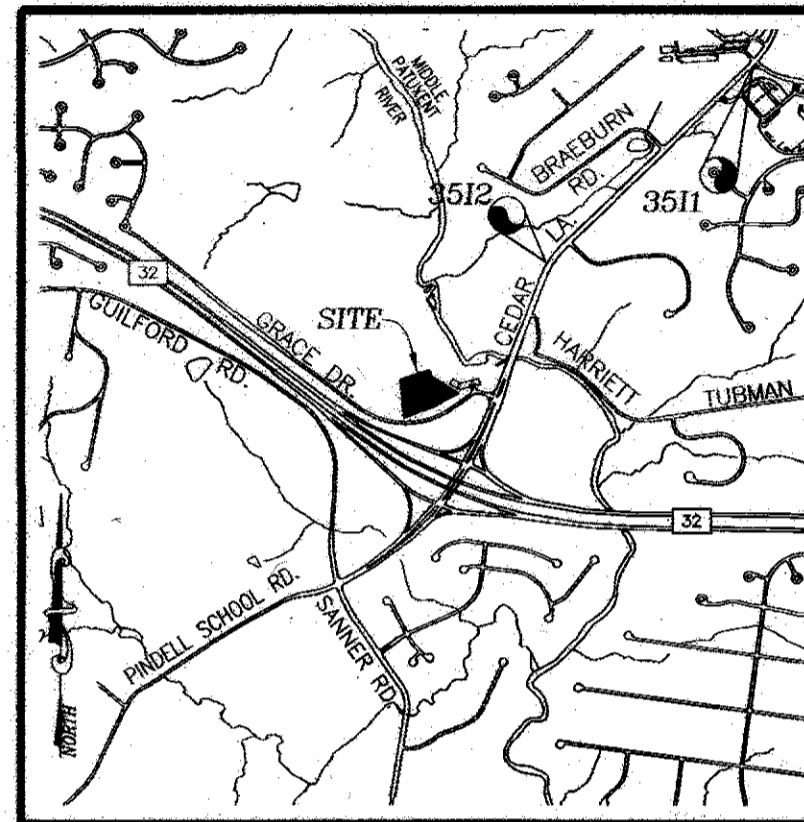


**GENERAL NOTES**

- SUBJECT PROPERTY ZONED POR AS PER THE 10/06/13 COMPREHENSIVE ZONING PLAN.
- COORDINATES REFERENCED ARE BASED ON THE NAD 83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL.  
STATION 3511 557110.367 1344893.647  
STATION 3512 555100.814 1342733.092
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED ON OR ABOUT MAY 14, 2004 BY ROBERT H. VOGEL ENGINEERING, INC.
- BRL DENOTES BUILDING RESTRICTION LINE.
- DENOTES IRON PIPE OR IRON BAR FOUND.
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHT-OF-WAY.
- DENOTES CONCRETE MONUMENT FOUND.
- THERE ARE NO STEEP SLOPES ONSITE WITH A CONTIGUOUS AREA OF 20,000 SF OR GREATER.
- NO BURIAL OR CEMETERY SITES ARE LOCATED ON THE SITE.
- ALL AREAS ARE SHOWN MORE OR LESS (±).
- THE SUBDIVISION IS IN THE METROPOLITAN DISTRICT.
- THERE ARE NO HISTORIC SITES ON THIS PROPERTY.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENT OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:  
A) WIDTH - 12 FEET (16 FEET IS SERVING MORE THAN ONE RESIDENCE)  
B) SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING  
C) GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE, AND MINIMUM 45 FOOT TURNING RADIUS  
D) STRUCTURES (CULVERTS/BRIDGES) - MUST SUPPORT 25 GROSS TON LOADING (H25 LOADING)  
E) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD EVENTS WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE  
F) STRUCTURE CLEARANCES - MINIMUM 12 FEET  
G) MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE
- FOREST CONSERVATION EASEMENTS HAVE BEEN ESTABLISHED TO FULFILL A PORTION OF THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY FOREST CONSERVATION MANUAL. 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.  
- THE FOREST CONSERVATION EASEMENTS WERE CREATED IN CONJUNCTION WITH SDP-06-102 AND ALSO FULFILL THE REQUIREMENTS UNDER SDP-15-078.
- THERE ARE NO WETLANDS OR FLOODPLAINS ON THIS SITE.
- THIS PLAN IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS PER COUNCIL BILL 45-2003 AND THE ZONING REGULATIONS AS AMENDED BY CB-75-2003.
- A - THIS PLAN IS SUBJECT TO BOA CASE NO. 04-027C&V; APPROVED FEBRUARY 1, 2005; FOR (1) A CONDITIONAL USE FOR A STRUCTURE USED PRIMARILY FOR RELIGIOUS ACTIVITIES AND (2) A VARIANCE TO REDUCE THE REQUIRED 75' USE SETBACK FROM AN EXTERNAL PUBLIC STREET RIGHT OF WAY TO ZERO FEET FOR A PROPOSED PARKING LOT IN AN R-ED ZONING DISTRICT, PURSUANT TO SECTIONS 131.N.38 OF THE HOWARD COUNTY ZONING REGULATIONS.  
B - REFERENCE BA-14-016V, APPROVED 07/24/14, FOR SIX VARIANCES FOR A RESTAURANT STRUCTURE, RETAINING WALL, AND PARKING IN A POR ZONING DISTRICT, PURSUANT TO SECTION 130.O.B.2 OF THE HOWARD COUNTY ZONING REGULATIONS. THESE VARIANCES INCLUDE:  
