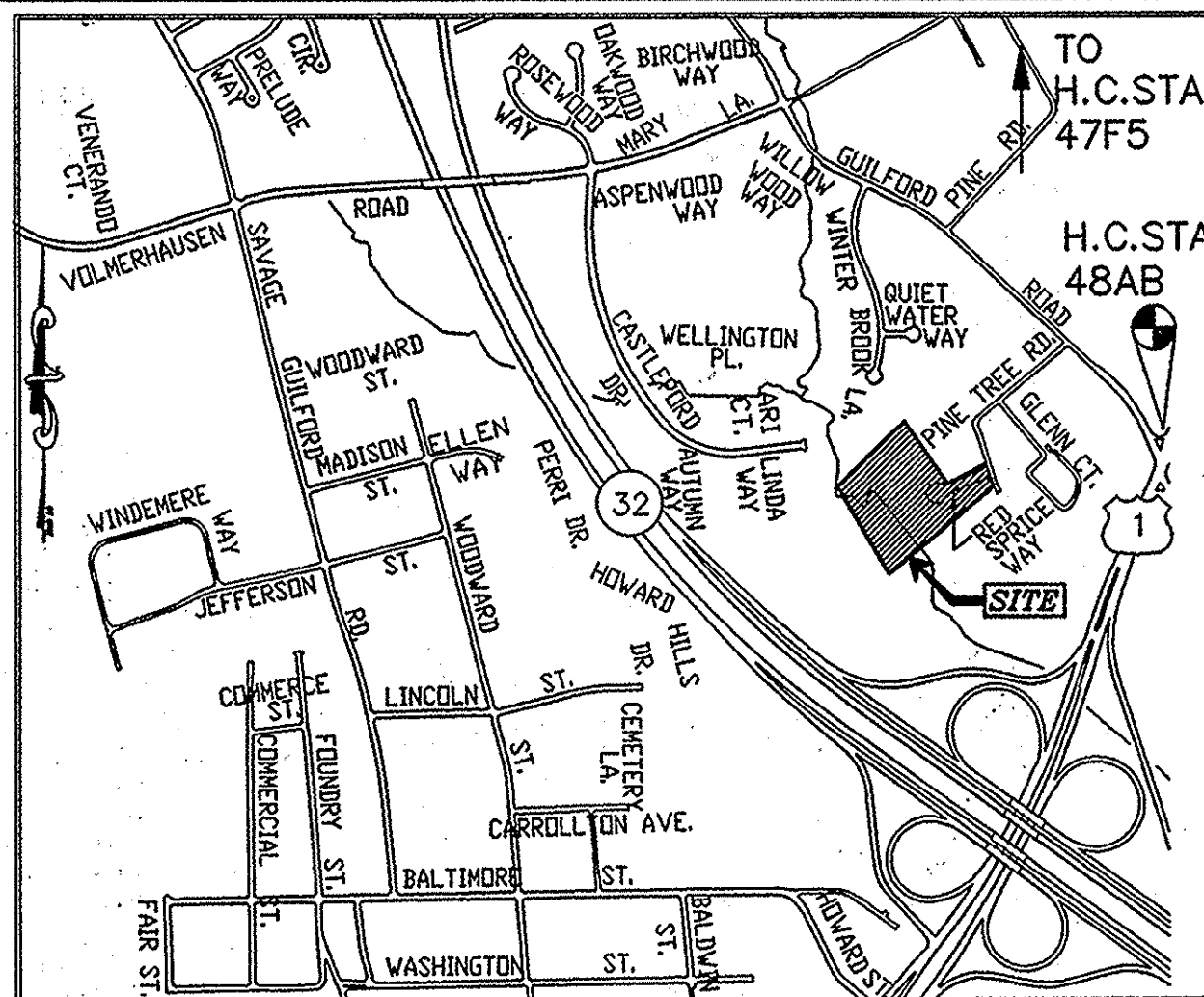


COORDINATE LIST		
POINT #	NORTHING	EASTING
11	538,183.672	1,365,434.083
14	538,072.264	1,365,226.746
15	538,133.888	1,364,914.927
16	537,613.579	1,364,914.810
17	537,914.195	1,364,751.135
19	538,216.556	1,365,127.077
64	538,414.106	1,364,988.192
66	538,053.904	1,364,615.096
67	538,058.872	1,365,471.602

NOTE: COORDINATES AND GRID TICS SHOWN HEREON ARE BASED ON NAD '83 AND ARE IN FEET, TO CONVERT TO METERS DIVIDE BY 3.28083333.

