

GENERAL NOTES

- COORDINATES BASED ON NAD '83/91, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY, GEODETIC CONTROL STATION No. 3711 AND 37CA
3711 N 565,004.699 E 1,381,586.920
37CA N 564,321.638 E 1,382,742.840
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY ROBERT H. VOGEL ENGINEERING, INC. NOVEMBER 2008.
- BRL DENOTES BUILDING RESTRICTION LINE.
- ⚡ DENOTES REBAR WITH CAP EMBOSSED "PROP. MARK 21204".
- ⚙ DENOTES IRON PIPE OR IRON BAR FOUND.
- ⊕ DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHT-OF-WAY.
- ⊙ DENOTES STONE OR MONUMENT FOUND.
- ⊠ AREAS SHOWN HEREON ARE MORE OR LESS.
- THE SUBJECT PROPERTY IS ZONED R-ED PER THE 02/02/2004 COMPREHENSIVE ZONING PLAN, AND THE COMPREHENSIVE LITE ZONING AMENDMENTS 07/26/2006.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
A. WIDTH --- 12'(16' SERVING MORE THAN ONE RESIDENCE);
B. SURFACE --- 6" OF COMPACTED CRUSHER RUN BASE W/TAR AND CHIP COATING (1-1/2" MIN.);
C. GEOMETRY --- MAX. 15 % GRADE, MAX. 10 % GRADE CHANGE AND MIN. 45' TURNING RADIUS;
D. STRUCTURES (CULVERTS/BRIDGES) --- CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING);
E. DRAINAGE ELEMENTS --- CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1' FOOT OF DEPTH OVER DRIVEWAY SURFACE;
F. MAINTENANCE --- SUFFICIENT TO INSURE ALL WEATHER USE.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, THE WETLAND BUFFER, STREAM BANK BUFFER, FLOOD PLAIN, OR FOREST CONSERVATION EASEMENT AREAS, EXCEPT AS DEEMED ESSENTIAL BY DPZ.
- 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 TO THE PIPESTEM LOT DRIVEWAY.
- WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- A USE-IN-COMMON ACCESS MAINTENANCE AGREEMENT FOR LOTS 18-20 AND LOT 2 OF THE GEELHAAR PROPERTY SHALL BE RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND SIMULTANEOUSLY WITH THIS RECORD PLAT.
- A USE-IN-COMMON ACCESS MAINTENANCE AGREEMENT FOR LOTS 24-29 SHALL BE RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND SIMULTANEOUSLY WITH THIS RECORD PLAT.
- WATER AND SEWER SERVICE FOR THIS PROJECT WILL BE PUBLIC. WATER WILL BE PROVIDED THROUGH CONTRACT NO. 14-4412-D. SEWER WILL BE PROVIDED THROUGH CONTRACT NO. 14-4412-D.
- PUBLIC WATER AND SEWER ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
- TO THE BEST OF OUR KNOWLEDGE AND BELIEF, THERE ARE NO HISTORIC STRUCTURES EXISTING ON THIS SITE.
- DENSITY TABULATION:
GROSS AREA OF PROJECT: 17.8523 ACRES (F 09-122)
AREA OF 100 YEAR FLOOD PLAIN, DRAINAGE & UTILITY EASEMENT: 0.11 ACRES (F 09-122)
AREA OF STEEP SLOPES: 0.98 ACRES (F 09-122)
NET AREA OF PROJECT: 16.76 ACRES (F 09-122)
DWELLING UNITS PER NET ACRE ALLOWED: 2 X 16.76 AC = 33 UNITS
DWELLING UNITS PROPOSED: 3 EXISTING (F 09-122) + 30 UNITS = 33.
- THE FOREST CONSERVATION OBLIGATIONS FOR THIS PROJECT HAVE BEEN FULFILLED IN ACCORDANCE WITH SECTION 16.1202 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION MANUAL BY THE RETENTION OF 1.00 ACRE OF EXISTING FOREST AND BY THE PLANTING OF 1.80 ACRES OF REFORESTATION AND 0.78 ACRES OF AFFORESTATION WHICH IS SUFFICIENT TO MEET REQUIRED OBLIGATIONS. SURETY HAS BEEN POSTED WITH THE DEVELOPERS AGREEMENT FOR F-09-122.

