

U.S. Equivalent Coordinate Table			Metric Coordinate Table		
POINT	NORTH (feet)	EAST (feet)	POINT	NORTH (meters)	EAST (meters)
68	551007.1140	1329073.8210	68	167947.304259	405102.510887
249	551124.0260	1328587.9830	249	167982.939108	404954.427168
519	550246.2450	1329599.6530	519	167715.390924	405262.784801
521	549987.2390	1329282.4020	521	167636.445737	405166.086503
523	550058.1110	1329616.4100	523	167658.047566	405267.892345
524	550033.5760	1329593.6320	524	167650.569283	405260.949597
535	550453.6450	1329627.4550	535	167778.606570	405271.258868
553	550838.2110	1329696.8570	553	167895.822522	405292.412640
591	550930.8940	1329676.0030	591	167924.072356	405286.056328
593	550938.0000	1329343.0000	593	167926.238270	405184.556810
599	551501.5020	1329545.3540	599	168097.994023	405246.234433
808	551600.1500	1329495.8990	808	168128.061993	405231.160519
809	551509.9680	1329364.9480	809	168100.574465	405191.246574
810	551546.2600	1329271.7660	810	168111.636288	405162.844644
820	551367.9640	1329309.9360	820	168057.291559	405174.478883
997	551584.2510	1328744.2220	997	168123.215968	405002.048911
998	551640.5540	1329057.2320	998	168140.377157	405097.454550
999	551704.8070	1329128.1790	999	168159.961511	405119.079239
2075	551593.5390	1328679.8890	2075	168126.046956	404982.440173
2078	551408.9080	1328579.7760	2078	168069.771315	404951.925670
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	405201.684077
5210	550543.8067	1329390.8836	5210	167806.087920	405199.090802
5211	550496.0459	1329643.1897	5211	167791.530397	405276.054804
5514	550683.8364	1329702.8119	5514	167848.769035	405294.227871
5515	550723.5871	1329429.0902	5515	167860.885078	405210.797170
5516	550733.8859	1329129.7006	5516	167864.024171	405119.543019

