

COORDINATE TABLE

POINT NO.	NORTHING	EASTING	POINT NO.	NORTHING	EASTING
7	545786.1690	1331034.5911	21	546008.6340	1331373.8676
8	545813.9681	1331045.8648	22	545020.8954	1330527.8669
9	545838.4053	1330985.6384	23	545240.6531	1330755.9170
10	545810.6062	1330974.3597	24	545402.4322	1330865.4107
11	545807.7865	1330981.3094	25	545786.2353	1331021.1283
12	545801.2736	1330984.0628	26	545788.9887	1331027.6413
13	545417.4705	1330828.3452	27	544984.4326	1330525.9715
14	545269.4899	1330728.2250	32	546836.9141	1329921.9130
15	545050.9898	1330501.4515	33	546331.0622	1331489.3066
16	545052.0964	1330466.5744	34	544530.6419	1330844.7018
17	545178.8787	1330334.6742	35	544519.0315	1330840.5450
18	546189.4712	1330907.6759	36	544903.7684	1330576.2776
19	546138.9388	1330430.9165	37	545170.0142	1330329.6480
20	544909.5604	1330584.4309			

DENSITY SUMMARY

A total of fourteen (14) lots are allowed on the property under the density exchange option. The developer will use all seven (7) of the lots allowed by right on the property. The developer will transfer an additional seven (7) density exchange units.

- The "Fulton Ridge" Project (F06-111) contains insufficient acreage to support the total proposed 14 residential cluster lots.
 - The maximum yield for the Project, based on net acreage divided by 2, per Section 106.E(1)(b)(2) of the Zoning Regulations is: 28.243 Acres / 2 = 14.12 (14) Buildable Entities (31.045 Ac (Gross) - 2.802 Ac (Floodplain) = 28.243 net acres).
 - The By-Right yield for "Fulton Ridge" = Total Acreage / By-Right Yield = Total Buildable Entities for "Fulton Ridge": 31.041 / 4.25 = 7.30 (7 Units By Right)
 - As proposed, the "Fulton Ridge" project is a density receiving subdivision.
 - Proposed Buildable Entities in "Fulton Ridge" = 14 Buildable Units
 - By Right Units - Proposed Units = Number of Density Exchange Option (DEO) Density Units required: 7 By Right Units - 14 Proposed Units = 7 DEO Units Required.
- Using the Density Exchange Option described in Section 106 of the Zoning Regulations, 6 development rights will be transferred from the Harrison Property (Tax Map 1, Grids 23-24, Parcels 8 & 45), as shown on F-06-198, and 1 development right will be transferred from the Shapiro Property, third exchange. Both sending parcels will be recorded concurrently with the plat for Fulton Ridge.

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.

D. Wayne Weller 11/30/06
 D. Wayne Weller, Professional Land Surveyor MD Reg. No. 10685
Christopher R. Cole 11/30/06
 Christopher R. Cole Date
Gail Victoria Gray 11/30/06
 Gail Victoria Gray Date

Reservation of Public Utility and Forest Conservation Easements.
 Developer reserves unto itself, its successors and assigns, all easements shown on this plat for water, sewer, storm drainage and other public utilities and forest conservation (designated as "Forest Conservation Easement") located in, on, over and through Lots 1-14 and Non-Buildable Preservation Parcels A, B, C, & D any conveyances of the aforesaid lots shall be subject to the easements herein reserved, whether or not expressly stated in the deed(s) conveying said lots. Developer shall execute and deliver deeds for the 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 developer's 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.

