

COORDINATE LIST		
NO.	NORTH	EAST
1	561,464.2240	1,379,785.1737
2	561,463.9580	1,379,495.7007
3	561,592.2470	1,379,391.9207
4	561,713.2760	1,379,464.4527
5	561,865.3692	1,379,662.5510
6	561,584.0742	1,379,832.7491
7	561,525.7229	1,379,811.1211
8	561,505.4175	1,379,809.0045

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

LEGEND

 24' PRIVATE USE-IN-COMMON DRIVEWAY ACCESS AND UTILITY EASEMENT FOR LOTS 3-5.

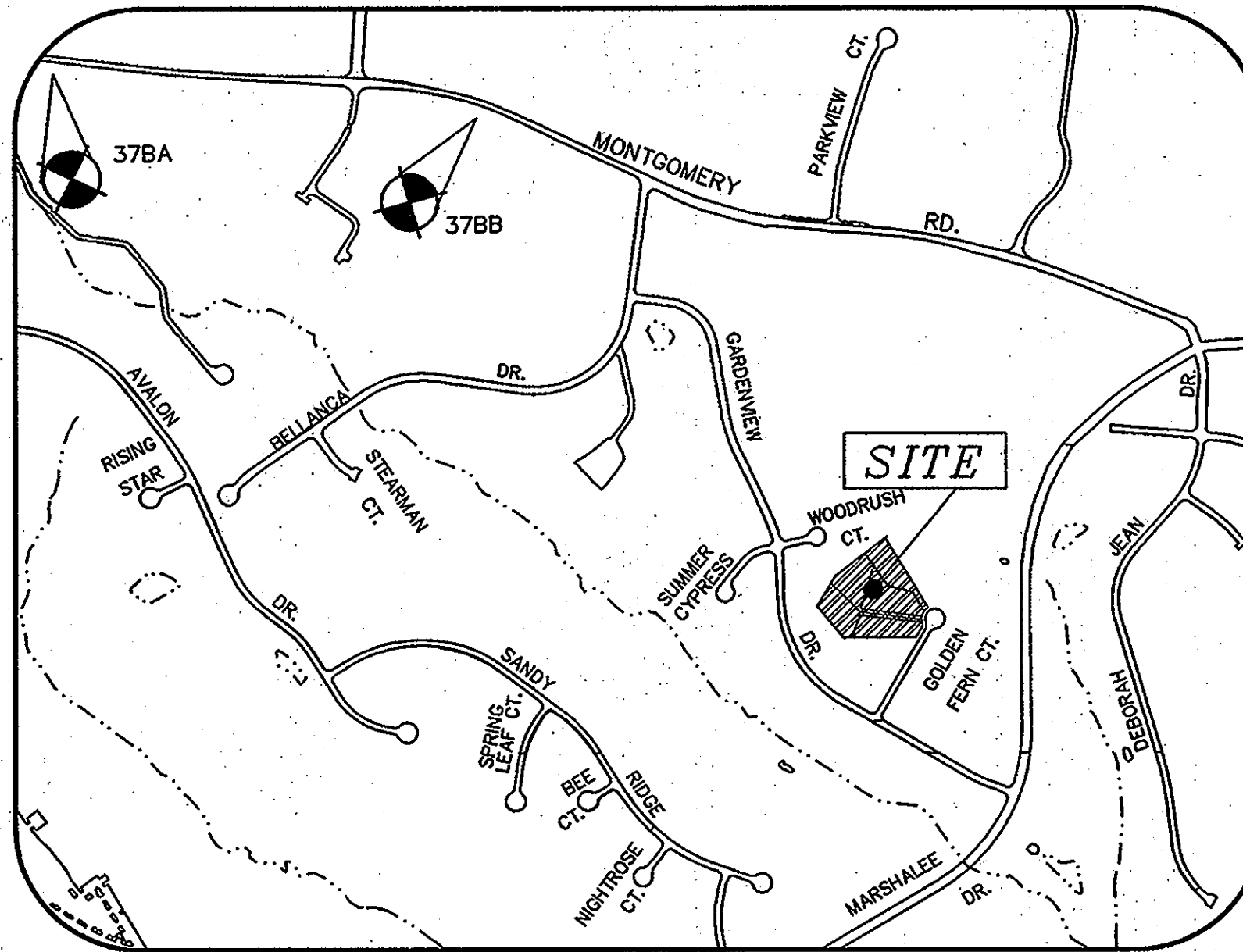
- A USE-IN-COMMON ACCESS MAINTENANCE AGREEMENT FOR LOTS 3-5 SHALL BE RECORDED SIMULTANEOUSLY IN THE LAND RECORDS OFFICE OF HOWARD COUNTY, MARYLAND WITH THIS PLAT.
- A SITE DEVELOPMENT PLAN APPROVAL BY THE DEPARTMENT OF PLANNING AND ZONING IS REQUIRED PRIOR TO BUILDING PERMITS BEING ISSUED FOR THE CONSTRUCTION OF RESIDENTIAL DWELLINGS ON LOTS 2-5.
- THIS DEVELOPMENT IS DESIGNED TO BE IN ACCORDANCE WITH SECTION 16.127- RESIDENTIAL INFILL DEVELOPMENT- OF SUBDIVISION AND LAND DEVELOPMENT REGULATIONS. THE DEVELOPER OF THIS PROJECT SHALL CREATE COMPATIBILITY WITH THE EXISTING NEIGHBORHOOD THROUGH THE USE OF ENHANCED PERIMETER LANDSCAPING, FENCES, SIMILAR HOUSING UNIT TYPES AND THE DIRECTIONAL ORIENTATION OF THE PROPOSED HOUSES.

