

COORDINATE LIST		
No.	NORTH.	EAST.
200	539263.508	1326689.591
8	540326.755	1327296.463
9	540241.807	1327420.674
10	540085.558	1327331.309
11	539818.437	1327562.533
12	539968.300	1327763.745
13	540005.095	1327756.331
14	539866.484	1327938.664
206	539361.898	1327789.178
129	539307.965	1327913.639
203	538002.686	1327524.969
202	537988.419	1327108.903
201	538470.552	1327244.999

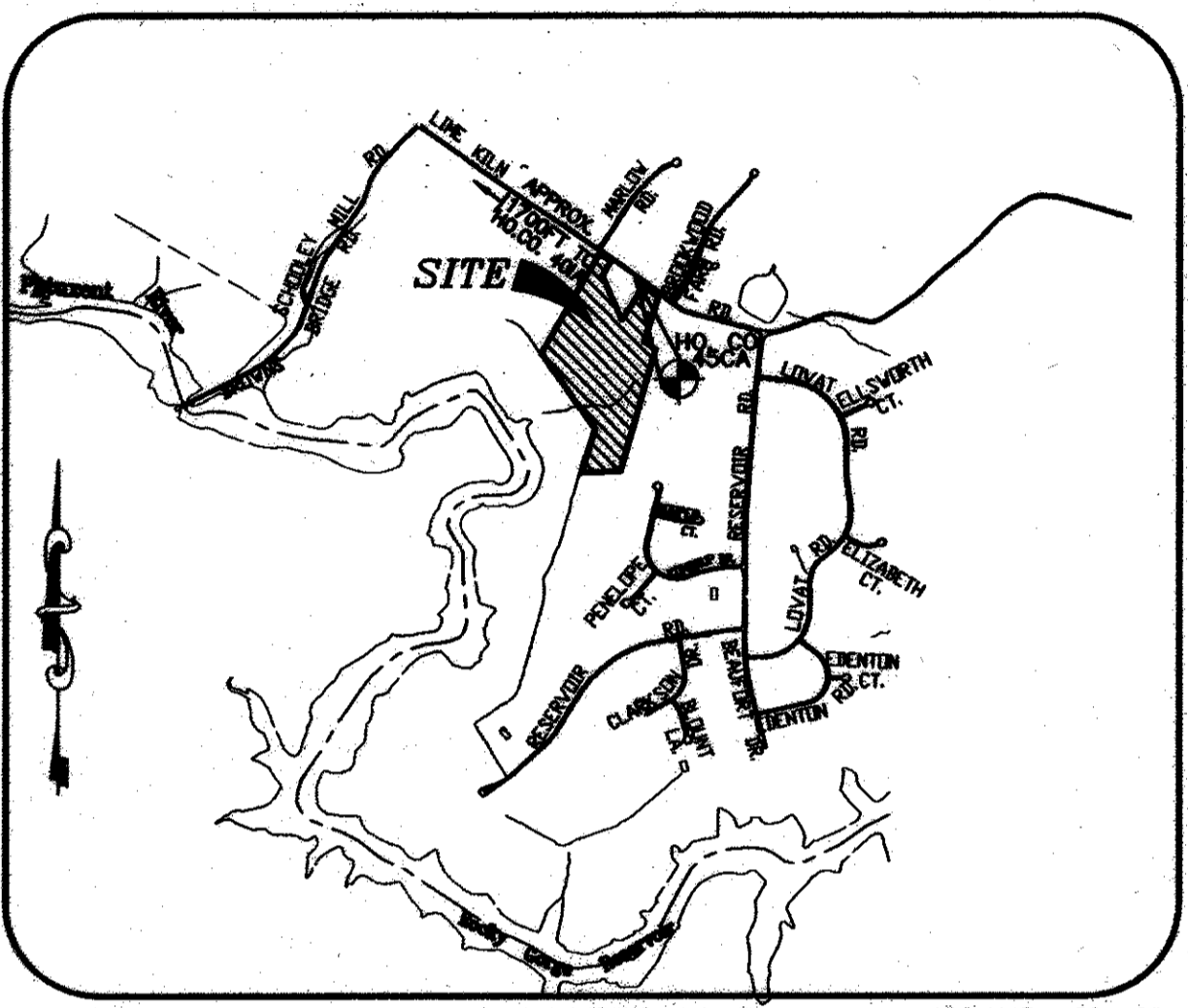
NOTE: COORDINATES AND GRID TICS SHOWN HEREON ARE BASED ON NAD '83 AND ARE IN FEET, TO CONVERT TO METERS DIVIDE BY 3.28083333.