AREA TABULATIONS

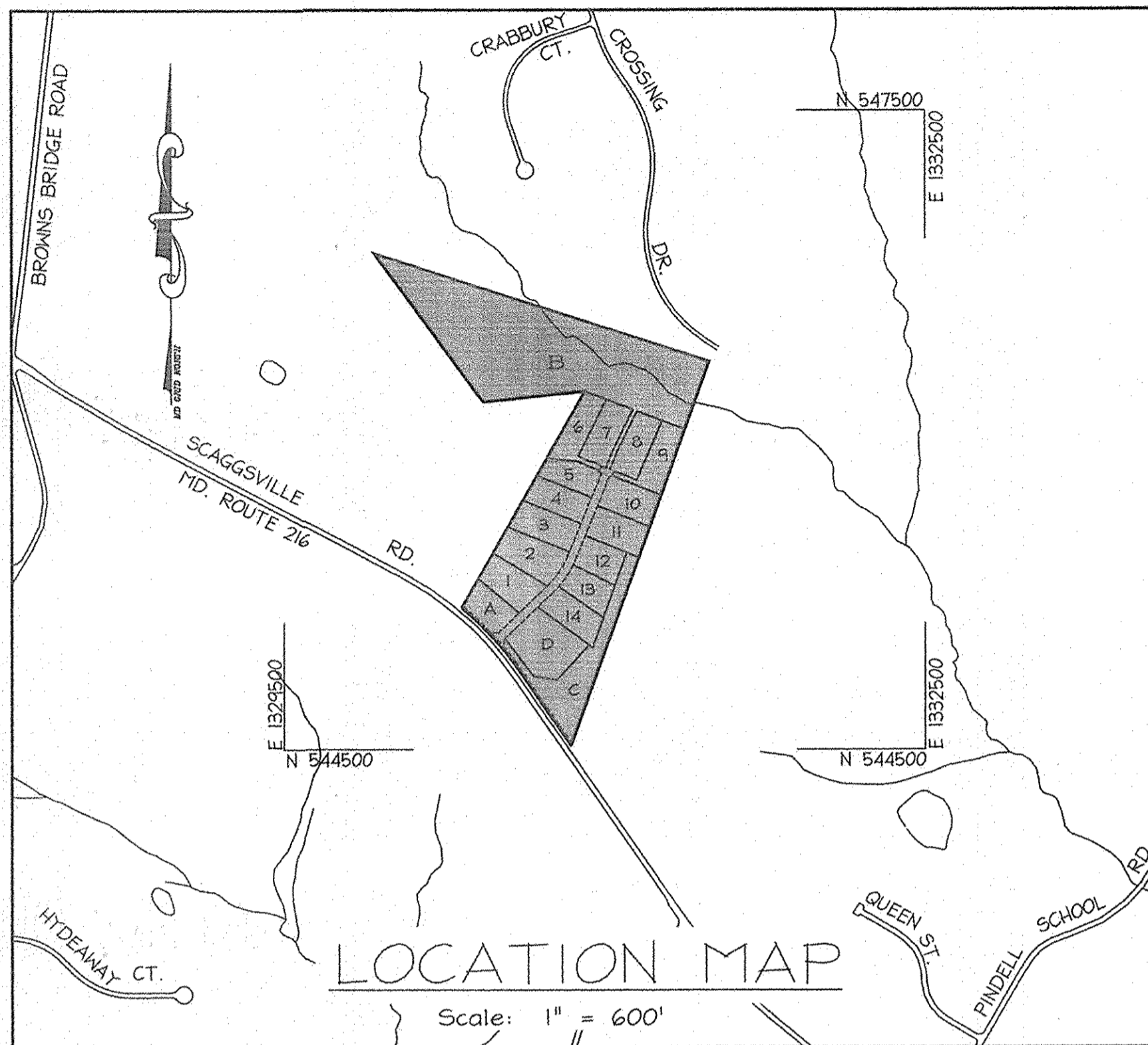
- Total number of lots/parcels to be recorded: 18
 - Buildable: 14
 - Non-Buildable: 0
 - Open Space: 0
 - Preservation Parcels: 4
- Total area of lots/parcels to be recorded: 29.9204 Ac.±
 - Buildable: 12.9407 Ac.±
 - Non-Buildable: 0
 - Open Space: 0
 - Preservation Parcels: 16.9797 Ac.±
- Total area of road right-of-way to be recorded: 1.1208 Ac.±
- Total area of subdivision to be recorded: 31.0412 Ac.±

APPROVED: For Private Water and Private Sewerage Systems for lots 1-3, 6-11, & 14 and Private Water and Public Shared Sewerage Disposal Facility for lots 4, 5, 12, & 13. Howard County Health Department.

Robert J. Weller 12/22/06
 Howard County Health Officer Date

APPROVED: Howard County Department of Planning and Zoning.

Mark J. Lytle 12/15/06
 Chief, Development Engineering Division Date
Mark J. Lytle 11/1/07
 Director Date



GENERAL NOTES CONT.

- A Tree Maintenance Easement, variable in width, running along the edge of the public road right-of-way of Maryland Route 216 and A Tree Maintenance Easement ten feet in width, running along the edge of the public road right-of-way of Fulton Ridge Drive as shown on this plat of subdivision is reserved upon all lots fronting on said public road right-of-way. This easement allows the H.O.A. the right to access the property, when necessary, for the specific purpose of installation, repair, and maintenance of the H.O.A. owned trees located within the boundaries of private lots. No building or structure of any kind shall be located on or over the said easement area. The Tree Maintenance Easement shall be public.
- The existing wells located on the property shall be filled and abandoned by a licensed well driller. The existing septic systems shall be abandoned in accordance with approved Health Department procedures. The well and septic abandonment procedure shall be completed prior to final plat signature approval.
- All proposed wells shall be drilled prior to final plat signature approval.
- Lots 4, 5, 12 and 13 of this subdivision are connected to the Shared Sewage Disposal Facility governed by Sections 18.1200 et seq. of the Howard County Code. The developer is obligated to construct the Facility under the provisions of the Developer Agreement Number 50-4293-D dated 1-3-07. A building permit for Lots 4, 5, 12 and 13 may not be issued until the construction of the Facility is completed. Activity on these lots is restricted and is subject to the Declaration of Covenants, Conditions, Right-of-Entry, and Restrictions for Shared Sewage Disposal Facility intended to be recorded among the Land Records of Howard County, Maryland. Lots 4, 5, 12 and 13 shall be assessed Shared Sewage Disposal Facilities Charges and Assessments pursuant to Sections 20.800 et seq. of the Howard County Code.
- The easement holders for Non-Buildable Preservation Parcels A, B & C will be Howard County, Maryland and the Fulton Ridge HOA. The easement holder for Non-Buildable Preservation Parcel D will be Howard County, Maryland. Protective Covenants will be recorded concurrently with the Plat for Fulton Ridge. The purpose of each Preservation Parcel is the following:
 - Non-Buildable Preservation Parcel "A": Environmental Landscape Buffer
 - Non-Buildable Preservation Parcel "B": Forest Conservation Easement, Floodplain Easement and protection of Environmental features
 - Non-Buildable Preservation Parcel "C": Environmental Landscape Buffer
 - Non-Buildable Preservation Parcel "D": Public Shared Sewage Disposal Facility for Lots 4, 5, 12 & 13
- Groundwater appropriation permit for Lots 1-14 Permit No. H02006G015(01) issued on September 15, 2006.
- The maintenance agreement for the shared driveway for Lots 8 and 9 shall be recorded concurrently with the Plat for Fulton Ridge.

