

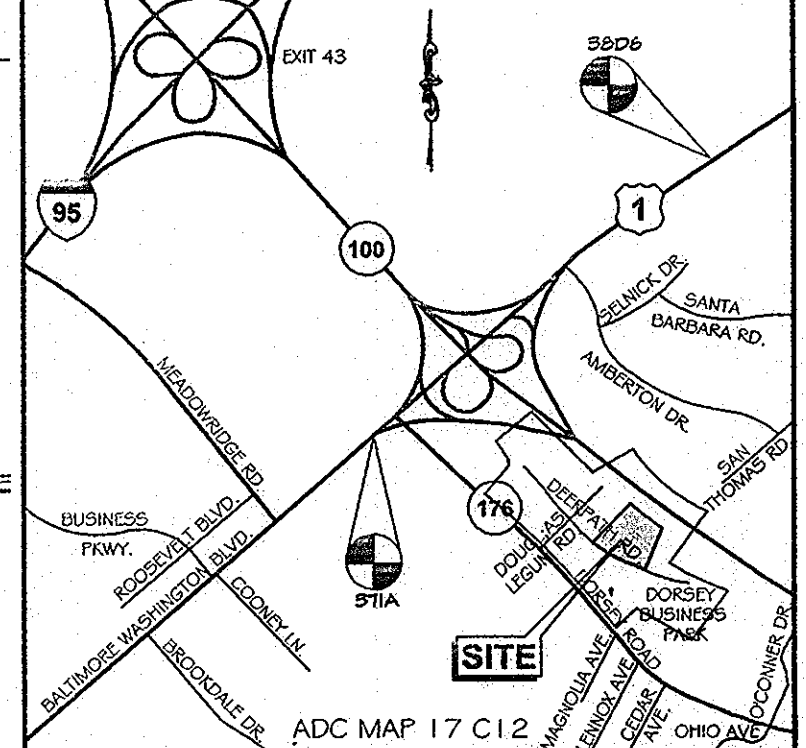
LINE TABLE
INGRESS / EGRESS & PARKING EASEMENT FOR PARCELS E-1 AND E-2

NO.	COURSE	NO.	COURSE
1	R=32.50' L=21.87' CHD.=N80°40'50" E 21.46'	16	R=87.00' L=108.65' CHD.=N05°57'33" W 101.81'
2	R=10.00' L=17.96' CHD.=N09°57'17" E 15.64'	17	N41°31'59" W 141.94'
3	N41°29'26" W 19.92'	18	N56°00'00" W 60.48'
4	R=5.00' L=7.85' CHD.=N86°29'26" W 7.07'	19	N42°01'48" E 24.24'
5	S46°30'34" W 13.00'	20	S56°00'00" E 60.64'
6	N41°29'26" W 19.92'	21	S41°31'59" E 173.18'
7	N48°50'34" E 10.15'	22	S12°14'48" E 29.86'
8	S61°13'01" E 46.75'	23	R=11.50' L=82.46' CHD.=S08°56'27" W 80.60'
9	N36°49'34" W 13.00'	24	R=505.00' L=70.07' CHD.=S34°06'11" W 70.07'
10	S41°29'26" W 14.40'	25	R=245.00' L=57.31' CHD.=S41°42'06" W 37.29'
11	S48°30'34" W 13.00'	26	R=35.00' L=25.29' CHD.=S24°37'25" W 24.75'
12	R=5.00' L=7.85' CHD.=S03°30'34" W 7.07'	27	R=15.4333' L=52.95' CHD.=N37°04'32" W 52.95'
13	S41°29'26" E 11.82'		
14	R=10.00' L=17.07' CHD.=N89°35'47" E 15.07'		
15	R=272.62' L=52.66' CHD.=N33°08'57" E 52.58'		