MINIMUM LOT SIZE CHART			
LOT NO.	MINIMUM LOT AREA	PIPESTEM	TOTAL LOT AREA
2	500,955 SQ. FT. (11.50 ACRES)	4,043 SQ. FT. (0.09 ACRES)	504,998 SQ. FT. (11.59 ACRES)
3	440,435 SQ. FT. (10.11 ACRES)	2,470 SQ. FT. (0.06 ACRES)	442,905 SQ. FT. (10.17 ACRES)
4	133,147 SQ. FT. (3.05 ACRES)	3,279 SQ. FT. (0.08 ACRES)	136,426 SQ. FT. (3.13 ACRES)
5	140,850 SQ. FT. (3.23 ACRES)	2,607 SQ. FT. (0.06 ACRES)	143,457 SQ. FT. (3.29 ACRES)
6	166,195 SQ. FT. (3.81 ACRES)	2,892 SQ. FT. (0.07 ACRES)	169,087 SQ. FT. (3.88 ACRES)

- DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR FOREST CONSERVATION AND OTHER PUBLIC UTILITIES LOCATED IN, OVER AND THROUGH LOTS 2 AND 3, ALL OR PORTIONS THEREOF FOR ANY AND ALL CONVEYANCES OF AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT(S). DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN DEDICATED 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 THE EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY, MD.
- PRIVATE WATER AND PRIVATE SEWERAGE WILL BE UTILIZED.
- THE LOTS SHOWN HEREIN COMPLY WITH THE MINIMUM OWNERSHIP, WIDTH AND LOT AREA AS REQUIRED BY MARYLAND DEPARTMENT OF ENVIRONMENT.
- A PRE-SUBMISSION COMMUNITY MEETING WAS HELD FOR THIS PROJECT ON JULY 7, 2015 AT THE ST PAUL'S EVANGELICAL LUTHERAN CHURCH.
- THIS PLAT IS IN CONFORMANCE WITH THE AMENDED 5TH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- A FEE-IN-LIEU OF OPEN SPACE HAS BEEN PAID IN THE AMOUNT OF \$7,500.00 FOR FIVE LOTS.

GENERAL NOTES

- TAX MAP: 45, PARCEL: 59, BLOCK: 5, LOTS: 4, 5, & 7.
- SUBJECT PROPERTY ZONED RR-DEO PER THE 10/06/2013 COMPREHENSIVE ZONING REGULATION.
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED JUNE 2015 BY MILDENBERG, BOENDER & ASSOC., INC.
- COORDINATES BASED ON NAD '83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 45CA & 40IA.
STA. No. 45CA N 540,071.002 ELEV. 426.81
E 1,327,702.745
STA. No. 40IA N 541,725.800 ELEV. 360.07
E 1,325,316.89
- DENOTES AN IRON ROD OR IRON PIPE FOUND.
⊙ DENOTES A MONUMENT WITH BOLT.
○ DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHT-OF-WAY.
BRL DENOTES A BUILDING RESTRICTION LINE.
- ALL AREAS ARE MORE OR LESS.
- NO CEMETERIES OR BURIAL GROUNDS EXIST ON-SITE.
- NO HISTORIC STRUCTURES EXIST ON-SITE.
- EXISTING FLOODPLAIN AND DRAINAGE & UTILITY EASEMENT SHOWN HEREON IS TAKEN FROM PLAT # 8278.
- WETLANDS SHOWN BASED ON FIELD INVESTIGATION BY ECO-SCIENCE PROFESSIONALS, INC. IN JUNE 2015.
- FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH SECTION 16.1200 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION MANUAL FOR THIS SUBDIVISION WILL BE FULFILLED BY THE RETENTION OF 11.02 ACRES (480,031 SQ. FT.) OF FOREST.
- FOREST CONSERVATION EASEMENTS HAVE BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF HOWARD COUNTY CODE. NO CLEARING, GRADING, OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT, EXCEPT AS SHOWN ON APPROVED DRAWINGS OR SITE DEVELOPMENT PLAN. HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED.
- NO SCENIC ROADS ARE ADJACENT TO THIS SITE.
- DENOTES EXISTING 100 YEAR FLOODPLAIN.
- ▨ DENOTES AN EXISTING OR PROPOSED PRIVATE USE-IN-COMMON DRIVEWAY EASEMENT AND STORMWATER MANAGEMENT CREDIT EASEMENT.
- ▨ THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQ. FT. AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
- THERE IS AN EXISTING STRUCTURE ON LOT 3 KNOWN AS 12435 S. LIME KILN ROAD. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLINGS ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY 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 - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2").
C) GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. OF 45 FOOT TURNING RADIUS.
D) STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).
E) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD PLAIN WITH NO MORE THAN 1 FOOT OF DEPTH OVER DRIVEWAY SURFACE.
F) STRUCTURE CLEARANCES - MINIMUM 12 FEET.
G) MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.
- 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.
- STORMWATER MANAGEMENT REQUIREMENTS WILL BE MET ON-SITE VIA ROOFTOP AND NON-ROOFTOP DISCONNECTION, GRASS CHANNEL AND DRYWELLS IN ACCORDANCE WITH THE 2000 MARYLAND STORMWATER MANAGEMENT MANUAL.
- LANDSCAPING FOR LOTS 1, 2, 4, 5, & 6 HAS BEEN PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. FINANCIAL SURETY FOR THE REQUIRED PERIMETER LANDSCAPING AND TRASH PAD SCREENING (44 SHADE TREES, 10 EVERGREENS AND 10 SHRUBS) SHALL BE POSTED WITH THE ~~APPLICANT'S~~ ~~PERMIT~~ IN THE TOTAL AMOUNT OF AMOUNT OF \$15,000.00.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS.
- A USE-IN-COMMON DRIVEWAY MAINTENANCE AGREEMENT FOR LOTS 1 THRU 6 WILL BE RECORDED SIMULTANEOUSLY WITH THIS PLAT AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.