MINIMUM LOT SIZE TABULATION

Lot No.	Gross Area	Pipestem	Minimum Lot Size
6	42,846 S.F.	2,846 S.F.	40,000 S.F.
9	42,734 S.F.	2,682 S.F.	40,052 S.F.
Non-Bld Pres. Par. B.	528,919 S.F.	6,007 S.F.	522,912 S.F.

SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct; that it is a subdivision of all of the lands conveyed by Christopher R. Cole to Christopher R. Cole and Gail V. Gray by deed dated September 11, 2006 and recorded among the Land Records of Howard County, Maryland in Liber 10236 folio 36; 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 shown, in accordance with the Annotated Code of Maryland, as amended.



D. Wayne Weller 11/30/06
 D. Wayne Weller, Professional Land Surveyor MD Reg. No. 10685 Date

OWNER'S CERTIFICATE

We, Christopher R. Cole and Gail Victoria Gray, owners 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:

- The right to lay, construct and maintain sewers, drains, water pipes and other municipal utilities and services, in and under all roads and street right-of-ways and the specific easement areas shown hereon;
 - 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;
 - The right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair, and maintenance; and
 - That no building or similar structure of any kind shall be erected on or over the said easements and rights-of-ways.
- Witness by my hand this 21st day of November, 2006.

Christopher R. Cole
 Christopher R. Cole
 Witness
Gail Victoria Gray
 Gail Victoria Gray
 Witness

RECORDED AS PLAT NUMBER 18905
 ON 3/8/07 AMONG THE
 LAND RECORDS OF HOWARD COUNTY, MD.

FULTON RIDGE
 LOTS 1-14 AND NON-BUILDABLE PRESERVATION
 PARCELS A, B, C, & D
 A RESUBDIVISION OF LOT 3
 THE CECIL COLE PROPERTY

Tax Map 41 Grid 13 P/O Parcel 2
 5th Election District - Howard County, Maryland
 Scale: 1" = 100' Date: November 2006 Sheet 1 of 3
 Previous Submittals: F-01-54, F-03-86, WP-01-07, F-81-128,
 BA-99-72E, SP-05-001

LDE Inc.

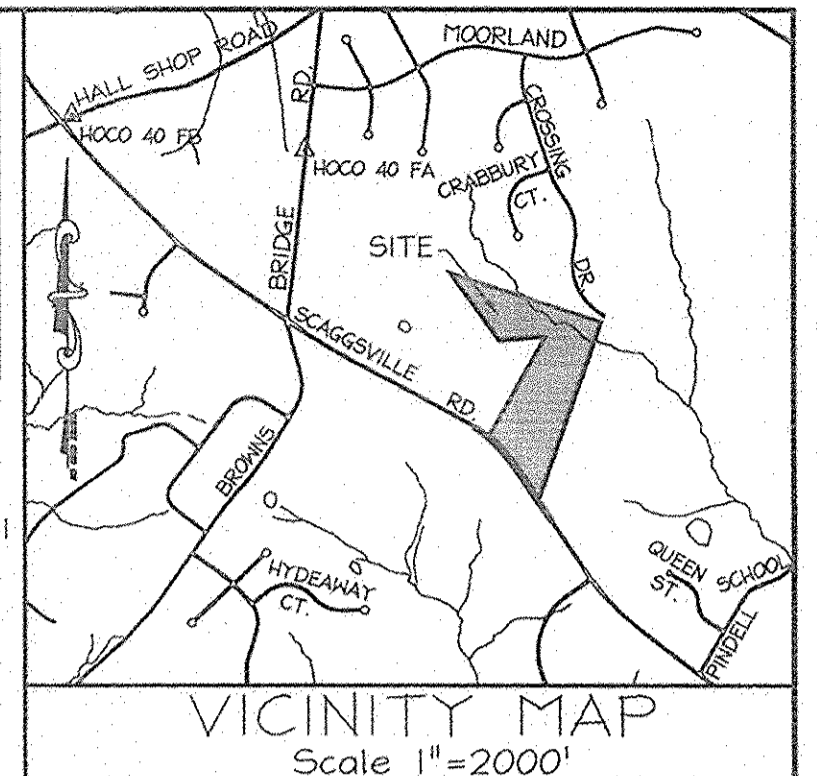
Engineers, Surveyors, Planners
 9250 Romey Road, Suite 106 Columbia, Maryland - 21045
 (410) 715-1070 • (301) 596-3424 • FAX (410) 715-9540

