

**BOUNDARY COORDINATES**

NO.	NORTHING	EASTING
1	553464.1080	1381877.8428
2	553410.3714	1382199.8421
3	553318.9230	1382378.4264
4	552973.1307	1382147.7260
5	553059.9772	1382008.7221
6	553154.0860	1381888.2850
7	553373.8166	1381660.8452

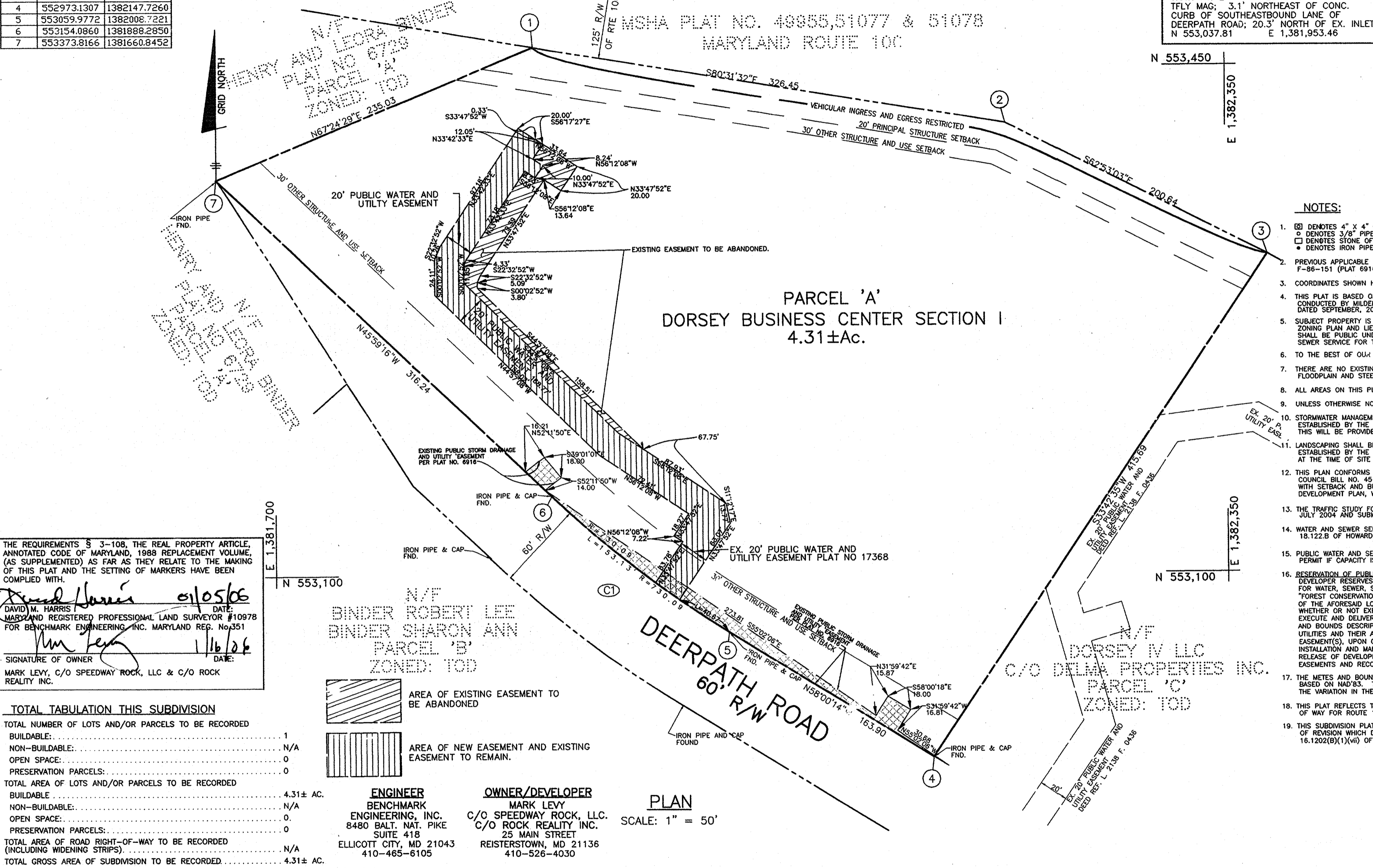
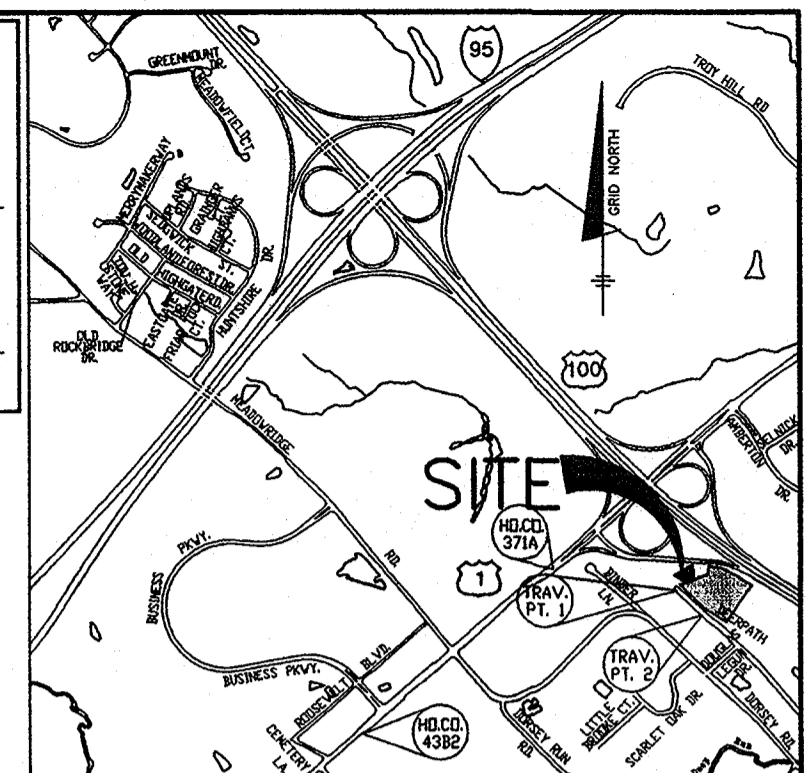
**CURVE DATA**

CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD
C1	730.09'	153.13	12°01'00"	76.84	N52°00'30"W 152.84'

**BENCH MARKS--(NAD'83)**

TRAV. PT. 1 EL. 157.73  
 TRV. MAG; 18.0' NORTHEAST OF CONC. CURB OF SOUTHEASTBOUND LANE OF DEERPATH ROAD; 20.3' NORTH OF EX. INLET  
 N 553,149.12 E 1,381,844.44

TRAV. PT. 2 EL. 154.64  
 TFLY MAG; 3.1' NORTHEAST OF CONC. CURB OF SOUTHEASTBOUND LANE OF DEERPATH ROAD; 20.3' NORTH OF EX. INLET  
 N 553,037.81 E 1,381,953.46



- NOTES:**
- DENOTES 4" X 4" CONCRETE MONUMENT TO BE SET.
  - DENOTES 3/8" PIPE OR STEEL MARKER TO BE SET.
  - DENOTES STONE OF CONCRETE MONUMENT FOUND.
  - DENOTES IRON PIPE FOUND.
  - PREVIOUS APPLICABLE HO. CO. DPZ FILE REFERENCES FOR THIS PROJECT: F-86-151 (PLAT 6916), F-05-15, SDP-06-17
  - COORDINATES SHOWN HEREON ARE BASED ON THE NAD '83 MARYLAND COORDINATE SYSTEM
  - THIS PLAN IS BASED ON BOUNDARY INFORMATION TAKEN FROM A BOUNDARY SURVEY CONDUCTED BY HILDBERG BOENDER & ASSOCIATES, INC. ENTITLED DORSEY BUSINESS CENTER DATED SEPTEMBER, 2003.
  - SUBJECT PROPERTY IS ZONED "TOD" PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND LIES WITHIN THE METROPOLITAN WATER & SEWER DISTRICT. WATER SERVICE SHALL BE PUBLIC UNDER CONTR. NO. R-3357 CONNECTING TO CONTR. NO. 14-1447-D. SEWER SERVICE FOR THIS PROJECT IS PUBLIC CONTR. NO. 14-1447-D
  - TO THE BEST OF OUR KNOWLEDGE THERE ARE NO CEMETERY LOCATIONS ON-SITE.
  - THERE ARE NO EXISTING WETLANDS, WETLANDS BUFFERS, STREAMS, STREAM BUFFERS, 100-YR. FLOODPLAIN AND STEEP SLOPES LOCATED ON-SITE.
  - ALL AREAS ON THIS PLAT ARE "MORE OR LESS".
  - UNLESS OTHERWISE NOTED AS "PRIVATE", ALL EASEMENTS ARE "PUBLIC".
  - STORMWATER MANAGEMENT SHALL BE PROVIDED FOR THIS PROJECT BASED ON GUIDELINES ESTABLISHED BY THE 2000 MARYLAND STORMWATER DESIGN MANUAL VOLUMES I & II. THIS WILL BE PROVIDED AT THE TIME OF SITE DEVELOPMENT PLAN SUBMISSION.
  - LANDSCAPING SHALL BE PROVIDED FOR THIS PROJECT BASED ON REQUIREMENTS ESTABLISHED BY THE HOWARD COUNTY LANDSCAPE MANUAL. THIS WILL BE PROVIDED AT THE TIME OF SITE DEVELOPMENT PLAN SUBMISSION.
  - THIS PLAN CONFORMS TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION REGULATIONS PER COUNCIL BILL NO. 45-2003. DEVELOPMENT OR CONSTRUCTION ON THIS PARCEL 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.
  - THE TRAFFIC STUDY FOR THIS PROJECT WAS PREPARED BY MARS GROUP, INC., DATED JULY 2004 AND SUBMITTED UNDER SDP-05-29.
  - WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122.B OF HOWARD COUNTY CODE.
  - PUBLIC WATER AND SEWAGE ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
  - RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS: DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE, OTHER UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH LOTS/PARCELS, ANY CONVEYANCES OF THE AFORESAID LOTS/PARCELS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED. WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT(S)/PARCELS, 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 OBLIGATION 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 METES AND BOUNDS DESCRIPTION FOR THE PROPERTY LINES FOR PARCEL 'A' ON THIS PLAN ARE BASED ON NAD'83. THE PREVIOUS PLAT, PLAT NO. 6916, WAS BASED ON NAD'27. THIS EXPLAINS THE VARIATION IN THE METES AND BOUNDS DESCRIPTIONS.
  - THIS PLAT REFLECTS THE REMAINING PORTION OF PARCEL 'A' AFTER THE ACQUISITION OF THE RIGHT OF WAY FOR ROUTE 100 (STATE ROADS COMMISSION PLAT NOS. 51077, 49955, 51079).
  - THIS SUBDIVISION PLAT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENTS BECAUSE IT IS A PLAT OF REVISION WHICH DOES NOT CREATE ADDITIONAL LOTS OR PARCELS IN ACCORDANCE WITH SECTION 16.1202(B)(1)(vii) OF THE HOWARD COUNTY CODE.

