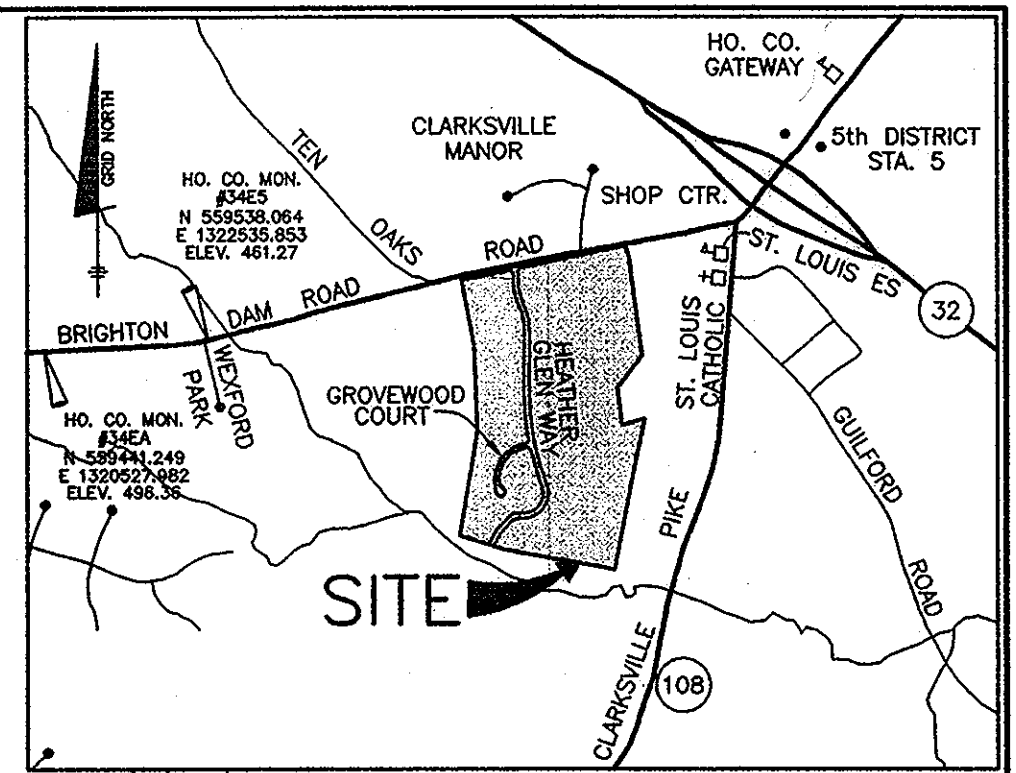


- DENOTES 4" X 4" X 30" CONCRETE MONUMENT.
 - DENOTES 3/8" X 30" PIPE OR STEEL MARKER TO BE SET.
 - DENOTES STONE FOUND.
 - DENOTES IRON PIPE ROUND.
- COORDINATES BASED ON NAD '83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS 34E5 AND 34E4.
- SUBJECT PROPERTY ZONED RR-DEO PER 2-2-04 COMPREHENSIVE ZONING PLAN AND THE COMP. LITE ZONING REGULATIONS AMENDMENTS EFFECTIVE 7-28-2006.
- A TREE MAINTENANCE EASEMENT RUNNING ALONG THE EDGE OF THE PUBLIC ROAD RIGHT-OF-WAY AS SHOWN ON THIS PLAT OF SUBDIVISION IS RESERVED UPON ALL LOTS FRONTING ON THE SAID PUBLIC ROAD RIGHT-OF-WAY. THIS EASEMENT ALLOWS HOWARD COUNTY THE RIGHT TO ACCESS THE PROPERTY, WHEN NECESSARY FOR THE SPECIFIC PURPOSE OF INSTALLATION, REPAIR AND MAINTENANCE OF COUNTY-OWNED TREES LOCATED WITHIN THE BOUNDARIES OF PRIVATE LOTS. NO BUILDING OR STRUCTURE OF ANY KIND SHALL BE LOCATED ON OR OVER THE SAID EASEMENT AREA.
- ALL AREAS ON THIS PLAT ARE "MORE OR LESS".
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED BY BENCHMARK ENGINEERING, INC. IN NOVEMBER, 2002.
- THERE ARE NO STEEP SLOPES OVER 25% LOCATED ON THIS SITE.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, THEIR BUFFERS OR 100-YEAR FLOODPLAIN.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
 - WIDTH - 12' (16' SERVING MORE THAN ONE RESIDENCE).
 - SURFACE - 6" OF COMPACT CRUSHER RUN BASE WITH TAR AND CHIP COATING.
 - GEOMETRY - MAX. 14% GRADE, MAX. 10% GRADE CHANGE & MIN. 45' TURNING RADIUS.
 - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOAD).
 - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOODPLAIN WITH NO MORE THAN 1' FOOT DEPTH OVER DRIVEWAY.
