

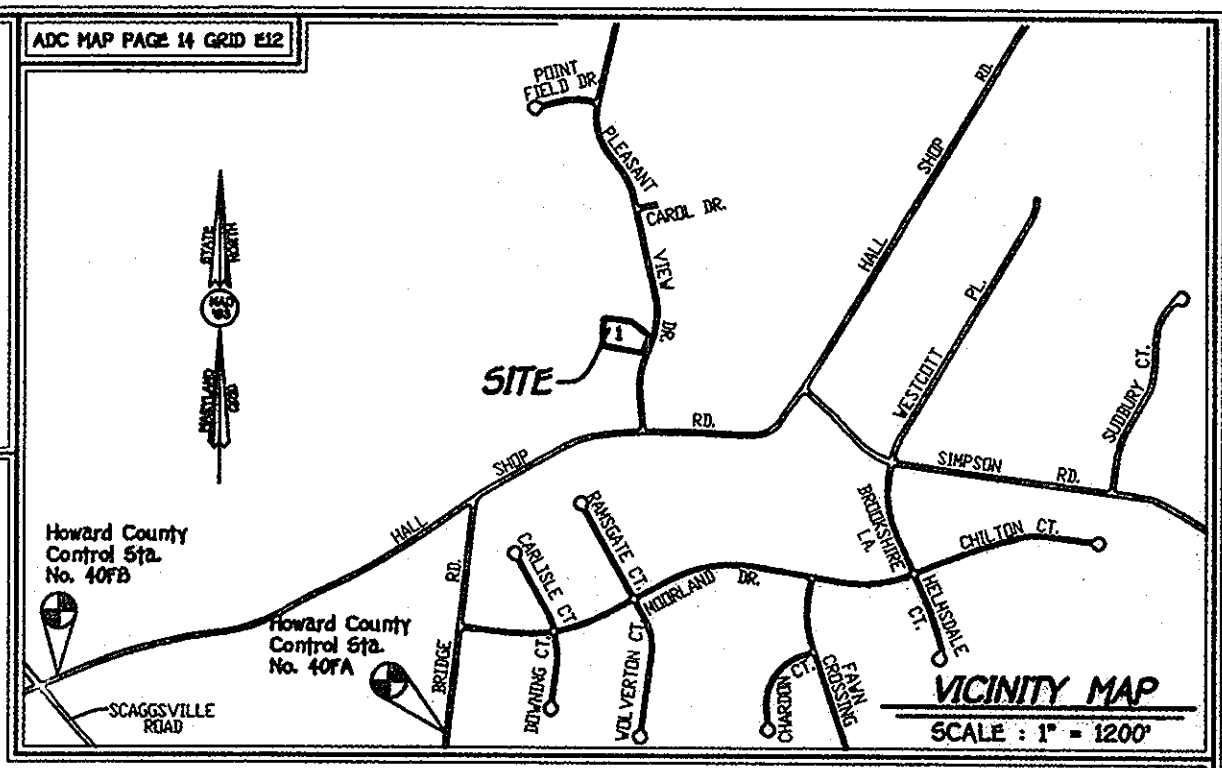
U.S. Equivalent Coordinate Table			Metric Coordinate Table		
POINT	NORTH (feet)	EAST (feet)	POINT	NORTH (meters)	EAST (meters)
552	550597.0530	1329680.6730	552	167822.317416	405287.479747
5206	550605.1216	1329683.5748	5206	167824.776722	405288.364229
5207	550691.1594	1329568.8873	5207	167851.001110	405253.407409
5208	550711.6168	1329428.0184	5208	167857.236545	405210.470485
5209	550712.6085	1329399.1917	5209	167857.538793	405201.884077
5210	550543.8067	1329390.6836	5210	167806.087920	405199.090802
5211	550496.0459	1329643.1897	5211	167791.530397	405276.054804

Curve Data Chart					
Pnt-Pnt	Radius	Arc Length	Delta	Tangent	Chord Bearing And Distance
552-5206	425.00'	8.58'	1°09'22"	4.29	N19°46'54"E 8.58'

