Professional Cartification	MINUN			
I hereby certify that these documents were	( MINIMUM LOT SIZE CHART )			
prepared by me or under my responsible charge, and that I am a duly	LOT NUMBER	GROSS AREA (SF)	PIPESTEM AREA (SF)	MINIMUM LOT SIZE (SF
licansed Property Line	2	A,035±	497± ·	8,538±
licansed Property Line Surveyor under the Laws, of the State of Maryland,	3	9,148±	552±	8,596±
license No. 135.	4	9,286±	800±	8,486±
Licensa No. 135, Expiration Date 4/12/2012.	5	10,052±	1,069±	8,983±
	7	11,046±	1,200±	9,846±
	8	9,553 ±	907±	8,646±
	a	13 147 +	1 580+	11.568+

	ORDINATE	TABLE
POINT	NORTHING	EASTING
ł	548,589.3172	1,349,845.192
2	548,597.5419	1,349,830.69
3	548,669.3027	1,349,701.265
4	548,680.4389	1,349,650.266
5	548,704.2069	1,349,616.1611
6	549,038.5153	1,349,849.202
7	549,032.0114	1,349,999.73
8	548,884.8679	1,350,066.56
٩	548,743.8879	1,349,947.719
10	548 631 7646	1 3/9 87/ 98



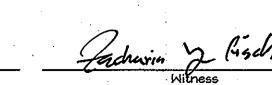
- Gener 19. Lo
- 20. 2 2 3 3
- 21.
- 22.
- 23. -t
- tr In 24. Ar De 10 25. No 25. No 25. No 26. Th 27. Ar 28. Pr 29. St th pro Lo

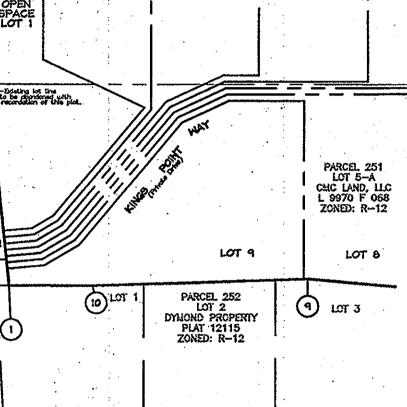
- P

- Po 30. Th wc 31. Th of Co 32. A cru fe

- 33. A Br un 34. De pr 35. Th Se gr hou Ea 36. Pla an 27 th

Professional Certification Therapy certify that MINIMUM LOT				
	SIZE CHART COORDINATE TABLE	Reservation Of Public Utility Easements	HATCH LEGE	ND 2 Call
prepared by me or under LOT GROSS	PIPESTEM MINIMUM POINT NORTHING EASTING "De	veloper reserves unto itself, its successors and assigns, all easements	Public Water, Sewer, & Utility Easement.	TTTT
III and that am a duly		wn on this plan for water, sewer, storm drainage, other public Ities and forest conservation (designated as "Forest Conservation	Private Use-In-Common	
Surveyor under the laws, of the State, of Maryland, 3 9,148±	552± 8,596± 3 548,669,3027 1,349,701,2651 the	a") located in, on, over, and through lots 1–10. Any conveyances of aforesaid lots shall be subject to easements herein reserved,	Stormwater Management, 4 Utility Easement.	29 × × 1 32
License No. 135, Expiration Date $4/12/2012$ . $4$ 9,286± 10,052±	800± 8,486± 4 549 (20,4292 1,242,50,200) wh	ether or not expressly stated in deed(s) conveying said lot(s). eloper shall execute and deliver deeds for easements herein reserved	Private Drainage <b>‡</b> Utility Easement.	
7 11,046±	1,200± 9,846± 5 548,704.2069 1,349,616.1611 to	Howard County, with a Metes and Bounds Description of forest servation area. Upon completion of the public utilities and their		XXX A Start A Court of Court of
8 9,553 ± 9 13,147 ±		eptance by Howard County, and, in the case of the forest conservation		
General Notes continued	8 548,884.8679 1,350,066.5653 For	ement(s), upon completion of the Developer's obligation under the est Conservation Installation and Maintenance Agreement executed by	Existing Public Forest Conservation Easement.	COULD SITE SAN STORY
	County Code and 9 548,743.8879 1,349,947.7196 Wit	eloper and the county, and the release of Developer's surety posted n said agreement, the county shall accept the easements and record	Public Forest Conservation Easement.	
