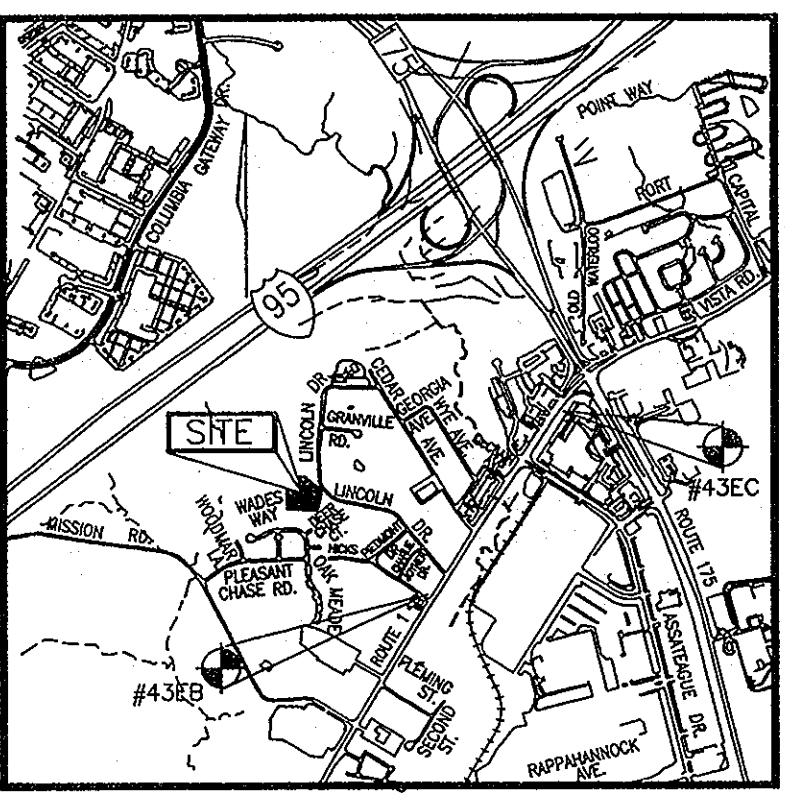


- THERE ARE NO WETLANDS, STREAMS OR THEIR BUFFERS OR STEEP SLOPES GREATER THAN 25% LOCATED ON THIS SITE.
- THE OPEN SPACE SHOWN HEREON IS HEREBY DEDICATED TO PROPERTY OWNERS ASSOCIATION FOR THE RESIDENTS OF THIS SUBDIVISION AND RECORDING REFERENCES OF THE ARTICLES OF INCORPORATION AND RESTRICTIONS ARE SHOWN HEREON.
- COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID MERIDIAN NAD 83 AS PROJECTED BY HOWARD COUNTY CONTROL STATIONS 43EB AND 43EC.
- THE PROJECT BOUNDARY SHOWN HEREON IS BASED ON A FIELD RUN BOUNDARY SURVEY PREPARED BY FREDERICK WARD ASSOCIATES, INC. DATED MAY, 2001.
- THIS SITE IS NOT LOCATED IN A HISTORIC DISTRICT.
- THERE ARE NO 100 YEAR FLOODPLAIN LOCATED ON THIS SITE.
- THIS PROPERTY IS WITHIN THE METROPOLITAN DISTRICT.
- TO THE BEST OF THE OWNERS KNOWLEDGE, THERE ARE NO BURIAL/CEMETERY LOCATIONS ON THIS SITE.
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHT OF WAY
- DENOTES IRON PIPE OR BAR FOUND
- DENOTES STONE OR MONUMENT FOUND
- ⊗ DENOTES REBAR WITH CAP SET
- ALL AREAS SHOWN HEREON ARE MORE OR LESS.

MINIMUM LOT SIZE CHART (SQ. FT.)			
LOT NO.	GROSS AREA	PIPE STEM AREA	MINIMUM LOT SIZE
2	12515	1765	10750
3	7661	279	7382
4	8898	505	8393
5	9134	670	8464
6	10107	741	9366
7	8573	690	7883
8	6517	509	6008
9	6381	320	6061
10	6969	42	6927

- REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE TO BE PROVIDED AT THE JUNCTION OF THE 24 FOOT USE IN COMMON ACCESS EASEMENT AND LINCOLN DRIVE RIGHT OF WAY AND NOT ONTO THE PRIVATE 24 FOOT WIDE ACCESS EASEMENT.
  - THE USE IN COMMON MAINTENANCE AGREEMENT FOR THE ACCESS EASEMENT AND TRASH PAD SHALL BE RECORDED SIMULTANEOUSLY WITH THIS PLAT IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.
  - THERE ARE NO WETLANDS, WETLAND BUFFERS STREAM AND STREAM BUFFERS LOCATED ON-SITE.
  - PROTECTIVE COVENANTS INCLUDING COVENANTS GOVERNING THE MAINTENANCE OF COMMUNITY OPEN SPACE AND THE MAINTENANCE OF THE PRIVATE ACCESS PLACE, THE MAINTENANCE OF THE STREET TREES AND ANY RESERVATIONS OF THE HOMEOWNER'S ASSOCIATION TO BE RECORDED.
  - THE ARTICLES OF INCORPORATION OF LINCOLN GLEN HOMEOWNER'S ASSOCIATION WERE ACCEPTED AND APPROVED BY THE STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON JANUARY 31, 2008.
- GENERAL NOTES CONTINUED ON PAGE 3 OF 3.



