

| U.S. Equivalent Coordinate Table | | | Metric Coordinate Table | | |
|----------------------------------|--------------|--------------|-------------------------|----------------|---------------|
| POINT | NORTH (feet) | EAST (feet) | POINT | NORTH (meters) | EAST (meters) |
| 5 | 504183.0819 | 1309791.7213 | 5 | 178059.359491 | 399225.315132 |
| 79 | 504191.4486 | 1309490.1364 | 79 | 178061.909683 | 399133.391802 |
| 225 | 503637.4461 | 1309569.6808 | 225 | 177954.009510 | 399157.637062 |
| 277 | 503640.4955 | 1309177.5450 | 277 | 177896.417231 | 399030.113040 |
| 270 | 503901.1951 | 1309323.0303 | 270 | 177973.440218 | 399082.457848 |
| 280 | 503951.2876 | 1309785.0413 | 280 | 177988.708443 | 399223.279073 |
| 281 | 503955.3212 | 1309645.0741 | 281 | 177989.937901 | 399180.616986 |
| 283 | 503620.8197 | 1310175.5335 | 283 | 177887.981639 | 399342.301325 |
| 287 | 504201.2952 | 1309495.8053 | 287 | 178064.910926 | 399135.119771 |
| 288 | 504181.9995 | 1310191.6926 | 288 | 178059.026525 | 399347.226633 |

| Minimum Lot Size Chart | | | |
|------------------------|----------------|----------------|------------------|
| LOT No. | GROSS AREA | PIPESTEM AREA | MINIMUM LOT SIZE |
| 1 | 55,103 Sq.Ft.± | 15,029 Sq.Ft.± | 40,074 Sq.Ft.± |
| 2 | 83,015 Sq.Ft.± | 4,540 Sq.Ft.± | 78,475 Sq.Ft.± |

| LOT COMPARISON CHART | |
|--|--|
| LOT 1 REICH SUBDIVISION PLAT NO. 3050 AREA = 1.265 Ac. | LOT 1 GLENAIR OVERLOOK AREA = 1.265 Ac. |
| LOT 4 REICH SUBDIVISION PLAT NO. 3050 AREA = 1.897 Ac. | LOT 2 GLENAIR OVERLOOK AREA = 1.897 Ac. |
| DEED PARCEL LIBER 8082, FOLIO 264 AREA = 5.224 Ac. | LOT 3 GLENAIR OVERLOOK AREA = 5.224 Ac. |

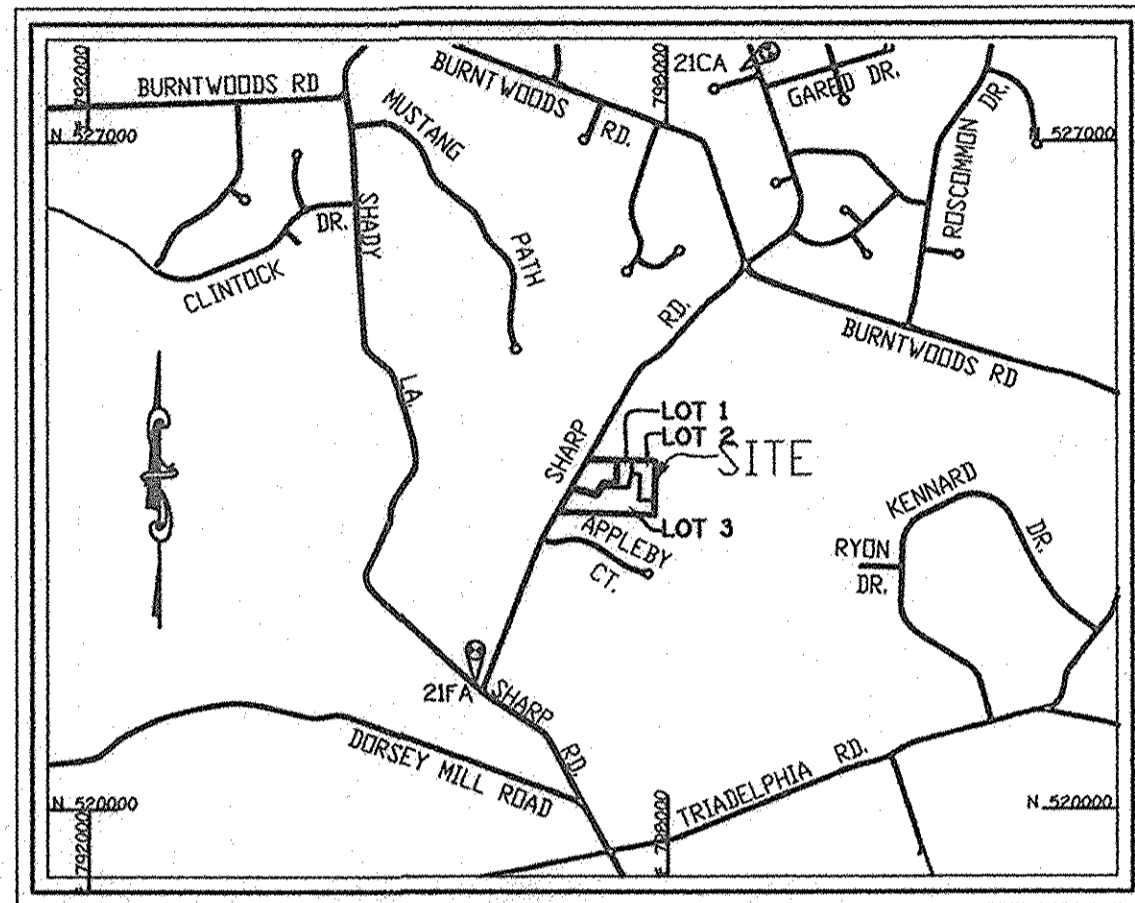
General Notes:

