

I FURTHER CERTIFY THAT THE REQUIREMENTS OF SECTION 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 PLAN AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

HOWARD COUNTY GENERAL HOSPITAL, INC.
(FORMERLY HOWARD COUNTY ACQUISITION CORPORATION)
Victor A. Broccolino 10/11/2006
DATE

VICTOR A. BROCCOLINO, PRESIDENT/CEO
HOWARD COUNTY GENERAL HOSPITAL INC.
Matthew E. Joyce
DATE

REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 21150
PLAN

SCALE: 1" = 100'
OWNER
HOWARD COUNTY GENERAL HOSPITAL, INC.
A MEMBER OF JOHN HOPKINS MEDICINE
5755 CEDAR LANE
COLUMBIA, MARYLAND 21044
PHONE: 410-740-7948
ATTN: BETH PLANNER

COORDINATE SCHEDULE

NUMBER	NORTH	EAST
*1	502,909.53	831,913.80
*2	503,119.67	831,881.20
*3	503,152.00	831,898.72
*4	503,396.44	832,451.74
*5	503,201.42	832,537.94
*6	503,175.14	832,478.49
*7	502,976.67	832,566.22
*8	502,914.41	832,425.36
*9	502,408.62	832,648.93
*10	502,517.37	832,894.97
*11	502,180.98	833,043.66
*12	502,025.26	832,038.67
*13	502,864.20	831,908.68