THE REQUIREMENT 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

Thomas M. Hoffman Jr. 4-20-12 DATE
THOMAS M. HOFFMAN JR.
PROPERTY LINE SURVEYOR No. 276

Gary J. Calton 4-23-12 DATE
JERICO, LLC
BY GARY J. CALTON, MANAGING MEMBER

Donald R. Reuwer Jr. 4-22-12 DATE
ELLCOTT CITY LAND HOLDING, INC.
DONALD R. REUWER, JR., PRESIDENT

AREA TABULATION

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.....	30
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.....	0
TOTAL NUMBER OF BULK PARCELS TO BE RECORDED.....	0
TOTAL NUMBER OF LOTS TO BE RECORDED.....	30
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.....	5.9228 AC
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.....	0.0000 AC
TOTAL AREA OF BULK PARCELS TO BE RECORDED.....	0.0000 AC
TOTAL AREA OF LOTS TO BE RECORDED.....	5.9228 AC
TOTAL AREA OF ROADWAY TO BE RECORDED.....	0.0000 AC
TOTAL AREA TO BE RECORDED.....	5.9228 AC

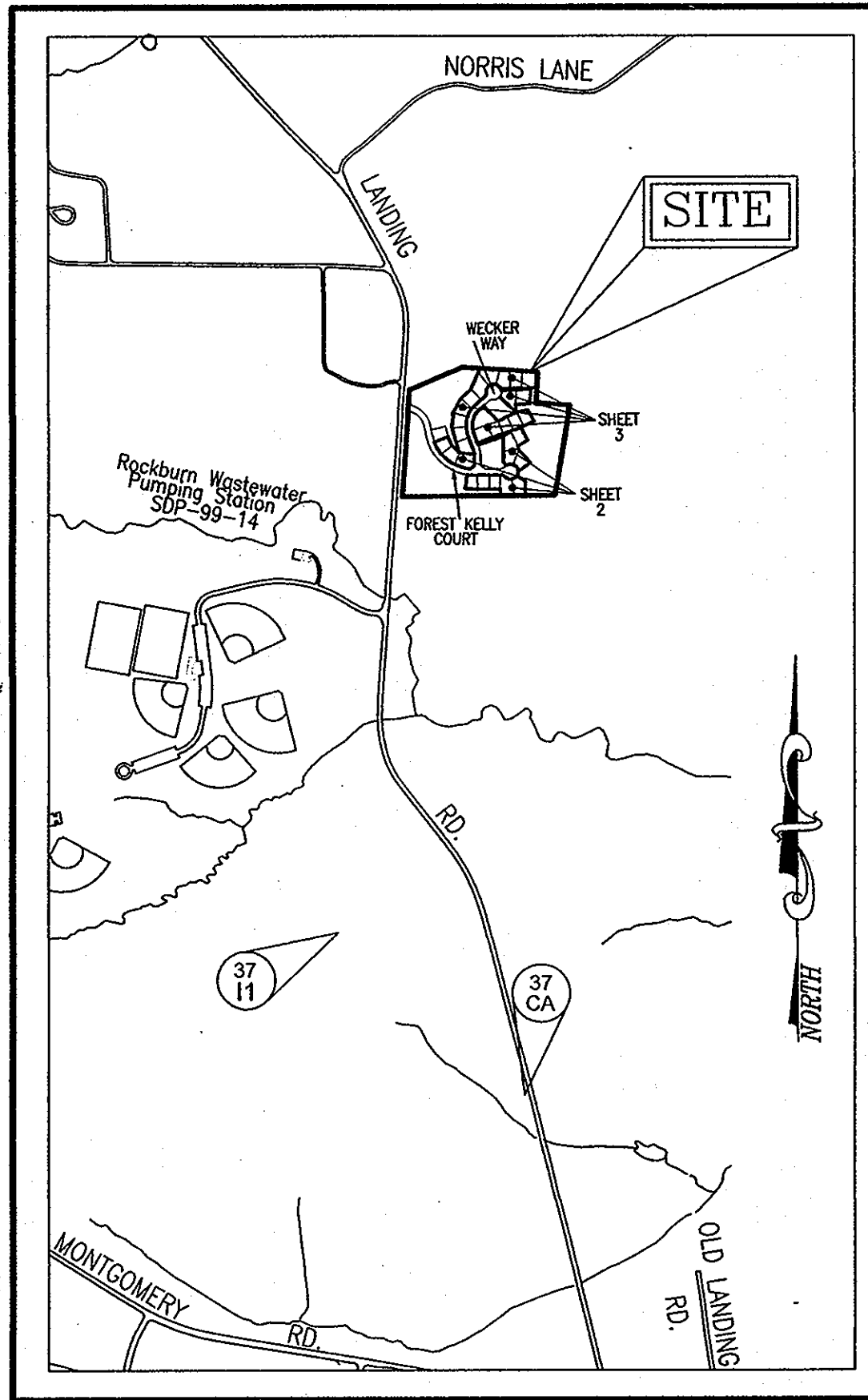
ROBERT H. VOGEL ENGINEERING, INC.
8407 MAIN STREET
ELLCOTT CITY, MARYLAND 21043
410-461-7666

TM 31, PARCEL 619, LOT 1
OWNER
ELLCOTT CITY LAND HOLDING, INC.
5300 DORSEY HALL DRIVE, SUITE 102
ELLCOTT CITY, MARYLAND 21042-7819
443-367-0422

TM 31, PARCEL 749, LOTS 3 & 4
OWNER
JERICO, LLC
5331 LANDING ROAD
ELKRIDGE, MARYLAND 21075
443-367-0422

DEVELOPER
ELLCOTT CITY LAND HOLDING INC.
5300 DORSEY HALL DRIVE, SUITE 102
ELLCOTT CITY, MARYLAND 21042-7819
443-367-0422

THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE PREVIOUSLY RECORDED NON-BUILDABLE BULK PARCELS A, B, C, D & F (PLATS 21469-21472) AND TO CREATE BUILDABLE LOTS 7 - 36.