 - STRUCTURE CLEARANCES - MINIMUM 12 FEET.
 - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- THE DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR SEPTIC, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS FOREST CONSERVATION EASEMENT) LOCATED IN, ON, OVER AND THROUGH LOTS 1-32 AND PARCELS A-I. ANY CONVEYANCES OF THE AFORESAID LOTS AND PARCELS SHALL BE SUBJECT TO THE EASEMENTS HERIN RESERVED WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOTS AND PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER THE DEEDS FOR THE EASEMENTS HERIN 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 EASEMENTS, 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 A DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.
- THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY THE STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE. THIS EASEMENT 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 SEWERAGE EASEMENT PLAT SHALL NOT BE NECESSARY.
- THE ARTICLES OF INCORPORATION FOR THE HOMEOWNERS ASSOCIATION WAS ACCEPTED BY THE STATE DEPARTMENT OF ASSESSMENT AND TAXATION ON 6-6-06 ID# D11342672.
- THERE ARE NO BURIAL GROUNDS, CEMETERIES OR HISTORIC STRUCTURES LOCATED ON THE SUBJECT PROPERTY, TO THE BEST OF OUR KNOWLEDGE.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT (MDE).
- THE FOLLOWING APPLICABLE DPZ FILES FOR THIS PROJECT ARE: S-02-011, P-05-13, S07-03-64 (ST. LOUIS CHURCH RED-LINE REVISION FOR SWM FACILITY), RE-06-05 AND F-06-72.
- THIS REVISION PLAT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENT IN ACCORDANCE WITH SECTION 18.1202(b)(1)(viii) OF THE HOWARD COUNTY CODE BECAUSE IT DOES NOT CREATE ANY NEW LOTS.

