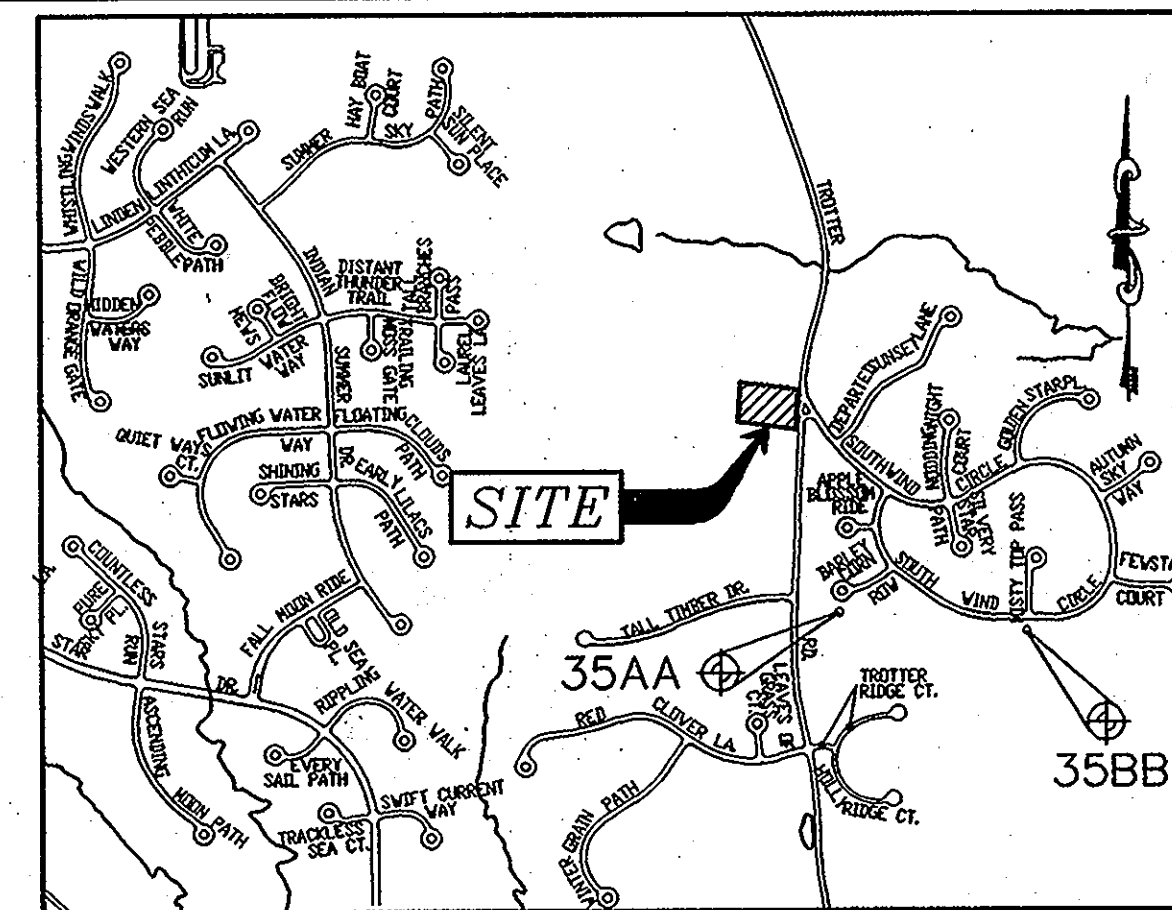


COORDINATE LIST		
NO.	NORTH	EAST
110	562,091.490	1,335,287.249
155	562,076.939	1,334,986.991
215	561,865.322	1,334,975.626
5052	561,880.135	1,335,275.311

NOTE: COORDINATES AND GRID TICKS SHOWN HEREON ARE BASED ON NAD'83 AND ARE IN FEET. TO CONVERT TO METERS DIVIDE BY 3.2808333.