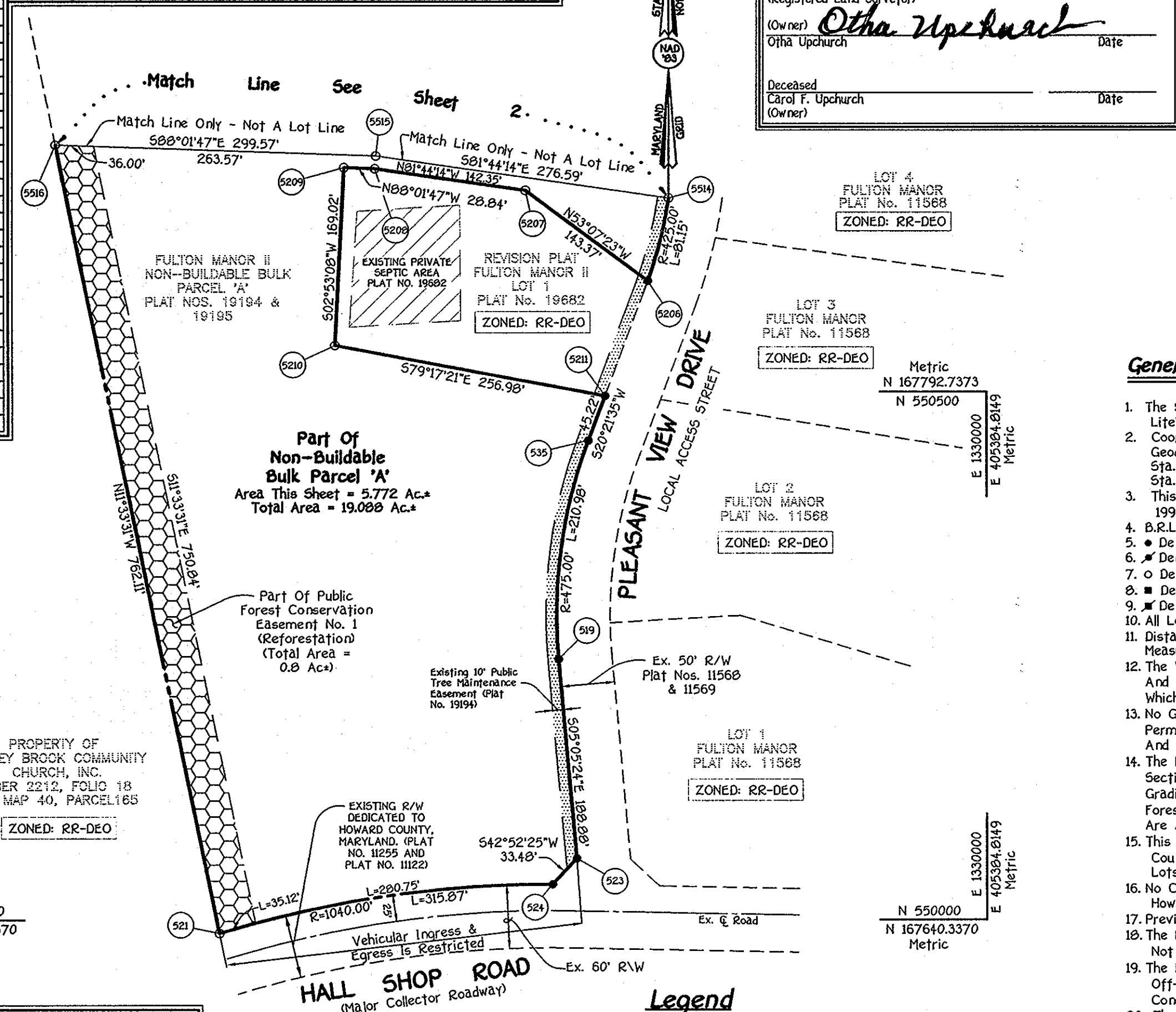
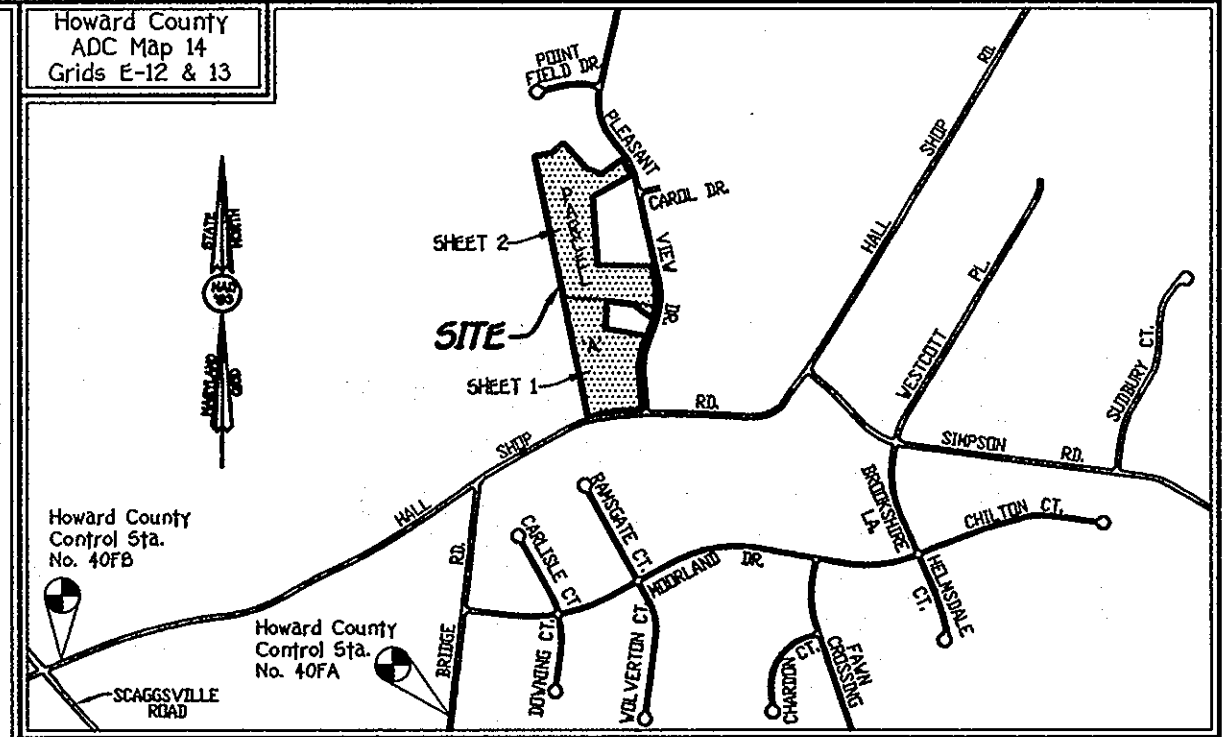
Curve Data Chart						
Pnt-Pnt	Radius	Arc Length	Delta	Tangent	Chord Bearing	And Distance
524-521	1040.00'	315.87'	17°24'08"	159.16'	S81°31'55"W	314.66'
535-519	475.00'	210.98'	25°26'58"	107.26'	S07°38'06"W	209.25'
553-5514	425.00'	155.35'	20°58'37"	78.55'	S02°12'32"E	154.49'
808-599	400.00'	110.70'	15°51'26"	55.71'	S26°37'32"E	110.35'
5514-5206	425.00'	81.15'	10°56'27"	40.70'	N13°44'00"E	81.03'