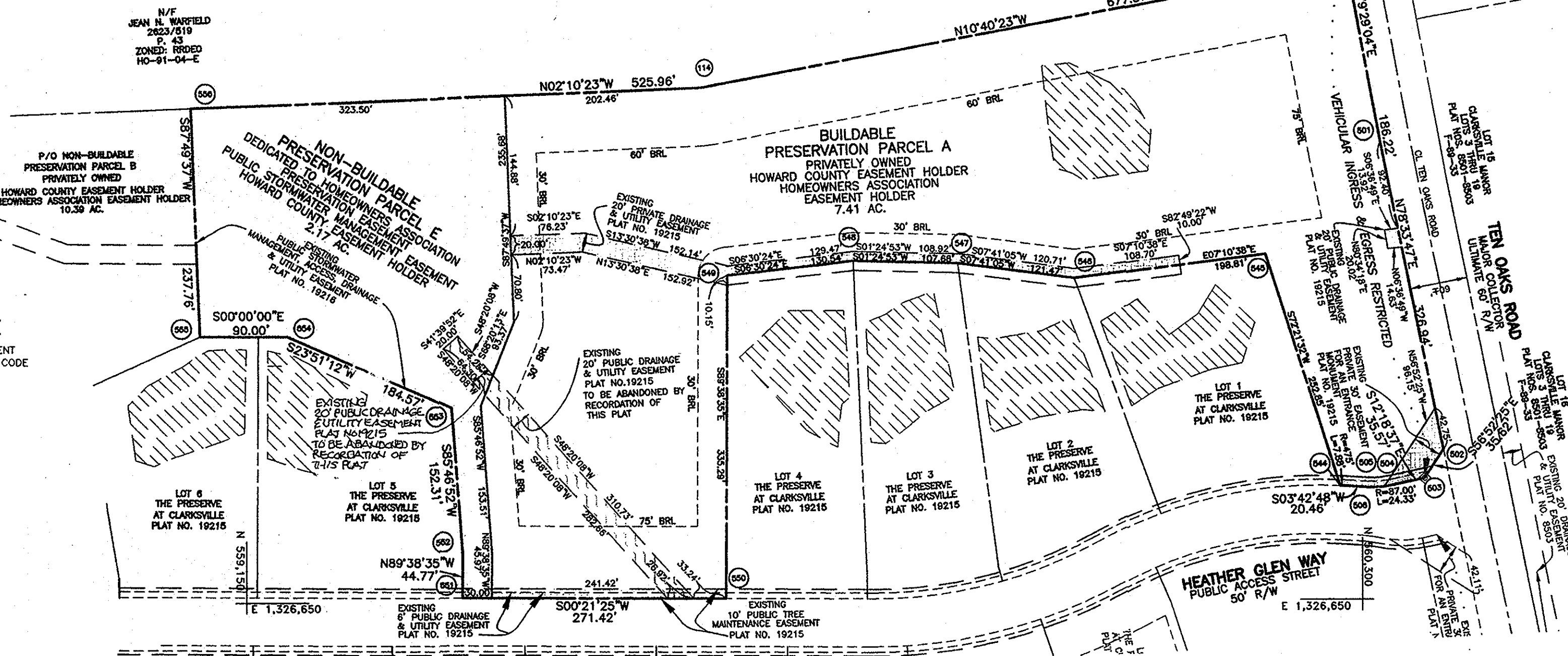
COORDINATE CHART (NAD '83)			
RIGHT-OF-WAY COORDINATES			
No.	NORTH	EAST	
114	589819.0029	1328116.7496	
500	560285.1503	1329991.2048	
501	560319.1367	1328174.2999	
502	560383.8662	1328494.7511	
503	560364.4983	1326524.5848	
504	560329.7425	1326532.1693	
505	560308.5594	1326533.9870	
506	560285.1395	1326532.6616	
544	560277.2710	1326532.2166	
545	560200.6440	1326291.2594	
546	560003.3868	1326316.0991	
547	559883.0064	1326299.8555	
548	559775.3614	1326297.1970	
549	559645.6632	1326311.9896	
550	559645.5741	1326847.2735	
551	559402.1621	1326845.7693	
552	559372.1627	1326845.5824	
553	559372.4418	1326800.8159	
554	559361.2364	1326448.9171	
555	559192.4325	1326374.2782	
556	559102.4308	1326374.2782	

34E5 - STAMPED BRASS DISK SET ON TOP OF CONCRETE BASE
34E4 - STAMPED BRASS DISK SET ON TOP OF CONCRETE BASE



AREA TABULATION CHART - THIS PLAT

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	
BUILDABLE	0
OPEN SPACE	0
BUILDABLE PRESERVATION PARCELS	1
NON-BUILDABLE PRESERVATION PARCELS	1
NON-BUILDABLE BULK PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	
BUILDABLE	N/A
OPEN SPACE	N/A
BUILDABLE PRESERVATION PARCELS	7.41± AC.
NON-BUILDABLE PRESERVATION PARCELS	2.17± AC.
NON-BUILDABLE BULK PARCELS	N/A
TOTAL AREA OF ROADWAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	N/A
TOTAL AREA OF SUBDIVISION TO BE RECORDED	9.58± AC.



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.