VICINITY MAP

SCALE: 1"= 1000'
ADC MAP: 4936 K 4&5

GENERAL NOTES (CONTINUED)

- 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 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 LOTS/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 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.
- STORMWATER MANAGEMENT AND PERIMETER LANDSCAPING HAS BEEN PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL AND AS SHOWN ON THE APPROVED ROAD CONSTRUCTION DRAWINGS. SURETY HAS BEEN POSTED WITH THE DEVELOPERS AGREEMENT FOR F-09-122.
- THE FOREST CONSERVATION EASEMENTS HAVE BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF HOWARD COUNTY FOREST CONSERVATION ACT. REFER TO F-09-122 NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT; HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED.
- OPEN SPACE LOTS 4, 5 AND 6 WERE CREATED UNDER F-09-122 AND SHALL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
- A NOISE STUDY IS NOT REQUIRED FOR THIS DEVELOPMENT.
- THIS PROPERTY IS WITHIN THE METROPOLITAN DISTRICT.
- STORMWATER MANAGEMENT IS PROVIDED FOR THE DEVELOPMENT BY TWO PRIVATE H.O.A. OWNED MICROPOL POND AND A PRIVATE H.O.A. OWNED BIO-RETENTION FACILITY UNDER F-09-122.
- THIS PLAN AND PROJECT ARE GRANDFATHERED TO THE FOURTH EDITION OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- TO THE BEST OF THE OWNERS KNOWLEDGE, THERE ARE NO BURIAL/CEMETARY LOCATIONS ON SITE.
- REFERENCE DESIGN MANUAL WAIVER : APPROVED OCTOBER 28, 2009, TO ALLOW A 40' PUBLIC ROAD RIGHT-OF-WAY IN ACCORDANCE WITH APPROVED SDP-06-15.
- REFERENCE WAIVER WP-07-100, APPROVED MARCH 26, 2007, GRANTING AN EXTENTION TO SUBMIT THE PRELIMINARY EQUIVALENT SKETCH PLANS FOR SIGNATURE
- REF. DPZ FILE NUMBERS: WP-07-100, SP-06-15, F-78-90/LEGAL PROPERTY, LOTS 1 & 2; F-81-87/LEGAL PROPERTY, LOTS 3 & 4; F-84-214/GEELHAAR PROPERTY, LOT 1, F-09-122, SDP-12-024, PB CASE 377.
- HOMEOWNERS ASSOCIATION DOCUMENTS HAVE BEEN RECORDED WITH THE MARYLAND DEPARTMENT OF ASSESSMENTS AND TAXATION ON FEBRUARY 26, 2010 AS RECORDING REFERENCE NUMBER D13445358.
- NON-BUILDABLE BULK PARCEL E HAS BEEN DEEDED TO THE OWNER OF LOT 2 OF THE GEELHAAR PROPERTY, PLAT NO. 5947, LIBER 14068 FOLIO 398
- A TRAFFIC STUDY IS NOT REQUIRED.
- STORMWATER MANAGEMENT IS PROVIDED IN ACCORDANCE WITH THE 2000 STORMWATER DESIGN MANUAL UNDER F-09-122. THIS PROJECT MEETS CRITERIA OUTLINED IN THE MDE GUIDELINES TO GRANT AN ADMINISTRATIVE WAIVER. THIS PLAN RECEIVED PRELIMINARY APPROVAL(SPO6-015) ON 10/3/2006. A GRADING PERMIT SHALL BE APPROVED PRIOR TO MAY 4, 2013. THIS PLAN IS SUBJECT TO THE EXPIRATION OF THIS WAIVER UNLESS ALL STORMWATER PRACTICES ARE CONSTRUCTED BY MAY 4, 2017.
- TRASH & RECYCLING COLLECTION WILL BE AT THE COUNTY ROADWAYS, FOREST KELLY COURT AND WECKER WAY WITHIN FIVE FEET (5') OF THE COUNTY ROADWAY.
- THERE IS AN EXISTING HOUSE ON LOT 2 TO REMAIN. NO NEW BUILDING, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATION REQUIREMENTS.