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 8/24/09
 Terrell A. Fisher, L.S. #10692
 (Registered Land Surveyor)

(Owner) *Otha Upchurch*
 Otha Upchurch
 Date _____

Deceased
 Carol F. Upchurch
 (Owner) Date _____



General Notes:

- The Subject Property Is Zoned RR-DEO Per The 2/2/04 Comprehensive Zoning Plan And The "Comp Lite" Zoning Amendments 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 548,108.8658, 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 "F.C.C. 106".
- ✶ Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Or Rights-Of-Way.
- Denotes Concrete Monument Set With Aluminum Plate "F.C.C. 106".
- ✶ Denotes Concrete Monument Or Stone Found.
- All Lot Areas Are More Or Less (±).
- Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '83 Grid Measurement.
- The Wetlands, Wetland Buffers, Stream And Stream Buffers Shown Hereon Are Based On The Wetland And Environmental Report Prepared By Eco-Science Professional Inc. Dated July, 2006 Which Was Submitted And Approved For The Fulton Manor Subdivision (SP 07-001).
- No Grading, Removal Of Vegetative Cover Or Trees, Paving And New Structures Shall Be Permitted Within The Limits Of Wetlands, Streams Or There Required Buffers, Floodplain And Forest Conservation Easement Area.
- The Forest Conservation Easement Has Been Established To Fulfill The Requirements Of Section 16.1200 Of The Howard County, Code And Forest Conservation Act. No Clearing, Grading Or Construction Is Permitted Within The Forest Conservation Easement; However, Forest Management Practices As Defined In The Deed Of Forest Conservation Easement Are Allowed.
- This Plan Is Exempt From Perimeter Landscaping In Accordance With Section 16.124 Of The Howard County Code And Landscape Manual Since It Is A Revision Plat That Does Not Create Any Additional Lots.
- No Cemeteries Exist On This Site Based On A Visual Site And Based On A Examination Of The Howard County Cemetery Inventory Map.
- Previous Department Of Planning And Zoning File Numbers: F-07-047 And SDP-06-158.
- The Plat Is Exempt From The Forest Conservation Requirements Because It Is A Plat Revision And Is Not Creating Any New Lots In Accordance With Section 16.1202(b)(XIV)(ii) Of The Howard County Code.
- The Forest Conservation Easement (Planting) Shown On This Plat Containing 0.8 Acres Is An Off-Site Obligation For Hammonds Promise Overlook Site Development Plan, SDP-06-158. The Forest Conservation Agreement And Surety In The Amount Of \$17,424.00 Is Provided Under SDP-06-158.
- There Is No 100 Year Floodplain Or Steep Slopes Located On Non-Buildable Bulk Parcel 'A'.

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 Non-Buildable Bulk Parcel 'A'. Any Conveyances Of The Aforesaid Parcel Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Parcel(s). Developer Shall Execute And Deliver Deeds For The Easements Herein 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 Easement(s), Upon Completion Of The Developer's Obligations Under The Forest Conservation Installation And Maintenance Agreement Executed By Developer And The County, And The Release Of Developer's Surety Posted With Said Agreement, The County Shall Accept The Easements And Record The Deeds(s) Of Easement In The Land Records Of Howard County.