- THE FOREST CONSERVATION OBLIGATIONS REQUIRED UNDER THE TERMS OF THE HOWARD COUNTY FOREST CONSERVATION PROGRAM HAVE BEEN SATISFIED BY PAYMENT OF A FEE-IN-LIEU OF REFORESTATION OF 0.67 ACRES (29,185SQ. FT.) IN THE AMOUNT OF \$21,889.00.
- WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- PUBLIC WATER AND SEWAGE ALLOCATION WILL BE GRANTED AT THE TIME OF THE ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE.
- THE OPEN SPACE REQUIREMENT, BASED ON THE CREATION OF ONE NEW LOT, WILL BE SATISFIED BY PAYMENT OF A FEE-IN-LIEU, IN THE AMOUNT OF \$1,500.00.
- A SITE DEVELOPMENT PLAN SHALL BE REQUIRED FOR LOT 2.
- THERE IS AN EXISTING DWELLING LOCATED ON LOT 1 (SDP-03-051) TO REMAIN, KNOWN AS 5906 TROTTER ROAD CLARKSVILLE, MARYLAND 21029. NO NEW BUILDINGS, EXTENSIONS, OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.

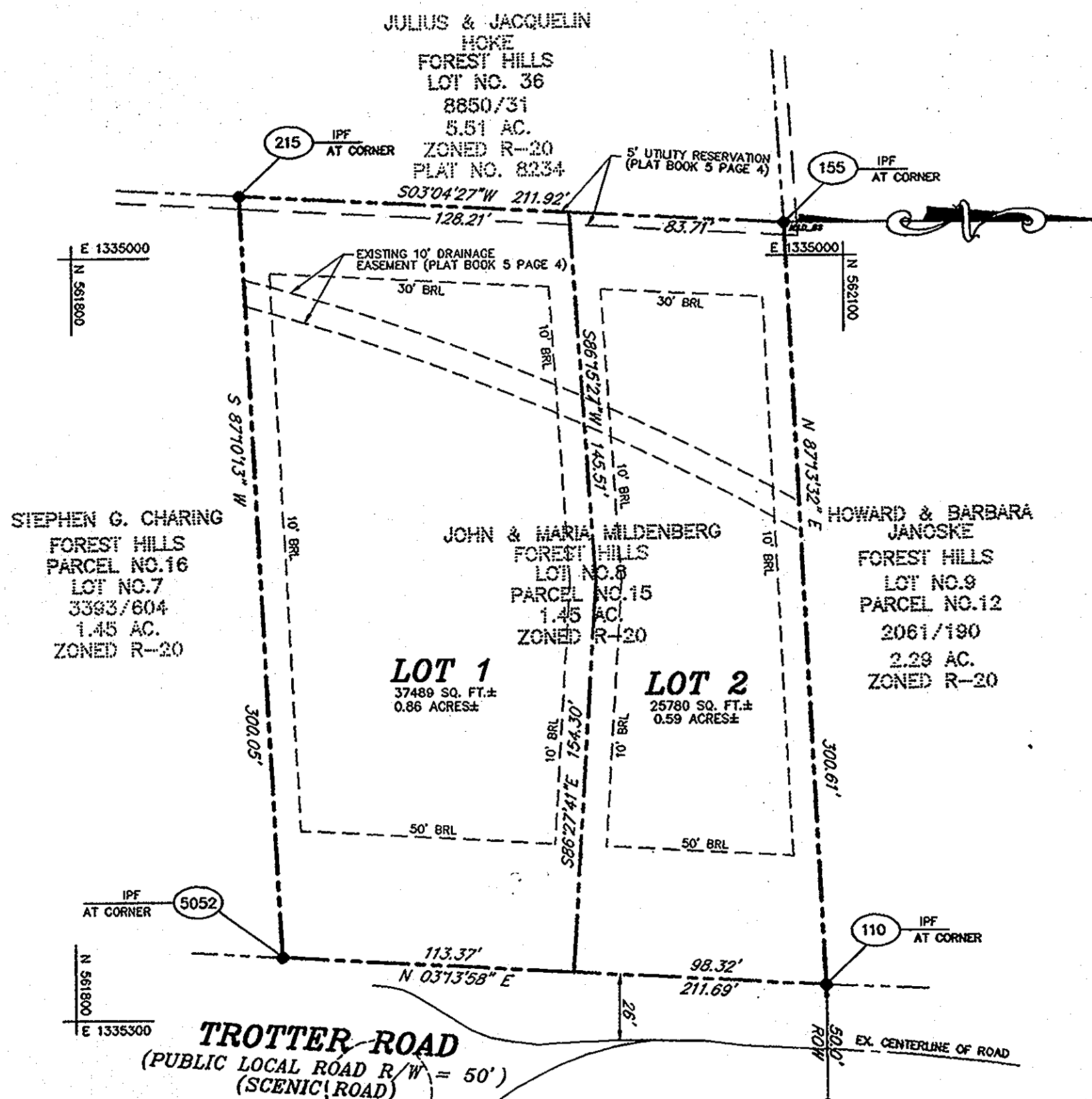


VICINITY MAP

SCALE: 1"=1000'  
ADC MAP: 14 H-7

GENERAL NOTES

- THE SUBJECT PROPERTY IS ZONED R-20 PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND THE COMP-LITE ZONING REGULATION AMENDMENTS DATED 7/28/06.
- BOUNDARY SHOWN HEREON IS BASED ON A FIELD RUN & MONUMENTED SURVEY BY MILDENBERG, BOENDER & ASSOCIATES, INC. ON OR ABOUT APRIL 2006 AND APRIL 2008.
- HORIZONTAL AND VERTICAL DATUMS ARE RELATED TO THE MARYLAND NAD 83 (HORZ) AND NGVD29 (VERT) AS PROJECTED FROM HOWARD COUNTY CONTROL STATIONS NO. 35AA & 35BB.  
STA. No. 35AA N 560,767.733, E 1,335,483.839, EL. 431.609  
STA. No. 35BB N 560,790.416, E 1,336,537.267, EL. 394.975
- DENOTES AN IRON PIN OR IRON PIPE FOUND.  
○ DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHT-OF-WAY.
- SURVEY WORK AND DOCUMENTS ARE TO BE PERFORMED IN CONFORMANCE WITH SUBTITLE 13, BOARD OF PROFESSIONAL LAND SURVEYORS, 09.13.06 STATE OF MARYLAND MINIMUM STANDARDS OF PROFESSIONAL PRACTICE.