19. Landscaping in accordance with Section 16.124 of the Howard C Landscape Manual shall be provided as shown on the Landscape accordance with Section 16.124 of the Howard County Code and be provided as shown on the Landscape Plan, Sheet 4. Financi	Landscape Manual shall 10 548,631.7646 1,349,874.9825 the	deed(s) of easement in the land records of Howard County."		HO.CO. Mon.
for the Site Development Plan in the amount of \$7,800.00 (1	7 shade trees @ \$300.00			42RI
each, 4 ornamental trees @ \$150.00 each, and 14 evergreen tr	rees @ \$150.00 each).		Private Stormwater Management Easement	HO.CC
20. This plat complies with the requirements of Section 16.1200 of Code for Forest Conservation by providing 0.18 acres of retent reforestation on-site in the Forest Conservation Easement. T partially contain priority areas of wetland and wetland buffer.	ion and 0.05 Ac. of he easement will	130 Z.		Mon.
partially contain priority areas of wetland and wetland buffer. acres of obligation will be fulfilled by a fee-in-lieu payment of s.f. @ \$0.75/s.f.). The total forest conservation obligation met		E 12 PARCEL 250, PART 2		VICINITY MAP
s.f. @ \$0.75/s.f.). The total forest conservation obligation met acres, with a total forest conservation surety amount of \$2,69 s.f. x \$0.20 + reforestation planting of 2,178 s.f. X \$ 0.50/s.		T CHC LAND, LLC L 9970 F 073 ZCNED: R-12		SCALE:1=20001
	7.). ZNED: R-12			
21. A Use-in-Common Access Maintenance Agreement between lot Space Lots I and 6 and trash pad maintenance shall be record this final plat in the Land Records Office of Howard County, 1	$\frac{1}{2} \frac{1}{2} \frac{1}$		GEODETIC SL	JRVEY CONTROLS
22. This final plat is subject to the Amended Fifth Edition of the Development Regulations per Council Bill No. 45-2003 and the	Amended Zoning Buy Lot 2 Lot 3 PARC	EL 250 PARCEL 61 LOT 4 CHC LAND, LLC BVERS CORPORATE PARK	Coordinates based on NAI Howard County geodetic o	D'83, Maryland coordinate system as projected by control stations no. 42R1 and no. 42R2 denotes 🗣
Development Regulations per Council Bill No. 45-2003 and the Regulations per Council Bill No. 75-2003. Development or cons must comply with setback and buffer regulations in effect at	struction on this property Otto Lize i	L 200 1 LOT 4 AND, LLC 0 F 073 LOT 5 L 2970 F 073 LCC L 9970 F 073 LCC LCC LCC LCC LCC LCC LCC LC	approximate location (see	vicinity map).
of the site development plan, waiver petition application or bu applications.	ilding/grading permit		Sta. 42RI N 547,820.	2380 E 1,351,171.5866 EL.: 375.850
23. The open space shown hereon is hereby dedicated to a Home the residents of this subdivision and recording references of th	Owners Association for ne Articles of	OPEN SPACE LOT 6		8001 E 1,352,118.5606 E1.: 331.522
Incorporation and restrictions are shown hereon. 24. Articles of Incorporation for the Homeowners Association were			GENERAL NOTES	
III Department of Assessment and Taxation on 2/23/17	incorporation		and per the Comprehensive Li	R-12 per the 02/02/04 Comprehensive Zoning Plan Ite Zoning Regulation amendments effective on 07/28/06.
number D/US19580 25. No grading, removal of vegetative cover or trees, paving and n permitted within the limite of wetlende etnem(e) on their	new structures shall be	$ = = - \lambda 0 $	<ol> <li>O Denotes iron pipe</li> <li>O Denotes rebar and</li> </ol>	I cap found.
permitted within the limits of wetlands, stream(s), or their r floodplain and forest conservation easement areas unless approv	red by the department 34011 2	] / \	4 W Denotes Wetland A	Area outline. enterline of Stream Channel.
of Planning and Zoning. 26. There are no floodplains, steep slopes, streams, historic struc	tures or cemeteries on-site.		6 WB Denotes Wetland E 7 SB Denotes Stream E	Buffer outline.