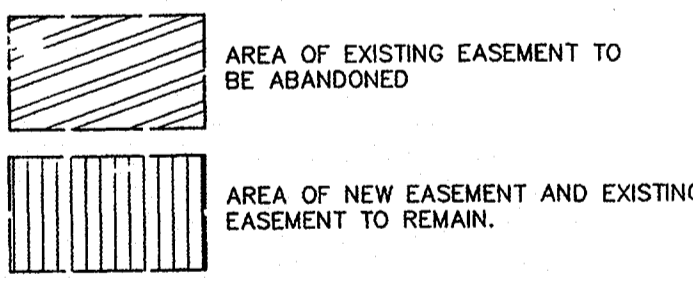
THE REQUIREMENTS § 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

DAVID M. HARRIS 01/05/06  
 DATE: 1/16/06  
 MARYLAND REGISTERED PROFESSIONAL LAND SURVEYOR #10978  
 FOR BENCHMARK ENGINEERING, INC. MARYLAND REG. NO. 351

MARK LEVY 1/16/06  
 DATE: 1/16/06  
 SIGNATURE OF OWNER  
 MARK LEVY, C/O SPEEDWAY ROCK, LLC & C/O ROCK REALTY INC.

**TOTAL TABULATION THIS SUBDIVISION**

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	BUILDABLE:	NON-BUILDABLE:	OPEN SPACE:	PRESERVATION PARCELS:
1	1	N/A	0	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	4.31± AC.	N/A	0	0
TOTAL AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	N/A			
TOTAL GROSS AREA OF SUBDIVISION TO BE RECORDED	4.31± AC.			



**ENGINEER**  
 BENCHMARK ENGINEERING, INC.  
 8480 BALT. NAT. PIKE SUITE 418  
 ELLICOTT CITY, MD 21043  
 410-465-6105

**OWNER/DEVELOPER**  
 MARK LEVY  
 C/O SPEEDWAY ROCK, LLC.  
 C/O ROCK REALTY INC.  
 25 MAIN STREET  
 REISTERSTOWN, MD 21136  
 410-526-4030

**PLAN**  
 SCALE: 1" = 50'

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

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

APPROVED: *Robert J. Weber* 3/30/06  
 HOWARD COUNTY HEALTH OFFICER

APPROVED: *Mark Levy* 1/16/06  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

APPROVED: *David M. Harris* 1/16/06  
 DIRECTOR

**SURVEYOR'S CERTIFICATION**

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT HEREIN IS CORRECT; THAT IT IS ALL OF THE LANDS CONVEYED BY MCI WORLDWIDE NETWORK SERVICES, INC. A DELAWARE CORPORATION TO BUSCH'S FRONTAGE ACQUISITION PROPERTIES, LLC. NOW KNOWN AS SPEEDWAY ROCK, LLC DATED APRIL 15, 2003 RECORDED AT LIBER 7082, FOLIO 651; RECORDED 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, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS NOW AMMENDED.



DAVID M. HARRIS 1/16/06  
 REGISTERED PROFESSIONAL LAND SURVEYOR MARYLAND REG. NO. 10978  
 FOR BENCHMARK ENGINEERING, INC. MARYLAND REG. NO. 351

**OWNER'S DEDICATION**

SPEEDWAY ROCK, LLC OWNER OF THE SUBDIVISION SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPT. 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 OF THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION. HEREBY GRANT THE 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 OUR HANDS THIS 16 DAY OF JANUARY 2006

MARK LEVY 1/16/06  
 SIGNATURE OF OWNER DATE:  
 WITNESS DATE: 1/16/2006

THE SOLE AND ONLY PURPOSE OF THIS REVISION PLAT IS TO RECORD THE ADDITION OF A 20' PUBLIC WATER AND UTILITY EASEMENT AND TO ABANDON A PORTION OF THE 20' PUBLIC WATER AND UTILITY EASEMENT RECORDED UNDER PLAT 17368.

RECORDED AS PLAT 18190  
 ON 4/7/06 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

REVISION PLAT  
 DORSEY BUSINESS CENTER SECTION 1  
 PARCEL 'A'  
 PREVIOUSLY RECORDED AS PLAT Nos. 6916

1st ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND  
 TAX MAP No. 37 GRID No. 24 SCALE: AS SHOWN  
 PARCEL: 634 DATE: OCTOBER, 2005  
 SHEET: 1 OF 1