- ALL AREAS ARE MORE OR LESS.
- THIS SUBDIVISION IS IN THE METROPOLITAN DISTRICT.
- NO BURIAL GROUNDS OR CEMETERIES EXIST ON-SITE.
- NO HISTORIC DISTRICTS ARE ADJACENT TO THIS SITE. SITE IS ADJACENT TO A DESIGNATED SCENIC ROAD AND IS SUBJECT TO SECTION 16.125 OF THE SUBDIVISION REGULATIONS. ANY NEW DEVELOPMENT LOCATED ALONG A SCENIC ROAD MUST MAINTAIN AT LEAST 35' BUFFER OF EXISTING FOREST OR WOODED AREA BETWEEN THE ROAD AND THE NEW DEVELOPMENT.
- THIS PLAN IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS PER COUNCIL BILL NO. 45-2003 AND THE ZONING REGULATIONS AS AMENDED BY COUNCIL BILL NO. 75-2003. DEVELOPMENT OR CONSTRUCTION ON THESE LOTS MUST COMPLY WITH SETBACKS AND BUFFER REGULATIONS IN EFFECT AT THE TIME OF SUBMISSION OF THE SITE DEVELOPMENT PLAN, WAIVER PETITION APPLICATION OR BUILDING/GRADING PERMIT APPLICATION.
- NO WETLANDS, STREAMS OR STEEP SLOPES EXIST ON SITE AS CERTIFIED BY ECO-SCIENCE, INC. DATED OCTOBER 2007.
- THIS SUBDIVISION IS IN COMPLIANCE WITH THE SECTION 16.124 OF HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING WILL BE POSTED AT SDP STAGE WITH THE GRADING PERMIT FOR 2 SHADE TREES IN THE AMOUNT OF \$ 600.00.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:  
A) WIDTH - 12 FEET (16 FEET SERVING MORE THAN ONE RESIDENCE).  
B) SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2").  
C) GEOMETRY - MAX. 14% GRADE, MAX. 10% GRADE CHANGE AND MIN. OF 45 FOOT TURNING RADIUS.  
D) STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).  
E) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD PLAIN WITH NO MORE THAN 1 FOOT OF DEPTH OVER DRIVEWAY SURFACE.  
F) STRUCTURE CLEARANCES - MINIMUM 12 INCHES  
G) MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.