27. Areas not meant to be taken for exact are marked more or 1	ess (+/-).	PARCEL 251	8. BRL Denotes Building Restrict	tion Line.
28. Previous DPZ File Nos.: S-06-014, Sketch Plan, approved June Preliminary Plan, approved February 26, 2009, WP-11-018 and	WP-12-004.	CHIC LAND, LLC	August 27, 2007 By FSH As	In Monumented Boundary Survey performed on or about sociates, Inc. All lot areas are more or less(+/-).
29. Storm later management quantity \$ quality is provided as neces the 2000 Stormwater Management Manual. Water quality is pro	wided through the	L 9970 F 068 ZONED: R-12	provided to the junction of t	efuse collection, snow removal and road maintenance are he flag or pipestern and road right-of-way line only and not
proposed Pocket Sand Filter Facility and through the Sheetflou Lot 7. Recharge is provided, for the entire site, through the	to Buffer Credit for	SB 4RA	onto the flag or pipestern lo II. Driveway(s) shall be provide	t driveway. d prior to issuance of a use and occupancy permit for any access for fire and emergency vehicles per the following
Channel protection is provided through one year extended deten Pocket Sand Filter Facility. The facility is privately owned an	ition within the proposed Lot 9	LOT 8 LOT 7	requirements:	_
30. The project is in conformance with the latest Howard County waivers have been approved.	Standards unless		2) Surface - six (6") inch	t serving more than one residence); tes of compacted crusher run base with tar and chip coating
31. This plan is subject to a design manual waiver from section 2 of Design Manual Volume III to allow the use of stopping sight	.5.2.H and Figure 2.17	9 LOT 3 LOT 4 LOT 5 (0) 350112	(1-1/2" Minimum);	14% grade, Maximum 10% grade change and 45-foot turning
Collector and higher classification roadway. Waiver was approve	d on 8/22/06.	E	radius;	
32. A waiver from section 5.4.B.6 of Howard County Design Manua and Sewer, to allow the sewer line to be closer than 25 feet	but no closer than 15		foot depth over ariveway s	dges) - capable of supporting 25 gross tons (H25-loading); apable of safely passing 100 year flood with no more than i surface;
feet was approved on May 28, 2008. 33. A waiver from Section 2.6.A of Howard County Design Manual,	Volume III, Roads and	SE OF BAR	<ul><li>6) Maintenance - sufficient</li><li>12. Open space tabulation:</li></ul>	; to ensure all weather use
Bridges, to allow a Use-In-Common driveway to serve more t	han six (6) dwelling			53 Ac.± (30% of gross area per min. Lot size of 8,400 sq.ft.
units (7 dwelling units approved), was approved on December				
units (7 dwelling units approved), was approved on December 34. Development Engineering Division has agreed to allow water av	ality(WQv) and channel		C. Total open space provided	d: == 0.867 Ac.±
34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock	ality(WQv) and channel est sand filter.	TION MAP	C. Total open space provided 13. Land dedicated to the Howar	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.±
<ul> <li>34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conservation</li> </ul>	ality(WGv) and channel et sand filter. Ill the requirements of ation Act. No clearing,	CALE:1=60'	C. Total open space provided 13. Land dedicated to the Howan 14. The wetlands delineation stud and approved on June 15. 20	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004.
<ul> <li>34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conserva grading or construction is permitted within the Forest Conservation howerver, Forest Management Practices as defined in the Deed</li> </ul>	ality(WQv) and channel tet sand filter. III the requirements of ation Act. No clearing, ation Easement;	CALE:1=60'	C. Total open space provided 13. Land dedicated to the Howard 14. The wetlands delineation stud and approved on June 15, 20 15. Water and sewer service to 18.122.B of the Howard Count	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section by Code.
<ul> <li>34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conserva grading or construction is permitted within the Forest Conserva howerver, Forest Management Practices as defined in the Deed Easement are allowed.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from</li> </ul>	ality (WGV) and channel set sand filter. III the requirements of ation Act. No clearing, ition Easement; I of Forest Conservation PURPOSE NOTE In sections 16.144.(p) The purpose of this plat is to Resubdivide Lots	CALE:1=60'	C. Total open space provided 13. Land dedicated to the Howard 14. The wetlands delineation stud and approved on June 15, 20 15. Water and sewer service to 18.122.B of the Howard Count	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section by Code.