MINIMUM LOT SIZE CHART			
LOT NO.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
5	7,886 SQ.FT.	685 SQ.FT.	7,201 SQ.FT.
6	7,233 SQ.FT.	33 SQ.FT.	7,200 SQ.FT.
9	8,014 SQ.FT.	782 SQ.FT.	7,232 SQ.FT.
10	8,499 SQ.FT.	1,180 SQ.FT.	7,319 SQ.FT.
11	8,293 SQ.FT.	1,033 SQ.FT.	7,280 SQ.FT.
12	8,286 SQ.FT.	1,086 SQ.FT.	7,200 SQ.FT.
13	8,721 SQ.FT.	1,355 SQ.FT.	7,366 SQ.FT.
14	7,752 SQ.FT.	334 SQ.FT.	7,418 SQ.FT.



VICINITY MAP  
SCALE: 1"=1000' (ADC MAP: 20, GRID: D-6)

**GENERAL NOTES**

- SUBJECT PROPERTY ZONED R-12 PER FEBRUARY 2, 2012 COMPREHENSIVE ZONING PLAN.
- THE PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVERS HAVE BEEN APPROVED.
- BOUNDARY SHOWN HEREON IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT MAY 2008 BY SHANABERGER AND LANE.
- COORDINATES BASED ON NAD '83 (HORIZONTAL) AND NAVD '88 (VERTICAL) MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 47F5 AND 48AB  
STA. No. 47F5 N 535,985.0520 E 1,365,653.4720 ELEV. 234.997  
STA. No. 48AB N 538,384.4442 E 1,366,415.7936 ELEV. 225.656
- ⊕ DENOTES AN IRON PIN OR IRON PIPE FOUND
  - DENOTES AN ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHT-OF-WAY
  - DENOTES A PIN & CAP OR PK NAIL SET AT CORNER
  - BRL DENOTES A BUILDING RESTRICTION LINE
- ALL AREAS ARE MORE OR LESS.
- THIS SUBDIVISION IS IN THE METROPOLITAN DISTRICT. PUBLIC WATER & SEWER WILL BE UTILIZED.
- BASED ON AVAILABLE COUNTY DATA, NO HISTORIC STRUCTURES OR BURIAL GROUNDS EXIST ON SITE.
- MINIMUM LOT SIZE PROPOSED: 7,200 SQ.FT.  
AREA OF OPEN SPACE REQUIRED: 40% = 2.83 AC±  
AREA OF CREDITED OPEN SPACE PROVIDED: 2.83 AC± (40%)  
AREA OF NON-CREDITED OPEN SPACE PROVIDED: 0.05 AC ±  
TOTAL AREA OF OPEN SPACE PROVIDED: 2.88 AC ±  
AREA OF REC. OPEN SPACE REQUIRED: 200 SQ.FT./LOT = 3,000 SQ.FT.  
AREA OF REC. OPEN SPACE PROVIDED: 3,200 SQ.FT.  
AREA OF NON-BUILDABLE BULK PARCEL: 0.98 AC ±
- 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 RESIDENT).  
B) SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1.5" MIN).  
C) GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. OF 45 FOOT TURNING RADIUS.  
D) STRUCTURES (CULVERTS/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.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OF TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN LIMITS OF WETLANDS, STREAMS OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS, EXCEPT THAT AS DETERMINED TO BE NECESSARY DISTURBANCE.
- THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND/OR SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS, THEREOF, EFFECTIVE 7-01-10, ON WHICH DATE DEVELOPER AGREEMENT # 24-4661-D WAS FILED AND ACCEPTED.
- THIS PLAT IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE ZONING REGULATIONS AS AMENDED BY CBO-2001. 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.
- THE FLOODPLAIN STUDY FOR THIS PROJECT WAS PREPARED BY MILDENBERG, BOENDER AND ASSOCIATES, INC. DATED JANUARY 2010.
