

GENERAL NOTES

- 4"x4"x36" CONCRETE MONUMENTS SHOWN THUS: □
- IRON PINS SHOWN THUS: ○
- THIS PLAT AND THE COORDINATES SHOWN HEREON, ARE BASED UPON A FIELD RUN BOUNDARY SURVEY PERFORMED BY GUTSCHICK, LITTLE & WEBER, P.A., IN MAY, 2007.
- PROPERTY IS ZONED "NT-EMPLOYMENT CENTER-INDUSTRIAL" PER THE 2/4/04 COMPREHENSIVE ZONING PLAN AND THE COMP LITE ZONING REGULATION AMENDMENTS EFFECTIVE 7/28/08.
- SEE DEPARTMENT OF PLANNING & ZONING FILE NUMBERS: F-72-90C, F-73-29C, SDP-89-05, SDP-81-31, F-05-124, SDP-07-131, FDP-PHASE 117-A-II, F-07-208 & WP-10-71.
- COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NOS. 3818 AND 42CA.
- AREAS SHOWN ARE TO BE TAKEN AS MORE OR LESS.
- THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC SEWER SERVICE AND WATER SERVICE WAS PROVIDED UNDER CONTRACT # 24-4504-D AND THE DEVELOPER'S AGREEMENT WAS POSTED UNDER SDP-07-131.
- THIS RESUBDIVISION PLAT IS EXEMPT FROM THE REQUIREMENTS OF THE FOREST CONSERVATION ACT IN ACCORDANCE WITH SECTION 16.1202(b)(1)(ii) OF THE HOWARD COUNTY CODE FOR A PLANNED UNIT DEVELOPMENT (PUD) WHICH HAS PRELIMINARY DEVELOPMENT PLAN APPROVAL AND WAS MORE THAN 50% DEVELOPED PRIOR TO DECEMBER 31, 1992.
- THAT THE EXISTING STRUCTURE LOCATED ON PARCEL "D-2" IS TO BE REMOVED PER SDP-07-131.
- STORMWATER MANAGEMENT FOR PARCEL D-2 IS MANAGED BY A REGIONAL STORMWATER FACILITY APPROVED UNDER SDP-87-193. PARCEL D-2 WILL ALSO HAVE A PRIVATE STORMWATER MANAGEMENT FACILITY (DRY POND AND UNDERGROUND MANHOLE) ON-SITE.
- MINIMUM BUILDING SETBACK RESTRICTIONS FROM PROPERTY LINES AND THE PUBLIC RIGHT OF WAY LINES TO BE IN ACCORDANCE WITH FDP-PHASE 117-A-II CRITERIA RECORDED AS PLAT Nos. 19417 THRU 19423.
- RESERVATION OF PUBLIC UTILITY EASEMENTS, DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, OTHER PUBLIC UTILITIES, LOCATED IN, ON, OVER AND THROUGH PARCELS, ANY CONVEYANCES OF THE AFORESAID PARCELS SHALL BE SUBJECT TO THE EASEMENTS HERIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN DEED(S) CONVEYING SAID LOT(S)/ PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HERIN RESERVED TO HOWARD COUNTY, UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, THE RELEASE OF DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT. THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEED(S) OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.
- THERE ARE NO WETLANDS, FLOODPLAIN, STREAMS OR BUFFERS LOCATED WITHIN THE SUBJECT PARCELS.
- WAIVER REQUEST FROM SECTION 16.119(f) - TO ALLOW A RIGHT-IN/RIGHT-OUT ACCESS ENTRANCE/EXIT ONTO A RESTRICTED ACCESS ROAD, SNOWDEN RIVER PARKWAY, WAS APPROVED BY DEPARTMENT OF PLANNING AND ZONING UNDER THE CONDITIONS OF MP-10-71, WHICH WAS GRANTED ON DECEMBER 23, 2009.