- FROM THE NORTHERN PROPERTY LINE (ADJACENT TO A RESIDENTIAL ZONING DISTRICT):  
1. A REDUCTION IN THE 100-FOOT STRUCTURE AND USE SETBACK TO 52.67 FEET FOR THE PROPOSED BUILDING.  
2. A REDUCTION IN THE 100-FOOT STRUCTURE AND USE SETBACK TO 51.17 FEET FOR PARKING AREA.  
3. A REDUCTION IN THE 75-FOOT STRUCTURE AND USE SETBACK TO 42.90 FOR A PROPOSED RETAINING WALL, FROM THE WESTERN PROPERTY LINE (ADJACENT TO A RESIDENTIAL ZONING DISTRICT):  
4. A REDUCTION IN THE 100-FOOT STRUCTURE AND USE SETBACK TO 78.67 FOR THE PROPOSED BUILDING.  
5. A REDUCTION IN THE 100-FOOT STRUCTURE AND USE SETBACK TO 51.46 FOR A PARKING AREA.  
- FROM THE SOUTHERN PROPERTY LINE (ADJACENT TO A PUBLIC STREET ROW):  
6. A REDUCTION IN THE 30-FOOT STRUCTURE AND USE SETBACK TO 6.97 FOR A PARKING AREA.  
- APPROVAL SUBJECT TO:  
A. THE VARIANCES SHALL APPLY ONLY TO THE USES AND STRUCTURES AS DESCRIBED IN THE PETITION AS DEPICTED ON THE VARIANCE PLAN AND NOT TO ANY OTHER ACTIVITIES, USES, STRUCTURES, OR ADDITIONS ON THE PROPERTY.
- STORMWATER MANAGEMENT IS PROVIDED UNDER SDP-15-078. DETENTION FACILITIES WERE SIZED TO MANAGE ULTIMATE SITE CONDITIONS AND ARE PRIVATELY OWNED AND MAINTAINED.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, AND STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF THE FOREST CONSERVATION EASEMENT AREAS.
- PUBLIC WATER IS AVAILABLE THROUGH CONTRACT 34-4410-D.  
PUBLIC SEWER IS AVAILABLE THROUGH CONTRACT 34-4410-D.



**VICINITY MAP**  
SCALE: 1"=2000'  
ADC 15A11

**RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS**

DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS FOREST CONSERVATION AREA), LOCATED IN, ON, OVER AND THROUGH PARCEL 86, OR PORTIONS THEREOF, AND SHOWN ON THIS PLAT AS THE FOREST CONSERVATION AREA. ANY AND ALL 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 WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. 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.

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.

*Eric David Salmi* 10/31/2016 DATE  
ERIC DAVID SALMI  
PROFESSIONAL LAND SURVEYOR, MD REG. NO. 21639

*Raj Kathuria* 10/31/16 DATE  
RAJ KATHURIA  
AUTHORIZED PERSON  
7410 GRACE DRIVE, LLC

**AREA TABULATION**

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	3.8387 AC
- BUILDABLE	3.8387 AC
- NON-BUILDABLE	0.0000 AC
- OPEN SPACE	0.0000 AC
- PRESERVATION PARCELS	0.0000 AC
C. TOTAL AREA OF ROADWAY TO BE RECORDED INCLUDING WIDENING STRIPS	0.0000 AC
D. TOTAL AREA OF SUBDIVISION TO BE RECORDED	3.8387 AC

