

**U.S. Equivalent Coordinate Table**

POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
2504	595622.0146	1294920.3520	181546.196995	394694.951360
2506	596170.9910	1294972.1464	181713.201730	394708.299665
2700	595097.0800	1294950.2637	181629.793262	394701.629819
2701	596200.3090	1294493.5992	181724.656303	394562.430206
2702	595934.0555	1294471.6900	181641.063417	394555.760255
2703	595660.0291	1294449.8022	181557.540010	394549.080047
2704	596205.9624	1294523.7016	181723.940801	394571.613410
2705	595657.7036	1294479.7074	181556.031179	394550.203975

**Metric Coordinate Table**

POINT	NORTH (meters)	EAST (meters)	NORTH (feet)	EAST (feet)
2504	181546.196995	394694.951360	595622.0146	1294920.3520
2506	181713.201730	394708.299665	596170.9910	1294972.1464
2700	181629.793262	394701.629819	595097.0800	1294950.2637
2701	181724.656303	394562.430206	596200.3090	1294493.5992
2702	181641.063417	394555.760255	595934.0555	1294471.6900
2703	181557.540010	394549.080047	595660.0291	1294449.8022
2704	181723.940801	394571.613410	596205.9624	1294523.7016
2705	181556.031179	394550.203975	595657.7036	1294479.7074

The Requirements 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.

*Mark L. Robel* 10/14/14  
 Mark L. Robel, P.L.S. #339  
 (Property Line Surveyor)  
*Robert Lewis, Jr.* 10/14/14  
 Robert Lewis, Jr.  
*Mary Lisa Lewis* 10/14/14  
 Mary Lisa Lewis

**General Notes Continued:**

- This Plan Has Been Prepared In Accordance With The Provisions Of Section 16.124 Of The Howard County Code And The Landscape Manual. In Accordance With Section 16.124 Of The Howard County Code And The Landscape Manual A Landscape Surety For 22 Shade Trees In The Total Amount Of (\$6,600.00) Shall Be Posted As Part Of The Builders Grading Permit.  
 Lot 1 Surety: 9 Shade Trees @ \$300 Per Shade Tree = \$2,700.00  
 Lot 2 Surety: 13 Shade Trees @ \$300 Per Shade Tree = \$3,900.00
- The Housing Opportunities Program, Howard County Housing Division Chief Has Determined That These Lots Are Not Subject To M.H.U. Obligations.
- Speed Study Dated February, 2014 Was Prepared By MAR5 Group.
- This Subdivision Is Exempt From The Forest Conservation Requirement Per Section 16.120(2)(1)(viii) Of The Howard County Code And Forest Conservation Manual, Since This Is A Minor Subdivision Creating One Additional Lot And Has No Further Subdivision Potential.
- Wetland And Forest Stand Delineation Report Prepared By Eco-Science Professionals, Inc. In A Letter Report Dated February 18, 2014.
- Section 16.120(b)(2)(ii) Of The Howard County Subdivision And Land Development Regulations Allow Land Dedicated For Road Street Widening In A Minor Subdivision To Be Counted Up To 10% Of The Minimum Lot Size Requirements Or 2.7 Acres:  
 Area Including Road Widening Along Frontage = 3.023 Ac.  
 Area Of Road Widening Along Frontage = 0.191 Ac.  
 Area Of Lot 1 = 2.839 Ac. (Greater Than 2.7 Ac. Minimum)  
 Lot 2  
 Area Including Road Widening Along Frontage = 3.030 Ac.  
 Area Of Road Widening Along Frontage = 0.109 Ac.  
 Area Of Lot 2 = 2.841 Ac. (Greater Than 2.7 Ac. Minimum)
- No Traffic Study Is Required For This Project.
- The Subject Property Is Not Located In The Metropolitan District.
- The Subject Property Is A Two (2) Lot Minor Subdivision (Defined As Four (4) Lots Or Less) And Is Located In The County's Designated Growth Tier Area IV In Accordance With PlanHoward 2030 And Is Subject To State Law, SB-236, "The Sustainable Growth And Agricultural Preservation Act Of 2012".

