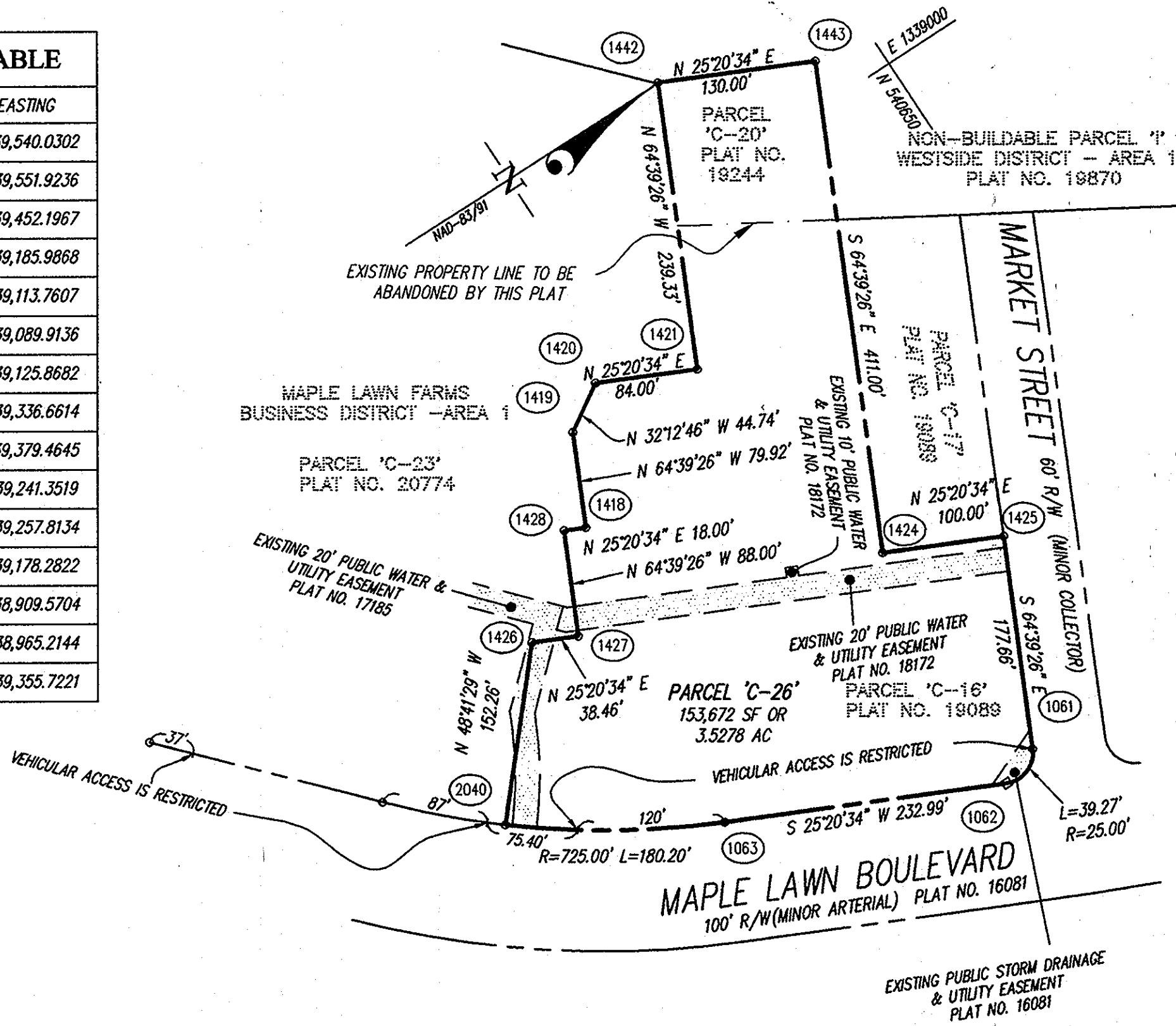


GENERAL NOTES

- IRON PINS SHOWN THUS:
- CONCRETE MONUMENTS SHOWN THUS:
- THIS PLAT AND THE COORDINATES SHOWN HEREON, ARE BASED UPON A FIELD RUN BOUNDARY SURVEY PREPARED BY GUTSCHICK, LITTLE & WEBER, P.A. IN SEPTEMBER, 1997.
- PROPERTY IS ZONED MIX-3 PER THE 2-2-04 COMPREHENSIVE ZONING PLAN AND THE COMP LITE ZONING REGULATIONS AMENDMENTS EFFECTIVE JULY 28, 2006 AND PER ZB-995M (APPROVAL DATE OF 2/8/01) AND PER ZB-1039M (APPROVAL MARCH 20, 2006), UNDERLYING ZONING IS RR-DEO.
- SEE DEPARTMENT OF PLANNING & ZONING FILE NUMBERS: S-01-17, ZB-995M, PB-353, WP-01-111, WP-02-54, P-02-12, P-03-01, F-03-07, F-04-55, F-04-113, F-05-78, F-05-178, F-06-140, S-06-16, PB-378, ZB-1039M, P-07-18, F-07-37, F-07-183, F-08-54 & F-10-06.
- COORDINATES BASED ON NAD '83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS No. 41EA, 41EB, 41GA AND No. 46B2.
- 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 PUBLIC WATER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS THEREOF EFFECTIVE APRIL 1, 2008, ON WHICH DATE DEVELOPER'S AGREEMENT No. 24-4498-D WAS FILED AND ACCEPTED.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR THEIR BUFFERS AND 100 YEAR FLOODPLAIN AREAS EXCEPT AS PERMITTED UNDER WP-02-54, WHICH WAS GRANTED ON APRIL 2, 2002, ALLOWING THE FOLLOWING:
 - DEVELOPMENT WITHIN A 100 YEAR FLOODPLAIN, AND
 - GRADING AND REMOVAL OF VEGETATIVE COVER WITHIN A 25' WETLAND BUFFER AND A 50' STREAM BUFFER.
- VEHICULAR INGRESS AND EGRESS TO MARYLAND ROUTE 216 AND ALONG PROPOSED MAPLE LAWN BOULEVARD EXTENSION THROUGH THE SUBDIVISION IS RESTRICTED, EXCEPT AT THE VARIOUS POINTS OF ACCESS TO BE APPROVED BY THE DEPARTMENT OF PLANNING AND ZONING UNDER THE CONDITIONS OF WP-01-111, WHICH WAS GRANTED ON MAY 2, 2001 ALLOWING THE FOLLOWING:
 - ADDITIONAL POINTS ALONG MAPLE LAWN BOULEVARD OTHER THAN THOSE PERMITTED BY SECTION 16.119(f)(1), SUBJECT TO FURTHER ANALYSIS AND APPROVALS AT LATER PLAN STAGES, AND
 - RESIDENTIAL LOTS FRONT ON NEIGHBORHOOD PARKS INSTEAD OF BEING LIMITED TO FRONTAGE ON PUBLIC RIGHTS OF WAY AS IN SECTION 16.120(c)(2), SUBJECT TO ADEQUATE PRIVATE ALLEY ACCESS.
- STORMWATER MANAGEMENT FOR THE PARCEL C-26 HAS BEEN PROVIDED IN A REGIONAL FACILITY APPROVED AND CONSTRUCTED UNDER F-03-07. THE RECHARGE REQUIREMENTS WILL BE MET IN PRIVATE FACILITIES LOCATED ON THE PARCELS.