**OWNER/DEVELOPER**  
7410 GRACE DRIVE, LLC  
13007 TWELVE HILLS ROAD  
CLARKSVILLE, MD 21029  
443-739-6077

**ROBERT H. VOGEL ENGINEERING, INC.**  
ENGINEERS • SURVEYORS • PLANNERS  
8407 MAIN STREET  
ELLICOTT CITY, MD 21043 TEL: 410.461.7666  
FAX: 410.461.6961

**PURPOSE:**

- THE PURPOSE OF THIS PLAT IS TO REVISE PLATS 19441-19442 (F-07-092) TO:
- EXPAND THE EXISTING "PUBLIC WATER & UTILITY EASEMENT" (PLAT 19441-19442)
  - RELEASE PART OF THE EXISTING PUBLIC WATER & UTILITY EASEMENT (PLAT 19441-19442)
  - REVISE SETBACKS TO REFLECT POR ZONING

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

*Wilton for Maureen Rossman* 11/15/2016  
HOWARD COUNTY HEALTH OFFICER A.D. DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*[Signature]* 11/22/16  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*[Signature]* 11-22-16  
DIRECTOR DATE

**OWNER'S CERTIFICATE**

WE, 7410 GRACE DRIVE, LLC, OWNER OF THE PROPERTY SHOWN HEREON, ADOPT THIS PLAT OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS 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-WAYS AND THE SPECIFIC EASEMENTS SHOWN;
- THE RIGHT TO REQUIRE DEDICATION FOR THE PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, THE FLOODPLAINS AND OPEN SPACES, WHERE APPLICABLE AND FOR THE GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE IN THE BEDS OF THE STREETS AND/OR ROADS, FLOOD PLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE;
- THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THE CONSTRUCTION, REPAIR AND MAINTENANCE; AND
- THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 31 DAY OF OCTOBER 2016.

*[Signature]*  
7410 GRACE DRIVE, LLC  
BY: RAJ KATHURIA, AUTHORIZED PERSON

*[Signature]*  
WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT AND IS A SUBDIVISION OF ALL THAT LAND CONVEYED FROM CHESAPEAKE CONFERENCE ASSOCIATION OF SEVENTH-DAY ADVENTISTS TO 7410 GRACE DRIVE, LLC BY DEED DATED DECEMBER 20, 2013, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 15412, FOLIO 410.

I HEREBY FURTHER CERTIFY THAT ALL MONUMENTS ARE IN 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 THAT THE BOUNDARY 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 PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21639, EXPIRATION DATE JANUARY 3, 2018.

*Eric David Salmi* 10/31/2016 DATE  
ERIC DAVID SALMI  
PROFESSIONAL LAND SURVEYOR, MD REG. NO. 21639



RECORDED AS PLAT No. 23974 ON 12/2/16  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**PLAT OF REVISION**

**BALTIMORE SEVENTH DAY ADVENTIST KOREAN CHURCH**

A REVISION OF "BALTIMORE SEVENTH DAY ADVENTIST KOREAN CHURCH" PLATS 19441-19442

TAX MAP 35, GRID 22 PARCEL 86  
FIFTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND  
ZONED POR

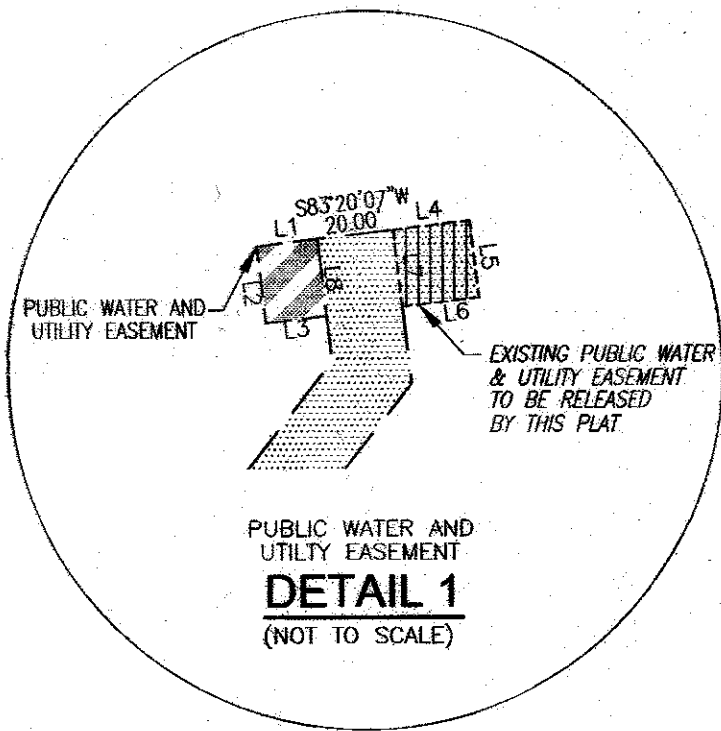
DPZ FILE NO. BA-04-027C&V, SDP-06-102, SDP-15-078, F-07-092  
PLAT 19441-19442, PUBLIC W/S CONTRACT 34-4410-D  
ECP-15-046, BA-14-016, F-07-092.