COORDINATE LIST		
POINT	NORTH	EAST
88	547072.21149	1370415.75973
396	547020.89726	1370450.75758
3108	546810.50494	1370106.39579
3110	547143.26281	1370061.56374
3200	546817.84090	1370396.96970
3203	546812.64628	1370421.55694
3314	547168.33334	1370280.38111
3315	547044.96600	1370454.13246

**LEGEND**

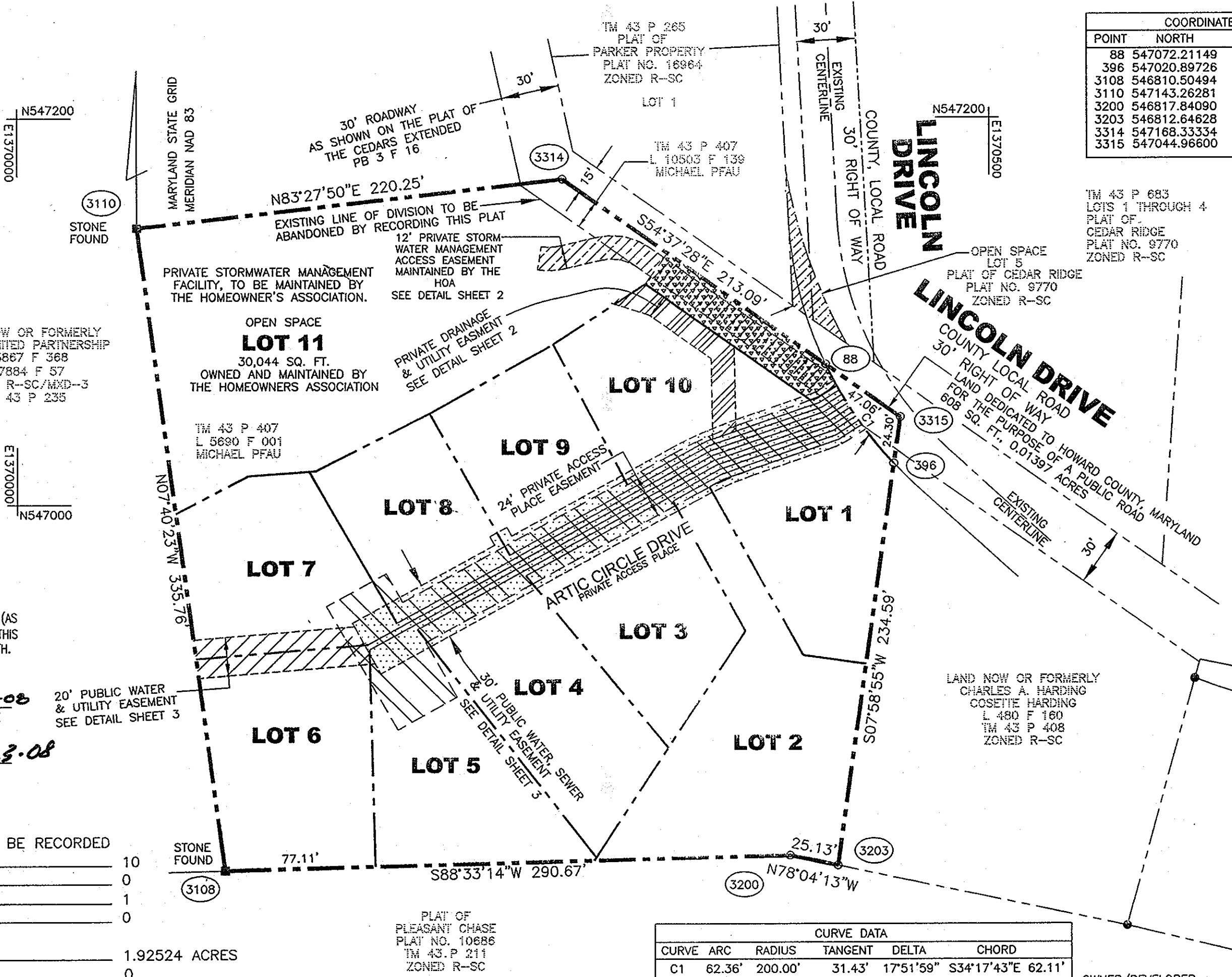
- PRIVATE STORM WATER MANAGEMENT ACCESS EASEMENT MAINTAINED BY THE HOA
- PUBLIC SEWER, WATER & UTILITY EASEMENT
- PUBLIC WATER & UTILITY EASEMENT
- PRIVATE ACCESS PLACE MAINTAINED BY THE HOA
- NON-CREDITED OPEN SPACE MAINTAINED BY THE HOA
- PRIVATE DRAINAGE & UTILITY EASEMENT MAINTAINED BY THE HOA

THE REQUIREMENTS OF 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.

*William D. Barker* 7-23-08  
 WILLIAM D. BARKER DATE  
 PROFESSIONAL LAND SURVEYOR NO. 10074  
*Michael Pfauf* 7-23-08  
 MICHAEL PFAU DATE

**TOTAL AREA TABULATION**

TOTAL NUMBER OF BUILDABLE PARCELS TO BE RECORDED	10
BUILDABLE	10
NON-BUILDABLE	0
OPEN SPACE	1
PRESERVATION PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS	
BUILDABLE	1.92524 ACRES
NON-BUILDABLE	0
OPEN SPACE	0.68974 ACRES
TOTAL AREA OF ROADWAY INCLUDING WIDENING STRIPS	0.01397 ACRES
TOTAL AREA SUBDIVISION TO BE RECORDED	2.62895 ACRES



CURVE DATA					
CURVE	ARC	RADIUS	TANGENT	DELTA	CHORD
C1	62.36'	200.00'	31.43'	17°51'59"	S34°17'43"E 62.11'

ROBERT H. VOGEL ENGINEERING, INC.  
 8407 MAIN STREET  
 ELLICOTT CITY, MARYLAND 21043  
 410-461-7666

OWNER/DEVELOPER  
 MICHAEL PFAU  
 TRINITY QUALITY HOMES, INC.  
 3675 PARK AVE., STE. 301  
 ELLICOTT CITY, MARYLAND 21043  
 410-480-0023