K:\PROJECTS\04-STURV\PLAT\PHASE 2\PLAT BRT 1.DWG

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

B. Nyeon for Peter Bielewicz 6/27/12 DATE
HOWARD COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Michael J. Calton 6/7/12 DATE
CHIEF, DEVELOPMENT ENGINEERING DIVISION

Neil Schneider 6/29/12 DATE
DIRECTOR

OWNER'S CERTIFICATE

WE JERICO, LLC, AND ELLCOTT CITY LAND HOLDING, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, ADOPT THIS FINAL PLAT 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 OR STREET RIGHTS-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS, THE FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR 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 FLOOD PLAINS, 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; 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 23RD DAY OF APRIL 2012.

Gary J. Calton
JERICO, LLC, BY GARY J. CALTON, MANAGING MEMBER

Donald R. Reuwer Jr.
ELLCOTT CITY LAND HOLDING, INC.
DONALD R. REUWER, JR., PRESIDENT

Devin A. Zee
WITNESS

Courtney Kenoe
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL THE LAND CONVEYED BY GARY CALTON AND SANDRA CALTON TO JERICO, LLC BY DEED DATED DECEMBER 17, 2003 AND RECORDED IN LIBER 7947, FOLIO 237, AND ALL OF THE LAND CONVEYED BY HARRY F. GEELHAAR, JR. TO ELLCOTT CITY LAND HOLDING, INC. BY DEED DATED MARCH 30, 2011 AND RECORDED IN LIBER 13158, FOLIO 001, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

I ALSO CERTIFY 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, AND BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

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, LICENSE NO. 267, EXPIRATION DATE JULY 28, 2012.

Thomas M. Hoffman Jr. 4-20-12 DATE
THOMAS M. HOFFMAN JR.
PROPERTY LINE SURVEYOR No. 267

RECORDED AS PLAT No. 21987 ON 6/10/12
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

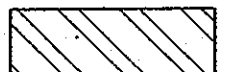
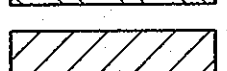
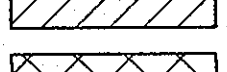


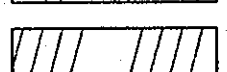
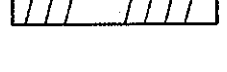
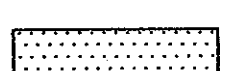
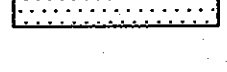
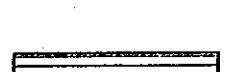

PLAT OF RESUBDIVISION
GROVEMONT OVERLOOK
PHASE 2
LOTS 7 - 36
A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS A, B, C, D & F (PLATS 21469-21472)

ZONED R-ED
TAX MAP 31, BLK: 24 PARCELS 619 & 749
FIRST ELECTION DISTRICT, HOWARD COUNTY, MD.
SCALE : NONE APRIL 20, 2012

SHEET No. 1 OF 3

POINT	NORTH	EAST
119	567476.2870	1381925.4317
120	567504.2820	1381945.3168
121	567566.4599	1381932.9616
129	567468.4605	1382149.9692
130	567474.3709	1382128.4037
131	567441.1668	1381961.3021
138	567657.4955	1381742.8787
139	567607.8384	1381779.6838
140	567566.6081	1381835.8369
141	567577.6901	1381930.2058
142	567635.3184	1381947.3139
143	567720.6666	1382093.5299
144	567560.8793	1382127.3976
145	567540.7940	1382147.7592
146	567486.5611	1382229.5552
147	567462.4627	1382287.7847
148	567373.2157	1382305.5186
550	567435.2667	1381911.2282
551	567344.0744	1381914.7339
552	567354.1729	1381994.6841
553	567382.6961	1382138.2287
554	567341.9906	1382146.3171
555	567526.5538	1382228.7902
556	567536.7303	1382250.9418
557	567589.0200	1382299.1666
558	567657.6314	1382207.7056
559	567682.9343	1382197.9271
560	567731.6145	1382252.5198
561	567805.9309	1382195.9060
562	567730.9384	1382095.2578
563	567642.2275	1381943.2810
564	567608.8496	1381660.1237

HATCH LEGEND

-  EXISTING 20' PRIVATE DRAINAGE & UTILITY EASEMENT PLAT 21470 & 21471
-  EXISTING VARIABLE WIDTH PUBLIC DRAINAGE & UTILITY EASEMENT PLAT 21470
-  EXISTING PUBLIC STORMWATER MANAGEMENT EASEMENT PLAT 21470
-  EXISTING PRIVATE STORMWATER MANAGEMENT EASEMENT PLAT 21470
-  EXISTING 30' PUBLIC SEWER, WATER & UTILITY EASEMENT PLAT 21471
-  EXISTING 24' PRIVATE ACCESS EASEMENT PLAT # 21471
-  EXISTING 10' PUBLIC TREE MAINTENANCE EASEMENT PLAT # 21470
-  EXISTING 3' PUBLIC SEWER, WATER & UTILITY EASEMENT PLAT # 21470
-  EXISTING 6' x 15' PUBLIC WATER & UTILITY EASEMENT PLAT # 21470
-  EXISTING 4' PUBLIC SIDEWALK & UTILITY EASEMENT PLAT # 21470
-  EXISTING PUBLIC FOREST CONSERVATION EASEMENT (REPRODUCTION) PLAT # 21472