SCALE 1"= 50' OCTOBER 27, 2016



CURVE DATA					
CURVE	ARC	RADIUS	TANGENT	DELTA	CHORD
C1	179.49'	740.00'	90.19'	13°53'50"	S61°17'21"W 179.05'

COORDINATE LIST		
POINT	NORTH	EAST
69	553689.8810	1341595.3380
111	553918.6472	1341550.2538
200	553892.9660	1341223.9718
201	553993.5521	1341522.0269
202	553748.2186	1341821.9100
203	553688.1589	1341708.7406
205	553602.1454	1341551.7037
206	553509.6878	1341298.3043
207	553494.0073	1341261.6038



LINE	BEARING	DISTANCE
L1	S83°20'07"W	15.94'
L2	S06°39'53"E	20.00'
L3	S83°20'07"W	15.94'
L4	S83°20'07"W	20.07'
L5	S06°39'53"E	20.00'
L6	S83°20'07"W	20.07'
L7	S06°39'53"E	20.00'
L8	S06°39'53"E	20.00'

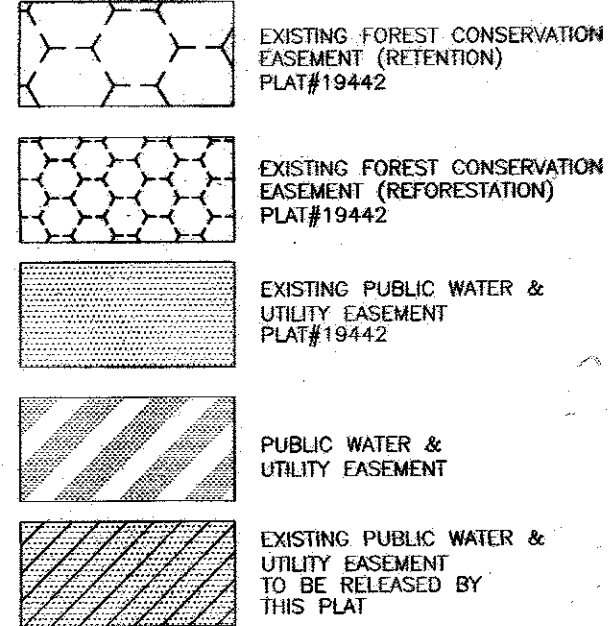
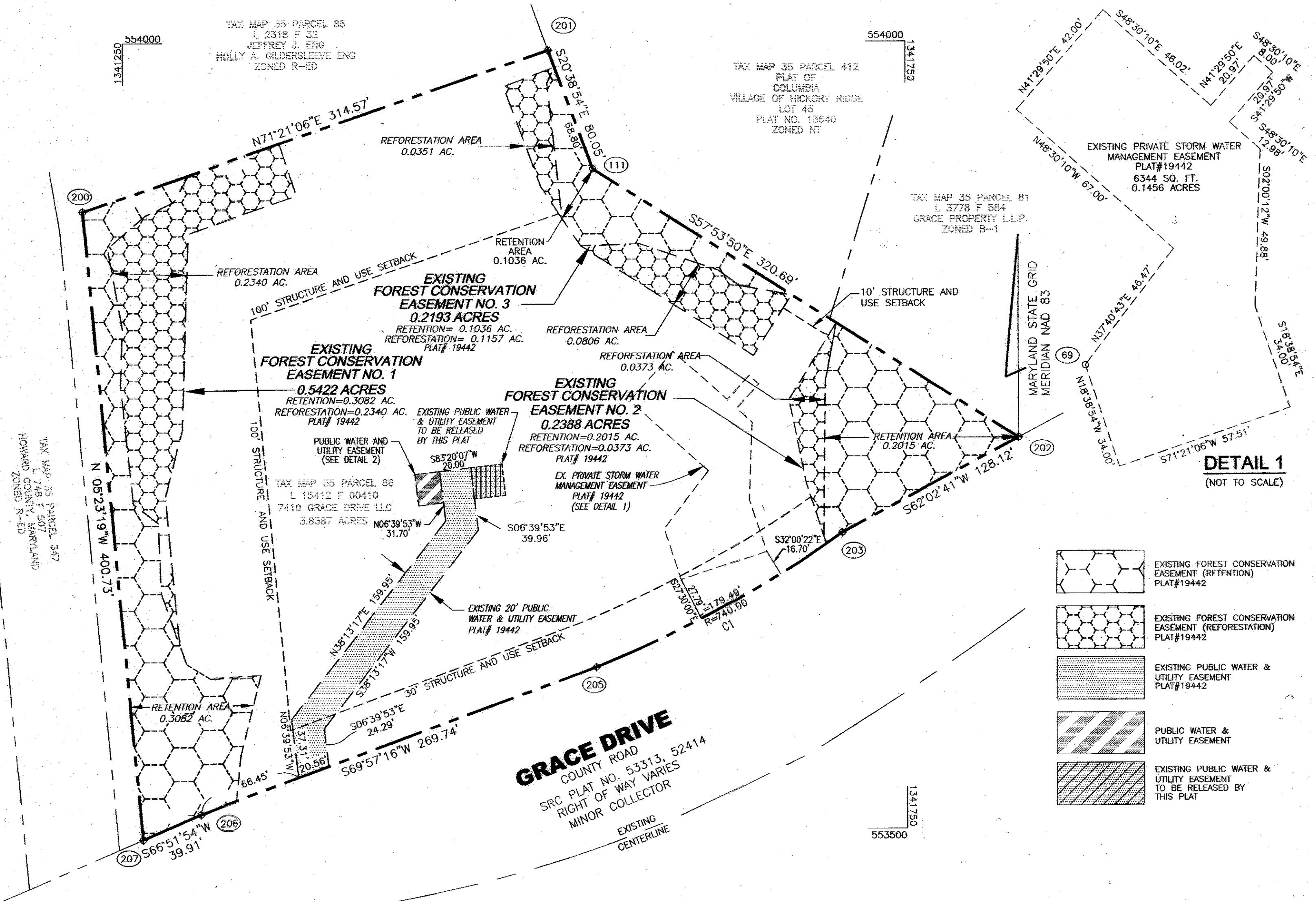
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*Eric David Salmi*  
ERIC DAVID SALMI  
DATE: 10/31/2016  
PROFESSIONAL LAND SURVEYOR, MD REG. NO. 21639