- ARTICLES OF INCORPORATION FOR THE MAPLE LAWN FARMS COMMERCIAL OWNER'S ASSOCIATION WAS FILED WITH THE MARYLAND STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON OCTOBER 10, 2002, (RECEIPT # D07098148).
- AS A CONSEQUENCE OF THE SKETCH PLAN, S-01-17 APPROVAL PRIOR TO NOVEMBER 15, 2001, THIS PROJECT IS GRANDFATHERED TO THE FOURTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- MINIMUM BUILDING SETBACK RESTRICTIONS FROM MAPLE LAWN BOULEVARD, MD. ROUTE 216, MARKET STREET AND THE PROJECT BOUNDARY WILL BE PROVIDED IN ACCORDANCE WITH THE COMPREHENSIVE DEVELOPMENT CRITERIA APPROVED FOR THIS PROJECT UNDER S-01-17, PB-353 AND ZB-995M AND S-06-16, PB-378 AND ZB-1039M.
- PHASING FOR THIS PROJECT IS IN ACCORDANCE WITH THE DECISION AND ORDER FOR ZB-995M AND THE DECISION AND ORDER FOR PB CASE NO. 353 (S-01-17), S-06-16, PB-378 AND ZB-1039M.
- PERIMETER LANDSCAPING FOR NON-RESIDENTIAL PARCELS WILL BE PROVIDED AND SHOWN ON SITE DEVELOPMENT PLANS FOR THIS PROJECT IN ACCORDANCE WITH THE APPROVED LANDSCAPE DESIGN CRITERIA.
- ALL BUFFERING AND LANDSCAPING REQUIREMENTS/FEATURES WILL BE SHOWN AT THE SITE DEVELOPMENT PLAN STAGE AND WILL BE PROVIDED IN ACCORDANCE WITH THE COMPREHENSIVE SKETCH PLAN CRITERIA.
- THE FOREST CONSERVATION REQUIREMENTS FOR THIS PLAT WERE PREVIOUSLY ADDRESSED AND PROVIDED UNDER F-03-07 AND F-07-183 FOR PARCEL C-26 (BUSINESS DISTRICT).
- SIDEWALKS AND TREES LOCATED WITHIN THE RIGHTS OF WAY FOR MAPLE LAWN BOULEVARD AND MARKET STREET ARE SHOWN FOR INFORMATIONAL AND BONDING PURPOSES. SIDEWALKS AND TREES WILL BE INSTALLED IN CONJUNCTION WITH ADJACENT SITE DEVELOPMENT PLANS. MAINTENANCE OF SIDEWALKS AND TREES WITHIN THE RIGHTS OF WAY WILL BE THE RESPONSIBILITY OF THE COMMERCIAL OWNERS ASSOCIATION.
- THE SHARED ACCESS AND PARKING REQUIREMENT FOR PARCEL "C-26" COVERED BY SECTION 10.11. ACCESS AND PARKING EASEMENT IN "AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITION AND RESTRICTIONS FOR MAPLE LAWN COMMERCIAL ASSOCIATION, INC. AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 7789 AT FOLIO 353.
- FOR A SUMMARY OF MINIMUM SETBACKS FOR EMPLOYMENT/COMMERCIAL LAND USE AREAS PER APPROVED POP AND CSP CRITERION, SEE PLAT NO. 19213.