THE REQUIREMENT OF 38108, 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

Thomas M. Hoffman Jr. 4-20-12 DATE
 THOMAS M. HOFFMAN JR.
 PROPERTY LINE SURVEYOR No. 276

Gary J. Calton 4-23-12 DATE
 GARY J. CALTON, MANAGING MEMBER
 JERICHO, LLC

Donald R. Reuwer, Jr. 4-22-12 DATE
 DONALD R. REUWER, JR., PRESIDENT
 ELLICOTT CITY LAND HOLDING, INC.

LOT NO.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
28	7,877 SF	922 SF	6,955 SF
29	8,952 SF	677 SF	8,275 SF

CURVE NO.	RADIUS	LENGTH	TANGENT	Δ	CHORD LENGTH	CHORD BEARING
C2	280.00'	312.56'	174.82'	63°57'30"	296.58'	N 63°27'03" W
C7	25.00'	23.18'	12.50'	53°07'48"	22.36'	S 74°40'25" E
C17	320.00'	50.47'	25.29'	09°02'14"	50.42'	N 83°16'48" E
C18	50.00'	95.48'	70.63'	109°24'33"	81.62'	N 77°11'13" E
C19	50.00'	96.62'	72.37'	110°43'03"	82.27'	N 80°01'58" W
C20	130.00'	11.57'	5.79'	5°05'53"	11.56'	S 13°47'16" E

AREA TABULATION - (THIS SHEET)

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.....	12
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.....	0
TOTAL NUMBER OF BULK PARCELS TO BE RECORDED.....	0
TOTAL NUMBER OF LOTS TO BE RECORDED.....	12
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.....	2.2091 AC
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.....	0.0000 AC
TOTAL AREA OF BULK PARCELS TO BE RECORDED.....	0.0000 AC
TOTAL AREA OF LOTS TO BE RECORDED.....	2.2091 AC
TOTAL AREA OF ROADWAY TO BE RECORDED.....	0.0000 AC
TOTAL AREA TO BE RECORDED.....	2.2091 AC

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

Howard County Health Officer 6/27/12 DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chief, Development Engineering Division 6/27/12 DATE

Director 6/29/12 DATE

OWNER'S CERTIFICATE

WE JERICHO, LLC, AND ELLICOTT CITY LAND HOLDING, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, ADOPT THIS FINAL PLAT 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 OR STREET RIGHTS-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS, THE FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR 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 FLOOD PLAINS, 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; 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 23RD DAY OF APRIL 2012.

JERICHO, LLC, BY GARY J. CALTON, MANAGING MEMBER
 DONALD R. REUWER, JR., PRESIDENT

Courtney Kohoe
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL THE LAND CONVEYED BY GARY CALTON AND SANDRA CALTON TO JERICHO, LLC BY DEED DATED DECEMBER 17, 2003 AND RECORDED IN LIBER 7947, FOLIO 237, AND ALL OF THE LAND CONVEYED BY HARRY F. GEELHAAR, JR. TO ELLICOTT CITY LAND HOLDING, INC. BY DEED DATED MARCH 30, 2011 AND RECORDED IN LIBER 13156, FOLIO 001, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

I ALSO CERTIFY 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, AND BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

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, LICENSE NO. 267, EXPIRATION DATE JULY 28, 2012.

Thomas M. Hoffman Jr. 4-20-12 DATE
 THOMAS M. HOFFMAN JR.
 PROPERTY LINE SURVEYOR No. 267

RECORDED AS PLAT No. 21478 ON 7/10/12
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