LINE TABLE

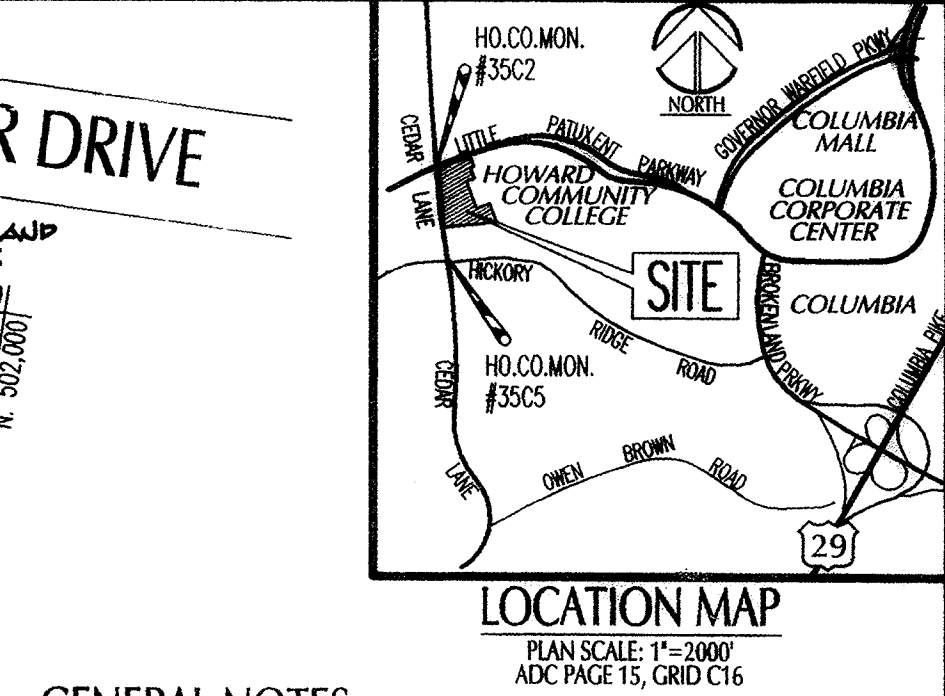
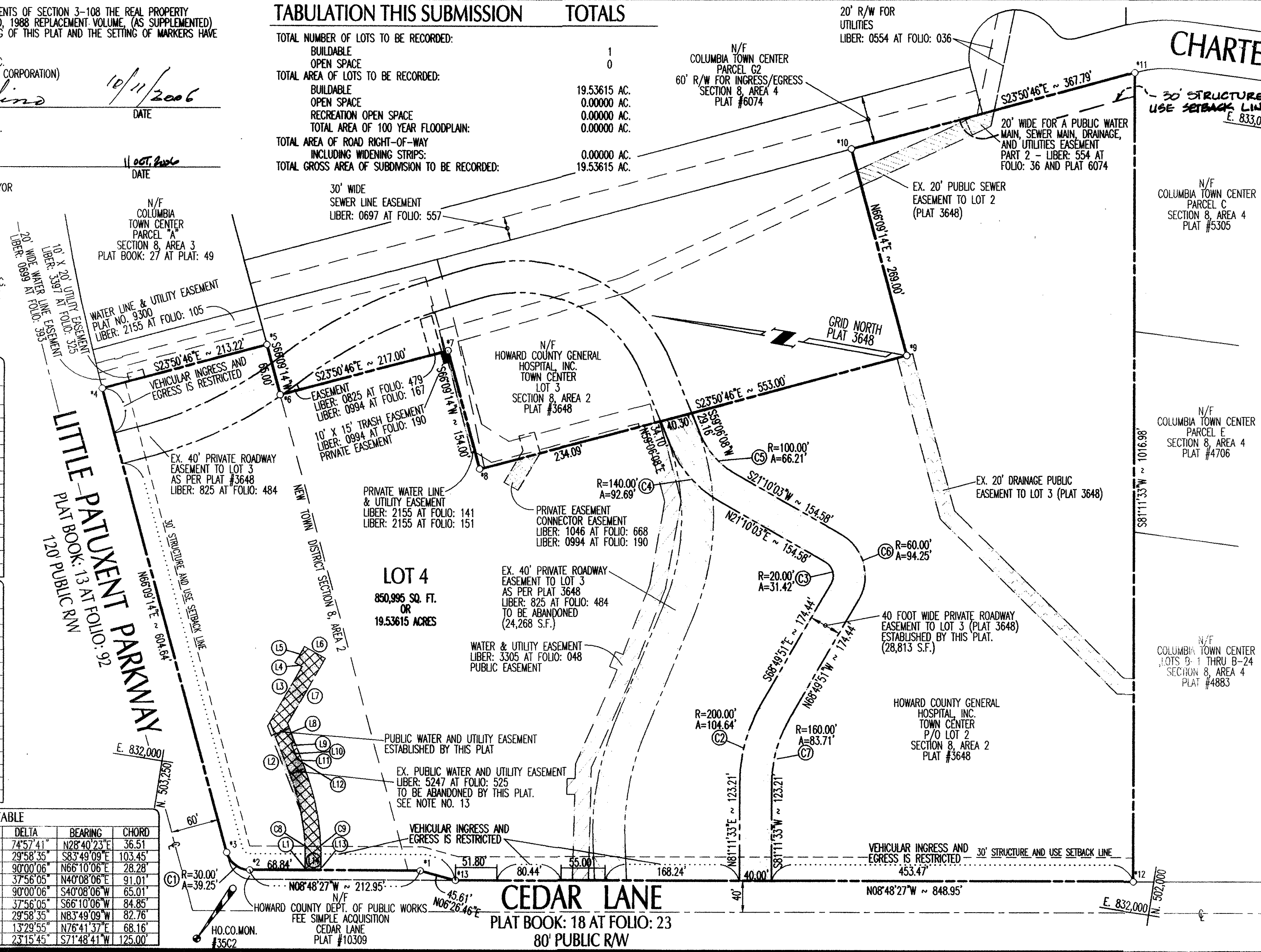
LINE	BEARING	DISTANCE
L1	N83°26'34"E	5.77
L2	N59°59'03"E	115.54
L3	S68°55'01"E	86.04
L4	N21°04'59"E	10.00
L5	S68°55'01"E	23.75
L6	S21°04'59"W	30.00
L7	N68°55'01"W	94.35
L8	S60°10'49"W	22.57
L9	N74°45'27"W	6.36
L10	S60°10'49"W	20.26
L11	S15°10'49"W	6.36
L12	S60°10'49"W	8.75
L13	S83°26'34"W	4.98
L14	N08°48'27"W	20.02

CURVE TABLE

NUMBER	RADIUS	ARC	TANGENT	DELTA	BEARING	CHORD
C1	30.00'	39.25'	23.00'	74°57'41"	N28°40'23"E	36.51'
C2	200.00'	104.64'	53.55'	29°58'35"	S83°49'09"E	103.45'
C3	20.00'	31.42'	20.00'	90°00'06"	N66°10'06"E	28.28'
C4	140.00'	92.69'	48.12'	37°56'05"	N40°08'06"E	91.01'
C5	100.00'	66.21'	34.37'	90°00'06"	S40°08'06"W	65.01'
C6	60.00'	94.25'	60.00'	37°56'05"	S66°10'06"W	84.85'
C7	160.00'	83.71'	42.84'	29°58'35"	N63°49'09"W	82.76'
C8	290.00'	68.32'	34.32'	13°29'55"	N76°41'37"E	68.16'
C9	310.00'	125.86'	63.81'	23°15'45"	S71°48'41"W	125.00'