F06-111

The Purpose of this Resubdivision is to create 14 residential lots and 4 Non-Buildable Preservation Parcels from previously recorded Lot 3 (Plat No. 14537) and amend the MD Route 216 Right-of-Way in conformance with the current SHA Highway needs inventory.

Owners: Christopher R. Cole
 Gail Victoria Gray
 796 Rocky Road
 Johnson, VT 05656-9151

Developer: Fulton Ridge, LLC
 6339 Ten Oaks Road
 Suite 100
 Clarksville, MD 21029
 443-535-0001



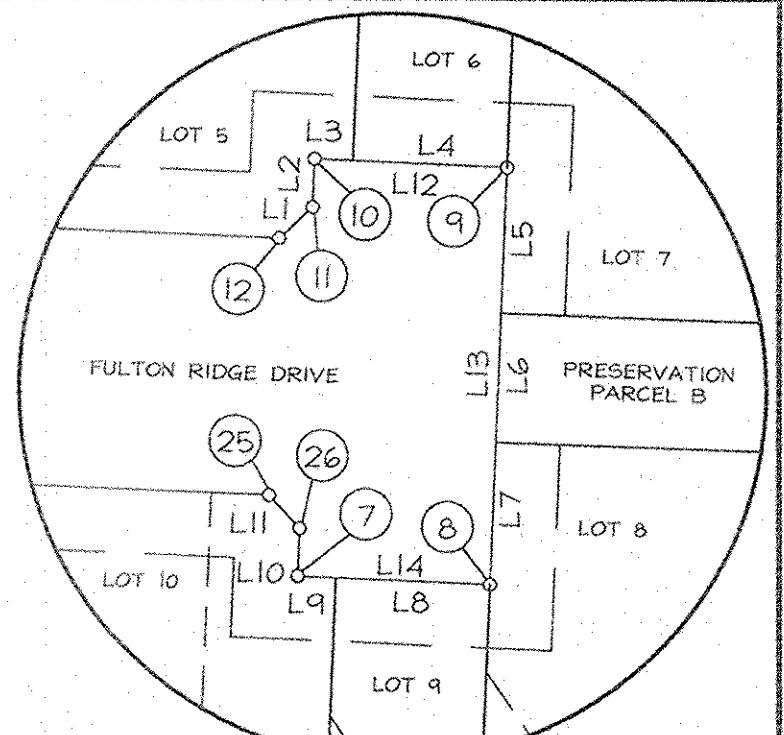
GENERAL NOTES

- The boundary shown hereon is based on a field run boundary survey performed by LDE, Inc. dated September, 2003.
- These Coordinates are based on NAD '83, Maryland State Plane Coordinate System, as projected from Howard County control stations 40FA & 40 FB.
- Stone or Concrete Monument Found or Set
 Pipe or Rebar Found or Set
- Deed References: Lot 3, Plat No. 14537
 Liber 10236 Folio 036
- Subject property is zoned RR-DEO per 2/02/2004 Comprehensive Zoning Plan.
- BRL denotes Building Restriction Line.
- All areas shown on this plat are +/-, more or less.
- 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 only and not onto the pipestem lot 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' (14 feet serving more than one residence). b) Surface - 6 inches of compacted crusher run base with tar and chip coating. c) Geometry - Maximum 15% grade, maximum 10% grade change and minimum of 45 foot 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 depth over driveway surface. f) Structure Clearances - minimum 12 feet. g) Maintenance sufficient to insure all weather use.
- The Non-Tidal Wetlands shown hereon is from a study completed by LDE, Inc. dated January, 2004.
- The Non-Critical 100 Year Floodplain shown hereon is from a study performed by LDE, Inc. dated July, 2004.
- Landscaping for this subdivision is provided in accordance with a certified Landscape Plan included with the Road Construction Plan set in accordance with Section 16.124 of the Howard County Code & Landscape Manual. The Landscape surety will be paid with the Developer Agreement of \$38,460.
- The Forest Conservation Easement has been established to fulfill the requirements of Section 16.1200 of the Howard County Code and Forest Conservation Act. No clearing, grading or construction is permitted within the Forest Conservation Easement. However, Forest Management practices as defined in the deed of Forest Conservation Easement are allowed.
- This subdivision plan is subject to the amended Fifth Edition of the Subdivision and Land Development Regulations per Council Bill No. 45-2003 effective October 2nd, 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 permit applications.
- Stormwater management will be provided via grass channels, rooftop disconnection credits, sheetflow to buffer credit and natural conservation area credits.
- This area designates a private easement of at least 10,000 square feet as required by the Maryland State Department of the Environment for individual sewage disposal. Improvements of any nature in this area are restricted until public sewerage is available. These easements shall become null and void upon connection to a public sewerage system. The County Health Officer shall have the authority to grant variances for encroachments into the private sewerage easement. Recordation of a modified easement shall not be necessary.