- FOREST STAND AND WETLANDS DELINEATION PREPARED BY WILDMAN ENVIRONMENTAL SERVICES DATED MAY 26, 2009.
- APPO ROAD TEST WAS PREPARED BY TRAFFIC GROUP, DATED DECEMBER 15, 2009, AND APPROVED ON MARCH 9, 2010.
- THIS SUBDIVISION COMPLIES WITH THE REQUIREMENTS OF SECTION 16.1202 OF THE HOWARD COUNTY CODE FOR PUBLIC FOREST CONSERVATION BY PROVIDING RETENTION OF 1.02 ACRES OF FOREST AND BY PLACEMENT OF 0.47 ACRES OF REQUIRED REFORESTATION INTO AN OFF-SITE EASEMENT ON PROPERTY IDENTIFIED AS THE ROSEBAR PROPERTY PRESERVATION PARCEL 'A' LOCATED ON TAX MAP NO. 14 AND IDENTIFIED AS PARCEL 221, SITUATED ON THE WEST SIDE OF HOBBS ROAD, THE ROSEBAR FOREST CONSERVATION EASEMENT HAS BEEN SHOWN ON SHEET 18 OF SDP-97-115, NEW COLONY VILLAGE. DPZ HAS DETERMINED THAT A REDLINE REVISION SHALL BE MADE TO SDP-97-115 TO SHOW 0.47 ACRES OF REFORESTATION DEDUCTED FROM THE TOTAL FOREST CONSERVATION EASEMENT LOCATED ON THE ROSEBAR PROPERTY. SURETY FOR THE OFF-SITE FOREST CONSERVATION EASEMENT ON THE ROSEBAR PROPERTY HAS BEEN PREVIOUSLY POSTED BY THE OWNER OF THE EASEMENT-HOLDER. NO SURETY IS POSTED FOR RETENTION. A DEED OF FOREST CONSERVATION EASEMENT AND FOREST CONSERVATION AGREEMENT IS REQUIRED FOR THIS FINAL PLAT.
- STORMWATER MANAGEMENT IS PROVIDED BY BIO-SWALE, USE OF RAIN GARDENS, ROOFTOP AND NON-ROOFTOP DISCONNECTION AND SHEET FLOW TO THE BUFFER IN ACCORDANCE WITH THE 2007 MARYLAND STORMWATER DESIGN MANUAL. STORMWATER MANAGEMENT FACILITY WILL BE PRIVATELY OWNED AND MAINTAINED BY THE HOA.
- PERIMETER, STREET SIDE LANDSCAPING OF LOT 1 AND TRASH PAD SCREENING SHALL BE PROVIDED AS SHOWN ON THE LANDSCAPE PLAN SHEET OF THE ROAD CONSTRUCTION DRAWINGS FOR THIS FINAL PLAN IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL. LANDSCAPE SURETY IN THE AMOUNT OF \$7,980.00 SHALL BE POSTED WITH THE DEVELOPERS AGREEMENT FOR THIS FINAL PLAN, F-11-059.
- FOR FLAG OR PIPE STEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPE STEM AND THE ROAD RIGHT OF WAY LINE AND NOT ONTO THE FLAG OR PIPE STEM LOT DRIVEWAY.
- THIS PROJECT IS SUBJECT TO WP-10-105 WHICH REQUESTS WAIVER OF SECTION 16.121(e)(1) TO ALLOW FOR THE REDUCTION OF FRONTAGE OF OPEN SPACE LOT 16 AND SECTION 16.1205(o)(7) TO ALLOW FOR THE REMOVAL OF SPECIMEN TREE NO.5, APPROVED ON JULY 8, 2010, SUBJECT TO FOLLOWING CONDITION:  
1. ACCESS TO O/S LOT 16 DEDICATED TO HOWARD COUNTY, SHALL BE PROVIDED BY USE-IN-COMMON ACCESS EASEMENT FOR LOTS 9 THRU 14 AND O/S LOT 16. A NOTE SHALL BE ADDED TO SP-PLANS AND F-PLANS INDICATING THAT HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS SHALL NOT BE RESPONSIBLE FOR MAINTENANCE OF THE SHARED DRIVEWAY WITHIN THE USE-IN-COMMON ACCESS EASEMENT.  
2. REMOVAL OF SPECIMEN TREE # 5 IS APPROVED BUT WILL REQUIRE REPLACEMENT WITH TWO (2) PERIMETER SHADE TREES ALONG THE SOUTHERN PROPERTY LINE OF LOT 9.
- HOA COVENANTS AND RESTRICTIONS HAVE BEEN RECORDED IN THE LAND RECORD OFFICE OF HOWARD COUNTY, MD SIMULTANEOUSLY WITH THE FINAL PLAT, F-11-059.