OWNER:
SCIENCE FICTION LLC
C/O ANTIHERPEN AUTOMOTIVE GROUP
6631 BALTIMORE NATIONAL PIKE
BALTIMORE, MD 21244
(OLD PARCEL D-2)

TABULATION OF FINAL PLAT - THIS SHEET

- TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED: 1
- TOTAL NUMBER OF BUILDABLE PARCEL TO BE RECORDED: 1
- TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED: 12.1903 AC.
- TOTAL AREA OF ROADWAYS TO BE RECORDED: 0 AC.
- TOTAL AREA OF SUBDIVISION TO BE RECORDED: 12.1903 AC.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

B. Nelson for Peter Beilenson 6/14/10
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

[Signature] 6/18/10
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 6/17/10
DIRECTOR DATE

OWNER'S DEDICATION

SCIENCE FICTION LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY STANFORD D. HESS, MEMBER, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, 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.

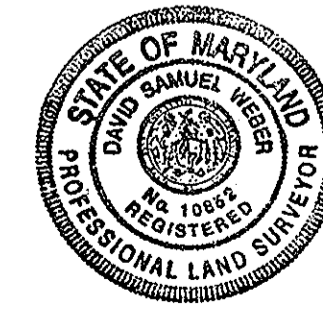
WITNESS OUR HANDS THIS 31st DAY OF March, 2010

SCIENCE FICTION LLC
BY: *[Signature]*
STANFORD D. HESS, MEMBER
ATTEST: *[Signature]*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A REVISION TO PART OF THE LAND CONVEYED BY STATE FARM LIFE INSURANCE COMPANY TO SCIENCE FICTION LLC, BY A DEED DATED JUNE 23, 2000 AND RECORDED IN LIBER 5133 AT FOLIO 453 AND BY UNITED STATES POSTAL SERVICE TO SCIENCE FICTION LLC, BY A DEED DATED JULY 22, 2005 AND RECORDED IN LIBER 9349 AT FOLIO 66; ALSO BEING A REVISION TO PARCEL D-2 AS SHOWN ON A PLAT OF RESUBDIVISION ENTITLED "COLUMBIA, SIELING INDUSTRIAL CENTER, SECTION 1 AREA 1, PARCELS C-2 AND D-2" AND RECORDED AS PLAT NO. 20012 AND ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

[Signature] 09 APR 2010
DAVID S. WEBER DATE
PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 10852

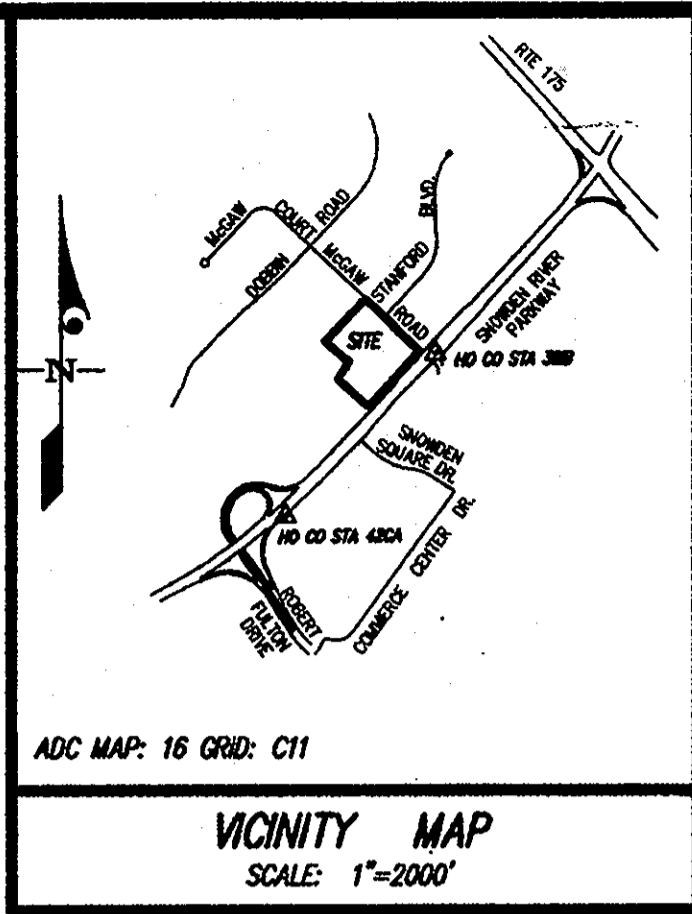


RECORDED AS PLAT NUMBER 21178 ON 6/17/10, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