**GENERAL NOTES**

- THIS SUBDIVISION COMPLIES WITH THE 4TH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AS AMENDED BY COUNCIL BILL 45-2003 AND THIS SUBJECT PROPERTY IS ZONED R-SC PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND THE "COMP LITE" ZONING AMENDMENTS EFFECTIVE 07/28/06.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO THE ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH--12'(16' SERVING MORE THAN ONE RESIDENCE)
  - SURFACE--6" OF COMPACTED CRUSHER RUN BASE W/TAR AND CHIP COATING (1-1/2" MIN.)
  - GEOMETRY--MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS
  - STRUCTURES (CULVERTS/BRIDGES)--CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING)
  - DRAINAGE EASEMENTS--CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE
  - MAINTENANCE--SUFFICIENT TO INSURE ALL WEATHER USE.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS.
- 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 AND NOT ONTO THE PIPESTEM DRIVEWAY.
- THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND/OR SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS, THEREOF, EFFECTIVE JULY 11, 2008, ON WHICH DATE DEVELOPER AGREEMENT #24-4437-D WAS FILED AND ACCEPTED.
- ALL EXISTING HOUSES, SHEDS, DRIVEWAY, FENCES AND MISCELLANEOUS STRUCTURES LOCATED ON SITE ARE TO BE REMOVED.
- THE FOREST CONSERVATION OBLIGATION HAS BEEN FULFILLED BY FEE IN LIEU OF PAYMENT OF \$12741.30 (16988.40 SQ. FT. X \$0.75 = \$12471.30) FOR 0.39 AC OF REQUIRED REFORESTATION.
- 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 PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS FOREST CONSERVATION AREA), LOCATED IN, ON, OVER AND THROUGH LOT/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/PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY WITH 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, 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.
- LANDSCAPING FOR THESE LOTS IS PROVIDED WITH A CERTIFIED LANDSCAPE PLAN INCLUDED WITH THE ROAD CONSTRUCTION PLAN SET IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL. A FINANCIAL SURETY IN THE AMOUNT OF \$20190.00 TO BE POSTED AS PART OF THE DEVELOPER'S AGREEMENT FOR THE REQUIRED 29 STREET TREES (PRIVATE), 37 SHADE TREES, 20 EVERGREEN TREES AND 8 SHRUBS AROUND TRASH PAD.
- STORMWATER MANAGEMENT TO BE PROVIDED FOR THE DEVELOPMENT BY ONE POCKET POND LOCATED ON OPEN SPACE LOT 11 AND RAIN GARDEN FOR PART OF LOT 1. THE FACILITY WILL BE PRIVATELY OWNED AND MAINTAINED BY THE HOA.

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

*Peter Beilman* 8/22/08  
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING  
 AND ZONING

*Michael Pfauf* 8/22/08  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE  
*Frank DeAngelis* 8/20/08  
 DIRECTOR DATE

**OWNER'S CERTIFICATE**

I, MICHAEL PFAU, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS FINAL 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 SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, THE 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 FLOOD PLAINS, 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, 4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 23rd DAY OF JULY, 2007. 2008  
*Michael Pfauf*  
 MICHAEL PFAU  
*Frank DeAngelis*  
 WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS OF MICHAEL PFAU ACCORDING TO THE DEED FOUND AMONG THE LAND RECORDS OF HOWARD COUNTY MARYLAND IN LIBER 5690, FOLIO 1, AND ALL OF THE LANDS OF MICHAEL PFAU ACCORDING TO THE DEED FOUND AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 10503, FOLIO 139.

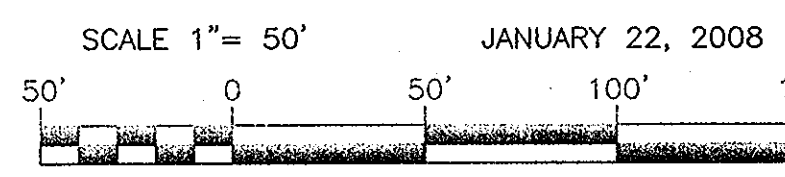
I HEREBY FURTHER CERTIFY THAT ALL MONUMENTS ARE IN OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED, AND THAT THE BOUNDARY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*William D. Barker* 7-23-08  
 WILLIAM D. BARKER, Prof LS DATE  
 MARYLAND CERTIFICATE No. 10074  
 FOR ROBERT H. VOGEL ENGINEERING, INC.

RECORDED AS PLAT No. 20123 ON 8/28/08  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

SHEET 1 OF 3

**LINCOLN GLEN**  
 LOTS 1-10 & OPEN SPACE LOT 11  
 TAX MAP 43, GRID 8, PARCEL 407  
 SIXTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND  
 DPZ FILE NO. S-02-04, P-07-06

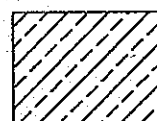
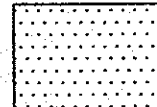
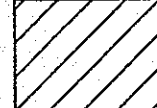
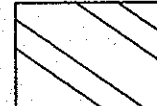

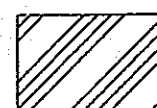
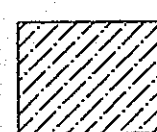


CURVE DATA					
CURVE	ARC	RADIUS	TANGENT	DELTA	CHORD
C1	62.36'	200.00'	31.43'	17°51'59"	S34°17'43"E 62.11'
C2	9.58'	25.00'	4.85'	21°58'05"	N88°00'38"E 9.52'
C3	29.53'	35.00'	15.71'	48°20'56"	S78°47'56"E 28.66'
C4	6.12'	200.00'	3.06'	01°45'16"	S28°02'55"E 6.12'
C5	19.40'	23.00'	10.32'	48°20'56"	N78°47'56"W 18.83'
C6	14.18'	37.00'	7.18'	21°58'05"	S88°00'38"W 14.09'

COORDINATE LIST		
POINT	NORTH	EAST
88	547072.21149	1370415.75973
396	547020.89726	1370450.75758
3108	546810.50494	1370106.39579
3110	547143.26281	1370061.56374
3200	546817.84090	1370396.96970
3203	546812.64628	1370421.55694
3314	547168.33334	1370280.38111
3315	547044.96600	1370454.13246

LINE TABLE	
L1	N61°13'26"E 8.15'
L2	N57°20'59"E 14.47'

