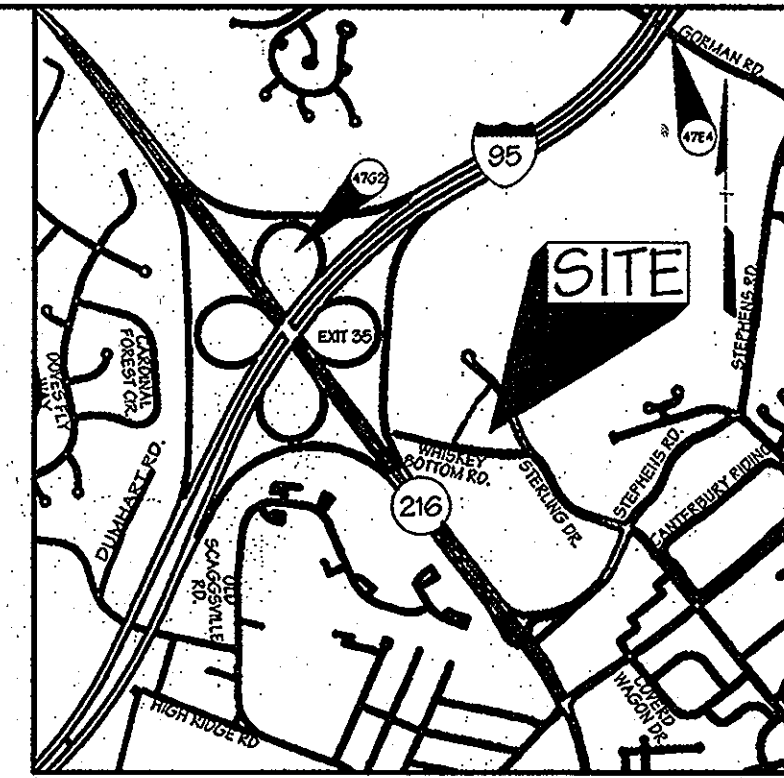


**LINE TABLE**

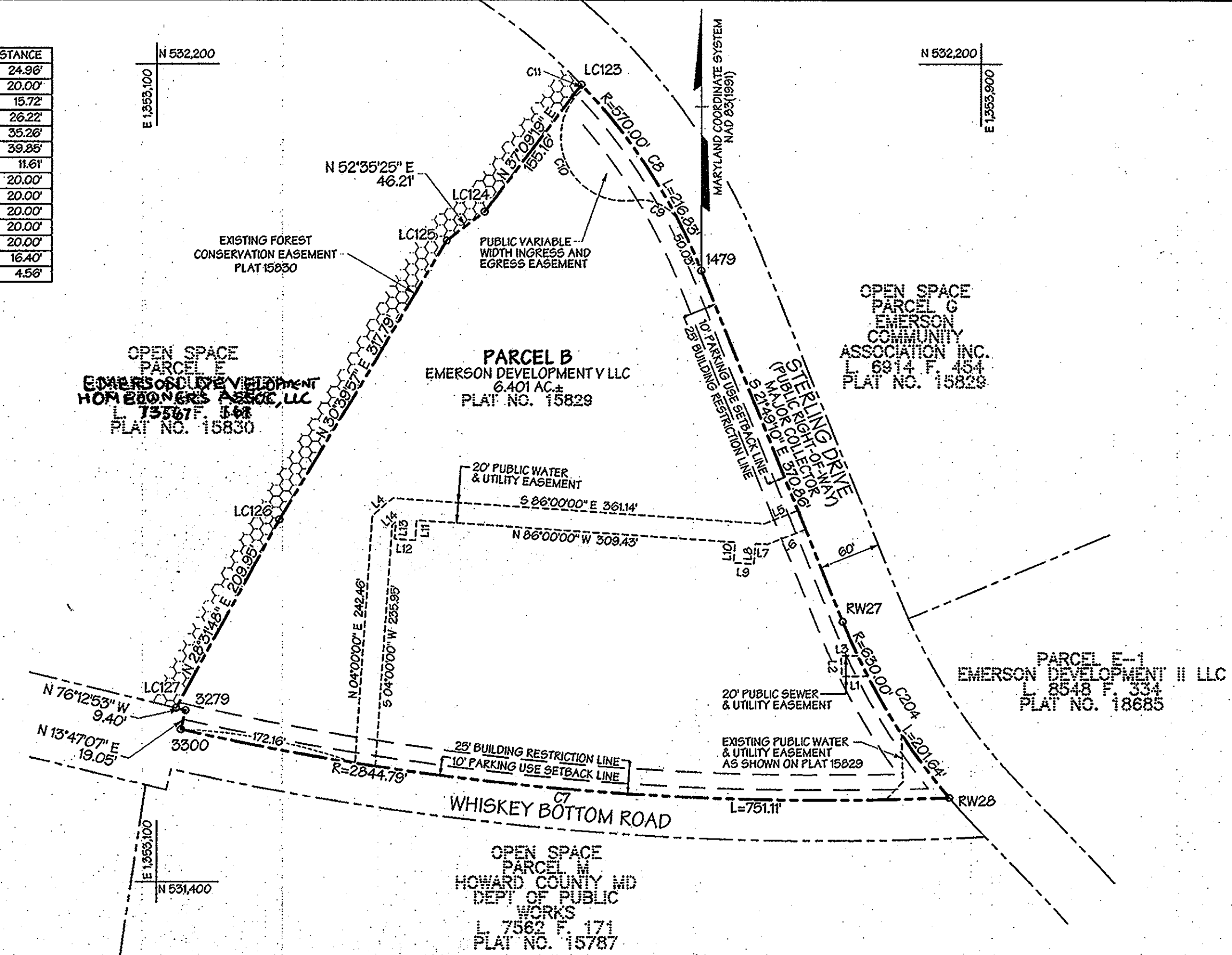
LINE	BEARING	DISTANCE
L1	S 88°42'31" W	24.96'
L2	N 01°17'23" W	20.00'
L3	N 88°42'31" E	15.72'
L4	N 49°00'00" E	26.22'
L5	N 68°10'50" E	35.26'
L6	S 68°10'50" W	39.26'
L7	N 83°00'00" W	11.61'
L8	S 04°00'00" W	20.00'
L9	N 88°00'00" E	20.00'
L10	N 04°00'00" E	20.00'
L11	S 04°00'00" W	20.00'
L12	N 88°00'00" W	20.00'
L13	N 04°00'00" E	16.40'
L14	S 49°00'00" W	4.56'