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

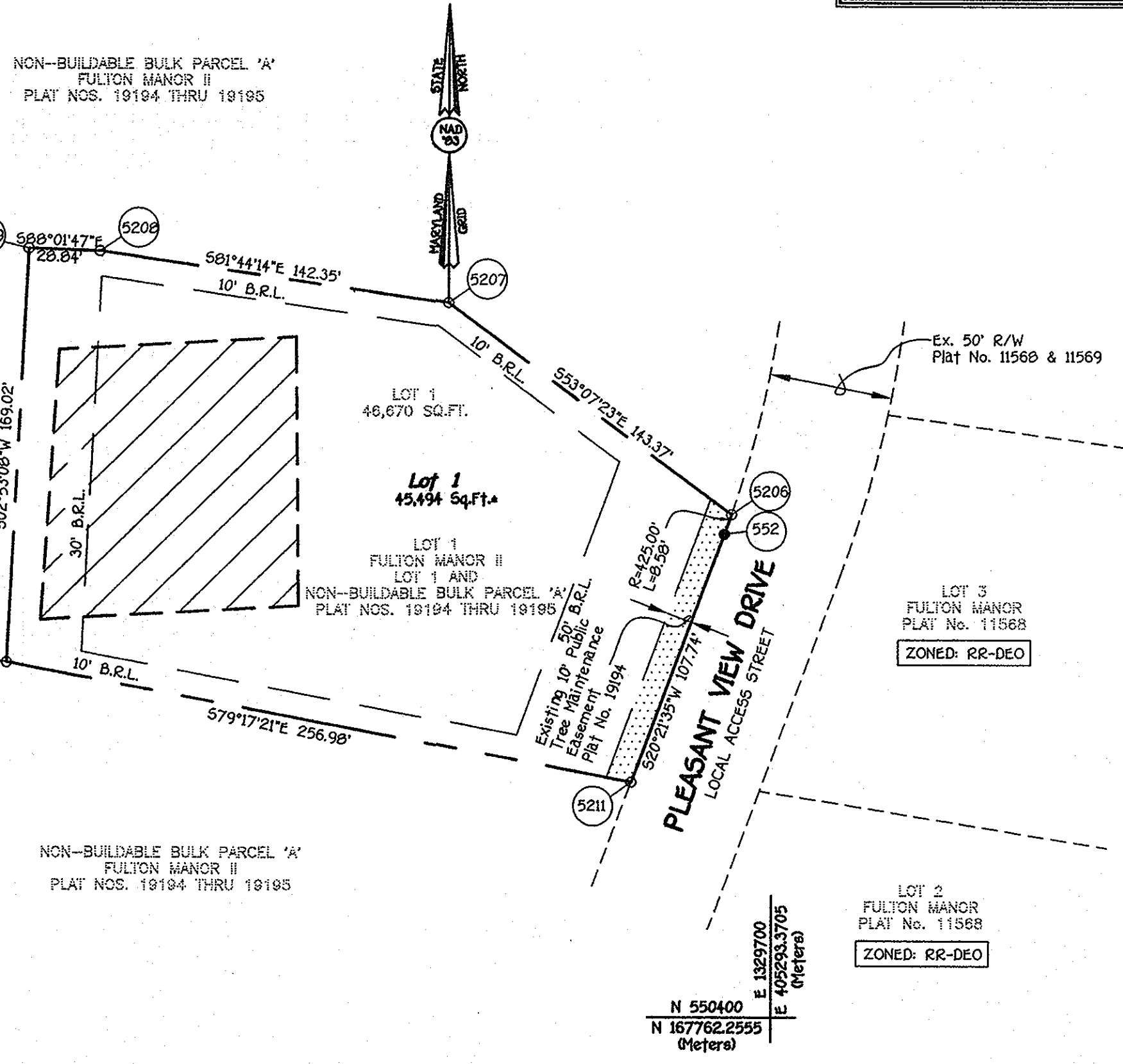
*Terrell A. Fisher* 12/14/07 Date  
 (Registered Land Surveyor)

*Otha Upchurch* 12/16/07 Date  
 Otha Upchurch (Owner)  
 Deceased  
 Carol F. Upchurch (Owner)



**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 Lot 1. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Lots. 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 Deeds Of Easement In The Land Records Of Howard County.