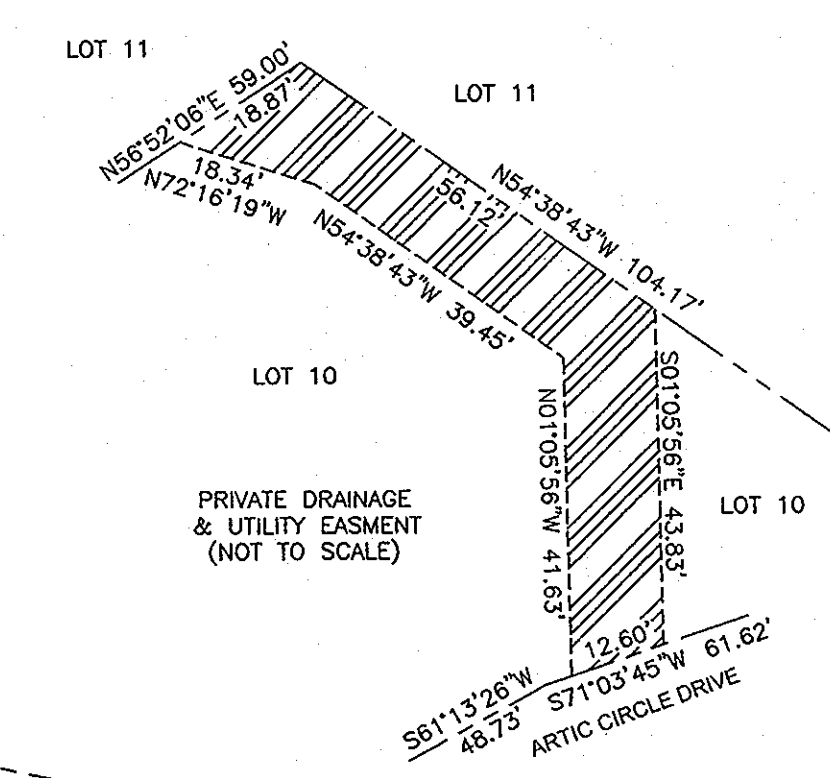
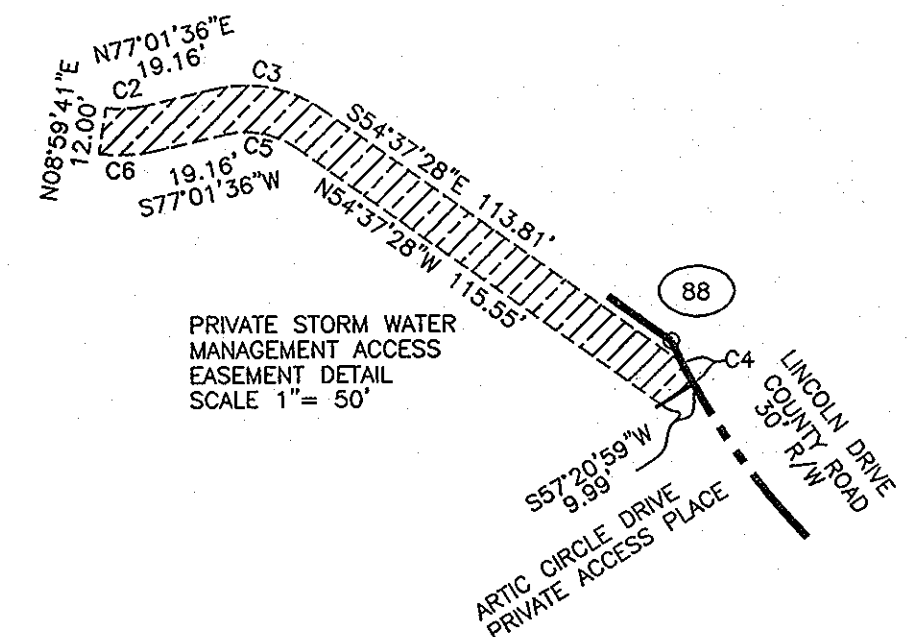
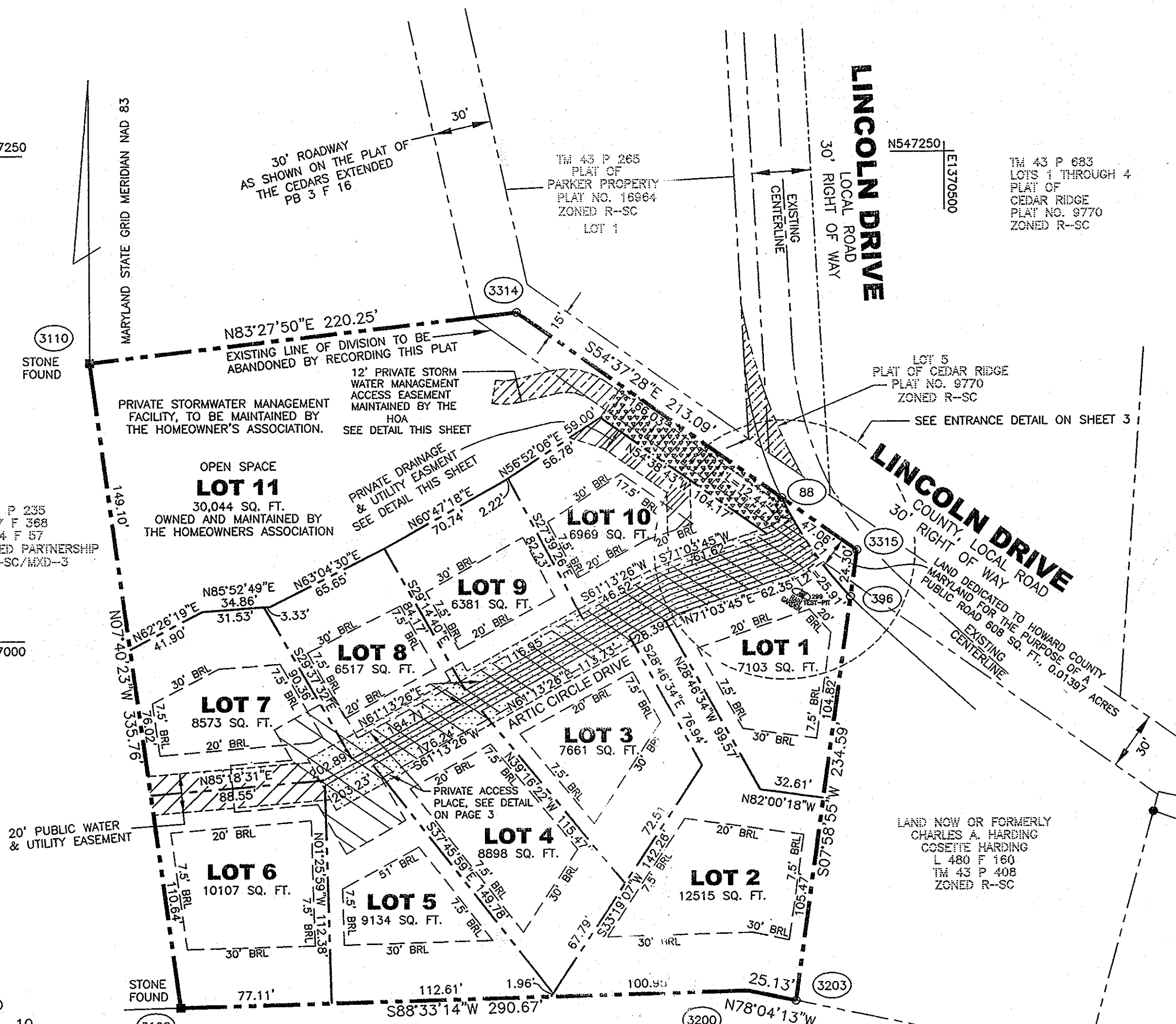
LEGEND