- This area designates a public sewerage easement of at least 40,000 square feet for shared drain fields associated with a shared sewage disposal facility as required by the Maryland State Department of the Environment for individual sewage disposal. Improvements of any nature in this area are restricted until public sewerage is available. These easements shall become null and void upon connection to a public sewerage system. The County Health Officer shall have the authority to grant variances for encroachments into the public sewerage easement. Recordation of a modified sewerage easement shall not be necessary.
- The existing house and outbuilding located on lots 2 and 3 will be removed prior to recordation of this plat.
- This subdivision complies with forest conservation requirements with an obligation of 7.1 acres that is provided by 10.23 acres of retention (2.80 acres as 100 year Floodplain Non-Credit Area 7.4 acres as Credit Area) on Non-Buildable Preservation Parcel B. Financial surety for the required Forest Conservation Retention has been posted as part of the Developer Agreement in the amount of \$61,855.00 (7.1 Ac. X 0.20/\$5.F.).
- No grading, removal of vegetative cover or trees, paving and new structures shall be permitted within the limits of Wetland Streams or their required Buffers, Floodplain and Forest Conservation Easement areas.
- The 65 dBA noise contour line drawn on this subdivision plan 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 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.
- The Preservation Parcels denoted as Dedicated to Homeowners Association (H.O.A.) will be maintained by a Community Owned Homeowners Association. The Articles of Incorporation for the Fulton Ridge Home Owners Association, Inc., Identification No. 100036193619489 has been accepted and approved by the State Department of Assessments and Taxation on September 27, 2006.
- Preservation Parcels "A, B, C, & D" are encumbered by an easement agreement with Howard County, Maryland and the Fulton Ridge HOA. This agreement prohibits further subdivision of this parcel, outlines the maintenance responsibilities of their owners and enumerates the uses permitted on the parcel. Preservation Parcels "A, B, C & D" will be privately owned and maintained.

Reservation of Public Utility and Forest Conservation Easements
 Developer reserves unto itself, its successors and assigns, all easements shown on this plat for water, sewer, storm drainage and other public utilities and forest conservation (designated as "Forest Conservation Easement") located in, on, over and through Lots 1-14 and Non-Buildable Preservation Parcels A, B, C, & D any conveyances of the aforesaid lots shall be subject to the easements herein reserved, whether or not expressly stated in the deed(s) conveying said lots. Developer shall execute and deliver deeds for the 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 developer's 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.

The requirements § 3-106, 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.

D. Wayne Weller 11/30/06
 D. Wayne Weller Professional Land Surveyor MD Reg. No. 10685 Date
Christopher R. Cole 11/21/06
 Christopher R. Cole Date
Gail Victoria Gray 11/21/06
 Gail Victoria Gray Date



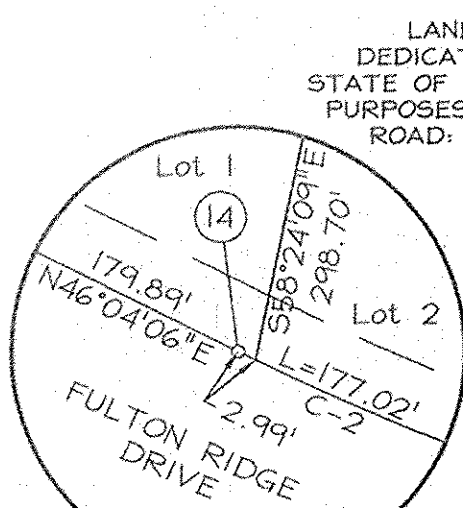
DETAIL "A"
 SCALE: 1"=30'

AREA DEDICATED TO THE MARYLAND STATE HIGHWAY ADMINISTRATION

Line	Line Bearing	Length
1	N34°29'04"W	466.75'
2	R=1600.00' L=363.71'	CHD=N42°48'35"W 362.92'
3	N29°35'11"E	10.19'
4	R=1610.00' L=368.10'	CHD=S42°50'31"E 367.30'
5	S34°29'04"E	489.70'
6	S19°41'56"W	12.33'

FEE SIMPLE AREA 8,291 SQ. FT. OR 0.1903 ACRES± SHOWN THUS: [shaded area]

DETAIL "C"
 SCALE: 1"=30'



DETAIL "B"
 SCALE: 1"=30'