PLAT OF RESUBDIVISION

GROVEMONT OVERLOOK

PHASE 2

LOTS 7 - 36

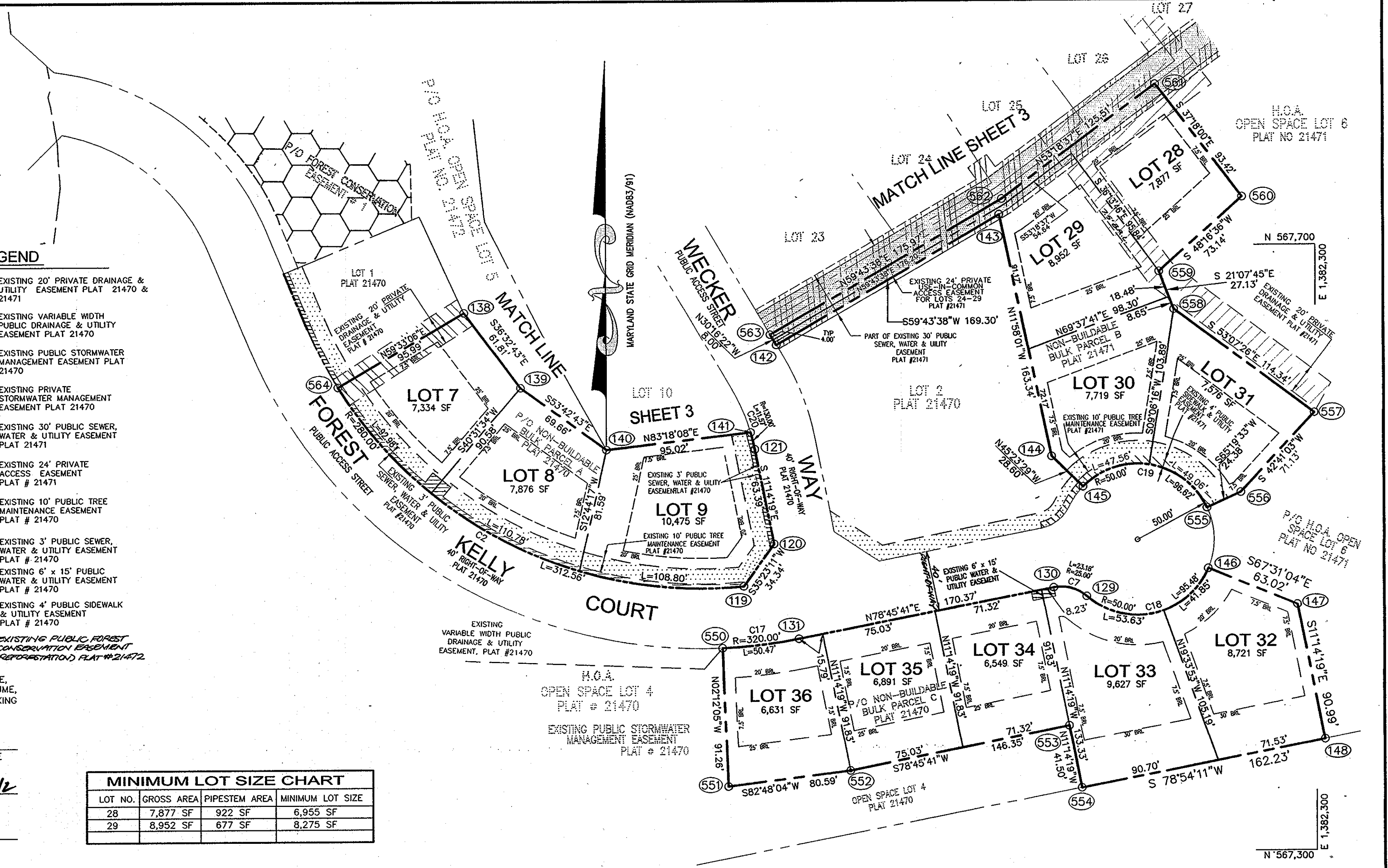
A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS A, B, C, D, & F (PLATS 21469-21472)

ZONED R-ED

TAX MAP 31, BLK: 24 PARCELS: 619 & 749
 FIRST ELECTION DISTRICT, HOWARD COUNTY, MD.

SCALE: 1" = 50' GRAPHIC SCALE
 APRIL 20, 2012

SHEET No. 2 OF 3



K:\PROJECTS\04-57\SURV\PLAT\PHASE 2\PLAT SH2.DWG

CURVE NO.	RADIUS	LENGTH	TANGENT	Δ	CHORD LENGTH	CHORD BEARING
C11	170.00'	201.11'	114.19'	67°46'53"	189.59'	S 03°37'05" W
C12	130.00'	153.79'	87.33'	67°46'53"	144.98'	N 03°37'05" E
C13	25.00'	23.18'	12.50'	53°07'48"	22.36'	S 10°56'37" E
C16	130.00'	31.62'	15.89'	13°56'09"	31.54'	S 23°18'17" E
C21	50.00'	139.53'	282.05'	159°53'41"	98.46'	S 64°19'33" W
C22	50.00'	45.39'	24.39'	52°00'48"	43.85'	N 04°27'51" E