GENERAL NOTES

- SUBJECT PROPERTY ZONED R-20 AS PER THE 02/02/04 COMPREHENSIVE ZONING PLAN AND THE COMP-LITE ZONING AMENDMENTS DATED 7/28/06.
- THIS PLAN IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- BOUNDARY INFORMATION BASED ON BOUNDARY SURVEY PERFORMED BY MILDENBERG BOENDER & ASSOCIATES, INC., ON OR ABOUT JUNE 2010.
- COORDINATES BASED ON NAD '83 (HORIZONTAL) AND NGVD '29 (VERTICAL) MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS 37BA & 37BB.

STATION	37BA	STATION	37BB
NORTHING	563,785.618	NORTHING	563,663.415
EASTING	1,376,343.172	EASTING	1,378,040.471
ELEVATION	394.786	ELEVATION	394.786
- 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 STEEP SLOPES EXISTS ON SITE.
- NO HISTORIC DISTRICTS ARE ADJACENT TO THIS SITE. SITE IS NOT ADJACENT TO A DESIGNATED SCENIC ROAD.
- STORMWATER MANAGEMENT IS PROVIDED VIA ROOFTOP, NON-ROOFTOP DISCONNECTION IN ACCORDANCE WITH THE 2000 MDE STORMWATER DESIGN MANUAL.
- NO FOREST STAND OR WETLAND EXISTS ON SITE AS CERTIFIED BY ECO-SCIENCE PROFESSIONALS, INC. IN A WETLAND CERTIFICATION LETTER DATED NOVEMBER, 2010. HOWEVER, A 25' WETLAND BUFFER IS LOCATED ON THE REAR AREAS OF LOTS 3 AND 4. NO DISTURBANCE, CLEARING, REMOVAL OF VEGETATIVE COVER, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE 25' WETLAND BUFFER.
- THIS SUBDIVISION IS IN COMPLIANCE WITH SECTION 16.124 OF HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING WILL BE POSTED WITH THE GRADING PERMIT FOR 19 SHADE TREES IN THE AMOUNT OF \$5,700.00 PER THE SITE DEVELOPMENT PLAN REQUIRED FOR THE DEVELOPMENT OF LOTS 2-5.
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND ROAD RIGHT-OF-WAY LINE AND NOT ONTO THE PIPESTEM LOT DRIVEWAY.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
 - WIDTH - 12 FEET (16 FEET SERVING MORE THAN ONE RESIDENCE).
 - SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2").
 - GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. OF 45 FOOT TURNING RADIUS.
 - STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).
 - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD PLAIN WITH NO MORE THAN 1 FOOT OF DEPTH OVER DRIVEWAY SURFACE.
 - STRUCTURE CLEARANCES - MINIMUM 12 INCHES
 - MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.
- THE OPEN SPACE REQUIREMENT FOR THIS RESUBDIVISION WAS MET BY RECORDED PLAT, F-95-182. SEE THE OPEN SPACE TABULATION CHART ON PLAT SHEET 1 OF F-95-182.
- THE FOREST CONSERVATION OBLIGATIONS FOR THIS RESUBDIVISION WAS MET BY RECORDED PLAT, F-95-182. SEE GENERAL NOTE 13 ON PLAT SHEET 1 OF F-95-182 AND THE FOREST CONSERVATION EASEMENT ON PLAT SHEET 3 OF F-95-182.
- 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.
- THERE IS AN EXISTING STRUCTURE ON LOT 1 IS TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATION REQUIREMENTS. ALL OTHER STRUCTURES WILL BE REMOVED, UNLESS OTHERWISE NOTED.
- ENVIRONMENTAL CONCEPT PLAN, ECP-11-039, FOR THIS RESUBDIVISION WAS APPROVED ON FEBRUARY 9, 2011.
- ANY PRIVATE WELL OR SEPTIC SYSTEM ENCOUNTERED SHALL BE PROPERLY ABANDONED AND THE HEALTH DEPARTMENT NOTIFIED OF SUCH.