T-TURN LINE TABLE

Line	Length	Line Bearing
L1	7.07	N22°54'59"W
L2	7.50	N67°54'59"W
L3	6.00	N22°05'01"E
L4	24.00	N22°05'01"E
L5	22.73	S67°54'59"E
L6	20.00	S67°54'59"E
L7	22.27	S67°54'59"E
L8	24.00	S22°05'01"W
L9	6.00	S22°05'01"W
L10	7.50	N67°54'59"W
L11	7.07	S67°05'01"W
L12	30.00	N22°05'01"E
L13	65.00	S67°54'59"E
L14	30.00	S22°05'01"W

AREA TABULATIONS (THIS SHEET)

- Total number of lots/parcels to be recorded: 17 & P/O Parcel B
 - Buildable: 14
 - Non-Buildable: 0
 - Open Space: 0
 - Preservation Parcels: 3 & P/O Parcel B
- Total area of lots/parcels to be recorded: 17.9160 Ac.±
 - Buildable: 12.9407 Ac.±
 - Non-Buildable: 0
 - Open Space: 0
 - Preservation Parcels: 4.9753 Ac.±
- Total area of road right-of-way to be recorded: 1.1208 Ac.±
- Total area of subdivision to be recorded: 19.0368 Ac.±

APPROVED: For Private Water and Private Sewerage Systems for lots 1-3, 6-11, & 14 and Private Water and Public Shared Sewerage Disposal Facility for lots 4, 5, 12, & 13. Howard County Health Department.

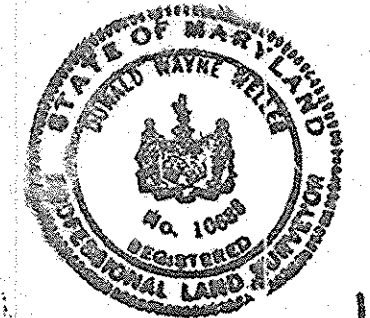
Robert J. Waler 12/22/06
 Howard County Health Officer Date

APPROVED: Howard County Department of Planning and Zoning.

Mark H. Wright 12/15/06
 Chief, Development Engineering Division Date
JA 1/11/07
 Director Date

SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct; that it is a subdivision of all of the lands conveyed by Christopher R. Cole to Christopher R. Cole and Gail V. Gray by deed dated September 11, 2006 and recorded among the Land Records of Howard County, Maryland in Liber 10236 Folio 36; 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 shown, in accordance with the Annotated Code of Maryland, as amended.



D. Wayne Weller 11/30/06
 D. Wayne Weller Professional Land Surveyor MD Reg. No. 10685 Date

OWNER'S CERTIFICATE

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- The right to lay, construct and maintain sewers, drains, water pipes and other municipal utilities and services, in and under all roads and street right-of-ways and the specific easement areas shown hereon;
- 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;
- The right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair, and maintenance; and
- That no building or similar structure of any kind shall be erected on or over the said easements and rights-of-ways.

Witness by my hand this 21st day of November, 2006.
Christopher R. Cole Christopher R. Cole
Gail Victoria Gray Gail Victoria Gray
 Witness

RECORDED AS PLAT NUMBER 18906
 ON 3/8/07 AMONG THE
 LAND RECORDS OF HOWARD COUNTY, MD.

FULTON RIDGE
 LOTS 1-14 AND NON-BUILDABLE PRESERVATION
 PARCELS A, B, C, & D
 A RESUBDIVISION OF LOT 3
 THE CECIL COLE PROPERTY
 Tax Map 41 Grid 13 P/O Parcel 2
 5th Election District - Howard County, Maryland
 Scale: 1"=100' Date: November 2006 Sheet 2 of 3
 Previous Submittals: F-01-54, F-03-86, WP-01-07, F-81-128,
 BA-93-72E, SP-05-001

LDE Inc.
 Engineers, Surveyors, Planners
 9250 Runsey Road, Suite 106 Columbia, Maryland - 21045
 (410)715-1070 - (301)596-3424 - FAX(410)715-9540

Viram # Mina Patel
1567/703
Zoning: RR-DEO
P. 108

LINE	LENGTH	BEARING
S1	31.11	S25°59'38"W
S2	97.74	N85°24'10"E
S3	20.00	N54°35'50"W
S4	96.10	S35°24'10"W
S5	29.46	S25°59'38"W