**LEGEND**

- DENOTES PUBLIC 100 YR. FLOODPLAIN, DRAINAGE & UTILITY EASEMENT
- DENOTES ROAD DEDICATION
- DENOTES PUBLIC WATER, SEWER & UTILITY EASEMENT
- DENOTES PUBLIC SEWER & UTILITY EASEMENT
- DENOTES PRIVATE USE-IN-COMMON EASEMENT
- DENOTES PUBLIC FOREST CONSERVATION EASEMENT (RETENTION)
- DENOTES PUBLIC FOREST CONSERVATION EASEMENT (NON CREDITED)
- DENOTES RECREATION OPEN SPACE
- DENOTES WETLANDS
- 174.08 100 YR. FLOODPLAIN ELEVATION
- DENOTES PRIVATE DRAINAGE EASEMENT
- DENOTES PRIVATE SIGN EASEMENT

**OWNER/DEVELOPER**

PLOGGER LLC  
6800 DEERPATH RD. SUITE 150  
ELKRIDGE, MARYLAND 21075  
410-579-2442  
CONTACT NAME: MARK LEVY

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.

*Gary Lane*  
GARY LANE, SURVEYOR  
DATE: 8/20/14

*Mark Levy*  
PLOGGER LLC (AUTHORIZED MEMBER)  
DATE: 8/20/14

**TOTAL AREA TABULATION CHART**

NUMBER OF BUILDABLE LOTS	15
NUMBER OF OPEN SPACE LOTS	4
NUMBER OF PARCELS	1
NUMBER OF LOTS OR PARCELS	20
AREA OF BUILDABLE LOTS	2.67 AC ±
AREA OF OPEN SPACE LOTS	2.88 AC ±
AREA OF PARCEL	0.98 AC ±
AREA OF ROADWAY DEDICATION	0.03 AC ±
AREA OF ROW	0.52 AC ±
TOTAL AREA	7.08 AC ±

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

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Chad Edwards*  
CHIEF, DEVELOPMENT ENGINEERING DIVISION  
DATE: 8-29-14