TABULATION THIS SUBMISSION TOTALS

TOTAL NUMBER OF LOTS TO BE RECORDED:	1
BUILDABLE	0
OPEN SPACE	19.53615 AC.
TOTAL AREA OF LOTS TO BE RECORDED:	19.53615 AC.
BUILDABLE	0.00000 AC.
OPEN SPACE	0.00000 AC.
RECREATION OPEN SPACE	0.00000 AC.
TOTAL AREA OF 100 YEAR FLOODPLAIN:	0.00000 AC.
TOTAL AREA OF ROAD RIGHT-OF-WAY INCLUDING WIDENING STRIPS:	0.00000 AC.
TOTAL GROSS AREA OF SUBDIVISION TO BE RECORDED:	19.53615 AC.



- GENERAL NOTES:**
- COORDINATES ARE BASED UPON A PLAT OF SUBDIVISION KNOWN AS "HOWARD COUNTY GENERAL HOSPITAL, INC. TOWN CENTER, SECTION 8, AREA 2, LOTS 2 AND 3 RECORDED IN PLAT NUMBER 3648 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.
 - THIS PLAN IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED BY JOYCE ENGINEERING CORPORATION (JEC) ON OR ABOUT MAY, 1993.
 - THERE ARE EXISTING STRUCTURES ON LOT 4 TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING STRUCTURES ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE CURRENT ZONING REGULATIONS PERMIT.
 - THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND SEWER SERVICE HAS BEEN PROVIDED BY CONTRACTS 44-1558D; AND 44-3894D.
 - PRIVATE STORM WATER MANAGEMENT FACILITIES WILL BE REQUIRED ON LOT 4, SHOWN ON THIS PLAN, IN ACCORDANCE WITH THE DESIGN MANUALS. PRIOR TO SIGNATURE APPROVAL OF THE SITE DEVELOPMENT PLAN, THE DEVELOPER WILL BE REQUIRED TO EXECUTE THE DEVELOPER'S AGREEMENT FOR THE CONSTRUCTION OF THE PRIVATE STORM WATER MANAGEMENT FACILITY AND A MAINTENANCE AGREEMENT.
 - THE SUBJECT PROPERTY IS NOT LOCATED WITHIN A 100-YEAR FLOODPLAIN.
 - THERE ARE NO WETLANDS LOCATED ON LOT 4.
 - DEVELOPER RESERVES ONTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE AND OTHER PUBLIC UTILITIES LOCATED IN, OVER AND THROUGH LOT 4. ANY AND ALL CONVEYANCES OF AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HERIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HERIN 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.
 - THIS PLAN IS BEING REVISED TO REFLECT FDP-PHASE 83 FOR THE NEW TOWN ZONING DISTRICT SITE PLAN SDP# 95-114, SDP# 00-72 AND WAIVER PETITION WP-05-99 AND HAS BEEN PREVIOUSLY RECORDED AS PLAT FILE NO. F-70-52C AND F-76-101.
 - WAIVER NUMBER WP-05-99, BY LETTER DATED APRIL 4, 2005, FROM THE PLANNING DIRECTOR, APPROVED THE WAIVER FROM SECTIONS 16.119(f)(2) AND 16.120(a)(2) TO ALLOW DIRECT ACCESS ONTO A RESTRICTED ACCESS ROAD, CEDAR LANE (MINOR ARTERIAL), FOR A PROPOSED RELOCATED MAIN ENTRANCE DRIVE FURTHER SOUTH ON CEDAR LANE AND TO ESTABLISH A DEDICATED DELIVERY SERVICE INGRESS AND EGRESS CIRCULAR ROUTE AT THE EXISTING ACCESS DRIVE ONTO CEDAR LANE.
 - DEVELOPER RESERVES THE RIGHT TO ADJUST, RELOCATE OR OTHERWISE CHANGE OR MODIFY THE EXISTING AND PROPOSED 40' WIDE ROADWAY EASEMENT TO LOT 3, AS MAY BE REQUIRED TO FACILITATE OR ENABLE ANY PROPOSED OR FUTURE EXPANSION, CONSTRUCTION, RECONSTRUCTION OR OTHER DEVELOPMENT ON THE HOSPITAL CAMPUS, ACCESS TO LOT 3 SHALL BE MAINTAINED AT ALL TIME THROUGH TEMPORARY MEASURES, WHILE A NEW ROADWAY IS BEING CONSTRUCTED.
 - ABANDONMENT OF THE WATER AND UTILITY EASEMENT RECORDED IN LIBER: 5247 AT FOLIO: 525, IS APPROVED BY AN ADMINISTRATIVE DECISION. TERMINATION OF THE EASEMENT AGREEMENT SHALL BE FILED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.
 - THIS FINAL PLAT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENTS IN ACCORDANCE WITH SECTION 16.1202(b)(1)(ii) OF THE HOWARD COUNTY CODE FOR A RESUBDIVISION PLAT THAT DOES NOT CREATE ANY NEW LOTS.
 - IN THE NEW TOWN ZONING DISTRICT, THE MINIMUM BUILDING RESTRICTIONS FROM PROPERTY LINES AND PUBLIC ROAD RIGHT OF WAY LINES ARE TO BE ACCORDANCE WITH FDP-PHASE 83.
 - SUBJECT PROPERTY IS ZONED NT AND FOR AS PER 2-02-04 COMPREHENSIVE ZONING PLAN, COMP LITE ZONING PLAN EFFECTIVE 7-28-06 AND FDP-83.**