VICINITY MAP SCALE: 1" = 2000' ADC MAP: 38-2C

OWNER
JAMES L. MAYER, TRUSTEE
2400 LONGSTONE LANE, SUITE 106
MARRIOTTVILLE, MD. 21104

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 E. Lane 12/21/16
GARY E. LANE, PROP. L.S. DATE

James L. Mayer, Trustee 1/4/17
JAMES L. MAYER, TRUSTEE DATE

TOTAL AREA TABULATION	
NUMBER OF BUILDABLE LOTS	6
NUMBER OF BULK PARCELS	0
NUMBER OF OPEN SPACE LOTS	0
NUMBER OF LOTS OR PARCELS	6
AREA OF BUILDABLE LOTS	33.65 AC ±
AREA OF BULK PARCELS	0 AC
AREA OF OPEN SPACE LOTS	0 AC
AREA OF RECREATIONAL OPEN SPACE	0 AC
AREA OF 100 YEAR FLOODPLAIN	1.42 AC
AREA OF ROADWAY	0 AC
AREA	35.07 AC ±

30. THIS PROJECT IS SUBJECT TO WAIVER PETITION WP-16-090, WHICH WAS APPROVED BY THE DIRECTOR OF THE DEPARTMENT OF PLANNING AND ZONING ON FEBRUARY 23, 2016. THIS WAIVER IS TO SECTION 16.1205(a)(7) WHICH REQUIRES RETENTION OF SPECIMEN TREES 30" OR MORE IN DIAMETER. TWO SPECIMEN TREES WILL BE REMOVED WITH THIS DEVELOPMENT. APPROVAL IS SUBJECT TO THE FOLLOWING CONDITIONS:

- REMOVAL IS APPROVED FOR ST#1 IDENTIFIED AS A 30" RED MAPLE AND ST#2 IDENTIFIED AS A 31" RED MAPLE AS SHOWN ON THE WAIVER PETITION EXHIBIT.
 - THE DEVELOPER PROPOSES MITIGATION FOR THE REMOVAL OF THE TWO SPECIMEN TREES BY PLACEMENT OF APPROXIMATELY 11.02 ACRES OF EXISTING FOREST INTO ON-SITE FOREST CONSERVATION RETENTION EASEMENT AREAS AND BY PERIMETER PLANTINGS. ALL PROPOSED PLANTINGS AND THE CREATION OF THE FOREST CONSERVATION RETENTION EASEMENT WILL SERVE TO MITIGATE AND PROVIDE AN ALTERNATIVE PROPOSAL FOR THE REMOVAL OF THE TWO SPECIMEN TREES.
31. MARYLAND DEPARTMENT OF THE ENVIRONMENT HAS APPROVED A VARIANCE TO ALLOW THE SEWAGE DISPOSAL AREA ON PROPOSED LOT 6 TO BE UPGRADE OF THE WELL THAT SERVED 12525 LIME KILN ROAD, SUBJECT TO THE CONDITIONS THAT THE SEWAGE DISPOSAL SYSTEM FOR LOT 6 WILL INCLUDE BEST AVAILABLE TECHNOLOGY FOR NITROGEN REDUCTION AND LOW PRESSURE DOSED DRAINFIELD.