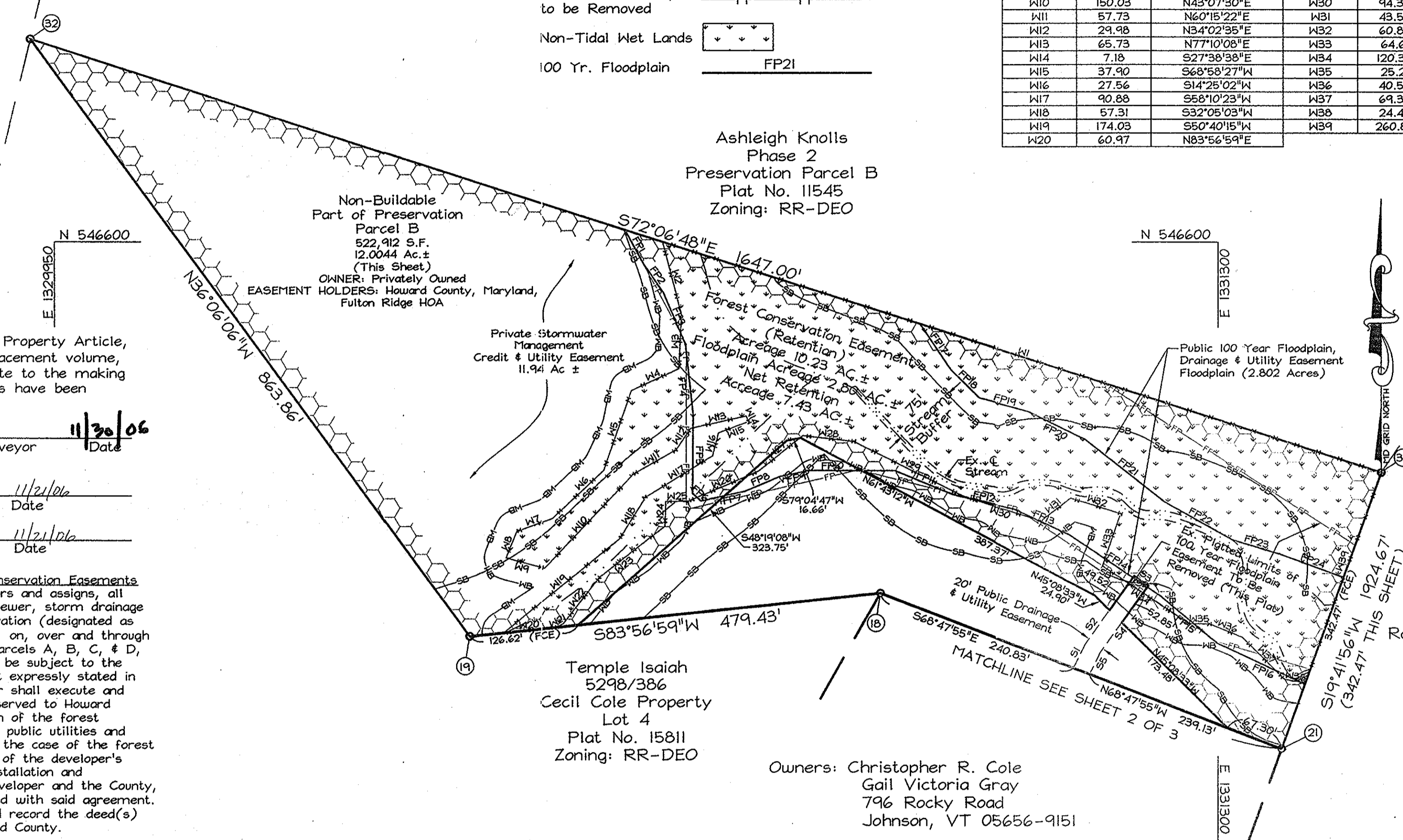
ENVIRONMENTAL LEGEND

- 75' Stream Buffer — SB — SB
- Stream — — — — —
- Wetland — W — W
- 25' Wetland Buffer — WB — WB
- Forest Conservation Easement — XXXXXXXXXXXX
- Ex. 100 Yr. Floodplain to be Removed — FP — FP
- Non-Tidal Wet Lands — * * *
- 100 Yr. Floodplain — FP21

WETLAND LINE TABLE					
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
W1	876.95	N72°06'48"W	W21	9.63	N63°20'59"E
W2	87.75	S14°21'49"E	W22	69.17	N37°40'18"E
W3	63.80	S02°40'43"W	W23	96.03	N51°50'41"E
W4	60.84	S65°04'38"W	W24	28.55	N01°57'39"E
W5	98.35	S19°01'52"W	W25	27.09	N87°48'16"E
W6	81.74	S46°43'42"W	W26	86.94	N66°49'10"E
W7	43.97	S69°48'45"W	W27	66.58	N51°08'52"E
W8	33.35	S21°56'31"W	W28	59.65	S83°23'55"E
W9	46.48	S75°05'49"E	W29	142.91	S63°22'33"E
W10	150.03	N43°07'30"E	W30	94.30	S72°30'25"E
W11	57.73	N60°15'22"E	W31	43.53	N52°24'56"E
W12	29.98	N34°02'35"E	W32	60.86	S72°34'16"E
W13	65.73	N77°10'08"E	W33	64.61	S19°07'20"W
W14	7.18	S27°38'38"E	W34	120.30	S66°04'20"E
W15	37.90	S68°58'27"W	W35	25.21	S88°37'59"E
W16	27.56	S14°25'02"W	W36	40.58	S67°44'40"E
W17	90.88	S58°10'23"W	W37	69.33	S45°09'38"E
W18	57.31	S32°05'03"W	W38	24.46	S80°27'13"E
W19	174.03	S50°40'15"W	W39	260.86	N19°41'56"E
W20	60.97	N83°56'59"E			