*Keith Schuchman*  
DIRECTOR  
DATE: 9-17-14

- THE TRASH PAD FOR LOTS 9 TO 14 AND SHRUBBERY SCREENING SHALL BE MAINTAINED BY THE HOA.
- 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 ALL LOTS. ANY CONVEYANCES OF THE AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOTS. 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 THE DEVELOPER AND THE COUNTY. THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEED(S) OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.
- HOA DOCUMENTS HAVE BEEN RECORDED WITH THE DEPARTMENT OF ASSESSMENT AND TAXATION AS RECORDING REFERENCE NUMBER D15695422 ON 02/21/2014.
- THE USE-IN-COMMON MAINTENANCE AGREEMENT FOR THE SHARED DRIVEWAY FOR LOTS 5 & 6 AND LOTS 9 THRU 14 AND OPEN SPACE LOTS 16 & 17 AND PEDESTRIAN ACCESS TO OPEN SPACE LOT 18 SHALL BE RECORDED IN THE LAND RECORDS OFFICE OF HOWARD COUNTY, MD SIMULTANEOUSLY WITH THIS PLAT.
- OPEN SPACE LOTS 17 AND 19 SHOWN HEREON ARE HEREBY DEDICATED TO A HOMEOWNERS ASSOCIATION FOR THE RESIDENTS OF THIS SUBDIVISION.
- WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISION OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- PUBLIC WATER AND SEWAGE ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
- ROAD FRONTAGE FOR OPEN SPACE LOT 18 IS PROVIDED THROUGH ADJOINING OPEN SPACE LOT 35 OF THE WINTERBROOK SUBDIVISION.
- THIS PROJECT IS SUBJECT TO:  
WP-12-099, APPROVED ON 01/04/12, WAIVING SECTION 16.144(p)(q) GRANTING ONE YEAR EXTENSION TO 04/21/13 TO SUBMIT ORIGINAL RECORD PLAT.  
WP-13-157, APPROVED ON 05/06/17, WAIVING SECTION 16.144(a) GRANTING ONE YEAR EXTENSION TO 04/21/14 TO SUBMIT ORIGINAL RECORD PLAT.  
WP-14-118, APPROVED ON 05/28/14, WAIVING SECTION 16.144(p)(q) GRANTING 180 DAYS EXTENSION TO 10/21/14 TO SUBMIT ORIGINAL RECORD PLAT.

**STORMWATER MANAGEMENT PRACTICES**

LOT #	GREEN ROOF (Y/N)	PERMEABLE PAVEMENTS (Y/N)	REINFORCED TURF (Y/N)	DISCONNECTION OF ROOFTOP RUNOFF (NUMBER)	DISCONNECTION OF NON-ROOFTOP RUNOFF (Y/N)	SHEETFLOW TO CONSERVATION AREAS (Y/N)	RAINWATER HARVESTING (NUMBER)	SUBMERGED GRAVEL WETLANDS (NUMBER)	LANDSCAPE INFILTRATION (NUMBER)	INFILTRATION BERMS (NUMBER)	DRY WELLS (NUMBER)	MICRO-BIORETENTION (NUMBER)	RAIN GARDENS (NUMBER)	SWALES (NUMBER)	ENHANCED FILTERS (NUMBER)
1															
2															
3															
4															
5				2											
6				2											
7				2											
8				2											
9				2											
10				2											
11				4											
12				3											
13				3											
14				3											
15															

**OWNER'S STATEMENT**

WE, PLOGGER LLC, OWNERS 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 SEWER, DRAIN, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES IN AND UNDER ALL ROADS AND STREET RIGHTS-OF-WAY 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 25 DAY OF August, 2014.

*Mark Levy*  
PLOGGER LLC (AUTHORIZED MEMBER)

*James D. ...*  
WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROPERTY LINE SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, AND THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF THE PARCEL OF LAND CONVEYED BY JACQUELYNNE HELEN PLOGGER, PARTY OF THE FIRST PART, AND JACQUELYNNE HELEN PLOGGER AND HENRY HOLLINGSWORTH, PERSONAL REPRESENTATIVES OF THE ESTATE OF JACK HOLLINGSWORTH, DECEASED, PARTY OF THE SECOND PART, COLLECTIVELY REFERRED TO AS GRANTORS, TO PLOGGER LLC BY DEED DATED DECEMBER 23, 2008 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 11457 FOLIO 407, AND THAT ALL MONUMENTS ARE IN PLACE AND CORRECTLY LOCATED PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, TITLE 17, SUBTITLE 10, SECTION 10-101.

*Gary Lane*  
GARY LANE, R.P.L.S. NO. 574  
EXP. 03/21/15  
DATE: 8/23/14

RECORDED AS PLAT 22984 ON 9/19/14 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**GUILFORD OVERLOOK**  
LOTS 1 THRU 15  
AND OPEN SPACE LOTS 16 THRU 19  
AND NON BUILDABLE BULK PARCEL "A"

TAX MAP 47  
PARCEL 499  
GRID 6  
DPZ FILE#S: SP-10-002, WP-10-105, WP-12-099, WP-13-157, WP-14-118

**MILDENBERG, BOENDER & ASSOC., INC.**

Engineers Planners Surveyors  
7350-B Grace Drive, Columbia, Maryland 21044  
(410) 997-0296 Balt. (410) 997-0298 Fax