- This Area Designates A Private Sewerage Easement of 10,000 Square Feet As Required By The Maryland State Department Of The Environment For Individual Sewerage 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 Adjustments To The Private Sewerage Easement. Recordation Of A Modified Easement Shall Not Be Necessary.
- The Lots Shown Hereon Comply With The Minimum Ownership-Width And Lot Area As Required By The Maryland State Department Of The Environment.
- Subject Property Zoned RR-DEO Per 02/02/04 Comprehensive Zoning Plan And The "Comp Life" Zoning Amendments Effective 07/28/06.
- Coordinates Based On NAD '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 21CA And No. 21FA.
Sta. 21CA N 179496.2694, meters E 399665.4409 meters
Sta. 21FA N 177402.7104, meters E 398818.7716 meters
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About June 2002, By Fisher, Collins & Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set Capped "F.C.C. 105".
- 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.
- Driveway(s) Shall Be Provided Prior To Issuance Of A Residential Occupancy Permit For any Dwelling 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 14% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;
 - Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (H-25-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 (+ or -).
- Distances Shown Are Based On Surface Measurement And Not Reduced To NAD '83 Grid Measurement.
- No 100-Year Floodplain Exist On Site.
- Previous Department Of Planning And Zoning File Numbers: F-78-54, WP-01-123 And F-03-218; However, F-03-218 Was Denied On July 1, 2004 Due To A Missed Deadline Date Of June 27, 2004 To Submit An Application For Regional Variance Petition To The Howard County Board Of Appeals.
- No Cemeteries Exist On This Site Based On A Site Visit And Based On A Examination Of The Howard County Cemetery Inventory Map.
- Private Water And Sewer Shall Be Utilized Within This Development.
- This Property Is Located Outside Of The Metropolitan District.
- The Forest Stand Delineation And Wetland Delineation Was Prepared By Eco-Science Professionals, Inc. dated October, 2006.
- There Is An Existing Structure Located On Lot 2 To Remain. No New Buildings, Extensions Or Additions To The Existing Dwelling/Structure(s) Are To Be Constructed At A Distance Less Than The Zoning Regulations Allow.
- For Flag Or Pipestem Lots, Refuse Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of The Flag Or Pipestem And The Road R/W Line And Not Onto The Pipestem Lot Driveway.
- Wells Shall Be Drilled On Lots Prior To Recordation Of The Final Record Plat.
- Quantity And Quality Stormwater Management Requirements Are Proposed To Be Met By Applying The Non-Rooftop Disconnection And Rooftop Disconnection Credits In Accordance With Chapter 5 Of The 2000 Maryland Stormwater Design Manual.
- Landscaping For Lot 2 Is Exempt From The Perimeter Landscape Requirements Of Section 16.124 Of The Howard County Code And The Landscape Manual Because Lot 2 Contains An Existing Structure To Remain. Landscaping For Lots 1 And 3 Is Provided In Accordance With A Certified Landscape Plan And Is On File With This Plat. Landscape Surety In The Amount Of \$20,250.00 Based On 34 Shade Trees @ \$300/Shade Tree And 67 Evergreens @ \$150/Evergreen And Will Be Provided With The Grading Permit.
- This Plat Is Exempt From Forest Conservation Obligation In Accordance With Section 16.1202(b)(vii) Of The Howard County Code And Forest Conservation Act. Because It Is A Resubdivision That Does Not Create Additional Lots.
- This Plat Is In Compliance With 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; Per The 2/2/04 Comprehensive Zoning Plan And The "Comp Life" Zoning Amendments Effective 7/28/06. 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.
- The Proposed Driveway Serving Glenair Overlook Lots 1 And 3 Shall Be Constructed To Minimize Interruption To The Use Of The 50-Foot Private Airplane Easement By Reich Subdivision Lot 2. The Developer/Builder Shall Notify The Owner Of Reich Subdivision Lot 2, In Writing At Least 30 Days Prior To Commencement Of Work, The Intended Time, Date And Anticipated Duration For Construction Of The Driveway Within The 50-Foot Private Airplane Easement.