-  PRIVATE STORM WATER MANAGEMENT ACCESS EASEMENT MAINTAINED BY THE HOA
-  PUBLIC SEWER, WATER & UTILITY EASEMENT
-  PUBLIC WATER & UTILITY EASEMENT
-  PRIVATE ACCESS PLACE MAINTAINED BY THE HOA
-  NON-CREDITED OPEN SPACE MAINTAINED BY THE HOA
-  PRIVATE DRAINAGE & UTILITY EASEMENT MAINTAINED BY THE HOA
-  ADJACENT OPEN SPACE LOT 5

TOTAL AREA TABULATION

TOTAL NUMBER OF BUILDABLE PARCELS TO BE RECORDED	
BUILDABLE	10
NON-BUILDABLE	0
OPEN SPACE	1
PRESERVATION PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS	
BUILDABLE	1.92524 ACRES
NON-BUILDABLE	0
OPEN SPACE	0.68974 ACRES
TOTAL AREA OF ROADWAY INCLUDING WIDENING STRIPS	0.01397 ACRES
TOTAL AREA SUBDIVISION TO BE RECORDED	2.62895 ACRES

TM 43 P 235  
L 5867 F 368  
L 7884 F 57  
CHASE LIMITED PARTNERSHIP  
ZONED R-SC/MXD-3



ROBERT H. VOGEL ENGINEERING, INC.  
8407 MAIN STREET  
ELLCOTT CITY, MARYLAND 21043  
410-461-7666

OWNER/DEVELOPER  
MICHAEL PFAU  
TRINITY QUALITY HOMES, INC.  
3675 PARK AVE., STE. 301  
ELLCOTT CITY, MARYLAND 21043  
410-480-0023

THE REQUIREMENTS OF 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.

*William D. Barker* 7/23/08  
WILLIAM D. BARKER  
PROFESSIONAL LAND SURVEYOR NO. 10074  
*Michael Pfau* 07/23/08  
MICHAEL PFAU

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

*William D. Barker* 8/22/08  
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING  
AND ZONING

*Michael Pfau* 8/23/08  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE  
*David A. Taylor* 8/23/08  
DIRECTOR DATE

OWNER'S CERTIFICATE

I, MICHAEL PFAU, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS FINAL 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 EASEMENTS SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, THE 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 FLOOD PLAINS, 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; 4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER THE SAID RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 23<sup>RD</sup> DAY OF JULY 2008

*Michael Pfau*  
MICHAEL PFAU

*Jim McKeane*  
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS OF MICHAEL PFAU ACCORDING TO THE DEED FOUND AMONG THE LAND RECORDS OF HOWARD COUNTY MARYLAND IN LIBER 5690, FOLIO 1, AND ALL OF THE LANDS OF MICHAEL PFAU ACCORDING TO THE DEED FOUND AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 10503, FOLIO 139.

I HEREBY FURTHER CERTIFY THAT ALL MONUMENTS ARE IN 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, AND THAT THE BOUNDARY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*William D. Barker* 7-23-08  
WILLIAM D. BARKER, Prof LS DATE  
MARYLAND CERTIFICATE No. 10074



RECORDED AS PLAT No. 20122 ON 8/29/08  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