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<ul> <li>34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conserva grading or construction is permitted within the Forest Conserva howerver, Forest Management Practices as defined in the Deed Easement are allowed.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from and 16.144.(q) and approved by the Planning Director on Septer</li> </ul>	ality (WQv) and channel set sand filter. If the requirements of ation Act. No clearing, ition Easement; I of Forest Conservation m sections 16.144.(p) mber 10, 2010 and July sion to submittal of ginal plats for signature. DCA PURPOSE NOTE The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots.	CURVE TABLE	<ul> <li>C. Total open space provided</li> <li>13. Land dedicated to the Howan</li> <li>14. The wetlands delineation studies and approved on June 15, 20</li> <li>15. Water and sewer service to 18.122.B of the Howard Count</li> <li>16. This subdivision is subject to water and/or sewer service to effective 24.26.112, on which do the forest Stand Delineation Research Inc., and approved</li> </ul>	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section ty Code. o Section 18.122B of the Howard County Code. Public has been granted under the terms and provisions, thereof, ate developer agreement #1
<ul> <li>34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conserva grading or construction is permitted within the Forest Conserva howerver, Forest Management Practices as defined in the Deed Easement are allowed.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from and 16.144.(a) and approved by the Planning Director on Septer 27, 2011 respectively. The waivers grant a one (1) year extended.</li> </ul>	ality(WQv) and channel set sand filter. If the requirements of ation Act. No clearing, ition Easement; I of Forest Conservation m sections 16.144.(p) mber 10, 2010 and July sion to submittal of ginal plats for signature. DCA PURPOSE NOTE The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots.	CALE:1=60'         Its           CURVE TABLE           JRVE RADIUS ARC LENGTH         DELTA         TANGENT         CHORD           CI         858.51'         16.67'         01*06'45"         8.34         560*26'15"E         16.67'           C2         394.00'         41.59'         06*02'53''         20.81         N55*07'40"W         41.57'	<ul> <li>C. Total open space provided</li> <li>13. Land dedicated to the Howan</li> <li>14. The wetlands delineation studies and approved on June 15, 20</li> <li>15. Water and sewer service to 18.122.B of the Howard Count</li> <li>16. This subdivision is subject twater and/or sewer service the effective 24.26.112, on which die freetive 24.26.112, on which die 17. The Forest Stand Delineation Research Inc., and approved</li> </ul>	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section ty Code. o Section 18.122B of the Howard County Code. Public has been granted under the terms and provisions, thereof, ate developer agreement #1.5000 support for this project was prepared by Exploration on June 15, 2007 under 5-06-14 and P-08-004 red by Street Traffic Studies and approved under 5-06-014
<ul> <li>34. Development Engineering Division has agreed to allow water au protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conserva grading or construction is permitted within the Forest Conserva howerver, Forest Management Practices as defined in the Deed Easement are allowed.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from and 16.144.(a) and approved by the Planning Director on Septer 27, 2011 respectively. The waivers grant a one (1) year extended.</li> </ul>	ality(WQv) and channel set sand filter. I the requirements of ation Act. No clearing, ition Easement; I of Forest Conservation n sections 16.144.(p) mber 10, 2010 and July silon to submittal of ginal plats for signature. The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots. The Requirements § 3-108, The Real Property Article, Annotated Code of	CALE:1=60' CURVE TABLE JRVE RADIUS ARC LENGTH DELTA TANGENT CHORD CI 858.51' 16.67' 01'06'45" 8.34 560'26'15"E 16.67'	<ul> <li>C. Total open space provided</li> <li>13. Land dedicated to the Howan</li> <li>14. The wetlands delineation studies and approved on June 15, 20</li> <li>15. Water and sewer service to 18.122.B of the Howard Count</li> <li>16. This subdivision is subject to water and/or sewer service to effective 448,122, on which did the Forest Stand Delineation Research Inc., and approved</li> <li>18. A.P.F.O. Traffic Study prepa on June 15, 2007.