The Requirements §3-100, 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

Mark L. Robel 12/17/07
Mark L. Robel No. 339 Date
(Property Line Surveyor)

Bruno W. Reich 12/31/07
Bruno W. Reich Date
(Owner)



Vicinity Map

Scale: 1" = 1,200'

Reservation Of Public Utility Easements

Developer Reserves Unto Itself, Its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage And Other Public Utilities, Located In, On, Over, And Through Lots 1, 2 And 3. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds(s) Conveying Said Lot(s). Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County.

Area Tabulation

| | |
|---|------------|
| Total Number Of Buildable Lots To Be Recorded | 3 |
| Total Number Of Open Space Lots To Be Recorded | 0 |
| Total Number Of Buildable Preservation Parcels To Be Recorded | 0 |
| Total Number Of Lots/Parcels To Be Recorded | 3 |
| Total Area Of Buildable Lots To Be Recorded | 8.386 Ac.± |
| Total Area Of Open Space Lots To Be Recorded | 0.000 Ac.± |
| Total Area Of Buildable Preservation Parcels To Be Recorded | 0.000 Ac.± |
| Total Area Of Roadway To Be Recorded | 0.000 Ac.± |
| Total Area To Be Recorded | 8.386 Ac.± |

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 18272 BALTIMORE NATIONAL PIKE
ELLCOTT CITY, MARYLAND 21042
(410) 461 - 2955

OWNER/DEVELOPER

MR. BRUNO W. REICH
14189 HOWARD ROAD
DAYTON, MARYLAND 21036-1017
PHONE* 301-596-9182

OWNER'S CERTIFICATE

Bruno W. Reich, 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 31st Day Of December, 2007.

Bruno W. Reich
Bruno W. Reich

Tony Zotta
Witness

SURVEYOR'S CERTIFICATE

I Hereby Certify To The Best Of My Knowledge That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of All Of The Lands Conveyed By Bruno Reich And Bruno Vaughn Reich To Bruno W. Reich By Deed Dated June 1, 1982 And Recorded In The Land Records Of Howard County, Maryland In Liber No. 8082 At Folio 264; And 2) Part Of The Lands Conveyed By Raymond H. Musgrove And Mae B. Musgrove To Bruno William Reich By Deed Dated September 25, 1973 And Recorded In The Land Records Of Howard County, Maryland In Liber No. 655 At Folio 390. All Monuments Are In Place Or Will Be In Place Prior To The Actual Construction Of The Streets In The Subdivision By Howard County, Maryland As Shown On The Plat. This Plat Complies With The Annotated Code Of Maryland, As Amended.

Mark L. Robel 12/17/07
Mark L. Robel, Property Line Surveyor
Date

The Purpose Of This Plat Is To Reconfigure
1) The Outline Of Lot 1, Reich Subdivision (Plat No. 3050) Containing 1.265 Acres To Create Lot 1, Glenair Overlook Containing 1.265 Acres.
2) The Outline Of Lot 4, Reich Subdivision (Plat No. 3050) Containing 1.897 Acres To Create Lot 2, Glenair Overlook Containing 1.897 Acres.
3) The Outline Of Deeded Parcel, Liber 8082 At Folio 264 Containing 5.224 Acres To Create Lot 3, Glenair Overlook Containing 5.224 Acres.