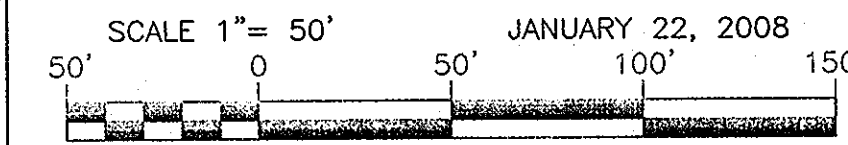
SHEET 2 OF 3

LINCOLN GLEN

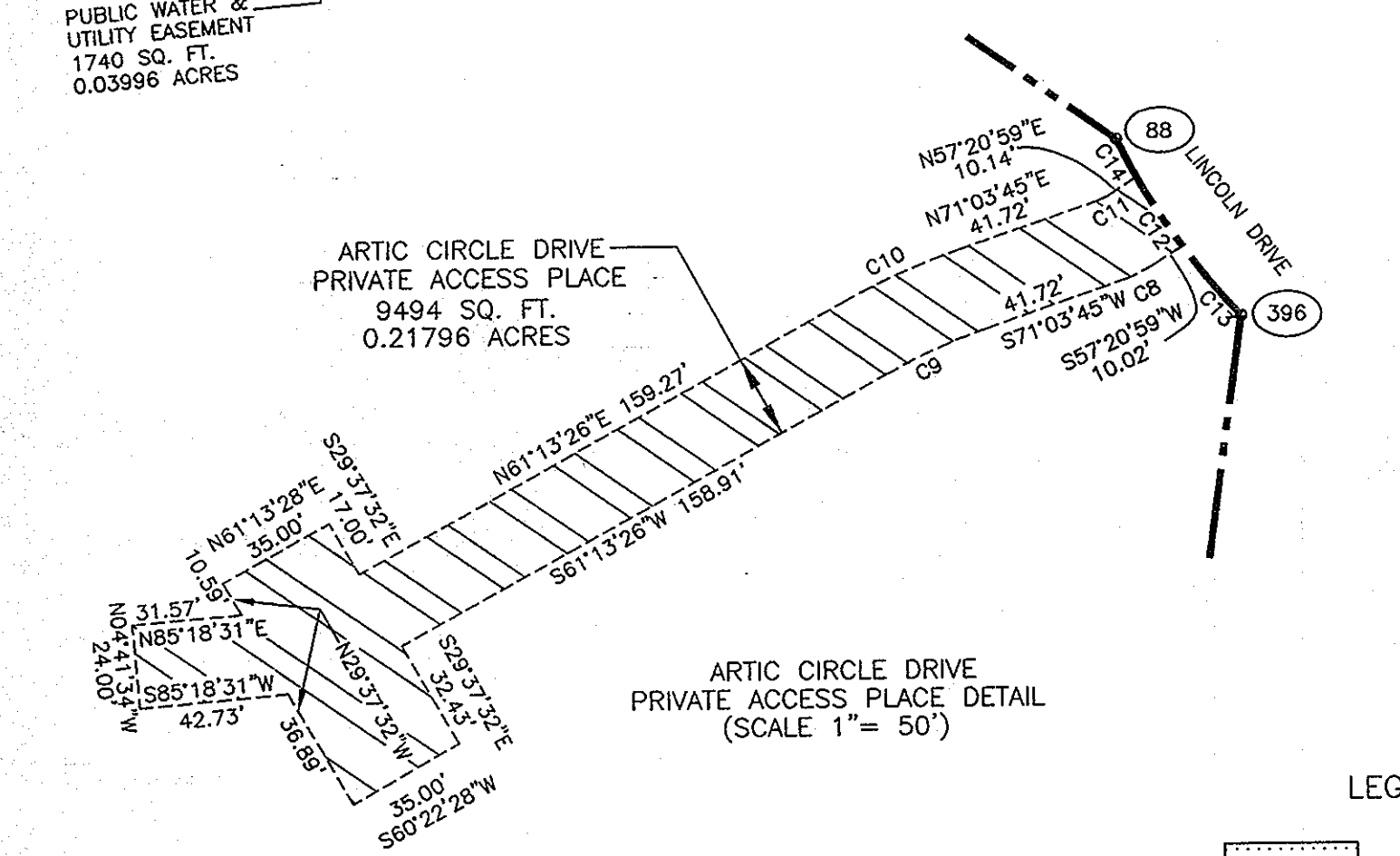
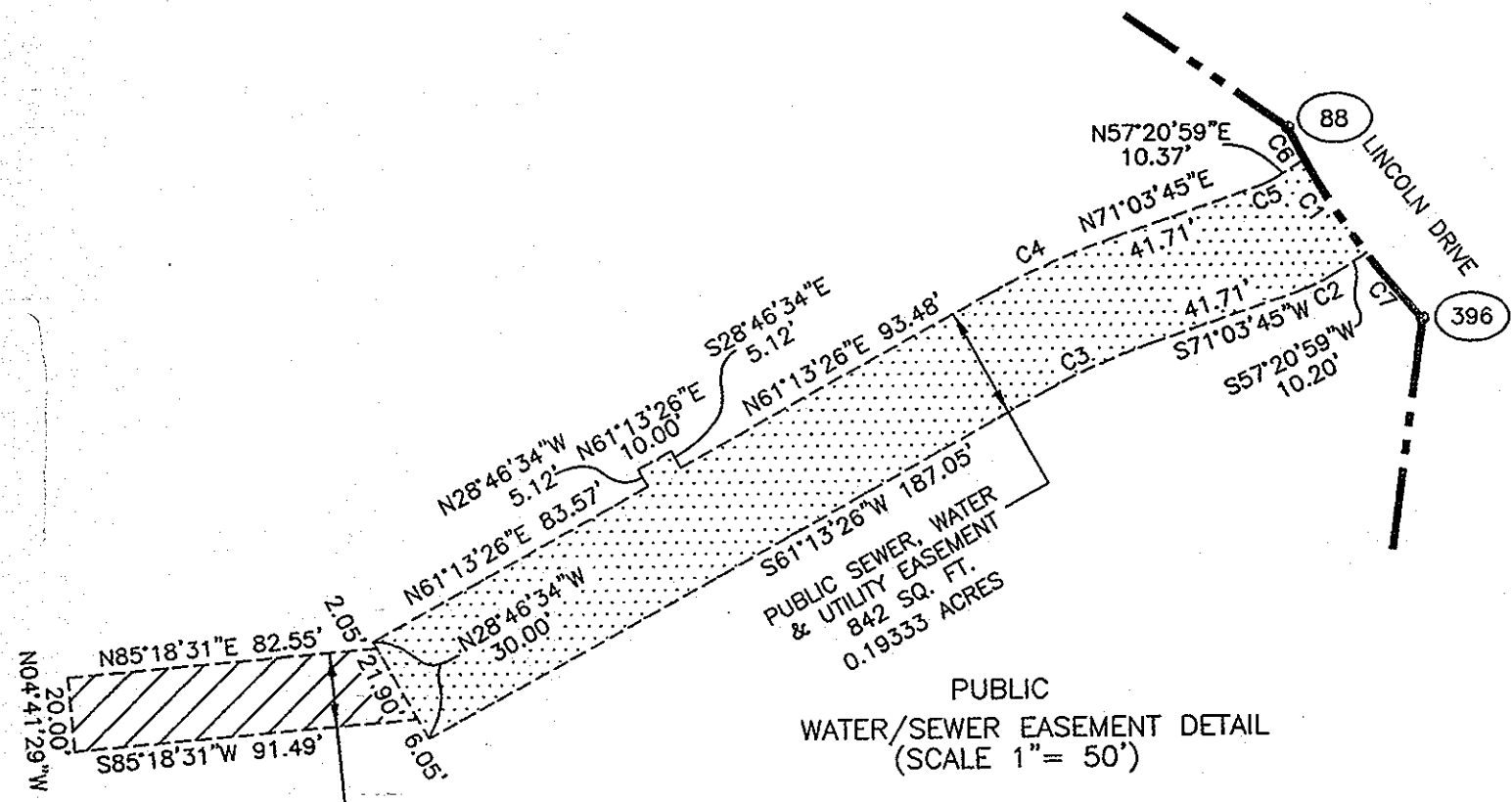
LOTS 1-10 & OPEN SPACE LOT 11  
TAX MAP 43, GRID 8, PARCEL 407

SIXTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

DPZ FILE NO. S-02-04, P-07-06







LINE TABLE

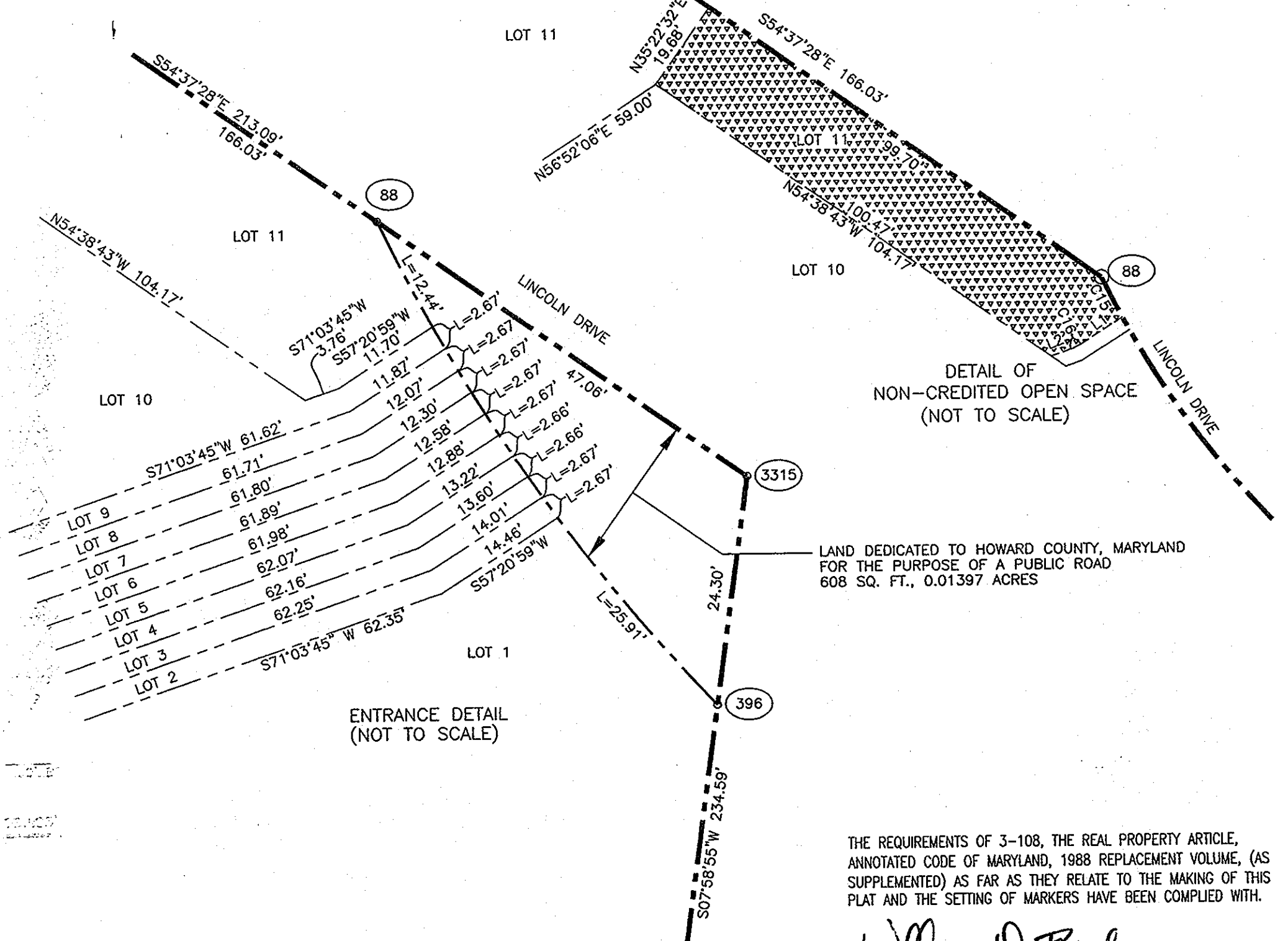
L1	S57°20'59"W	10.35'
L2	S71°03'45"W	4.35'