MINIMUM LOT SIZE CHART			
LOT NO.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
LOT 3	23,534 SQ. FT.	1,945 SQ. FT.	21,589 SQ. FT.
LOT 4	22,231 SQ. FT.	1,930 SQ. FT.	20,301 SQ. FT.
LOT 5	22,752 SQ. FT.	2,748 SQ. FT.	20,004 SQ. FT.



VICINITY MAP

SCALE: 1"=1000'
ADC MAP: 5052 J-9

OWNERS

EDNA MAY AMERAULT
JAMES JOSEPH AMERAULT
7325 GOLDEN FERN CT.
ELKRIDGE, MARYLAND, 21075

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 11/28/12
GARY LANE, SURVEYOR DATE

James Joseph Amerault 11/28/12
JAMES JOSEPH AMERAULT, OWNER DATE

Edna May Amerault 11/28/12
EDNA MAY AMERAULT, OWNER DATE

AREA TABULATION (THIS SHEET)	
NUMBER OF BUILDABLE LOTS	5
NUMBER OF BULK PARCELS	0
NUMBER OF OPEN SPACE LOTS	0
NUMBER OF LOTS OR PARCELS	5
AREA OF BUILDABLE LOTS	2.59AC±
AREA OF ROADWAY	0
AREA	2.59AC±

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

William M. Maurer 3/11/13
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

John J. ... 2/6/13
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Karl ... 3/14/13
DIRECTOR DATE

OWNER'S STATEMENT

WE EDNA MAY AND JAMES JOSEPH AMERAULT, 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 SEWERS, DRAINS, 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 ERECTED ON OR OVER THE SAID EASEMENT AND RIGHTS-OF-WAY.

WITNESS MY HAND THIS 28TH DAY OF NOVEMBER 2012.

James Joseph Amerault
JAMES JOSEPH AMERAULT, OWNER

Edna May Amerault
EDNA MAY AMERAULT, OWNER

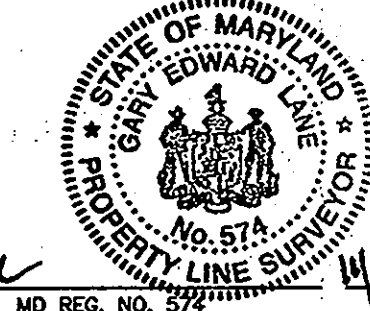
[Signature]
WITNESS

[Signature]
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROPERTY LINE SURVEYOR, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IT IS A RESUBDIVISION OF LOT 64 OF MARSHALEE WOODS, AS RECORDED AMONG THE LAND RECORDS FOR HOWARD COUNTY AS PLAT 12052, 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 E. Lane 11/28/12
GARY E. LANE, PROP. LS. MD. REG. NO. 574 DATE
EXPIRATION 03/21/13



THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE LOT 64 OF MARSHALEE WOODS SEC. 2 AREA 2 (PLAT# 12059), INTO GOLDEN FERN HILL, LOTS 1 THRU 5.

RECORDED AS PLAT 22319 ON 3/22/13 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**GOLDEN FERN HILL, LOTS 1 THRU 5
A RESUBDIVISION OF LOT 64 MARSHALEE WOODS
SECTION 2, AREA 2**