POINT	NORTHING	EASTING
122	567606.6586	1381917.7272
140	567566.6081	1381835.8369
141	567577.6901	1381930.2058
149	567700.5887	1381862.8990
150	567889.7982	1381874.8626
152	567900.1283	1381933.2165
154	567720.7534	1381897.4444
155	567818.1881	1382039.9697
156	567899.3592	1382150.7568
157	567946.3958	1382134.6295
158	567971.2845	1382227.3131
159	567962.5720	1381930.7214
160	567984.5261	1381934.9664
502	568184.0869	1382235.9614
561	567805.9309	1382195.9060
562	567730.9384	1382095.2578
563	567642.2275	1381943.2810
565	567632.7082	1381799.2941
566	567717.5597	1381756.7222
567	567820.2485	1381745.6832
568	567919.3124	1381777.6855
569	567992.5513	1381833.9012
570	568105.7768	1381860.9095
571	568135.6976	1381857.0931
572	568087.4830	1382248.2509
573	568027.1861	1382023.7101
574	568016.3498	1382029.6268
575	568066.1849	1382215.2085
576	567972.6352	1382026.2139
577	567928.2526	1382221.2998
578	567861.3459	1382270.3209

HATCH LEGEND	DESCRIPTION
[Hatch Pattern]	EXISTING PUBLIC FOREST CONSERVATION EASEMENT (RETENTION) PLAT # 21472
[Hatch Pattern]	EXISTING PUBLIC FOREST CONSERVATION EASEMENT (REFORESTATION) PLAT # 21472
[Hatch Pattern]	EXISTING 20' PRIVATE DRAINAGE & UTILITY EASEMENT PLAT # 21472
[Hatch Pattern]	EXISTING 30' PUBLIC SEWER, WATER & UTILITY EASEMENT PLAT # 21471 & 21472
[Hatch Pattern]	EXISTING 24' PRIVATE ACCESS EASEMENT PLAT # 21471 & 21472
[Hatch Pattern]	EXISTING 10' PUBLIC TREE MAINTENANCE EASEMENT PLAT # 21472
[Hatch Pattern]	EXISTING 3' PUBLIC SEWER, WATER & UTILITY EASEMENT PLAT # 21472
[Hatch Pattern]	EXISTING 4' PUBLIC SIDEWALK & UTILITY EASEMENT PLAT # 21472

LOT NO.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
18	9,149 SF	261 SF	8,888 SF
19	10,677 SF	542 SF	10,135 SF
20	9,444 SF	385 SF	9,059 SF
24	7,119 SF	415 SF	6,704 SF
25	7,268 SF	702 SF	6,566 SF
26	8,039 SF	993 SF	7,046 SF
27	8,081 SF	1,283 SF	6,798 SF

THE REQUIREMENT OF 38108, 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

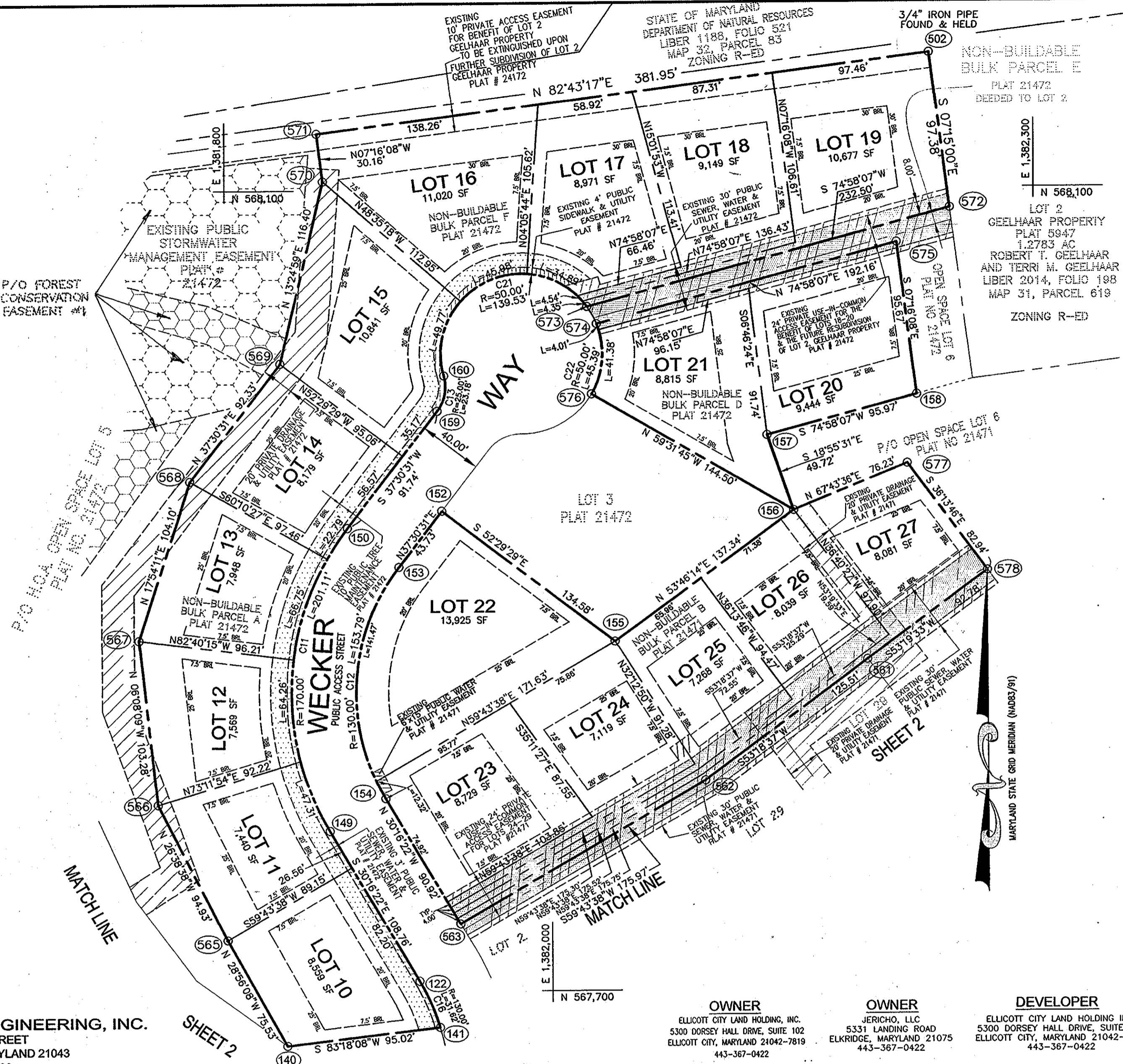
Thomas M. Hoffman 4-20-12
 THOMAS M. HOFFMAN JR. DATE
 PROPERTY LINE SURVEYOR No. 276