ALL RESIDENTIAL LOTS (1-6) IN THIS SUBDIVISION ARE SUBJECT TO THE MIHU FEE-IN-LIEU REQUIREMENT THAT IS TO BE CALCULATED AND PAID TO THE DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS AT THE TIME OF BUILDING PERMIT ISSUANCE BY THE PERMIT APPLICANT.

NOTE: THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE THE ZIMMERMAN PROPERTY, LOTS 4, 5, AND 7 (PLAT NO. 8278) INTO LOTS 1 THRU 6 OF THE HILL PROPERTY AND TO ESTABLISH A FOREST CONSERVATION EASEMENT ON LOTS 2 AND 3.

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

Adrian for Monica Redman 1/30/2017
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Keith DeLanda 2-3-17
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

James L. Mayer, Trustee 2-3-17
DIRECTOR DATE

OWNER'S STATEMENT

I, JAMES L. MAYER, OWNER 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 RIGHT-OF-WAYS 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 4th DAY of January 2017.

James L. Mayer, Trustee
JAMES L. MAYER, TRUSTEE WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF ALL OF THAT LAND CONVEYED ON JUNE 22, 2016 BY JAMES L. MAYER, PERSONAL REPRESENTATIVE OF THE ESTATE OF SANDRA E. HILL TO JAMES L. MAYER, TRUSTEE OF THE SANDRA E. HILL FAMILY TRUST, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MD IN LIBER 16957 FOLIOS 12, 16 & 19. SAID LAND ALSO KNOWN AS LOTS 4, 5 & 7 AS SHOWN ON A RECORD PLAT ENTITLED "ZIMMERMAN PROPERTY" AND RECORDED AMONG THE AFORESAID LAND RECORDS AS PLAT NUMBER 8278, 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
GARY E. LANE, PROP. L.S. NO. 574
EXPIRATION: 3/21/17 DATE

RECORDED AS PLAT 24085 ON 2/10/17 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**HILL PROPERTY,
LOTS 1 THRU 6
A RESUBDIVISION OF
ZIMMERMAN PROPERTY,
LOTS 4, 5, & 7
(PLAT NO. 8278)** SHEET 1 OF 3

TAX MAP 45 FIFTH ELECTION DISTRICT SCALE: AS SHOWN
PARCEL NO. 59 HOWARD COUNTY, MARYLAND DATE: DECEMBER 2016
GRID NO. 5 DPZ FILE NOS. EOP-16-001
LOTS 4, 5, & 7 F-79-131, F-89-32 (PLAT # 8278),
WP-16-090

**MILDENBERG,
BOENDER & ASSOC., INC.**

Engineers Planners Surveyors
7350-B Craze Drive, Columbia, Maryland 21044
(410) 997-0296 Tel. (410) 997-0298 Fax

SEEP & WETLANDS

LINE	BEARING & DISTANCE
S1	N07°38'14"W 23.80'
S2	N14°43'57"E 27.54'
S3	N36°54'02"E 38.48'
S4	S36°29'29"E 6.57'
S5	S28°24'07"W 15.32'
S6	S48°52'30"E 13.50'
S7	S09°38'09"W 29.95'
S8	S36°51'48"W 27.34'
S9	S80°57'13"W 12.48'
W1	N43°21'20"E 20.32'
W2	N05°49'36"E 16.38'
W3	S85°47'26"E 15.02'
W4	S13°18'05"W 15.28'
W5	S31°48'10"W 15.89'
W6	S85°08'10"W 18.79'