- 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 Amended Zoning Regulations Effective 7/28/06.
  - Coordinates Based On NAD '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 40FA And No. 40FB.  
 Sta. 40FA N 548,106.8658, E 1,328,421.402  
 Sta. 40FB N 548,470.3198, E 1,328,000.807
  - This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About June 1993, By Fisher, Collins & Carter, Inc.
  - B.R.L. Denotes Building Restriction Line.
  - Denotes Iron Pin Set Capped "C.C. 106".
  - 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 "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:  
 a) Width - 12 Feet (6 Feet Serving More Than One Residence);  
 b) Surface - Six (6) Inches Of Compacted Crusher Run Base With Tar And Chip Coating, 0-1/2" Minimum;  
 c) Geometry - Maximum 1% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;  
 d) Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (425-Loading);  
 e) Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface;  
 f) Structure Clearances - Minimum 12 Feet;  
 g) 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 Grading, Removal Of Vegetative Cover Or Trees, Or Placement Of New Structures Is Permitted Within The Limits Of Wetlands, Stream(s) Or Their Buffers And Forest Conservation Easement Areas.
  - No 100 Year Floodplain Exist On Site.
  - Previous Department Of Planning And Zoning File Numbers: SP-07-001 And F-07-047.
  - No Cemeteries Exist On This Site Based On A Site Visit And Based On An 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. And Approved Under SP-07-001.
  - The Traffic Study Was Prepared By Hars Group And Approved Under SP-07-001.
  - There Is An Existing Dwelling/Structure(s) Located On Lot 1 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 Require.
  - 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 The Installation, Repair And Maintenance Of County Owned Trees Located Within The Boundaries Of The Private Lots. No Building Or Structure Of Any Kind Shall Be Located On Or Over The Said Easement Area.
  - Wells Have Been Drilled On Lot 1 Prior To Recordation Of The Final Record Plat.
  - Lot 1 Is Exempt From Stormwater Management Since Lot 1 Contains An Existing House And No Impervious Area Improvements Are Proposed At This Time.
  - This Subdivision Is Exempt From The Requirements Of Section 16.1200 Of The Howard County Code For Forest Conservation Because It Is A Plat Of Revision And No Additional Lots Are Being Created As Per Section 16.1202(b)(XVII) Of The Howard County Code And Forest Conservation Manual.
  - Landscaping For Lot 1 Is Exempt From The Perimeter Landscaping Requirements Of Section 16.124 Of The Howard County Code And The Landscape Manual Because Lot 1 Contains An Existing Dwelling To Remain.
  - 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 And Amended Zoning Regulations Effective 7/28/06. Development Or Construction On Lot 1 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.

**AREA TABULATION THIS SHEET**

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	1
TOTAL NUMBER OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	0
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	1
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	1.044 Aca
TOTAL AREA OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	0.000 Aca
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Aca
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	1.044 Aca
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Aca
TOTAL AREA TO BE RECORDED	1.044 Aca

**FISHER, COLLINS & CARTER, INC.**  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
 ELICOTT CITY, MARYLAND 21102  
 (410) 481-2825

**OWNER AND DEVELOPER**  
 OTHA D. UPCHURCH  
 457 OLD ORCHARD CIRCLE  
 MILLERSVILLE, MARYLAND 21108  
 410-987-4990

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

*B.W. Upchurch for Peter Bidlemson* 11/6/07 Date  
 Howard County Health Officer

APPROVED: Howard County Department Of Planning And Zoning.

*David D. Leyle* 1/22/08 Date  
 Chief, Development Engineering Division

**OWNER'S CERTIFICATE**

Otha Upchurch, 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 16th Day Of December, 2007.

*Otha Upchurch*  
 Otha Upchurch  
 Deceased  
 Carol F. Upchurch

*Terrell A. Fisher*  
 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 Part Of The Lands Conveyed By Otha D. Upchurch And Carol F. Upchurch And Upchurch Property Partnership To Otha D. Upchurch And Carol F. Upchurch By Deed Dated October 4, 1994 And Recorded In The Land Records Of Howard County, Maryland In Liber No. 3356 Folio 245; 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.

*Terrell A. Fisher* 12/14/07 Date  
 Terrell A. Fisher, Professional Land Surveyor No. 10692

RECORDED AS PLAT No. 19682 ON 11/25/08  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Revision Plat**  
**Fulton Manor II**  
 Lot 1  
 (A Revision Of Lot 1, Fulton Manor II - Plat No. 19194 And 19195) Zoned: RR-DEO  
 Tax Map: 40 Parcel: 205 Grid: 6  
 Fifth Election District  
 Howard County, Maryland  
 Scale: 1" = 50'  
 Date: November 20, 2007  
 Sheet 1 of 1

F-08-115