Gary J. Calton 4-23-12
 JERICO, LLC DATE
 BY GARY J. CALTON, MANAGING MEMBER

Donald R. Reuwer, Jr. 4-22-12
 ELLICOTT CITY LAND HOLDING, INC., DATE
 DONALD R. REUWER, JR., PRESIDENT

AREA TABULATION - (THIS SHEET)	
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.....	18
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.....	0
TOTAL NUMBER OF BULK PARCELS TO BE RECORDED.....	0
TOTAL NUMBER OF LOTS TO BE RECORDED.....	18
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.....	3,7137 AC
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.....	0.0000 AC
TOTAL AREA OF BULK PARCELS TO BE RECORDED.....	0.0000 AC
TOTAL AREA OF LOTS TO BE RECORDED.....	3,7137 AC
TOTAL AREA OF ROADWAY TO BE RECORDED.....	0.0000 AC
TOTAL AREA TO BE RECORDED.....	3,7137 AC

ROBERT H. VOGEL ENGINEERING, INC.
 8407 MAIN STREET
 ELLICOTT CITY, MARYLAND 21043
 410-461-7666



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

Peter B. Bilsen 6/27/12
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Keith Sheehy 6/29/12
 DIRECTOR DATE

OWNER'S CERTIFICATE

WE JERICO, LLC, AND ELLICOTT CITY LAND HOLDING, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, ADOPT THIS FINAL PLAT 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 OR STREET RIGHTS-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS, THE FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR 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 FLOOD PLAINS, 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; 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 23RD DAY OF APRIL 2012.

Gary J. Calton
 JERICO, LLC, BY GARY J. CALTON, MANAGING MEMBER

Donald R. Reuwer, Jr.
 ELLICOTT CITY LAND HOLDING, INC.,
 DONALD R. REUWER, JR., PRESIDENT

SURVEYOR'S CERTIFICATE

HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL THE LAND CONVEYED BY GARY CALTON AND SANDRA CALTON TO JERICO, LLC BY DEED DATED DECEMBER 17, 2003 AND RECORDED IN LIBER 7947, FOLIO 237, AND ALL OF THE LAND CONVEYED BY HARRY F. GEELHAAR, JR. TO ELLICOTT CITY LAND HOLDING, INC. BY DEED DATED MARCH 30, 2011 AND RECORDED IN LIBER 13156, FOLIO 001, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

I ALSO CERTIFY 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, AND BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A BULK LICENSED PROPERTY LINE SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 267, EXPIRATION DATE JULY 28, 2012.

Thomas M. Hoffman Jr. 4-20-12
 THOMAS M. HOFFMAN JR. DATE
 PROPERTY LINE SURVEYOR No. 267

RECORDED AS PLAT No. **21989** ON **7/16/12**
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

PLAT OF RESUBDIVISION
GROVEMONT OVERLOOK
PHASE 2
LOTS 7 - 36
 A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS A, B, C, D, & F (PLATS 21469-21472)
 ZONED R-ED
 TAX MAP 31, BLK. 24 PARCELS 619 & 749
 FIRST ELECTION DISTRICT, HOWARD COUNTY, MD.
 SCALE: 1" = 50' APRIL 20, 2012

GRAPHIC SCALE
 SHEET No. 3 OF 3

K:\PROJECTS\04-57\SURV\PLAT\PHASE 2\PLAT_SHT3.DWG