AREA TABULATION FOR SHEET 1

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	0
TOTAL NUMBER OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	1
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	0.000 Ac.*
TOTAL AREA OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	5.772 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	5.772 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.*
TOTAL AREA TO BE RECORDED	5.772 Ac.*

AREA TABULATION FOR ALL SHEETS

	Sheet 1	Sheet 2	Total
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	0	0	0
TOTAL NUMBER OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	1	0	1
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0	0	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	1	0	1
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	0.000 Ac.*	0.000 Ac.*	0.000 Ac.*
TOTAL AREA OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	5.772 Ac.*	13.316 Ac.*	19.088 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*	0.000 Ac.*	0.000 Ac.*
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	5.772 Ac.*	13.316 Ac.*	19.088 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.*	0.000 Ac.*	0.000 Ac.*
TOTAL AREA TO BE RECORDED	5.772 Ac.*	13.316 Ac.*	19.088 Ac.*

REVIEWED: Not For Construction, No Facilities Proposed.

Bridgette Peterson 9/14/2009
 Bridgette Peterson
 Howard County Health Officer Date

APPROVED: Howard County Department Of Planning And Zoning.

Chief, Development Engineering Division 9/16/09
 Chief, Development Engineering Division Date

Director 9-18-09
 Director Date

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 14th Day of August, 2009.

Otha Upchurch
 Otha Upchurch
 Deceased
 Carol F. Upchurch
 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 (1) All Of The Lands Conveyed By Otha 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
 Terrell A. Fisher, Professional Land Surveyor No. 10692
 Date 8/24/09

Purpose Statement

The Purpose Of This Plat Is To Create One (1) Planting Forest Conservation Easement Containing 0.8 Acres On Non-Buildable Bulk Parcel 'A', Fulton Manor, Plat Nos. 19194 And 19195 To Satisfy All Of The Off-Site Forest Conservation Obligation For Hammonds Promise Overlook, SDP-06-158.

RECORDED AS PLAT No. 20775 ON 9/25/09
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Plat Of Revision And Forest Conservation
 Plat Of Easement
 Fulton Manor II
 Non-Buildable Bulk Parcel 'A'**

A Revision To Non-Buildable Bulk Parcel 'A', As Shown On Plats Entitled "Fulton Manor II, Lot 1 And Non-Buildable Bulk Parcel 'A'" And Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 19194 And 19195.

Zoned: RR-DEO
 Tax Map: 40 Parcel: 205 Grid: 6
 Fifth Election District, Howard County, Maryland

Scale: 1" = 100'