AREA = 15,112 SQ. FT. OR 0.3469 ACRES

STANDARD DEVELOPER UTILITY AND FOREST CONSERVATION CLAUSE

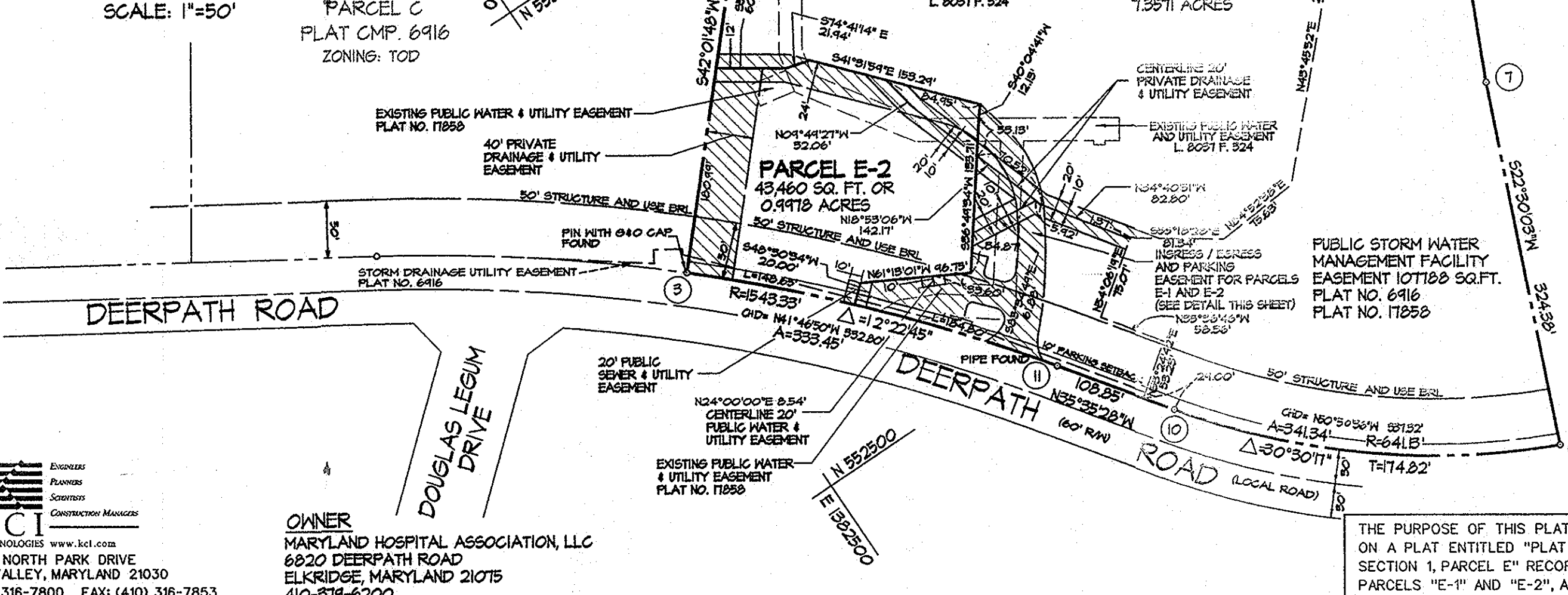
DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE AND OTHER PUBLIC UTILITIES LOCATED IN, OVER AND THROUGH PARCEL E-1 THROUGH E-2. ANY AND ALL CONVEYANCES OF AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER 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.



GENERAL NOTES

- SUBJECT PROPERTY ZONED TOD PER THE 2/02/04 COMPREHENSIVE ZONING PLAN AND COMP LITE ZONING AMENDMENTS ADOPTED 7/28/06.
- COORDINATES BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 371A AND NO. 3826.
- NO BURIAL OR CEMETERY SITES ARE LOCATED ON THE SITE.
- ALL AREAS SHOWN ARE MORE OR LESS.
- THIS PLAN IS EXEMPT FROM LANDSCAPE REQUIREMENTS SINCE IT IS A PLAT OF RESUBDIVISION TO CREATE LOTS AROUND EXISTING STRUCTURES FOR REAL ESTATE PURPOSES.
- THIS PLAN IS EXEMPT FROM FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH SECTION 18.1202(b)(2)(M) OF THE FOREST CONSERVATION MANUAL SINCE THIS IS A PLAT FOR REAL ESTATE TRANSACTION ONLY TO CREATE LOTS AROUND EXISTING STRUCTURES. A DOI FOR REAL ESTATE TRANSACTION IS ON FILE.
- THIS PLAN COMPLIES WITH THE MINIMUM SETBACK REQUIREMENTS OF SECTION 127.4.E.5 OF THE ZONING REGULATION.
- THIS PLAT IS BASED ON INFORMATION SHOWN ON PLANS (SOP 98-104) DATED MARCH 1998, TITLED "DORSEY BUSINESS PARK PARCEL E" COMPLETED BY STY INCORPORATED, AND A "PROJECT AREA" FIELD SURVEY DATED OCTOBER 2004, COMPLETED BY KCI TECHNOLOGIES, INC..
- THE SUBDIVISION IS IN THE METROPOLITAN DISTRICT.
- PREVIOUS DPZ FILE NUMBERS: SOP-48-104, SOP-05-088 AND F-06-48.
- THIS SUBMISSION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND SEWER SERVICE HAS BEEN PROVIDED.
- STORMWATER MANAGEMENT FOR THIS SITE IS PROVIDED IN THE EXISTING ON-SITE POND.
- A CROSS INGRESS/EGRESS, PARKING AND MAINTENANCE AGREEMENT SHALL BE RECORDED SIMULTANEOUSLY WITH THIS PLAT IN THE LAND RECORDS OFFICE OF HOWARD COUNTY, MD.