**WETLAND LINE TABLE**

LINE	LENGTH	BEARING
W30	18.09	N84°20'19"E
W31	7.99	S10°28'56"W
W32	58.42	S12°18'56"E
W33	12.22	S03°29'35"W
W34	35.58	S06°27'51"E
W35	13.91	S27°44'55"W
W36	5.16	S27°43'35"E
W37	35.71	S48°20'51"W
W38	18.03	S45°06'31"W
W39	20.48	N63°10'24"W
W40	24.66	N85°55'01"W
W41	7.55	N01°27'04"E
W42	4.69	N82°53'12"E
W43	23.41	S79°37'53"W
W44	17.37	S84°48'35"E
W45	26.61	N22°55'21"E
W46	13.96	N67°25'17"W
W47	26.75	N79°28'23"W
W48	7.96	N40°41'35"E
W49	4.11	S72°03'39"E
W50	22.52	N45°40'32"E
W51	22.77	N08°16'25"W
W52	7.83	N03°23'02"E
W53	20.87	N11°36'59"W
W54	19.09	N57°48'33"E
W55	23.35	N13°51'45"E
W56	11.99	N10°25'21"W
W57	7.42	N83°32'08"W
W58	6.61	N71°45'20"W
W59	19.05	S29°39'59"W
W60	41.40	S13°09'18"W
W61	2.85	S61°01'30"E
W62	31.66	N28°38'04"E
W63	27.63	N41°43'50"E
W64	7.79	N27°09'50"W
W65	26.50	N47°45'56"E
W66	24.26	N12°52'53"E
W67	8.22	N09°28'02"W
W68	9.02	N77°00'36"W
W69	12.75	S32°01'05"W
W70	22.51	S03°23'14"E
W71	20.61	S27°18'16"W

**OWNER/DEVELOPER**  
 PLOGGER LLC  
 6800 DEERPATH RD. SUITE 100  
 ELK RIDGE, MARYLAND 21075  
 410-579-2442  
 CONTACT NAME: MARK LEVY

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 PLAN AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