POINT	NORTHING	EASTING
1061	540,438.9050	1,339,540.0302
1062	540,405.6101	1,339,551.9236
1063	540,195.0423	1,339,452.1967
1418	540,232.5919	1,339,185.9868
1419	540,266.7988	1,339,113.7607
1420	540,304.6486	1,339,089.9136
1421	540,380.5648	1,339,125.8682
1424	540,424.5740	1,339,336.6614
1425	540,514.9504	1,339,379.4645
1426	540,143.8998	1,339,241.3519
1427	540,178.6574	1,339,257.8134
1428	540,216.3241	1,339,178.2822
1442	540,483.0054	1,338,909.5704
1443	540,600.4948	1,338,965.2144
2040	540,043.3923	1,339,355.7221



CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1061-1062	25.00'	39.27'	25.00'	35.36'	S 19°39'27" E	90°00'00"
1063-2040	725.00'	180.20'	90.57'	179.74'	S 32°27'47" W	147°14'27"

THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

David S. Weber 10 MAY 2011
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MD. REG. NO. 10852

G & R MAPLE LAWN (K), L.L.C.

Stewart J. Greenebaum 5/9/11
 STEWART J. GREENEBAUM, MANAGING MEMBER

G & R/WESSEL, L.L.C.

Stewart J. Greenebaum 5/9/11
 STEWART J. GREENEBAUM, MANAGING MEMBER

TABULATION OF FINAL PLAT - THIS SHEET

1. TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED:	1
2. TOTAL NUMBER OF BUILDABLE PARCELS TO BE RECORDED:	1
3. TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED:	3.5278 AC.
4. TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED:	0
5. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0.0000 AC.
6. TOTAL AREA OF ROADWAYS TO BE RECORDED:	0 AC.
7. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	3.5278 AC.