</li> <li>See this sheet for continuation</li> </ul>	d: = 0.867 Ac. $\pm$ d County for purposes of a public road: 0.007 Ac. $\pm$ dy for this project was prepared by Exploration Research Inc. 07 under S-06-14 and P-08-004. these lots will be granted under the provisions of Section ty Code. o Section 18.122B of the Howard County Code. Public has been granted under the terms and provisions, thereof, ate developer agreement $\#_{1,2}$ , $\#_{1,2}$ , $\#_{2,2$
<ul> <li>34. Development Engineering Division has agreed to allow water and protection(CPv) to be treated jointly within the proposed pock.</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conservation grading or construction is permitted within the Forest Conservation howerver, Forest Management Practices as defined in the Deed Easement are allowed.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from and 16.144.(a) and approved by the Planning Director on Septer 27, 2011 respectively. The waivers grant a one (1) year extent the Developer's Agreement for processing and submittal of original AREA TABULATION CHART.</li> <li>1. Total number of Buildable Lots to be recorded: 7</li> </ul>	ality(WQv) and channel set sand filter. III the requirements of ation Act. No clearing, tion Easement; I of Forest Conservation m sections 16.144.(p) mber 10, 2010 and July islon to submittal of ginal plats for signature. The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots. The Requirements § 3-108, The Real Property Article, Annotated Code of Maryland, 1999 Replacement Volume, (As supplemented) as far as they relate to the making of this Plat and the Setting of Markers have been complied with. 1 Manuley MMR, 2/20/2012	CALE:1=60'       Its         CURVE TABLE         JRVE RADIUS ARC LENGTH DELTA TANGENT CHORD         CI 858.51'         16.67'         01°06'45"         8.34         560°26'15"E 16.67'         C2 394.00'         41.59'         06°02'53"         20.81         N55°07'40"W 41,57'         C3 387.98'         59.46'         08*46'49"         29.79         N56*26'49"E 59.40'	<ul> <li>C. Total open space provided</li> <li>13. Lond dedicated to the Howan</li> <li>14. The wetlands delineation studee and approved on June 15, 20</li> <li>15. Water and sewer service to 18.122.B of the Howard Count</li> <li>16. This subdivision is subject to water and/or sewer service to effective 448,122, on which define the forest Stand Delineation Research Inc., and approved</li> <li>18. A.P.F.O. Traffic Study prepation June 15, 2007.</li> <li>See this sheet for continuation</li> </ul>	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section ty Code. o Section 18.122B of the Howard County Code. Public has been granted under the terms and provisions, thereof, are developer agreement Howard Sprepared by Exploration on June 15, 2007 under 5-06-14 and P-08-004 red by Street Traffic Studies and approved under S-06-014 DPER FSHASSOCIAtes
<ul> <li>34. Development Engineering Division has agreed to allow water and protection(CPv) to be treated jointly within the proposed pock.</li> <li>35. The Forest Conservation Easement has been established to fulf Section 16.1200 of the Howard County Code and Forest Conservation grading or construction is permitted within the Forest Conservation.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from and 16.144.(a) and approved by the Planning Director on Septer 27, 2011 respectively. The waivers grant a one (1) year extent the Developer's Agreement for processing and submittal of original developer's Agreement for processing and submittal of original area of Buildable Lots to be recorded: 7. Total area of Buildable Lots to be recorded: 1.636 Acres± 2. Total number of Open Space Lots to be recorded: 2.</li> </ul>	ality(WGV) and channel let sond filter. III the requirements of ation Act. No clearing, ition Easement; I of Forest Conservation m sections 16.144.