**COORDINATE TABLE**

POINT	NORTH	EAST
1479	531998.5900	1353628.4100
3279	531568.1400	1353128.2800
3300	531549.6400	1353123.7400
LC123	532179.9200	1353511.9300
LC124	532056.2600	1353418.2100
LC125	532028.1800	1353381.5100
LC126	531754.8300	1353219.4300
LC127	531570.3800	1353119.1500
RW27	531654.3000	1353766.2800
RW28	531482.1800	1353869.6300



**VICINITY MAP**  
SCALE: 1" = 2000'  
ADC MAP NO. 5169



**GENERAL NOTES:**

- Coordinates are based on Maryland Coordinated System - NAD83 (1991) as projected by Howard County Geodetic Control Stations No. 47E4 and 47G2.
 

Station	North	East	Elevation	Description
47E4	535846.138	1355431.196	358.909	Concrete Monument
47G2	532938.964	1351224.095	364.210	X Cut
- This Plat is based upon a field run monumented boundary survey performed on or about June 25, 1999 by Daft-McCune-Walker, Inc.
- All areas shown on this plat are more or less.
- The subject property is zoned **MD-3** per the O2-04-04 Comprehensive Zoning Plan, and the comp "lite" Zoning amendments effective 07-28-06.
- Developer reserves unto itself, its successors and assigns, all easements shown on this plan for storm drainage, other public utilities and forest conservation (designated as "Forest Conservation Easements"), located in, on, over and through lots/parcels, any conveyances of the aforesaid lots/parcels shall be subject to the easements herein reserved, whether or not expressly stated in the deed(s) conveying said lot(s)/parcels. Developer shall execute and deliver deeds for the easements herein reserved to Howard County. 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, and the release of the 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.
- Water and sewer service to this lot will be granted under the provisions of Section 18.122B of the Howard County Code. Public water and sewer allocation will be granted at the time of issuance of the building permit if capacity is available at the time. Existing public water and public sewer provided by contract number 24-4024-D. Proposed onsite public water provided by contract number 24-4724-D.
- Landscaping for Parcel B is provided in accordance with a certified Landscape Plan on file in accordance with Section 16.124 of the Howard County Code and the Landscape Manual under SDP 12-010.
- This Plat of Revision is exempt from the requirements of Section 16.1200 of the Howard County Code for Forest Conservation because it is a Plat of Revision that does not create any additional lots per Section 16.1202(b)(1)(vii).
- Financial surety for the required Landscaping must be posted as part of the developer's agreement under SDP 12-010.
- Existing SWM ponds are owned and maintained by the Emerson Community Association. Rev will be met as shown on the Stormwater Management plans with stone recharge trenches, which shall be owned and maintained by the owner.
- Previous Howard County Department of Planning and Zoning File Nos. ZB-879M (rezoning), PB-339, S-99-12, P-01-25, PB-359, F-02-131, and SDP 12-010.
- There are no known cemeteries or structures within the limits of this Plat.
- The Forest Conservation requirements under section 16.1200 for this subdivision were addressed under F-02-131. Cumulative forest clearing totals 39.47 acres, cumulative retention is 45.83 acres and cumulative reforestation provided is 5.03 acres.
- Open space requirements for this subdivision were addressed under F-02-131.
- There are no slopes 25% or greater, wetlands, wetland buffers, streams, stream buffers and 100-year floodplain onsite.
- Ø Denotes iron pipe or rebar and cap found/set.  
■ Denotes concrete monument found/set.  
○ Denotes angular change in bearing.