**Legend**

Private Use-In-Common Shared Access Easement For The Use And Benefit Of Lots 1 And 2

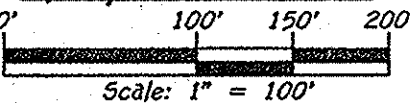
**Area Tabulation For This Submission**

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	2
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF PARCELS TO BE RECORDED	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	2
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	5.680 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF PARCELS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	5.680 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.320 Ac.*
TOTAL AREA TO BE RECORDED	6.000 Ac.*

**Owner/Developer**

Robert Lewis, Jr. And  
 Mary Lisa Lewis  
 2425 Daisy Road  
 Woodbine, Maryland 21797  
 Ph# 443-255-9314

**Graphic Scale**

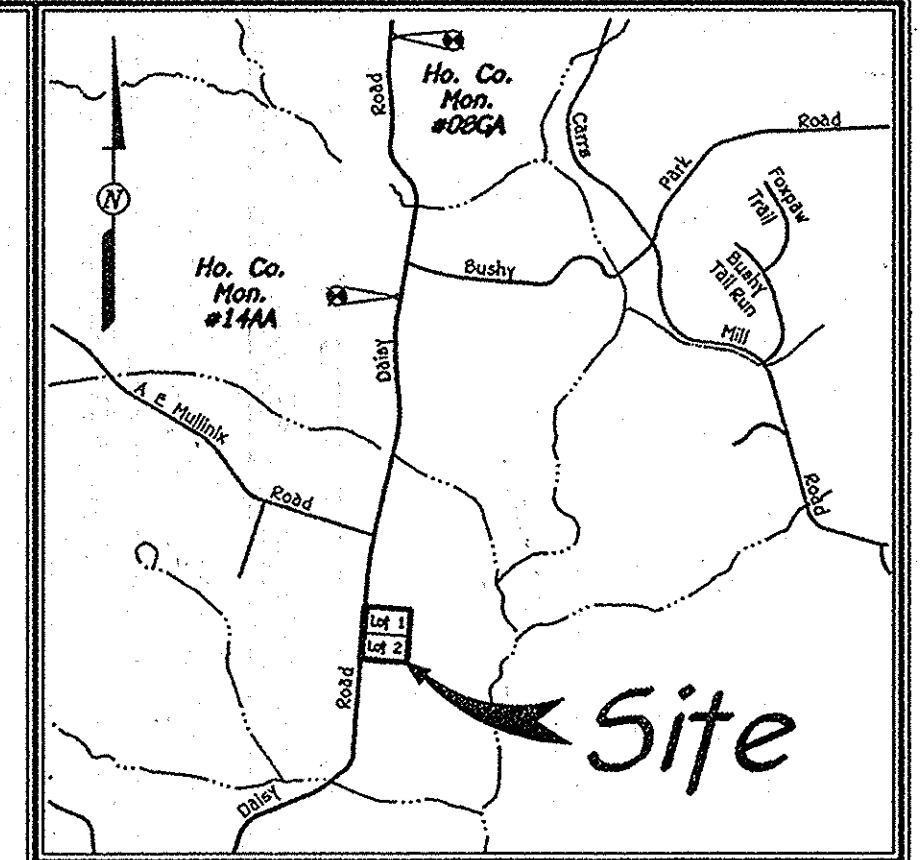


**FISHER, COLLINS & CARTER, INC.**

CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE.  
 ELLICOTT CITY, MARYLAND 21042  
 (410) 461-2895

**Reservation Of Public Utility Easements**

"Developer Reserves unto itself, its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage, And Other Public Utilities Located In, On, Over, And Through Lots 1 And 2. 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. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County."