*Gary Lane* 08/23/14  
 GARY LANE, SURVEYOR DATE  
*Mark Levy* 8/21/14  
 PLOGGER LLC (AUTHORIZED MEMBER) DATE

**TOTAL AREA TABULATION CHART**

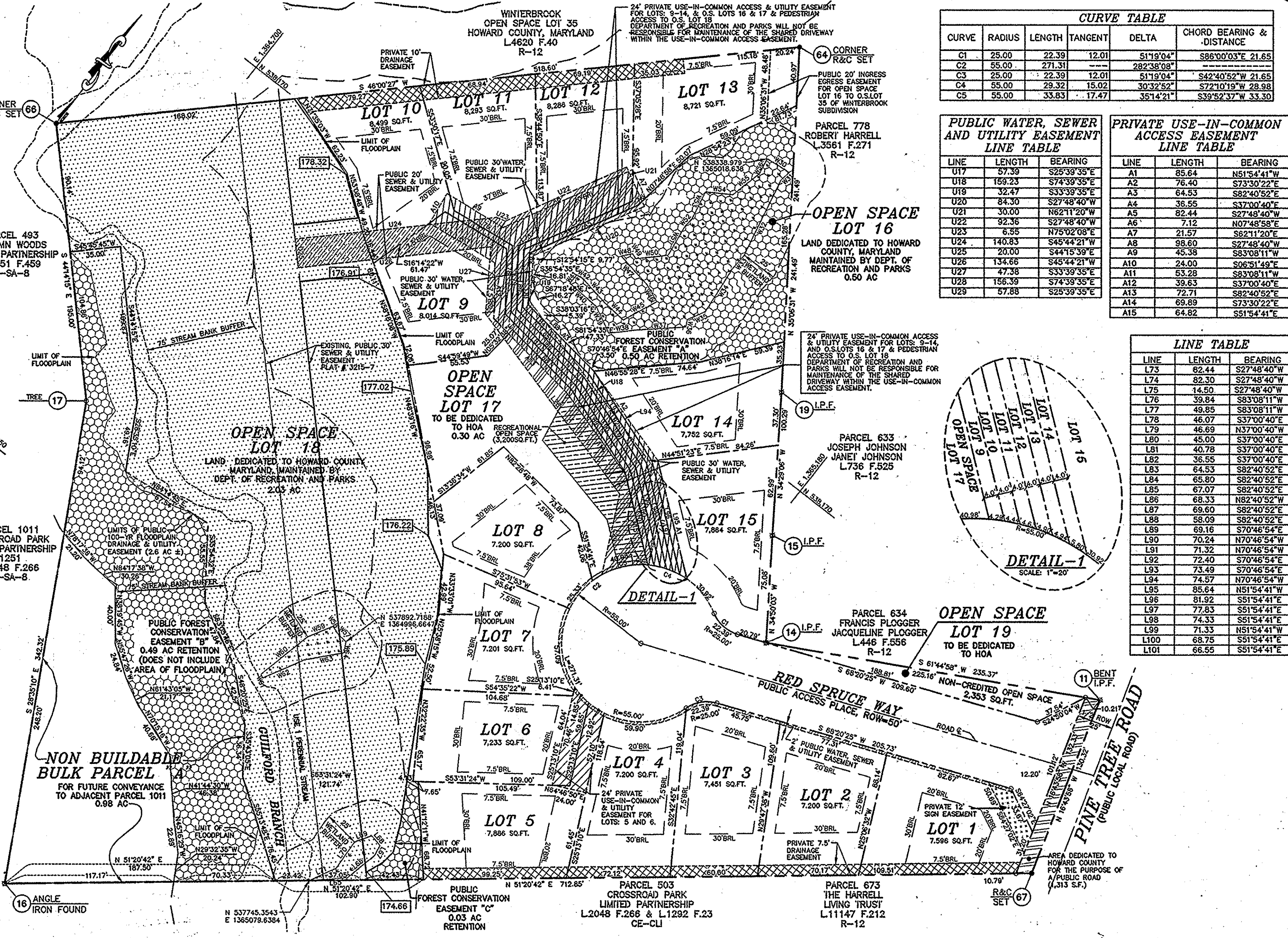
NUMBER OF BUILDABLE LOTS	15
NUMBER OF OPEN SPACE LOTS	4
NUMBER OF PARCELS	1
NUMBER OF LOTS OR PARCELS	20
AREA OF BUILDABLE LOTS	2.67 AC. ±
AREA OF OPEN SPACE LOTS	2.88 AC. ±
AREA OF PARCEL	0.98 AC. ±
AREA OF ROADWAY DEDICATION	0.03 AC. ±
AREA OF ROW	0.52 AC. ±
TOTAL AREA	7.08 AC. ±

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

*Robert M. Rossman* 9/15/2014  
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Chad E. Eshel* 8-29-14  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE  
*Mark Levy* 9-17-14  
 DIRECTOR DATE



**CURVE TABLE**

CURVE	RADIUS	LENGTH	TANGENT	DELTA	CHORD BEARING & DISTANCE
C1	25.00	22.39	12.01	51°19'04"	S86°00'03"E 21.65
C2	55.00	271.31	---	282°38'08"	---
C3	25.00	22.39	12.01	51°19'04"	S42°40'52"W 21.65
C4	55.00	29.32	15.02	30°32'52"	S72°10'19"W 28.98
C5	55.00	33.83	17.47	35°14'21"	S39°52'37"W 33.30

**PUBLIC WATER, SEWER AND UTILITY EASEMENT LINE TABLE**

LINE	LENGTH	BEARING
U17	57.39	S28°39'35"E
U18	159.23	S74°39'35"E
U19	32.47	S33°39'35"E
U20	84.30	S27°48'40"W
U21	30.00	N62°11'20"W
U22	92.36	S27°48'40"W
U23	6.55	N75°02'08"E
U24	140.83	S45°44'21"W
U25	20.00	S44°15'39"E
U26	134.66	S45°44'21"W
U27	47.38	S33°39'35"E
U28	156.39	S74°39'35"E
U29	57.88	S25°39'35"E