(p) mber 10, 2010 and July islon to submittal of ginal plats for signature. The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots. The Requirements § 3-108, The Real Property Article, Annotated Code of Maryland, 1999 Replacement Volume, (As supplemented) as far as they relate to the making of this Plat and the Setting of Markers have been complied with. C. Brooke Miller (Maryland Property Line Surveyor #135) Date	CALE:1=60'       Its         CURVE TABLE         JRVE RADIUS ARC LENGTH DELTA TANGENT CHORD         CI 858.51'       16.67'         01°06'45"       8.34         SHEET INDEX         DESCRIPTION	C. Total open space provided 13. Lond dedicated to the Howan 14. The wetlands delineation stud and approved on June 15, 20 15. Water and sewer service to 18.122.B of the Howard Count 16. This subdivision is subject t water and/or sewer service f effective ABJU2, on which d 17. The Forest Stand Delineation Research Inc., and approved 18. A.P.F.O. Traffic Study prepa on June 15, 2007. See this sheet for continuation <u>OWNER/DEVELC</u> CMC LAND, LLC 11710 Stonegate Lat	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section ty Code. o Section 18.122B of the Howard County Code. Public has been granted under the terms and provisions, thereof, ate developer agreement #1-14.5499003 filed and accepted. and report for this project was prepared by Exploration on June 15, 2007 under 5-06-14 and P-08-004 red by Street Traffic Studies and approved under 5-06-014 DPER Engineers Planners Surveyors
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<ul> <li>34. Development Engineering Division has agreed to allow water que protection(CPv) to be treated jointly within the proposed pock</li> <li>35. The Forest Conservation Easement has been established to full Section 16.1200 of the Howard County Code and Forest Conservation grading or construction is permitted within the Forest Conservation bowerver, Forest Management Practices as defined in the Deed Easement are allowed.</li> <li>36. Plat subject to waiver petitions WP-11-018 and WP-12-004 from and 16.144.(a) and approved by the Planning Director on Septer 27, 2011 respectively. The waivers grant a one (1) year extent the Developer's Agreement for processing and submittal of original area of Buildable Lots to be recorded: 7 Total area of Buildable Lots to be recorded: 1.636 Acres±</li> <li>2. Total number of Open Space Lots to be recorded: 2 Total area of Open Space Lots to be recorded: 0.867 Acres±</li> <li>3. Area of right-of-way to be recorded: 0.007 Acres±</li> <li>4. Total area of Subdivision to be recorded: 2.510 Acres±</li> </ul>	ality(Wav) and channel set sand filter. III the requirements of ation Act. No clearing, ation Easement; I of Forest Conservation risections 16.144.(p) mber 10, 2010 and July silon to submittal of ginal plats for signature. The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots. The Requirements § 3-108, The Real Property Article, Annotated Code of Maryland, 1999 Replacement Volume, (As supplemented) as far as they relate to the making of this Plat and the Setting of Markers have been complied with. C. Brooke Miller (Maryland Property Line Surveyor #135) C. Brooke Miller (Maryland Property Line Surveyor #135) Cindy Delzoppo, CMC LAND, LLC	CALE:1=60'         CURVE TABLE         CURVE TABLE         JRVE RADIUS ARC LENGTH DELTA TANGENT CHORD         CI       858.51'       16.67'       01*06'45"       8.34       \$60*26'15"E 16.67'         C2       394.00'       41.59'       06*02'53"       20.81       N55*07'40"W 41.57'         C3       387.98'       59.46'       08*46'49"       29.79       N56*26'49"E 59.40'         SHEET INDEX         DESCRIPTION         SHEET NO.         tie Sheet         1 of 2         at for Lots 2 - 5, 7 - 9, and Open Space Lots 1 \$ 6         II	C. Total open space provided 13. Lond dedicated to the Howan 14. The wetlands delineation stud and approved on June 15, 20 15. Water and sewer service to 18.122.B of the Howard Count 16. This subdivision is subject t water and/or sewer service f effective ABJU, on which d 17. The Forest Stand Delineation Research Inc., and approved 18. A.P.F.O. Traffic Study prepa on June 15, 2007. See this sheet for continuation <u>OWNER/DEVELC</u> CMC LAND, LLCC 11710 Stonegate Lan Columbia, MD 2104 Attn: Ms. Cindy Delz 443-250-6395	d: = 0.867 Ac.