. 10-1133)
- ALL AREAS ARE MORE OR LESS.
- LANDSCAPING FOR LOT 2 IS PROVIDED IN ACCORDANCE WITH A CERTIFIED LANDSCAPE PLAN ON FILE WITH THIS PLAT PER SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL. SINCE LOT 1 CONTAINS AN EXISTING DWELLING, IT IS EXEMPT FROM LANDSCAPING REQUIREMENTS. SURETY IN THE AMOUNT OF \$1,500.00 HAS BEEN PAID WITH THIS PLAT FOR THE OPEN SPACE REQUIREMENT.
- A SITE DEVELOPMENT PLAN FOR LOT 2 WILL BE REQUIRED PER THE 5TH EDITION OF SUBDIVISION AND LAND DEVELOPMENT REGULATIONS-PER SECTION 16.155(a)(2)(i).
- IN ACCORDANCE WITH SECTION 16.1202(b),(1),(vii) OF THE HOWARD COUNTY CODE AND THE FOREST CONSERVATION ACT, A FEE IN LIEU IN THE AMOUNT OF \$3,267.00 HAS BEEN PAID TO SATISFY FOREST CONSERVATION REQUIREMENTS.
- THERE ARE NO WETLANDS OR STREAMS ON THIS SITE AS STATED IN A REPORT BY LYNN SKILLMAN GULLEY, DATED APRIL 4, 2005
- NO FOREST EXIST ON SITE AS CERTIFIED IN A REPORT BY LYNN SKILLMAN GULLEY DATED APRIL, 2005.



MINIMUM LOT SIZE CHART			
LOT NO.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
1	20,005 SQ. FT.	0	20,005 SQ. FT.
2	23,563 SQ. FT.	3,544 SQ. FT.	20,019 SQ. FT.

AREA TABULATION	
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED:	2
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED:	0
TOTAL NUMBER OF LOTS TO BE RECORDED:	2
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	1.0002 AC.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0
TOTAL AREA OF LOTS TO BE RECORDED:	1.0002 AC.
TOTAL AREA OF ROADWAY TO BE RECORDED:	0.0
TOTAL AREA TO BE RECORDED:	1.0002 AC.

OPTION 1: FEE-IN-LIEU		FOREST CONSERVATION DATA SUMMARY	
FILE NUMBER: F-06-055		PROJECT/SUBDIVISION NAME: MICAH HART PROPERTY	
FEE-IN-LIEU AMOUNT: \$3,267.00	NET TRACT AREA: 1.00 ACRES	AREA OF DISTURBANCE:	
CASH RECEIPT NO*:	WATERSHED:	0	
COMMENT: FEE-IN-LIEU FOR 0.15 ACRES OF AFFORESTATION			

**OWNER/DEVELOPER**  
 MICAH R. HART & LEIGH A. SORRENTINO  
 8113 VALLEY LANE  
 ELLICOTT CITY, MARYLAND 21043

**NOTE:** THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE BUILDABLE LOT 2 OF THE THOMPSON SUBDIVISION AND PARCEL 249 INTO BUILDABLE LOTS 1 AND 2 OF THE MICAH HART PROPERTY.

**LEGEND**

- USE-IN-COMMON EASEMENT
- PUBLIC SIGHT DISTANCE EASEMENT

THE REQUIREMENTS OF 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENT AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

ERIK C. MARKS, R.P.L.S. #607 DATE

**MARKS & ASSOCIATES LLC.**  
**ENGINEERING-SURVEYING-LAND PLANNING**  
 4531 COLLEGE AVENUE  
 ELLICOTT CITY, MARYLAND 21043  
 (410) 747-8738

**OWNER'S CERTIFICATE**

MICAH R. HART AND LEIGH A. SORRENTINO OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS FINAL 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 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 FLOODPLAINS 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-WAY. WITNESS OUR HANDS THIS DAY 3 OF MAY, 2007.

BY: MICAH R. HART LEIGH A. SORRENTINO  
 WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF THE LAND CONVEYED BY; GENEVIEVE R. SCOVERN, PARTY OF THE FIRST PART, GRANTOR, TO MICAH R. HART AND LEIGH A. SORRENTINO BY DEED DATED JUNE 30, 2003 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 7391 AT FOLIO 375 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 SET FORTH IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED AND THE BOUNDARY SURVEY REGULATIONS WITH THE HOWARD COUNTY SUBDIVISION

ERIK C. MARKS, REGISTERED PROPERTY LINE SURVEYOR  
 MARYLAND LICENSE NO. 607

RECORDED AS PLAT NO. 19173 on 6-12-07 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**MICAH HART PROPERTY**  
 LOTS 1 AND 2  
 A RESUBDIVISION OF LOT 2  
 THOMPSON SUBDIVISION  
 P.B. 5 FOLIO 44  
 TAX MAP NO. 18 PARCEL NO. 249 GRID NO. 14  
 ZONING: R20  
 SECOND ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 DATE: MAY, 2007



SCALE: 1"=50'  
 SHEET 1 OF 1 DPZ FILE # F-06-055

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

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION  
 DIRECTOR