**OWNER**  
MARIA M. MILDENBERG  
C/O MILDENBERG, BOENDER AND ASSOC., INC.  
5072 DORSEY HALL DRIVE, SUITE 202  
ELlicott CITY, MARYLAND 21042  
410-997-0296

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.

*Scott Shanaberger* 8/21/09  
G. SCOTT SHANABERGER, SURVEYOR DATE

*Maria M. Mildeberg* 06/03/09  
MARIA M. MILDENBERG DATE

AREA TABULATION (THIS SHEET)

NUMBER OF BUILDCABLE LOTS	2
NUMBER OF BULK PARCELS	0
NUMBER OF OPEN SPACE LOTS	0
NUMBER OF LOTS OR PARCELS	2
AREA OF BUILDCABLE LOTS	1.45AC±
AREA OF ROADWAY	0
AREA	1.45AC±

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

*B. Nolan for Peter Bielewicz* 8/12/2009  
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Chris Hammett* 8/14/09  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*Cindy Hammett* 8/14/09  
DIRECTOR DATE

OWNER'S STATEMENT

I, MARIA MILDENBERG, 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 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 STREETS AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE, 3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAY 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 EASEMENT AND RIGHTS-OF-WAY.

WITNESS MY HAND THIS 29 DAY OF MAY, 2009.  
*Maria Mildeberg*  
MARIA MILDENBERG, OWNER

*Scott Shanaberger*  
WITNESS

NOTE: THE PRIOR PROPERTY CO-OWNER, JOHN MILDENBERG DIED ON APRIL 17, 2007. SEE DEED DATED MARCH 13, 2007 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 10653, FOLIO 461 FROM JOHN MILDENBERG AND MARIA M. MILDENBERG (FORMERLY KNOWN AS MARIA M. PETERWAS) TO JOHN MILDENBERG AND MARIA MILDENBERG, AS TENANTS BY THE ENTIRETIES.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY JOHN MILDENBERG AND MARIA M. MILDENBERG, HIS WIFE (FORMERLY KNOWN AS MARIA M. PETERWAS), TO JOHN MILDENBERG AND MARIA MILDENBERG, HIS WIFE, BY DEED DATED MARCH 13, 2007 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN LIBER 10653, FOLIO 461, 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.



*Scott Shanaberger* 8/21/09  
G. SCOTT SHANABERGER, PROFESSIONAL LAND SURVEYOR DATE  
MARYLAND REG. NO. 10849

PURPOSE OF THIS PLAT IS TO RESUBDIVIDE LOT 8 INTO 2 LOTS.

RECORDED AS PLAT 20126 ON 8/16/09 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

TROTTER OAKS  
LOTS 1 AND 2  
A RESUBDIVISION OF FOREST HILLS,  
LOT 8, PLAT BOOK 5, FOLIO 4 SHEET 1 OF 1

TAX MAP 35 5TH ELECTION DISTRICT SCALE: 1"=50'  
GRID 2 HOWARD COUNTY, MARYLAND DATE: APRIL 2009  
PARCEL NO. 15 EX. ZONING R-20 RPZ FILE NOS. F-08-073  
DEED REFERENCE: L. 10653, F. 461

**MILDENBERG, BOENDER & ASSOC., INC.**  
Engineers Planners Surveyors

5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland 21042  
(410) 997-0296 Fax (301) 621-5521 Wash. (410) 997-0298 Fax