**CURVE TABLE**

CURVE	DELTA ANGLE	RADIUS	ARC	CHORD BEARING	LENGTH	TANGENT
C7	15°07'40"	2844.79'	751.11'	N 24°49'55" W	748.93'	377.75'
C8	21°47'42"	570.00'	216.83'	S 32°43'01" E	215.52'	109.74'
C9	71°23'48"	43.44'	54.13'	S 62°32'47" E	50.70'	31.21'
C10	145°19'01"	62.00'	157.25'	N 25°35'11" W	118.36'	198.55'
C11	89°32'27"	4.00'	6.25'	S 02°17'38" W	5.64'	3.97'
C204	18°20'17"	630.00'	201.64'	S 30°59'18" E	200.78'	101.69'



The requirements Section 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.

*Michael D. Martin* 1/23/12  
Michael D. Martin, Professional Land Surveyor  
Maryland Registration No. 21234 Date

*James F. Knott, Jr.* 1/23/12  
Emerson Development V LLC  
443-689-8000 Date

TABULATION OF FINAL PLAT	TOTAL
A. TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	1
BUILDABLE	1
NON-BUILDABLE	0
OPEN SPACE	0
PRESERVATION PARCELS	0
B. TOTAL AREA OF LOTS AND/OR PARCELS	6.401 AC±
BUILDABLE	6.401 AC±
NON-BUILDABLE	0.000 AC±
OPEN SPACE	0.000 AC±
PRESERVATION PARCELS	0.000 AC±
C. TOTAL AREA OF ROADWAY AND HIGHWAY WIDENING TO BE RECORDED	0.000 AC±
D. TOTAL AREA OF SUBDIVISION TO BE RECORDED	6.401 AC±

**OWNER/DEVELOPER**  
EMERSON DEVELOPMENT V LLC  
1 TEXAS STATION CT.  
SUITE 200  
TIMONIUM, MD 21093  
443-689-8000

**PURPOSE NOTE:**

THE PURPOSE OF THIS PLAT OF REVISION IS TO CREATE A PUBLIC WATER & UTILITY EASEMENT, A PUBLIC SEWER & UTILITY EASEMENT AND A PUBLIC VARIABLE WIDTH INGRESS AND EGRESS EASEMENT WITHIN PARCEL B AS PREVIOUSLY RECORDED ON PLAT NO. 15829.

**DMW**  
DAFT MCCUNE WALKER INC  
200 EAST PENNSYLVANIA TOWSON, MD 21286  
P: 410 296 3333 F: 410 296 4705 WWW.DMW.COM  
A TEAM OF LAND PLANNERS, LANDSCAPE ARCHITECTS, ENGINEERS, SURVEYORS & ENVIRONMENTAL PROFESSIONALS

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

*William Peter Beileman* 2/13/2012  
Howard County Health Officer Date

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*[Signature]* 2/2/12  
Chief, Development Engineering Division Date

*Kat Steinhilber* 2/16/12  
Director Date

**OWNER'S DEDICATION**

We, Emerson Development V, LLC, a Maryland Limited Liability Company, by James F. Knott, Jr., Vice President, Owner of the property shown hereon, hereby adopt this plan of revision, 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,

- 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;
- The right to require dedication for public use the beds of the streets and/or roads, and floodplains and open spaces, where applicable, and for other good and 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 spaces, where applicable;
- The right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair and maintenance; and
- 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 23 day of JANUARY 2012

*James F. Knott, Jr.* 1/23/12  
Emerson Development V, LLC  
James F. Knott, Jr., Vice President Date

*[Signature]* 1/23/12  
Witness Date

**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 Plat of Revision of the land described in a deed between EXCHANGE ACCOMODATION TITLEHOLDER I, LLC, a Maryland Limited Liability Company, as nominee for EMERSON DEVELOPMENT V LLC, a Maryland Limited liability Company, and EMERSON DEVELOPMENT V LLC, a Maryland Limited liability Company dated January 12, 2009 and recorded among the Land Records of Howard County in Liber 11479, Folio 17 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 now amended. I also certify that these documents were prepared by me or under my responsible charge, and that I am a duly licensed professional land surveyor under the laws of the state of Maryland, license no. 21234, expiration date 01/19/2013.

*Michael D. Martin* 1/23/12  
Michael D. Martin, Professional Land Surveyor  
Maryland Registration No. 21234 Date

RECORDED AS PLAT No. **21039** ON **2/24/12**  
IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

**PLAT OF REVISION**  
**EMERSON**  
SECTION 3, AREA 1  
PARCEL B

PREVIOUSLY RECORDED AS EMERSON SECTION 3, AREA 1 PARCELS A THROUGH C AND OPEN SPACE PARCELS D THROUGH I TAX MAP NO. 47, GRID 14, P/O PARCEL NO. 1051  
ZONED: MD-3  
6TH ELECTION DISTRICT  
HOWARD COUNTY MARYLAND  
JANUARY 9, 2012

100' 0' 100' 200'  
SHEET 1 OF 1  
SCALE 1" = 100'

95054.65