INGRESS / EGRESS & PARKING EASEMENT FOR PARCELS E-1 AND E-2
SCALE: 1"=50'



COORDINATE TABLE

NO.	NORTH	EAST
3	552725.174	1382500.571
4	552050.872	1382744.141
5	552452.044	1382941.925
6	552156.510	1383301.320
7	552475.183	1383113.694
8	552175.448	1383047.230
10	552388.499	1382789.661
11	552477.012	1382722.313

LEGEND

DIAGONAL HATCHING DENOTES EASEMENTS TO BE CREATED

AREAS SHOWN HEREON ARE TO BE CONSIDERED MORE OR LESS.

THIS SUBDIVISION IS SUBJECT TO SECTION 18-122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND PUBLIC SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS THEREOF EFFECTIVE ON 4-10-86 ON WHICH DATE THE DEVELOPERS AGREEMENT NO. 14-1441 D WAS FILED AND ACCEPTED.

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF HEALTH AND MENTAL HYGIENE AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

THE REQUIREMENTS OF §-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1989 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

Charles S. Ruzicka 10/3/07
CHARLES S. RUZICKA DATE

Calvin M. Pierson 9/19/07
CALVIN M. PIERSON, PRESIDENT DATE

AREA TABULATION SHEET 1 OF 1

1. TOTAL NUMBER OF PARCELS THIS SHEET TO BE RECORDED:	2
2. TOTAL AREA OF PARCELS:	8.3549 ACRES
3. TOTAL AREA OF SUBDIVISION THIS SHEET TO BE RECORDED:	8.3549 ACRES

KCI TECHNOLOGIES
www.kci.com
10 NORTH PARK DRIVE
HUNT VALLEY, MARYLAND 21030
PHONE: (410) 316-7800 FAX: (410) 316-7853

OWNER
MARYLAND HOSPITAL ASSOCIATION, LLC
6820 DEERPATH ROAD
ELKBRIDGE, MARYLAND 21075
410-574-6200

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT

B. Wilson for Peter Brilenson 10/29/07
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Paul D. Crampton 10/16/07
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Paul D. Crampton 10/29/07
DIRECTOR DATE

OWNER'S CERTIFICATE

WE, MARYLAND HOSPITAL ASSOCIATION, LLC BY THE MARYLAND HOSPITAL ASSOCIATION, INCORPORATED, MANAGING MEMBER, BY CALVIN M. PIERSON, PRESIDENT, 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 OFFICE 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 RIGHT-OF-WAYS AND THE SPECIFIC EASEMENTS 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE AND (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 RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 3RD DAY OF OCTOBER, 2007
MARYLAND HOSPITAL ASSOCIATION, LLC
BY: THE MARYLAND HOSPITAL ASSOCIATION, INCORPORATED, MANAGING MEMBER

ATTEST: *Paul D. Crampton* BY: *Calvin M. Pierson*
PAUL D. CRAMPTON, WITNESS CALVIN M. PIERSON, PRESIDENT

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS CORRECT, THAT IT SHOWS A RE-SUBDIVISION OF THE LANDS OF MARYLAND HOSPITAL ASSOCIATION, LLC, KNOWN AS PARCEL "E" AS SHOWN ON THE PLAT OF REVISION "DORSEY BUSINESS CENTER, SECTION 1, PARCEL E," RECORDED ON DECEMBER 5, 2006 IN THE LAND RECORDS OF HOWARD COUNTY AS PLAT NO. 17858 AND PROPOSED PUBLIC AND PRIVATE EASEMENTS FOR UTILITIES SERVICING PROPOSED PARCEL E-2. THE PLACEMENT OF MONUMENTS WAS PREVIOUSLY CERTIFIED UPON RECORDATION OF PLAT C.M.P. NO. 6916, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

10/03/07
DATE

Charles S. Ruzicka
CHARLES S. RUZICKA
PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 21189

RECORDED AS PLAT NO. 19618 ON 11/1/07
AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

RESUBDIVISION PLAT
DORSEY BUSINESS CENTER

SECTION 1, PARCELS E-1 AND E-2

A RESUBDIVISION OF PARCEL E
PREVIOUSLY RECORDED 12/05/05, PLAT NO. 17858
TAX MAP #37 PARCEL 634 ZONING: TOD
FIRST ELECTION DISTRICT HOWARD COUNTY, MARYLAND
PREVIOUSLY RECORDED FINAL PLAT FILE NUMBER: F-86-151
SCALE: 1" = 100' MARCH 22, 2007 SHEET 1 OF 1

COMP. R.L.C. DRAFT. R.L.C. DESIGN M.V. CHECKED C.R.

PLOTTED: 10:20 PM on Thursday, September 13, 2007
BY: Rob Crist, Division: U.P. & D.
FILE: M:\2004\01042898\Drawings\EASEMENT\PLAT-2007.dgn