SEEP & WETLANDS

LINE	BEARING & DISTANCE
W7	S84°42'29"E 21.95'
W8	N75°02'20"E 15.51'
W9	S27°21'03"E 15.02'
W10	S71°42'28"W 15.26'
W11	N85°12'20"W 38.29'
W12	N34°29'58"E 15.72'

WSSC
227/268

LEGEND

- USE-IN-COMMON, STORMWATER MANAGEMENT & UTILITY EASEMENT
- PUBLIC FOREST CONSERVATION RETENTION
- FLOOD PLAIN

THE REQUIREMENTS OF §§3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1986 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 E. Lane
GARY E. LANE, PROP. L.S.
DATE: 12/2/16

James L. Mayer, Trustee
JAMES L. MAYER, TRUSTEE
DATE: 12/17/17

TOTAL AREA TABULATION (THIS SHEET)

NUMBER OF BULKABLE LOTS	6
NUMBER OF BULK PARCELS	0
NUMBER OF OPEN SPACE LOTS	0
NUMBER OF LOTS OR PARCELS	6
AREA OF BULKABLE LOTS	27.62 AC ±
AREA OF BULK PARCELS	0 AC
AREA OF OPEN SPACE LOTS	0 AC
AREA OF RECREATIONAL OPEN SPACE	0 AC
AREA OF 100 YEAR FLOODPLAIN	0.44 AC
AREA OF ROADWAY	0 AC
AREA	28.06 AC ±

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

William for Monica Rossman 1/30/2017
HOWARD COUNTY HEALTH OFFICER
DATE: 2/1/17

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Paul Edmondson 2-3-17
CHIEF, DEVELOPMENT ENGINEERING DIVISION
DATE: 2-3-17

Karl Schenck 2-7-17
DIRECTOR
DATE: 2-7-17

OWNER'S STATEMENT

I, JAMES L. MAYER, OWNER 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 RIGHT-OF-WAYS 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 4th DAY OF January, 2017.

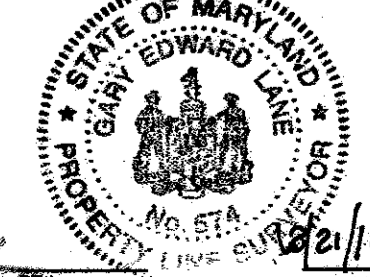
James L. Mayer, Trustee
JAMES L. MAYER, TRUSTEE

[Signature]
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF ALL OF THAT LAND CONVEYED ON JUNE 22, 2016 BY JAMES L. MAYER, PERSONAL REPRESENTATIVE OF THE ESTATE OF SANDRA E. HILL TO JAMES L. MAYER, TRUSTEE OF THE SANDRA E. HILL FAMILY TRUST, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MD IN LIBER 16957 FOLIOS 12, 16 & 19. SAID LAND ALSO KNOWN AS LOTS 4, 5 & 7 AS SHOWN ON A RECORD PLAT ENTITLED "ZIMMERMAN PROPERTY" AND RECORDED AMONG THE AFORESAID LAND RECORDS AS PLAT NUMBER 8278, 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
GARY E. LANE, PROP. L.S. NO. 874
EXPIRATION: 3/21/17
DATE: 12/2/16



RECORDED AS PLAT 24086 ON 2/10/17 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

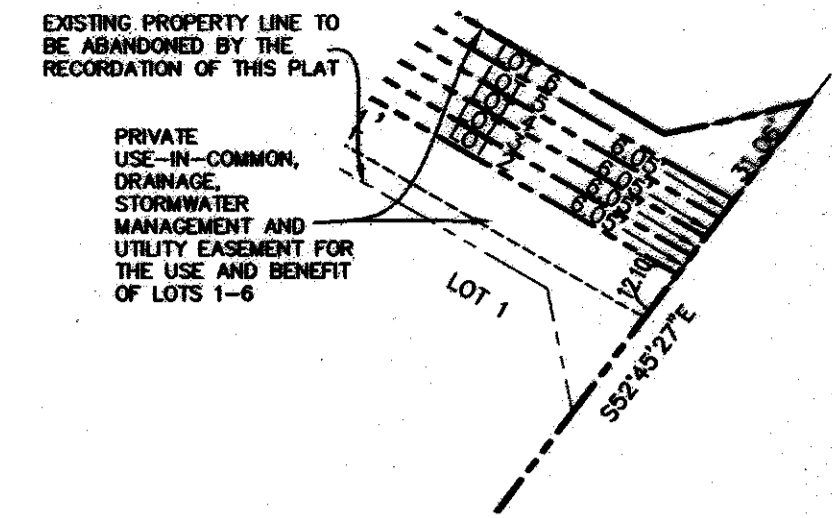
HILL PROPERTY, LOTS 1 THRU 6
A RESUBDIVISION OF ZIMMERMAN PROPERTY, LOTS 4, 5, & 7 (PLAT NO. 8278) SHEET 2 OF 3