LINE	LENGTH	BEARING
FP1	45.19	S28°22'33"E
FP2	41.19	S34°00'45"E
FP3	65.62	S23°01'03"E
FP4	82.61	S06°12'57"E
FP5	91.97	S00°25'41"W
FP6	13.10	S48°08'28"E
FP7	52.72	N77°39'12"E
FP8	43.53	N66°49'03"E
FP9	34.92	N78°07'17"E
FP10	99.55	S69°39'03"E
FP11	72.28	S67°34'55"E
FP12	73.35	S76°40'46"E
FP13	72.16	S65°02'24"E
FP14	125.42	S55°58'42"E
FP15	86.71	S49°57'40"E
FP16	113.06	S65°00'01"E
FP17	63.55	S33°33'02"E
FP18	47.69	S45°20'22"E
FP19	58.41	S74°24'00"E
FP20	74.44	S63°30'56"E
FP21	117.30	S51°53'58"E
FP22	89.01	S60°44'38"E
FP23	57.65	S73°16'23"E
FP24	79.74	S69°51'42"E

Ashleigh Knolls
Phase 2
Preservation Parcel B
Plat No. 11545
Zoning: RR-DEO



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.

D. Wayne Weller 11/30/06
D. Wayne Weller Professional Land Surveyor MD Reg. No. 10685
Christopher R. Cole 11/21/06
Christopher R. Cole Date
Gail Victoria Gray 11/21/06
Gail Victoria Gray Date

Reservation of Public Utility and Forest Conservation Easements
Developer reserves unto itself, its successors and assigns, all easements shown on this plat for water, sewer, storm drainage and other public utilities and forest conservation (designated as "Forest Conservation Easement") located in, on, over and through Lots 1-14 and Non-Buildable Preservation Parcels A, B, C, & D, any conveyances of the aforesaid lots shall be subject to the easements herein reserved, whether or not expressly stated in the deed(s) conveying said lots. Developer shall execute and deliver deeds for the 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 developer's 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.

AREA TABULATIONS (THIS SHEET)

- Total number of lots/parcels to be recorded: P/O Parcel B
 - Buildable: 0
 - Non-Buildable: 0
 - Open Space: 0
 - Preservation Parcels: P/O Parcel B
- Total area of lots/parcels to be recorded: 12.0044 Ac.±
 - Buildable: 0
 - Non-Buildable: 0
 - Open Space: 0
 - Preservation Parcels: 12.0044 Ac.±
- Total area of road right-of-way to be recorded: 0
- Total area of subdivision to be recorded: 12.0044 Ac.±

APPROVED: For Private Water and Private Sewerage Systems for lots 1-3, 6-11, & 14 and Private Water and Public Shared Sewage Disposal Facility for lots 4, 5, 12, & 13. Howard County Health Department.

Robert J. Walen 12/22/06
Howard County Health Officer Date

APPROVED: Howard County Department of Planning and Zoning.

Mark A. Boyle 12/15/06
Chief, Development Engineering Division Date
JA 11/1/07
Director Date

SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct; that it is a subdivision of all of the lands conveyed by Christopher R. Cole to Christopher R. Cole and Gail V. Gray by deed dated September 11, 2006 and recorded among the Land Records of Howard County, Maryland in Liber 10236 Folio 36; 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 shown, in accordance with the Annotated Code of Maryland, as amended.



D. Wayne Weller 11/30/06
D. Wayne Weller Professional Land Surveyor MD Reg. No. 10685 Date

OWNER'S CERTIFICATE

We, Christopher R. Cole and Gail Victoria Gray, owners 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:

- The right to lay, construct and maintain sewers, drains, water pipes and other municipal utilities and services, in and under all roads and street right-of-ways and the specific easement areas shown hereon;
- 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;
- The right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair, and maintenance; and
- That no building or similar structure of any kind shall be erected on or over the said easements and rights-of-ways.

Witness by my hand this 21st day of November, 2006.

Christopher R. Cole
Christopher R. Cole
Gail Victoria Gray
Gail Victoria Gray
Witness

RECORDED AS PLAT NUMBER 18907
ON 3/8/07 AMONG THE
LAND RECORDS OF HOWARD COUNTY, MD.

FULTON RIDGE
LOTS 1-14 AND NON-BUILDABLE PRESERVATION PARCELS A, B, C, & D
A RESUBDIVISION OF LOT 3
THE CECIL COLE PROPERTY
Tax Map 41 Grid 13 P/O Parcel 2
5th Election District - Howard County, Maryland
Scale: 1" = 100' Date: November 2006 Sheet 3 of 3
Previous Submittals: F-01-54, F-03-86, WF-01-07, F-81-128, BA-99-72E, SP-05-001

LDE Inc.
Engineers, Surveyors, Planners
9250 Runway Road, Suite 106 Columbia, Maryland - 21045
(410)715-1070 - (301)596-3424 - FAX(410)715-9540
Job # 02-017.2