RECORDED AS PLAT NO. 19771 ON 2/28/08
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

GLENAIR OVERLOOK
Lots 1, 2 And 3

(A Resubdivision Of Lot 1 And 4, Reich Subdivision Plat No. 3050 And A Deeded Parcel Recorded In Liber 928 At Folio 323)

Zoned: RR-DEO
Tax Map: 21 Parcel 150 & Part of Parcel 186 Grid: 12
Fourth Election District
Howard County, Maryland



Scale: 1" = 50'
Date: December 17, 2007 Sheet 1 of 2

F-07-053

Reservation Of Public Utility Easements

Developer Reserves Unto Itself, Its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage And Other Public Utilities, Located In, On, Over, And Through Lots 1, 2 And 3. 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 Lot(s). Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County.

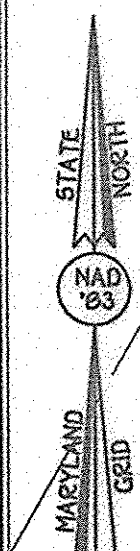
The Requirements §3-108, The Real Property Article, Annotated Code Of Maryland, 1988 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With

Mark L. Robel 12/17/07
 Mark L. Robel, #339
 (Property Line Surveyor)
 Bruno W. Reich 12/17/07
 Bruno W. Reich
 (Owner)

E 999050.2022
 Metric
 E 1309250
 N 504000
 N 170003.5576
 Metric

Existing 50' Private Airplane Easement For Ingress & Egress Plat No. 3050

| LINE | Bearing & Distance |
|------|--------------------|
| E-1 | S75°30'20"E 50.65 |
| E-2 | S05°04'34"W 49.76 |
| E-3 | N00°24'41"W 50.09 |
| E-4 | N05°07'00"E 61.16 |



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| Total Area Of Roadway To Be Recorded | 0.000 Ac.± |
| Total Area To Be Recorded | 0.326 Ac.± |

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 (410) 461-2255

OWNER/DEVELOPER
 MR. BRUNO W. REICH
 14109 HOWARD ROAD
 DAYTON, MARYLAND 21036-1017
 PHONE 301-596-9182

LOT 17
 SHARP SUBDIVISION
 PLAT No. 8498
 TAX MAP 21, PARCEL 198
 ZONED: RR-DEO

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

APPROVED: Howard County Department Of Planning And Zoning.

Howard County Health Officer: *John A. ...* Date: 12/17/07
 Chief, Development Engineering Division: *John P. ...* Date: 2/20/08
 Director: *James ...* Date: 2/20/08

OWNER'S CERTIFICATE
 Bruno W. Reich, 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 17th Day Of December, 2007.
 Bruno W. Reich
 Toy Vito Witness

SURVEYOR'S CERTIFICATE
 I Herby Certify To The Best Of My Knowledge That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of 1) All Of The Lands Conveyed By Bruno Reich And Bruno Vaughn Reich To Bruno W. Reich By Deed Dated June 1, 1982 And Recorded In The Land Records Of Howard County, Maryland In Liber No. 8082 At Folio 264; And 2) Part Of The Lands Conveyed By Raymond H. Musgrove And Mae B. Musgrove To Bruno William Reich By Deed Dated September 25, 1973 And Recorded In The Land Records Of Howard County, Maryland In Liber No. 655 At Folio 390; And That All Mortgages Are In Place Or Will Be In Place Prior To The Acceptance Of The Subdivision By Howard County, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended.
 Mark L. Robel
 Mark L. Robel, Property Line Surveyor No. 339
 Date: 12/17/07

RECORDED AS PLAT No. 19772 ON 2/20/08
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

GLENNAIR OVERLOOK
 Lots 1, 2 And 3
 (A Resubdivision Of Lot 1 And 4, Reich Subdivision Plat No. 3050 And A Deeded Parcel Recorded In Liber 920 At Folio 323)
 Zoned: RR-DEO
 Tax Map: 21 Parcel 150 & Part Of Parcel 106 Grid: 12
 Fourth Election District
 Howard County, Maryland
 Scale: 1" = 50'
 Date: December 17, 2007 Sheet 2 of 2

F-07-053

K:\Drawings\615131-REICH LOT 3\FINAL PLATS\30727 Bruno Reich Lots 1-3 Record Plat Sht 2.dwg, 12/18/2007 7:16:34 AM