Date: August 21, 2009 Sheet 1 of 2

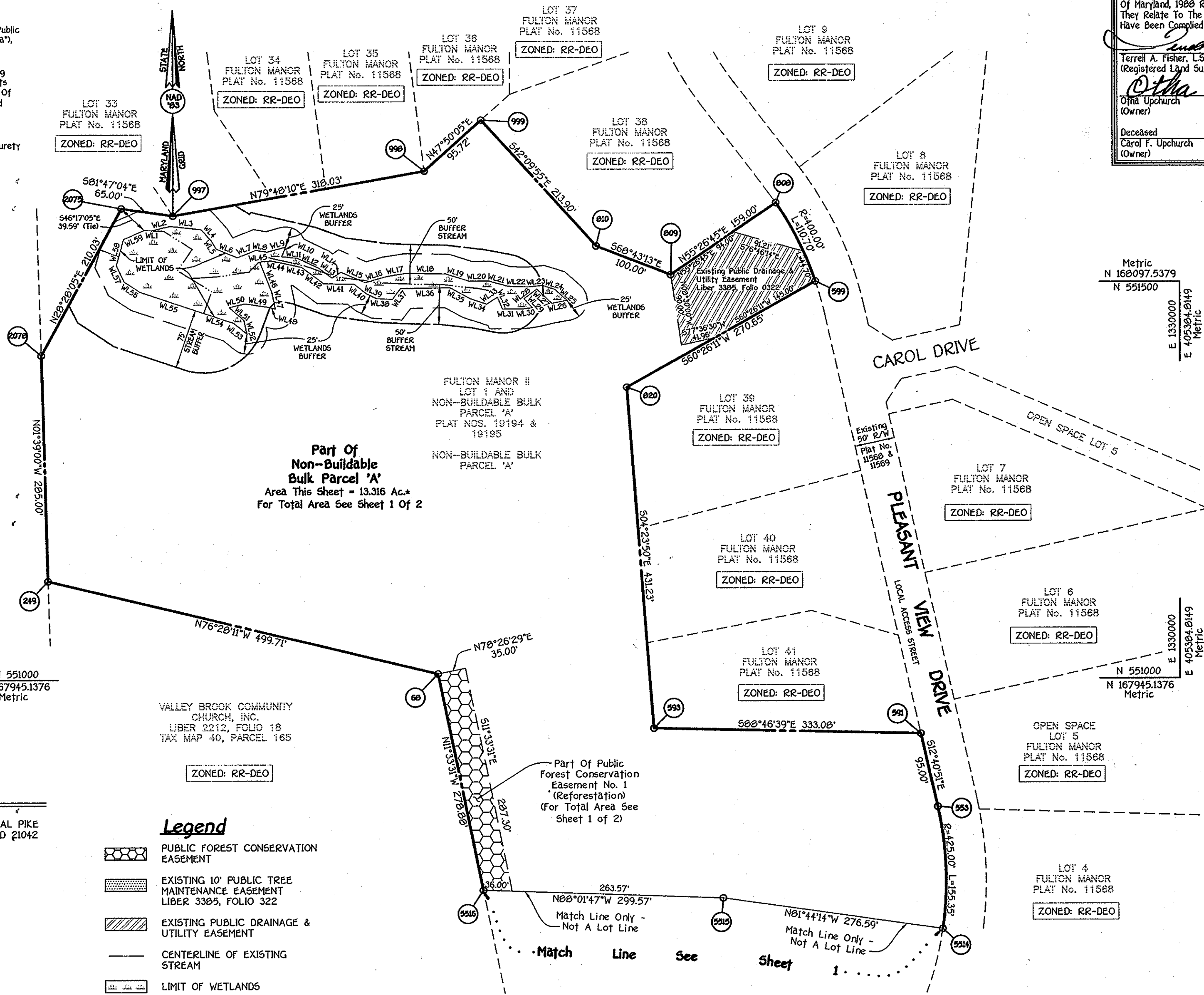
F-09-031

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 Non-Buildable Bulk Parcel 'A', Any Conveyances Of The Aforesaid Parcel Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Parcels. Developer Shall Execute And Deliver Deeds For The Easements Herein 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 Developer And The County, And The Release Of 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."

The Requirements S3-108, The Real Property Article, Annotated Code Of Maryland, 1988 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plan And The Setting Of Markers Have Been Complied With.

Terrell A. Fisher 8/24/09 Date
 Terrell A. Fisher, L.S. 10692 (Registered Land Surveyor)
Carol F. Upchurch 8/21/09 Date
 Otha Upchurch (Owner)
 Deceased
 Carol F. Upchurch (Owner)