TAX MAP 45 PARCEL NO. 59 GRID NO. 5 & 7
FIFTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND EX. ZONING RR-DEO
SCALE: 1" = 100'
DATE: DECEMBER 2016
DPZ FILE NOS. EDP-16-001, F-79-131, F-89-32 (PLAT # 8278), WP-16-080

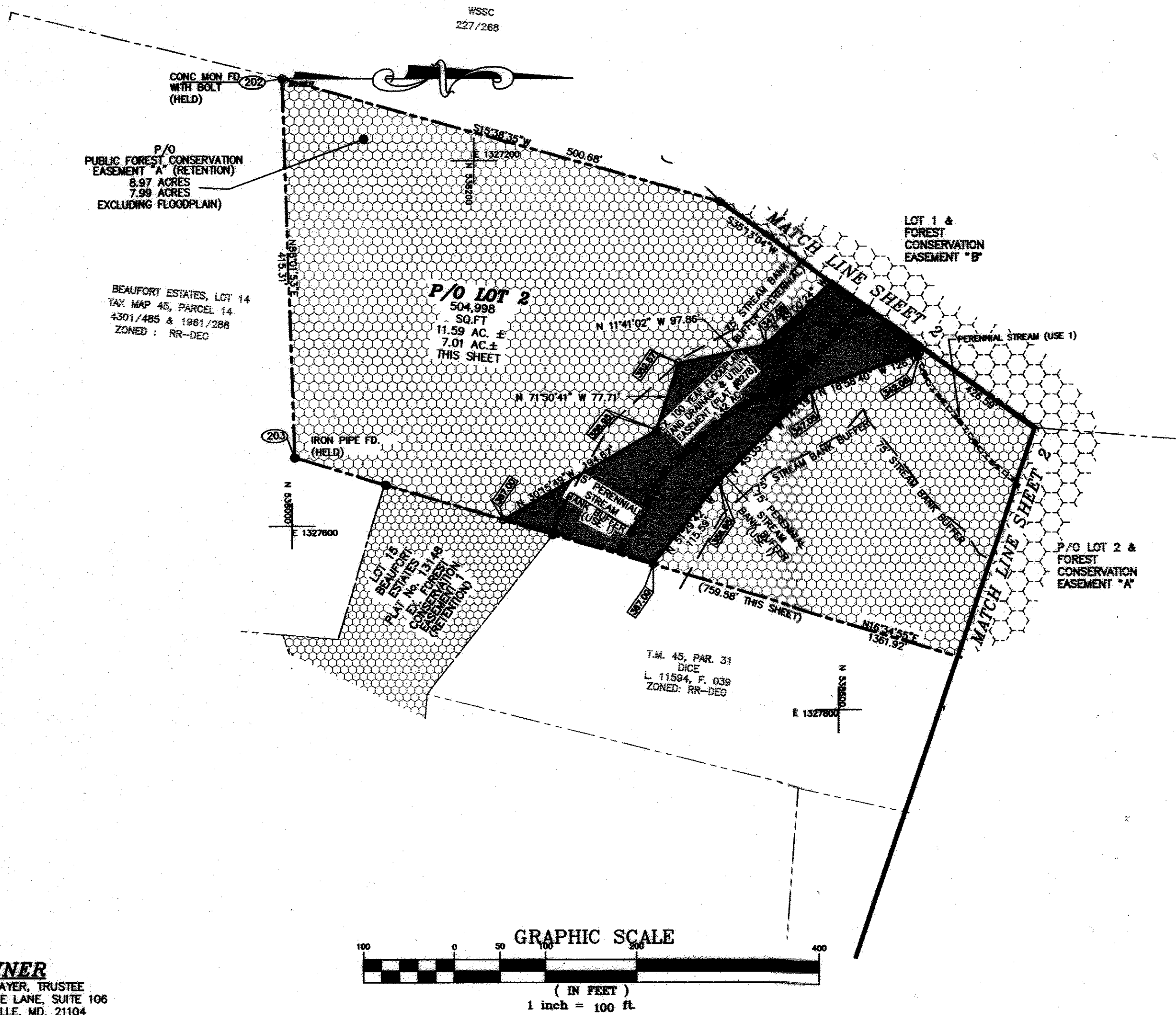
MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
7350-B Grace Drive, Columbia, Maryland 21044
(410) 997-0296 Tel. (410) 997-0298 Fax.