REVISION PLAT
COLUMBIA
SIELING INDUSTRIAL CENTER
SECTION 1 AREA 1
PARCEL D-2

(A REVISION TO PARCEL D-2, COLUMBIA, SIELING INDUSTRIAL CENTER, SECTION 1 AREA 1, PARCELS C-2 AND D-2, PLAT NO. 20012) TM 36, GRID 23 & 24, PARCEL 356
6TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"=100' SHEET 1 OF 1 JANUARY 2010

GLW GUTSCHICK LITTLE & WEBER, P.A.
CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
2809 NATIONAL DRIVE - SUITE 250 - BURTNSVILLE OFFICE PARK
BURTNSVILLE, MARYLAND 20886
TEL: 301-421-4024 BALT: 410-980-1020 DC: 703-301-9889 FAX: 301-421-4188
DRAWN BY: *[Signature]* CHECK BY: *[Signature]*



THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1986 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.
[Signature] 09 APR 2010
DAVID S. WEBER DATE
PROFESSIONAL LAND SURVEYOR
MD. REG. NO. 10852
SCIENCE FICTION LLC
[Signature] 9/31/10
STANFORD D. HESS, MEMBER DATE

20' PUBLIC WATER & UTILITY EASEMENT CENTERLINE TABLE

LINE	BEARING	LENGTH
L1	S 46°07'08" E	43.07'
L2	S 68°38'41" E	65.40'
L3	S 46°03'26" E	47.79'
L4	S 46°03'26" E	77.14'
L5	S 01°03'26" E	45.89'
L6	S 01°03'26" E	24.99'
L7	S 43°56'34" W	253.25'
L8	S 43°56'34" W	191.53'
L9	S 43°56'34" W	94.93'
L10	N 90°00'00" W	9.97'
L11	N 46°03'26" W	277.60'
L12	N 01°03'26" W	33.57'
L13	N 68°58'34" E	31.09'
L14	S 46°03'26" E	21.17'
L15	S 46°03'26" E	21.17'

COORDINATE TABLE

POINT	NORTHING	EASTING
1012	552773.44	1363377.27
1013	553061.24	1363076.51
1015	553866.51	1363347.36
1016	553342.39	1363891.03
1017	553307.04	1363891.68
1701	553446.84	1362942.79
1703	553240.35	1363169.08

- LEGEND:**
- SHADING FOR ALL EXISTING EASEMENTS REMAINING AND ALL OF THE NEW EASEMENTS BEING CREATED ON THIS PLAT.
 - SHADING FOR PARTS OF THE EXISTING PUBLIC WATER & UTILITY EASEMENTS CREATED ON PLAT NO. 20012 AND IS BEING ABANDONED BY THIS PLAT.

- NOTES:**
- EXISTING 10' X 8' PUBLIC TRAFFIC IMPROVEMENTS & UTILITY EASEMENT PLAT NO. 20012
 - EXISTING 10' X 20' PUBLIC TRAFFIC IMPROVEMENTS & UTILITY EASEMENT PLAT NO. 20012
 - EXISTING PUBLIC TRAFFIC IMPROVEMENTS & UTILITY EASEMENT PLAT NO. 20012
 - EXISTING 10' X 12' PUBLIC TRAFFIC IMPROVEMENTS & UTILITY EASEMENT PLAT NO. 20012

THE PURPOSE OF THIS PLAT IS TO ABANDON PARTS OF THE EXISTING PUBLIC WATER & UTILITY EASEMENTS CREATED ON PLAT NO. 20012, CREATE NEW PUBLIC WATER & UTILITY EASEMENTS AND REVISED THE VEHICULAR ACCESS IS RESTRICTED NOTE TO ALLOW VEHICULAR ACCESS ONTO PARCEL D-2 FROM SNOWDEN RIVER PARKWAY.