**PRIVATE USE-IN-COMMON ACCESS EASEMENT LINE TABLE**

LINE	LENGTH	BEARING
A1	85.64	N51°54'41"W
A2	76.40	S73°30'22"E
A3	64.53	S82°40'52"E
A4	36.55	S37°00'40"E
A5	82.44	S27°48'40"W
A6	7.12	N07°48'58"E
A7	21.57	S82°11'20"E
A8	98.60	S27°48'40"W
A9	45.38	S83°08'11"W
A10	24.00	S06°51'49"E
A11	53.28	S83°08'11"W
A12	39.63	S37°00'40"E
A13	72.71	S82°40'52"E
A14	69.89	S73°30'22"E
A15	64.82	S51°54'41"E

**LINE TABLE**

LINE	LENGTH	BEARING
L73	82.44	S27°48'40"W
L74	82.30	S27°48'40"W
L75	14.50	S27°48'40"W
L76	39.84	S83°08'11"W
L77	49.85	S83°08'11"W
L78	46.07	S37°00'40"E
L79	46.69	N37°00'40"W
L80	45.00	S37°00'40"E
L81	40.78	S37°00'40"E
L82	36.55	S37°00'40"E
L83	64.53	S82°40'52"E
L84	65.80	S82°40'52"E
L85	67.07	S82°40'52"E
L86	68.33	N82°40'52"W
L87	69.60	S82°40'52"E
L88	58.09	S82°40'52"E
L89	69.16	S70°46'54"E
L90	70.24	N70°46'54"W
L91	71.32	N70°46'54"W
L92	72.40	S70°46'54"E
L93	73.49	S70°46'54"E
L94	74.57	N70°46'54"W
L95	85.64	N51°54'41"W
L96	81.92	S51°54'41"E
L97	77.83	S51°54'41"E
L98	74.33	S51°54'41"E
L99	71.33	N51°54'41"W
L100	68.75	S51°54'41"E
L101	66.55	S51°54'41"E

**OWNER'S STATEMENT**

WE, PLOGGER LLC, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAN 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 SEWER, DRAIN, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES IN AND UNDER ALL ROADS AND STREET RIGHTS-OF-WAY 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 25 DAY OF August, 2014.

*Mark Levy*  
 PLOGGER LLC (AUTHORIZED MEMBER)

*James*  
 WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROPERTY LINE SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, AND THAT THE FINAL PLAN SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF THE PARCEL OF LAND CONVEYED BY JACQUELYNNE HELEN PLOGGER, PARTY OF THE FIRST PART, AND JACQUELYNNE HELEN PLOGGER AND HENRY HOLLINGSWORTH, PERSONAL REPRESENTATIVES OF THE ESTATE OF JACK HOLLINGSWORTH, DECEASED, PARTY OF THE SECOND PART, COLLECTIVELY REFERRED TO AS GRANTORS, TO PLOGGER LLC BY DEED DATED DECEMBER 23, 2008 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 11457 FOLIO 407, 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.

*Gary Lane*  
 GARY LANE, R.P.L.S. NO. 574  
 EXP. 03/21/15

RECORDED AS PLAT 22985 ON 9/19/14 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**GUILFORD OVERLOOK**  
 LOTS 1 THRU 15  
 AND OPEN SPACE LOTS 16 THRU 19  
 AND NON BUILDABLE BULK PARCEL "A"

SHEET 2 OF 2

TAX MAP 47  
 PARCEL 499  
 GRID 6  
 DPZ FILE#S: SP-10-002, WP-10-105, WP-12-099, WP-13-157, WP-14-118

6TH ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 EX. ZONING R-12

SCALE: 1"=50'  
 DATE: AUGUST 2014

**MILDENBERG, BOENDER & ASSOC., INC.**  
 Engineers Planners Surveyors  
 7350-B Grace Drive, Columbia, Maryland 21044  
 (410) 997-0296 - Cell (410) 997-0298 - Fax

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