JOYCE ENGINEERING CORPORATION
CIVIL ENGINEERING LAND SURVEYING LAND PLANNING CONSTRUCTION MANAGEMENT
10766 BALTIMORE AVENUE - BELTSVILLE, MARYLAND 20705
TEL: (301) 595-4353 FAX: (301) 595-4650 WEB: www.joyceeng.com
© 2003 JOYCE ENGINEERING CORPORATION

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.

Robert J. Wahn 10/27/06
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

Matthew E. Joyce 10/20/06
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Manisha D. Singh 10/20/06
DIRECTOR DATE

OWNER'S CERTIFICATE

WE, HOWARD COUNTY GENERAL HOSPITAL, INC., FORMERLY, HOWARD COUNTY ACQUISITION CORPORATION, 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, EXCEPT AS SHOWN. ALL EASEMENTS OR RIGHTS OF WAY AFFECTING THIS PROPERTY ARE INCLUDED IN THIS PLAN OF SUBDIVISION. THERE ARE NO SUITS, ACTIONS AT LAW, LIENS, MORTGAGES OR TRUSTS ON THE HOSPITAL REAL ESTATE AFFECTING THE PROPERTY INCLUDED IN THIS PLAN OF SUBDIVISION.

HOWARD COUNTY GENERAL HOSPITAL, INC.
(FORMERLY HOWARD COUNTY ACQUISITION CORPORATION)
Victor A. Broccolino 10/11/2006
VICTOR A. BROCCOLINO, PRESIDENT/CEO DATE

Matthew E. Joyce 10/11/06
ATTEST: DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RE-SUBDIVISION OF ALL OF THE LAND CONVEYED BY HOWARD COUNTY GENERAL HOSPITAL, INC. TO HOWARD COUNTY ACQUISITION CORPORATION BY DEED DATED JUNE 30, 1998 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER: 4340, AT FOLIO: 316, THAT IT IS ALSO A RE-SUBDIVISION OF PART OF LOT 2, AS SHOWN ON A PLAT OF RE-SUBDIVISION ENTITLED HOWARD COUNTY GENERAL HOSPITAL, TOWN CENTER, SECTION 8, AREA 2, AS RECORDED AMONG THE AFORESAID LAND RECORDS IN PLAT 3648, 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.

Matthew E. Joyce
MATTHEW E. JOYCE, P.E.
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 21150
DATE

PURPOSE STATEMENT

THE PURPOSE OF THIS PLAT IS TO (1) REVISE THE INGRESS/EGRESS ACCESS ALONG CEDAR LANE. (2) REVISE THE ACCESS EASEMENT TO LOT 3. (3) TO RE-ESTABLISH THE WATER AND UTILITY EASEMENT.

RECORDED AS PLAT NUMBER 18628
ON Nov. 3, 2006 AMONG THE
LAND RECORDS OF HOWARD COUNTY, MARYLAND

HOWARD COUNTY GENERAL HOSPITAL, INC.
TOWN CENTER
SECTION 8, AREA 2, LOT 4

RECORDED AS PLAT NUMBER 18628
RECORDED AS PLAT NO. 3648

5TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

TAX MAP NO. 35	GRID 5	PARCEL 276	ZONED: POR NT-COMMERCIAL
SCALE: 1" = 100'	DATE: 06-27-2006	SHEET 1 OF 1	
COUNTY FILE NO. -			