**Vicinity Map**

Scale: 1" = 2,000'  
 Howard County ADC Map  
 Map 16, Grid C-3

**General Notes:**

- This Area Designates A Private Sewerage Easement Of A Minimum Of 10,000 Square Feet As Required By The Maryland State Department Of The Environment For Individual Sewerage Disposal. Improvements Of Any Nature In This Area Are Restricted Until Public Sewerage Is Available. These Easements Shall Become Null And Void Upon Connection To A Public Sewerage System. The County Health Office Shall Have The Authority To Grant Variances For Encroachments Into The Private Sewerage Easement. Recordation Of A Modified Easement Shall Not Be Necessary.
- Subject Property Zoned RC-DEO Per 10/06/13 Comprehensive Zoning Plan.
- Coordinates Based On Nad '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 14AA And No. 08GA.  
 Sta. 14AA N 599,430.275, E 1,294,025.920  
 Sta. 08GA N 602,165.193, E 1,294,794.071
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About February, 2014, By Fisher, Collins And Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set Capped "F.C.C. 106".
- Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
- Denotes Concrete Monument Set With Aluminum Plate "F.C.C. 106".
- Denotes Concrete Monument Or Stone Found.
- All Areas Are More Or Less (±).
- Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '83 Grid Measurement.
- Driveways Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwellings To Ensure Safe Access For Fire And Emergency Vehicles Per The Following (Minimum) Requirements:  
 a) Width - 12 Feet (16 Feet Serving More Than One Residence);  
 b) Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (1 - 1/2" Minimum);  
 c) Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 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 With No More Than 1 Foot Depth Over Surface;  
 f) Structure Clearances - Minimum 12 Feet;  
 g) Maintenance - Sufficient To Ensure All Weather Use.
- Property Subject To Prior Department Of Planning And Zoning File No's: ECP-14-063.
- No Historic Structures Or Cemeteries Exist On The Subject Property.
- This Plat Is In Compliance With The Amended Fifth Edition Of The Subdivision And Land Development Regulations.
- There Are No Wetlands, Streams, 100 Year Floodplain Or Steep Slopes With A Contiguous Area Greater Than 20,000 Square Feet Located On This Site.
- The Lots Shown Hereon Comply With The Minimum Ownership Width And Lot Area As Required By The Maryland State Department Of The Environment.
- Private Well And Septic Shall Be Utilized Within This Development.
- There Are No Existing Dwelling(s)/Structure(s) Located On This Site.
- Stormwater Management For Lots 1 And 2, Is Provided By Rooftop Disconnection (N-1), Non-Rooftop Disconnection (N-2), Dry Wells (N-5) And Micro-Bioretenation (M-6).
- No Noise Study Is Required For This Final Plat.
- This Plat Establishes A Private Use-In-Common Shared Driveway Access Easement And Maintenance Agreement That Is Recorded Simultaneously With The Recordation Of This Final Plat.
- A Community Meeting Was Conducted On January 20, 2014 At The Glenwood Library, 2350 Route 97, Cooksville, Maryland, 21723, For The Purpose Of The Developer To Provide Information To The Community Regarding The Proposed Residential Development And To Allow The Community To Ask Questions And To Make Comments, Per Section 16.120(d), Of The Subdivision Regulations.
- This Property Is Adjacent To A Scenic Road (Daisy Road).

**Purpose Statement**

The Purpose Of This Plat Is To Identify Two (2) Building Lots Conforming To Current Zoning Land Development Regulations For Two (2) Separate 3 Acre Parcels Recorded In Liber 5080 At Liber 007.

RECORDED AS PLAT No. 23329 ON 5/15/15  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Robert Lewis, Jr.**  
**Property**  
**Lots 1 And 2**

Zoned: RC-DEO  
 Tax Map: 13; Grid 23; Parcel: 332 And  
 Tax Map: 14; Grid: 7; Parcel: 230  
 Fourth Election District - Howard County, Maryland  
 Date: October 4, 2014 Scale: As Shown Sheet 1 Of 1

APPROVED: For Private Water And Private Sewerage Systems.  
 Howard County Health Department.

*William M. Roman* 5/8/2015  
 Howard County Health Officer  
 Date 11/8

APPROVED: Howard County Department Of Planning And Zoning.

*Phil Edmund* 4.24.15  
 Chief, Development Engineering Division  
 Date  
*Kat Shenbrook* 5-12-15  
 Director  
 Date

**Owner's Certificate**

Robert Lewis, Jr. And Mary Lisa Lewis, 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 Easement Areas 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 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 My Hand This 14th Day Of OCTOBER, 2014.

*Robert Lewis, Jr.*  
 Robert Lewis, Jr.  
*Mary Lisa Lewis*  
 Mary Lisa Lewis

*Stephan Tute*  
 Witness  
*Stephan Tute*  
 Witness

**Surveyor's Certificate**

I Herby Certify To The Best Of My Knowledge That The Final Plat Shown Hereon Is Correct, That It Was 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; That It Is A Subdivision Of All Of The Lands Conveyed By John C. Poulton, Personal Representative Of The Estate Of Robert Warfield, Deceased, To Robert Lewis, Jr. And Mary Lisa Lewis By Deed Dated July 14, 1999 And Recorded Among The Land Records Of Howard County, Maryland In Liber 5080 At Folio 007; 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, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended.

*Mark L. Robel*  
 Mark L. Robel, Property Line Surveyor No. 339  
 Expiration Date: October 4, 2014  
 Date 10/14/14