± d County for purposes of a public road: 0.007 Ac.± dy for this project was prepared by Exploration Research Inc. 07 under 5-06-14 and P-08-004. these lots will be granted under the provisions of Section ty Code. o Section 18.122B of the Howard County Code. Public has been granted under the terms and provisions, thereof, ate developer agreement #1-14.5499003 filed and accepted. and report for this project was prepared by Exploration on June 15, 2007 under 5-06-14 and P-08-004 red by Street Traffic Studies and approved under 5-06-014 <b>OPER</b> FSHASSOCIATES Engineers Planners Surveyors 6339 Howard Lane Elkridge, MD 21075 Tel:410-567-5200 Fax: 410-796-1562 E-mail: info@fsheri.com
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Public nas been granted under the terms and provisions, thereof, at developer agreement it way use filed and accepted. and report for this project was prepared by Exploration on June 15, 2007 under S-06-14 and P-08-004 red by Street Traffic Studies and approved under S-06-014 OPER FSHASSOCIATES Engineers Planners Surveyors 6339 Howard Lane Elkridge, MD 21075 Tel:410-567-5200 Fax: 410-796-1562 E-mail: info@fsheri.com Recorded as Plat No. 2405 on 246/12 Among the Land Records of Howard County, Maryland. KINGS COVE LOTS 2 THRU 5, 7 THRU 9, AND OPEN SPACE LOTS 1 # 6 (A RESUBDIVISION OF LOTS 4 # 5A, SNYDER PLATS PB 7/ F 71 AND PB 026/ F 039) ZONED: R-12
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Total area of Subdivision to be recorded: 2.510 Acresst Howard County Health Department APPROVED: For Public Nater and Sewerage Systems <b>BULAD for Public Nater and Sewerage Systems</b> APPROVED: Howard County Department of Planning and Zoning Chief, Development Engineering Division & Date	ality(Way) and charnel et sand filter. II the requirements of ation Easement; of Forest Conservation n sections 16.144.(p) mber 10, 2010 and July slon to submittal of jinal plats for signature. The purpose of this plat is to Resubdivide Lots 4 and 5-A into 7 buildable lots and 2 open space lots. In the requirements § 3-100. The Real Property Article, Annotated Code of to the making of this Plat and the Setting of Plarkers have been complied with. C. Brodge Miller (Taryland Property Line Surveyor #135) C. Brodge Miller (Taryland Property Line Surveyor #135) Member C. Brodge Miller (Taryland Property Line Surveyor #135) Member C. Brodge Miller (Taryland Property Line Surveyor #135) Member C. Brodge Miller (Taryland Property Line Surveyor #135) Member Cindy Delzoppo, CMC LAND, LLC., owners of the property shown and described hereon, hereby adopt this plan of subdivision the approval of this splat by the Department of Planning and Zoning, establish the m lines and grant unto Howard County, Maryland, its successors and assigns: (1) The right to maintain severs, and rains, water pipes and other Mulcipal utilities and services in and under Rights-of-Way and the specific easement areas shown hereon; (2) The right to require de the beds of the streets and/or roads and Floodplains and Open Space where applicable and valuable consideration hereby grant the right and option to Howard County to acquire the beds of the streets and/or roads and Floodplains, Storm Drainage Realities and Open Space The right to require dedication of Naterways and Drainage easements for the specific pur repair and maintenance, And (4) That no building or similar structure of any kind shall b Easements and Rights-of-Way. Witness my hand this 742 day of FEBRUARY , 2012:	CALE:I=60' CURVE TABLE <u>RVERADIUS ARC LENGTH</u> <u>DELTA</u> <u>TANGENT</u> <u>CHORD</u> <u>CI</u> <u>858.51'</u> <u>16.67'</u> <u>01'06'45"</u> <u>8.34</u> <u>560'26'15'E 16.67'</u> <u>C2</u> <u>394.00'</u> <u>41.59'</u> <u>06'02'53''</u> <u>20.81</u> <u>N55'07'40''W 41.57'</u> <u>C3</u> <u>387.98'</u> <u>59.46'</u> <u>08'46'49''</u> <u>29.79</u> <u>N56'26'49''E 59.40'</u> <u>SHEET INDEX</u> <u>DESCRIPTION</u> <u>SHEET NO.</u> <u>Le Sheet</u> <u>1 of 2</u> <u>at for Lots 2 - 5, 7 - 9, and Open Space Lots 1 # 6</u> <u>2 of 2</u> <u>SURVEYOR'S CE</u> I hereby certify that the final plat sh is a subdivision of all of the lands convey Harold C. 