CURVE DATA

CURVE	ARC	RADIUS	TANGENT	DELTA	CHORD
C1	30.02'	200.00'	15.04'	08°36'09"	S32°21'56"E 30.00'
C2	9.57'	40.00'	4.80'	13°42'46"	S64°12'22"W 9.55'
C3	31.76'	185.00'	15.92'	09°50'19"	S66°08'36"W 31.72'
C4	36.91'	215.00'	18.50'	09°50'19"	N66°08'36"E 36.87'
C5	2.39'	10.00'	1.02'	13°42'46"	N64°12'22"E 2.38'
C6	9.43'	200.00'	4.71'	02°42'08"	N26°42'47"W 9.43'
C7	22.90'	200.00'	11.46'	06°33'42"	N39°56'51"W 22.89'
C8	8.86'	37.00'	4.45'	13°42'46"	S64°12'22"W 8.83'
C9	32.28'	188.00'	16.18'	09°50'19"	S66°08'36"E 32.24'
C10	36.40'	212.00'	18.25'	09°50'19"	N66°08'36"E 36.36'
C11	3.11'	13.00'	1.56'	13°42'46"	N64°12'22"E 3.10'
C12	24.01'	200.00'	12.02'	06°52'47"	S32°21'57"E 24.00'
C13	25.91'	200.00'	12.97'	07°25'22"	N39°31'01"W 25.89'
C14	12.44'	200.00'	6.22'	03°33'50"	N27°08'38"W 12.43'
C15	9.43'	200.00'	4.71'	02°42'08"	S26°42'47"E 9.43'
C16	2.39'	10.00'	1.20'	13°42'45"	S64°12'23"W 2.38'

COORDINATE LIST

POINT	NORTH	EAST
88	547072.21149	1370415.75973
396	547020.89726	1370450.75758



LEGEND

- PUBLIC SEWER, WATER & UTILITY EASEMENT
- PUBLIC WATER & UTILITY EASEMENT
- PRIVATE ACCESS PLACE MAINTAINED BY THE HOA
- NON CREDITED OPEN SPACE

GENERAL NOTES (CONTINUED)

- A WAIVER PETITION HAS BEEN SUBMITTED AND APPROVED, DATED DECEMBER 21, 2007 TO WAIVE SECTION 5.2.6.d.1.o. OF DESIGN MANUAL VOLUME 1, WHICH REQUIRES THAT A 12' AREA BE PROVIDED AROUND THE ENTIRE FACILITY. (INCLUDING THE TOP OF DAM) FOR MAINTENANCE ACCESS TO ALLOW A 10' TOP OF DAM AND SECTION 5.2.7.A.4, WHICH REQUIRES THAT ALL WET PONDS HAVE A POND DRAIN CAPABLE OF DRAINING THE PERMANENT POOL WITHIN 24 HOURS TO ALL NO POND DRAIN. APPROVAL WAS BASED PRINCIPALLY ON THE FACT THAT THE STORM WATER MANAGEMENT FACILITY SHOULD BE PRIVATELY OWNED AND MAINTAINED, IF THE PERMANENT POOL NEEDS TO BE DRAINED FOR MAINTENANCE A SMALL PRIVATE PUMP AND THERE IS NO ADVERSE IMPACT TO COUNTY INFRASTRUCTURE.
- A WAIVER PETITION WAS SUBMITTED AND APPROVED DATED JANUARY 16, 2007 TO WAIVE DESIGN MANUAL, VOLUME SECTION 5.2.6.D.1, WHICH REQUIRES THE TOP OF DAM TO BE 12' IN WIDTH, TO REDUCE THE TOP OF DAM TO BE 10' WIDE. THE APPROVAL WAS BASED ON PRINCIPALLY ON THE FACT THAT THE POND SHOULD BE PRIVATELY OWNED AND MAINTAINED AND THAT THERE IS NO ADVERSE IMPACT TO COUNTY INFRASTRUCTURE.
- THE HOMEOWNERS ASSOCIATION DECLARATION OF COVENANTS, TO BE RECORDED SIMULTANEOUSLY WITH THIS PLAT, ADDRESS THE MAINTENANCE OF THE TRASH PAD, STREET TREES AND BUS PAD.

ROBERT H. VOGEL ENGINEERING, INC.  
 8407 MAIN STREET  
 ELLICOTT CITY, MARYLAND 21043  
 410-461-7666

OWNER/DEVELOPER  
 MICHAEL PFAU  
 TRINITY QUALITY HOMES, INC.  
 3675 PARK AVE., STE. 301  
 ELLICOTT CITY, MARYLAND 21043  
 410-480-0023

THE REQUIREMENTS OF 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.

*William D. Barker* 7-23-08  
 WILLIAM D. BARKER DATE  
 PROFESSIONAL LAND SURVEYOR NO. 10074

*Michael Pfauf* 7-23-08  
 MICHAEL PFAU DATE

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

*Howard County Health Officer* 8/22/08  
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING  
 AND ZONING

*Chief, Development Engineering Division* 8/22/08  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*Director* 8/22/08  
 DIRECTOR DATE

OWNER'S CERTIFICATE

I, MICHAEL PFAU, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS FINAL 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 SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, THE 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 FLOOD PLAINS, 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; 4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 23<sup>RD</sup> DAY OF JULY, 2007-2008

*Michael Pfauf*  
 MICHAEL PFAU

*Jonathan Stearns*  
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS OF MICHAEL PFAU ACCORDING TO THE DEED FOUND AMONG THE LAND RECORDS OF HOWARD COUNTY MARYLAND IN LIBER 5690, FOLIO 1, AND ALL OF THE LANDS OF MICHAEL PFAU ACCORDING TO THE DEED FOUND AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 10503, FOLIO 139.

I HEREBY FURTHER CERTIFY THAT ALL MONUMENTS ARE IN 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, AND THAT THE BOUNDARY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*William D. Barker* 7-23-08  
 WILLIAM D. BARKER, Prof LS DATE  
 MARYLAND CERTIFICATE No. 10074

FOR ROBERT H. VOGEL ENGINEERING, INC.

RECORDED AS PLAT No. 2012-1 ON 8/28/08  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

SHEET 3 OF 3

LINCOLN GLEN  
 LOTS 1-10 & OPEN SPACE LOT 11  
 TAX MAP 43, GRID 8, PARCEL 407  
 SIXTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

DPZ FILE NO. S-02-04, P-07-06

SCALE 1" = 50'  
 50' 0 50' 100' 150'

JANUARY 22, 2008

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