Donald Mason 11/15/07
DONALD A. MASON
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND NO. 10978
DATE: 11/15/07

Dale Thompson 19 Nov 2007
DALE THOMPSON
DAYTON OAKS, LLC
DATE: 19 Nov 2007

PLAN
SCALE: 1" = 100'

- LEGEND**
- BRL INDICATES BUILDING RESTRICTION LINE
 - EXISTING PUBLIC EASEMENTS TO BE ABANDONED
 - EXISTING PRIVATE AND UTILITY EASEMENTS
 - EXISTING PUBLIC EASEMENTS
 - EXISTING PRIVATE 30' EASEMENT MONUMENT

OWNER: PARCEL 'E'
THE PRESERVE AT CLARKSVILLE HOMEOWNERS ASSOCIATION, INC.
6300 WOODSIDE COURT
COLUMBIA, MARYLAND 21046
410-995-6736

OWNER: PARCEL 'A'
DAYTON OAKS, LLC
6300 WOODSIDE COURT
COLUMBIA, MARYLAND 21046
410-995-6736

BENCHMARK ENGINEERING, INC.
ENGINEERS • LAND SURVEYORS • PLANNERS
8480 BALTIMORE NATIONAL PIKE • SUITE 418
ELLCOTT CITY, MARYLAND 21043
phone: 410-465-6105 • fax: 410-465-6644
www.bei-civilengineering.com

CURVE DATA TABLE

CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD
504-505	87.00'	24.33'	16°01'24"	12.25'	S04°17'55"E 24.25'
506-544	475.00'	7.88'	0°57'02"	3.94'	S03°14'16"E 7.88'

THE SOLE AND ONLY PURPOSE OF THIS PLAT OF REVISION IS TO ABANDON A 20' PUBLIC DRAINAGE AND UTILITY EASEMENT ON BUILDABLE PRESERVATION PARCEL 'A' AND NON-BUILDABLE PRESERVATION PARCEL 'E'.

RECORDED AS PLAT NO. 19646
ON 11/2/08 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT

Michael J. Davis 12/22/07
HOWARD COUNTY HEALTH OFFICER
DATE: 12/22/07

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

John Lafferty 11/2/08
CHIEF, DEVELOPMENT ENGINEERING DIVISION
DATE: 11/2/08

John Lafferty 11/3/08
DIRECTOR
DATE: 11/3/08

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE INFORMATION SHOWN HEREON IS CORRECT, THAT IT IS PART OF THE LAND ACQUIRED BY DAYTON OAKS, LLC FROM BARBARA J. PALMER AND DONNA P. CLELAND BY DEED DATED MARCH 9, 2007 AND RECORDED IN LIBER 10571 AT FOLIO 375 AND PART OF THE LAND ACQUIRED BY THE PRESERVE AT CLARKSVILLE HOMEOWNERS ASSOCIATION, INC. FROM DAYTON OAKS, LLC BY DEED DATED MAY 16, 2007 AND RECORDED IN LIBER 10766 AT FOLIO 047 AND THAT ALL MONUMENTS ARE IN PLACE PRIOR TO ACCEPTANCE OF THE ROADS BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

Donald Mason 11/15/07
DONALD A. MASON
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND No. 21320
DATE: 11/15/07

OWNER'S CERTIFICATE

"DAYTON OAKS, LLC, AND THE PRESERVE AT CLARKSVILLE HOMEOWNERS ASSOCIATION, INC. OWNERS OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS OUR HANDS THIS 19th DAY OF NOV., 2007."

Dale Thompson 19 Nov 2007
DALE THOMPSON
DATE: 19 Nov 2007

Dale Thompson 19 Nov 2007
THE PRESERVE AT CLARKSVILLE HOMEOWNERS ASSOCIATION
DATE: 19 Nov 2007

PLAT OF REVISION
THE PRESERVE AT CLARKSVILLE

BUILDABLE PRESERVATION PARCEL 'A' AND NON-BUILDABLE PRESERVATION PARCEL 'E' PREVIOUSLY RECORDED AS PLAT NO 19215 & 19216

S-02-011 P-05-013 RE-06-05
F-06-72

FIFTH ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
TAX MAP: 34
GRID: 11
PARCEL: 77
ZONED: RR-DEO

SCALE: AS SHOWN
DATE: NOVEMBER, 2007
SHEET: 1 OF 1