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ACCESS EASEMENT TABLE           LINE         LENGTH         BEARING           A1         17.60         N29'36'55'E           A2         15.44         N04'04'25'E           A3         72.98         N15'20'06'M           A4         20.30         N15'20'06'M           A4         20.30         N15'20'06'M           A4         20.30         N15'20'06'M           A4         20.30         N15'20'06'M           A4         20.00         N55'07'40'M           A3         31.00         N55'07'40'M           A1         23.00         N55'07'40'M           A1         23.00         N55'07'40'M           A1         23.00         N55'07'40'M           A12         146.79         334'52'23'K           A13         32.14         S04'47'I5'M           A14         133.53         S15'22'58'E           A15         21.72         S35'03'40'M           A16         18.25         N60'59'38'M           DU3         20.00         N84'52'23'E           DU2         94.13         N55'07'37'M           DU3         20.00         N84'52'23'E           DU4         62.07         N	GUILFORD ROAD (MAJOR COLLECTOR) S 29336'55" S 2936'55" S 2956'55" S 2956'55" S 2956'55" S 2956'55" S 2956'55" S 2956'55" S 2956'55" S 2956'55" S 2956'55"	rd $rd$ <td>(recorded in be abandon recordation Tree nt <math>\overline{10}</math> <math>\overline{10}</math> <math>\overline{10}</math></td> <td>N 34°52'47" E N 30°5 N 40°5 N 40°5</td> <td>HALINE J LOVE L 1107 F 5 ZONED: R- 67.12' O' BRL OT 3 148 SF Public Water, Easement N 34'52'23' E 22.24' BRL 20' 10' 10' 10' 10' 10' 10' 10' 10' 10' 1</td> <td></td>	(recorded in be abandon recordation Tree nt $\overline{10}$ $\overline{10}$	N 34°52'47" E N 30°5 N 40°5 N 40°5	HALINE J LOVE L 1107 F 5 ZONED: R- 67.12' O' BRL OT 3 148 SF Public Water, Easement N 34'52'23' E 22.24' BRL 20' 10' 10' 10' 10' 10' 10' 10' 10' 10' 1	
	N 540 520		Private Use-In-Comma Drainage, Stormu Management, \$ Utility for the use and ben Buildable Lots 2 thru ! 9 and Open Space Lo	5.7 thru	AF 12115 IED: R-12	
AREA TABULATION C 1. Total number of Buildable Lots to be record Total area of Buildable Lots to be record 2. Total number of Open Space Lots to be Total area of Open Space Lot to be recorded: 3. Area of right-of-way to be recorded: 4. Total area of Subdivision to be recorded:	CHART ecorded: 7 rded: 1.636 Acrest e recorded: 2 corded: 0.867 Acrest 0.007 Acrest	Maryland, 1999 Repla to the making of this Ch. The	\$ 3-108, The Real Property cement Volume, (As supple a Plat and the Setting of M aryland Property Line Surve LAND, LLC	emented) as far as they r larkers have been complie $\frac{2/zo/zo}{}$ pate	oll 2 orelate cd with. CURVE RA Cl 85 C2 39	DIUS AR 18.51' 14.00' 7.98'
Howard County Health Department APPROVED: For Public Water and Sewerage Approved County Health Officer APPROVED: Howard County Department of P	Systems	the approval of this find lines and grant unto Hou maintain sewers, drains, Rights-of-Way and the the beds of the streets valuable consideration he beds of the streets and The right to require dea repair and maintenance; Easements and Rights-o	.C., shown and described hereor al plat by the Department of ward County, Maryland, its water pipes and other Mur specific easement areas sho and/or roads and Floodplain reby grant the right and or for roads and Floodplains, S dication of Waterways and D And (4) That no building a	of Planning and Zoning, es successors and assigns: (1 nicipal utilities and service own hereon; (2) The right ns and Open Space where ption to Howard County to Storm Drainage Facilities of Drainage easements for the or similar structure of any	of subdivision, and in stablish the minimum ) The right to lay, c is in and under all roo t to require dedication applicable and for go acquire the Fee Simp and Open Space where e specific purpose of	building to construct of ad and st for Publo od and of ple Title e applicab their const
Chief, Development Engineering Division of Director	<u>3/5/12</u> Date <u>3/06/12</u> Date	Cindy Delzapo, SMC LA	2 Zon Mumbe	<u>۽</u> 	Eachnoin y Witness	- (-isc.)

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