DETAIL

1"=50'



15-008(DWG) FINAL PLAT.DWG



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 E. Lane 12/21/16
 GARY E. LANE, PROP. L.S. DATE

James L. Mayer, Trustee 1/6/17
 JAMES L. MAYER, TRUSTEE DATE

TOTAL AREA TABULATION (THIS SHEET)	
NUMBER OF BUILDABLE LOTS	0
NUMBER OF BULK PARCELS	0
NUMBER OF OPEN SPACE LOTS	0
NUMBER OF LOTS OR PARCELS	0
AREA OF BUILDABLE LOTS	6.03 AC ±
AREA OF BULK PARCELS	0 AC
AREA OF OPEN SPACE LOTS	0 AC
AREA OF RECREATIONAL OPEN SPACE	0 AC
AREA OF 100 YEAR FLOODPLAIN	0.98 AC
AREA OF ROADWAY	0 AC
AREA	7.01 AC ±

OWNER
 JAMES L. MAYER, TRUSTEE
 2400 LONGSTONE LANE, SUITE 106
 MARRIOTTVILLE, MD. 21104

OWNER'S STATEMENT

I, JAMES L. MAYER, OWNER 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 RIGHT-OF-WAYS 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 ERRECTED ON OR OVER THE SAID EASEMENT AND RIGHTS-OF-WAY.

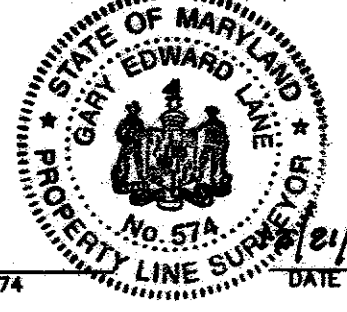
WITNESS MY HAND THIS 4th DAY OF January, 2017.

James L. Mayer, Trustee
 JAMES L. MAYER, TRUSTEE

 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF ALL OF THAT LAND CONVEYED ON JUNE 22, 2016 BY JAMES L. MAYER, PERSONAL REPRESENTATIVE OF THE ESTATE OF SANDRA E. HILL TO JAMES L. MAYER, TRUSTEE OF THE SANDRA E. HILL FAMILY TRUST, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MD IN LIBER 16957 FOLIOS 12, 16 & 19. SAID LAND ALSO KNOWN AS LOTS 4, 5 & 7 AS SHOWN ON A RECORD PLAT ENTITLED "ZIMMERMAN PROPERTY" AND RECORDED AMONG THE AFORESAID LAND RECORDS AS PLAT NUMBER 8278, 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
 GARY E. LANE, PROP. L.S. NO. 574
 EXPIRATION: 3/21/17
 DATE 12/21/16

RECORDED AS PLAT 24087 ON 2/10/17 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**HILL PROPERTY,
 LOTS 1 THRU 6
 A RESUBDIVISION OF
 ZIMMERMAN PROPERTY,
 LOTS 4, 5, & 7
 (PLAT NO. 8278)** SHEET 3 OF 3

TAX MAP 45 FIFTH ELECTION DISTRICT SCALE: 1" = 100'
 PARCEL NO. 59 HOWARD COUNTY, MARYLAND DATE: DECEMBER 2016
 GRID NO. 5 EX. ZONING RR-DEO DPZ FILE NOS. ECP-16-001,
 LOTS 4, 5, & 7 F-79-131, F-89-32 (PLAT # 8278),
 WP-16-050

**MILDENBERG,
 BOENDER & ASSOC., INC.**
 Engineers Planners Surveyors
 7350-B Grace Drive, Columbia, Maryland 21044
 (410) 997-0296 Tel. (410) 997-0298 Fax.

15-009.DWG\FINAL PLAT.DWG

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

Patricia for Maura Rodman 1/30/2017
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chad Clark 2-3-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION SR DATE

Robert Shanderson 2-7-17
 DIRECTOR DATE