Wetlands Line Chart

LINE	BEARING	LENGTH
WL1	S 87°26'47" E	9.30'
WL2	N 76°51'20" E	23.75'
WL3	S 83°37'49" E	38.89'
WL4	S 41°56'17" E	19.11'
WL5	S 32°00'52" E	11.62'
WL6	S 67°29'12" E	28.01'
WL7	N 68°21'10" E	24.85'
WL8	S 81°11'04" E	14.53'
WL9	N 74°31'52" E	23.56'
WL10	S 21°20'45" W	12.92'
WL11	S 84°19'38" E	19.33'
WL12	S 64°54'29" E	29.30'
WL13	S 52°48'07" E	21.07'
WL14	N 55°50'20" E	13.07'
WL15	S 66°39'02" E	33.32'
WL16	N 73°42'04" E	27.85'
WL17	N 80°43'58" E	24.15'
WL18	S 89°00'25" E	49.97'
WL19	S 72°21'25" E	30.32'
WL20	N 89°29'39" E	24.47'
WL21	S 73°53'47" E	24.82'
WL22	S 88°27'49" E	25.26'
WL23	N 84°33'05" E	17.85'
WL24	S 73°02'02" E	16.19'
WL25	S 47°57'27" E	21.03'
WL26	S 79°18'05" W	19.63'
WL27	N 46°23'00" W	25.81'
WL28	S 53°10'48" W	19.89'
WL29	S 41°58'18" E	15.38'
WL30	S 82°57'29" W	13.32'
WL31	N 89°40'05" W	23.91'
WL32	N 23°21'23" W	16.14'
WL33	S 57°02'34" W	15.90'
WL34	N 71°56'45" W	20.47'
WL35	N 61°23'54" W	29.89'
WL36	S 89°04'20" W	61.78'
WL37	S 36°48'23" W	17.04'
WL38	N 86°13'57" W	19.55'
WL39	N 64°43'57" W	14.33'
WL40	N 51°55'38" W	19.02'
WL41	N 88°53'00" W	37.70'
WL42	N 53°00'47" W	34.25'
WL43	N 76°12'02" W	15.95'
WL44	N 78°50'23" W	23.89'
WL45	S 84°46'29" W	13.73'
WL46	S 21°18'39" E	42.07'
WL47	S 11°32'00" E	20.71'
WL48	N 76°32'41" W	10.22'
WL49	N 81°22'51" W	28.27'
WL50	S 76°19'51" W	20.00'
WL51	S 48°07'47" E	24.04'
WL52	S 12°49'22" E	17.76'
WL53	S 50°41'32" E	21.26'
WL54	S 71°28'33" E	39.52'
WL55	N 71°22'25" W	83.27'
WL56	N 56°18'52" W	23.92'
WL57	N 25°26'28" W	22.99'
WL58	N 15°29'39" E	33.74'
WL59	N 66°11'31" E	28.14'

ESTATE OF ELIZABETH SMITH
 LIBER 181, FOLIO 261
 TAX MAP 40, PARCEL 94
 ZONED: RR-DEO

Part Of Non-Buildable Bulk Parcel 'A'
 Area This Sheet = 13.316 Ac.
 For Total Area See Sheet 1 Of 2

FULTON MANOR II
 LOT 1 AND
 NON-BUILDABLE BULK PARCEL 'A'
 PLAT NOS. 19194 & 19195
 NON-BUILDABLE BULK PARCEL 'A'

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461-2855

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

DEVELOPER
 ETC PARTNERSHIP
 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 410-461-2855

AREA TABULATION FOR SHEET 2

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	0
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	0
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF NON-BUILDABLE BULK PARCELS TO BE RECORDED	13.316 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	13.316 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	13.316 Ac.*

- Legend**
- PUBLIC FOREST CONSERVATION EASEMENT
 - EXISTING 10' PUBLIC TREE MAINTENANCE EASEMENT LIBER 3385, FOLIO 322
 - EXISTING PUBLIC DRAINAGE & UTILITY EASEMENT
 - CENTERLINE OF EXISTING STREAM
 - LIMIT OF WETLANDS

REVIEWED: Not For Construction, No Facilities Proposed.

William for Peter B. Sorenson 9/14/2009 Date
 Howard County Health Officer

APPROVED: Howard County Department Of Planning And Zoning.

Wendy Hunter 9/16/09 Date
 Chief, Development Engineering Division

Condy Hunter 9/18/09 Date
 Director

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 19th Day Of August, 2009.

Otha Upchurch
 Otha Upchurch
 Deceased
 Carol F. Upchurch

Terrell A. Fisher
 Witness
 Terrell A. Fisher, Professional Land Surveyor No. 10692

SURVEYOR'S CERTIFICATE

I hereby Certify To The Best Of My Knowledge That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of (1) All Of The Lands Conveyed By Otha 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 8/24/09 Date
 Terrell A. Fisher, Professional Land Surveyor No. 10692

RECORDED AS PLAT No. 20776 ON 9/25/09
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Plat Of Revision And Forest Conservation Plat Of Easement Fulton Manor II Non-Buildable Bulk Parcel 'A'

A Revision To Non-Buildable Bulk Parcel 'A', As Shown On Plats Entitled "Fulton Manor II, Lot 1 And Non-Buildable Bulk Parcel 'A'" And Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 19194 And 19195.
 Zoned: RR-DEO
 Tax Map: 40 Parcel: 205 Grid: 6
 Fifth Election District, Howard County, Maryland

Scale: 1" = 100'

Date: August 21, 2008 Sheet 2 of 2

F-09-031