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

Peter Beilenson 6/8/2011
 COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

Chad Edwards 5-25-11
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

Kent Shaulman 6/14/11
 DIRECTOR

OWNER'S DEDICATION

G & R MAPLE LAWN (K) L.L.C., A MARYLAND LIMITED LIABILITY COMPANY, BY STEWART J. GREENEBAUM, MANAGING MEMBER AND G & R/WESSEL, L.L.C., A MARYLAND LIMITED LIABILITY COMPANY, BY STEWART J. GREENEBAUM, MANAGING MEMBER, OWNERS 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 ERECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS OUR HANDS THIS 9 DAY OF MAY 2011

G & R MAPLE LAWN (K), L.L.C.
 BY: *Stewart J. Greenebaum*
 STEWART J. GREENEBAUM, MANAGING MEMBER

G & R/WESSEL, L.L.C.
 BY: *Stewart J. Greenebaum*
 STEWART J. GREENEBAUM, MANAGING MEMBER

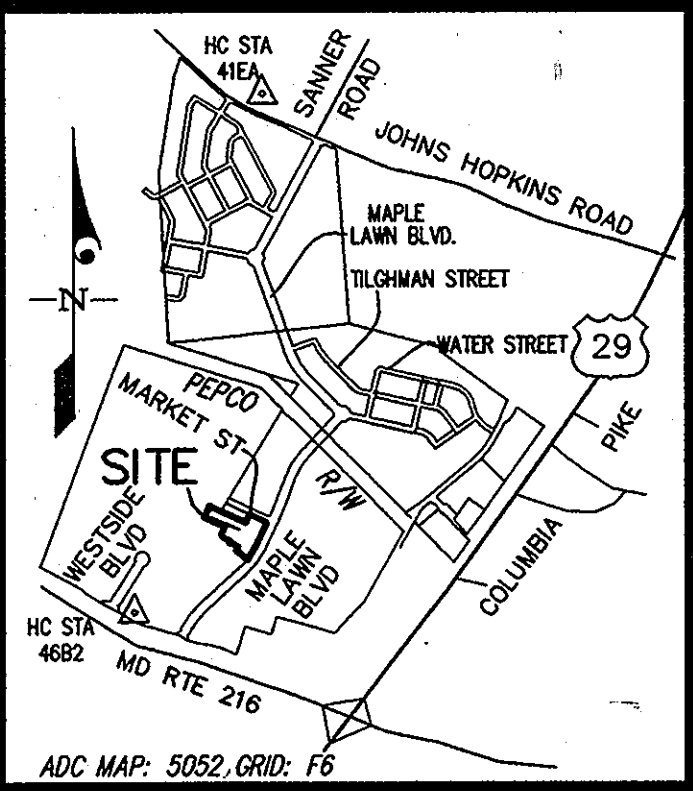
ATTEST: *M.H.B. Bunt*

ATTEST: *M.H.B. Bunt*

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 RESUBDIVISION OF PART OF THE LAND CONVEYED TO G & R MAPLE LAWN (K), L.L.C. FROM JACK KAY AND HAROLD GREENBERG, BY DEED DATED MARCH 24, 1998 AND RECORDED IN LIBER 4256 AT FOLIO 250 AND PART OF THE LAND CONVEYED TO G & R/WESSEL, L.L.C. (ALSO KNOWN AS G & R/WESSEL, LLC), BY THE FOLLOWING CONVEYANCES: FROM KARL WESSEL, BY A DEED DATED FEBRUARY 23, 2001 AND RECORDED IN LIBER 5376 AT FOLIO 335, FROM GERALD J. WESSEL, BY A DEED DATED FEBRUARY 23, 2001 AND RECORDED IN LIBER 5376 AT FOLIO 339, KARRI WESSEL HAWK, BY A DEED DATED FEBRUARY 23, 2001 AND RECORDED IN LIBER 5376 AT FOLIO 343, FROM KATY WESSEL, BY A DEED DATED FEBRUARY 23, 2001 AND RECORDED IN LIBER 5376 AT FOLIO 347, FROM JUDY ANN MARIE GIACHINO, BY A DEED DATED FEBRUARY 23, 2001 AND RECORDED IN LIBER 5376 AT FOLIO 351, FROM PARKER JACKSON FURR, PERSONAL REPRESENTATIVE OF THE ESTATE OF MARY E. WESSEL, BY A DEED DATED OCTOBER 1, 2001 AND RECORDED IN LIBER 5727 AT FOLIO 688, FROM DOROTHY C. VOLLMEYERHAUSEN, PERSONAL REPRESENTATIVE OF THE ESTATE OF RAYMOND L. WESSEL, BY A DEED DATED FEBRUARY 28, 2002 AND RECORDED IN LIBER 6034 AT FOLIO 