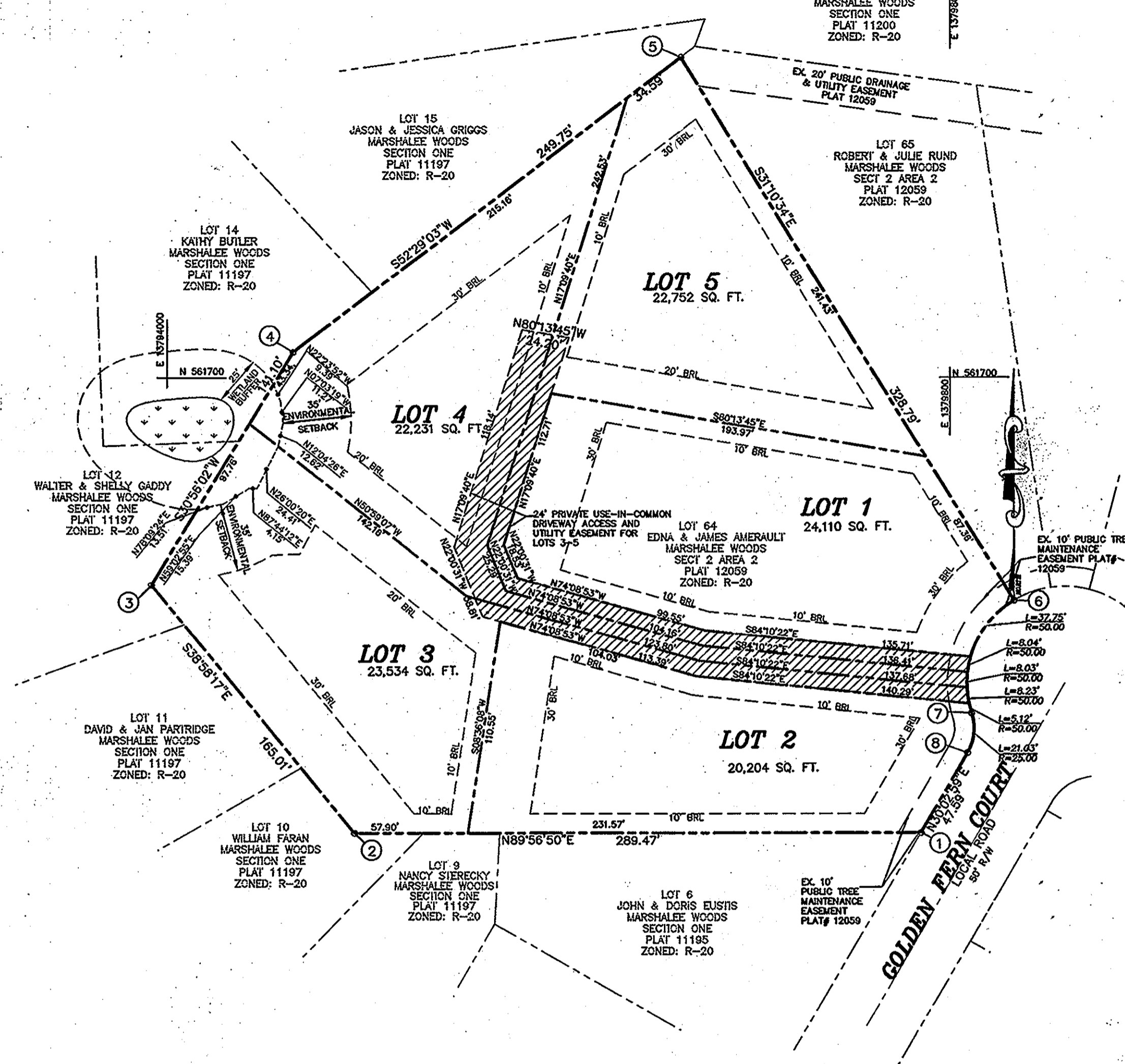
TAX MAP 37 PARCEL NO. 696 GRID: 5
1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND EX. ZONING R-20
SCALE: 1"=50' DATE: NOVEMBER 2012 DPZ FILE NOS. F-95-182 ECP-11-039

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

6800 Deerpath Road, Suite 150, ElkrIDGE, Maryland 21075
(410) 397-0296 Balt. (410) 397-0298 Fax

10-020 DWG 10-020-FINAL.dwg

HOWARD COUNTY, MD
MARSHALEE WOODS
SECTION ONE
PLAT 11200
ZONED: R-20



OWNERS

EDNA MAY AMERAULT
JAMES JOSEPH AMERAULT
7325 GOLDEN FERN CT.
ELKRIDGE, MARYLAND, 21075

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Gary Lane 4/20/12
GARY LANE, SURVEYOR DATE

James Joseph Amerault 11/28/12
JAMES JOSEPH AMERAULT, OWNER DATE

Edna May Amerault 11/28/12
EDNA MAY AMERAULT, OWNER DATE

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AREA OF ROADWAY	0
AREA	2.59AC±

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

Balidon for Maria Rosman 3/11/13
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

J.P. [Signature] 2/6/13
CHIEF, DEVELOPMENT ENGINEERING DIVISION J.P. DATE

Ke [Signature] 3/14/13
DIRECTOR DATE

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WITNESS MY HAND THIS 28th DAY OF NOVEMBER 2012.

James Joseph Amerault
JAMES JOSEPH AMERAULT, OWNER

Edna May Amerault
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WITNESS

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Gary E. Lane 4/20/12
GARY E. LANE, PROP. LS MD REG. NO. 574 DATE
EXPIRATION 03/21/13

RECORDED AS PLAT 20320 ON 1/28/13 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**GOLDEN FERN HILL, LOTS 1 THRU 5
A RESUBDIVISION OF LOT 64 MARSHALEE WOODS
SECTION 2, AREA 2**

TAX MAP 37 PARCEL NO. 696 GRID: 5 1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND EX. ZONING R-20 SCALE: 1"=50' DATE: NOVEMBER 2012 DPZ FILE NOS. F95-182 ECP-11-039

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