400, FROM DOROTHY C. VOLLMEYERHAUSEN, BY A DEED DATED FEBRUARY 28, 2002 AND RECORDED IN LIBER 6034 AT FOLIO 404, FROM JANET L. HALL, PERSONAL REPRESENTATIVE OF THE ESTATE OF CATHERINE M. WESSEL, BY A DEED DATED APRIL 5, 2005 AND RECORDED IN LIBER 9166 AT FOLIO 445 (RE-RECORDED IN LIBER 10741 AT FOLIO 87), FROM EMILY R. WESSEL, BY A DEED DATED MAY 18, 2005 AND RECORDED IN LIBER 9214 AT FOLIO 675 (RE-RECORDED IN LIBER 10741 AT 93) AND ALSO A RESUBDIVISION OF PARCEL "C-16" AS SHOWN ON A SUBDIVISION PLAT ENTITLED "MAPLE LAWN FARMS, BUSINESS DISTRICT - AREA 1, PARCELS "C-15" THRU "C-17" AND RECORDED AS PLAT NOS. 19088 & 19089 AND ALSO BEING A RESUBDIVISION OF PARCEL "C-20" AS SHOWN ON SUBDIVISION PLAT ENTITLED "MAPLE LAWN FARMS, BUSINESS DISTRICT - AREA 1, PARCELS "C-18" THRU "C-20" AND RECORDED AS PLAT NOS. 19243 & 19244, 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.

David S. Weber 10 MAY 2011
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NO. 10852



VICINITY MAP
 SCALE: 1"=2000'

LEGEND
 --- EXISTING PROPERTY LINE TO BE ABANDONED BY THIS PLAT
 [Shaded Area] SHADING FOR ALL EASEMENTS

OWNERS
 G & R MAPLE LAWN (K), L.L.C. (OLD PARCEL C-16)
 G & R/WESSEL, LLC (OLD PARCEL C-20)
 c/o GREENEBAUM & ROSE ASSOCIATES, INC.
 1829 REISTERSTOWN ROAD
 SUITE 300, WOODHOLME CENTER
 BALTIMORE, MD. 21208
 PH: 410-484-8400

THE PURPOSE OF THIS PLAT IS TO CONSOLIDATE OLD PARCELS "C-16" AND "C-20" INTO ONE NEW PARCEL "C-26".

RECORDED AS PLAT NUMBER 21620 ON 6/17/11, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

**MAPLE LAWN FARMS
 BUSINESS DISTRICT - AREA 1
 PARCEL "C-26"**

(A RESUBDIVISION OF PARCEL "C-16", MAPLE LAWN FARMS, BUSINESS DISTRICT - AREA 1, PLAT NOS. 19088 & 19089 AND PARCEL "C-20", MAPLE LAWN FARMS, BUSINESS DISTRICT - AREA 1, PLAT NOS. 19243 & 19244.)

TM 46, GRID 3, P/O PARCEL 124
 HOWARD COUNTY, MARYLAND
 SHEET 1 OF 1
 MAY 2011

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONTOWN, MARYLAND 20886
 TEL: 301-421-4024 BALI: 410-880-1820 DC/VA: 301-989-2824 FAX: 301-421-4188
 DRAWN BY: pwc CHECK BY: [Signature]