*Raj Kathuria*  
RAJ KATHURIA  
DATE: 10/31/16  
AUTHORIZED PERSON  
7410 GRACE DRIVE, LLC

AREA TABULATION	
A. TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	1
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**OWNER/DEVELOPER**  
7410 GRACE DRIVE, LLC  
13007 TWELVE HILLS ROAD  
CLARKSVILLE, MD 21029  
443-739-6077



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ENGINEERS • SURVEYORS • PLANNERS  
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ELLICOTT CITY, MD 21043 TEL: 410.461.7666 FAX: 410.461.8961

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

*Wifon for Monica Rossman 11/15/2016*  
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Eric David Salmi*  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE: 11/22/16

*Raj Kathuria*  
DIRECTOR DATE: 11-28-16

**OWNER'S CERTIFICATE**

WE, 7410 GRACE DRIVE, LLC, OWNER OF THE PROPERTY SHOWN HEREON, ADOPT THIS PLAT OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS 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-WAYS AND THE SPECIFIC EASEMENTS SHOWN;
- 2) THE RIGHT TO REQUIRE DEDICATION FOR THE PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS, THE FLOODPLAINS AND OPEN SPACES, WHERE APPLICABLE AND FOR THE GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE IN THE BEDS OF THE STREETS AND/OR ROADS, 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 THE CONSTRUCTION, REPAIR AND MAINTENANCE; AND
- 4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER THE SAID RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 31 DAY OF OCTOBER, 2015.

*Raj Kathuria*  
7410 GRACE DRIVE, LLC  
BY: RAJ KATHURIA, AUTHORIZED PERSON

*Megan Ruggier*  
WITNESS

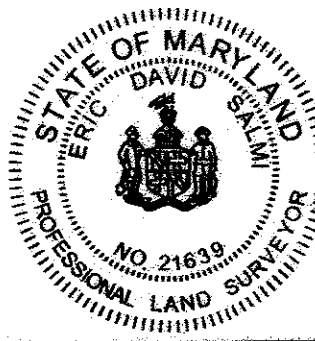
**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS A SUBDIVISION OF ALL THAT LAND CONVEYED FROM CHESAPEAKE CONFERENCE ASSOCIATION OF SEVENTH-DAY ADVENTISTS TO 7410 GRACE DRIVE, LLC BY DEED DATED DECEMBER 20, 2013, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 15412, FOLIO 410.

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I HEREBY 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. 21639, EXPIRATION DATE JANUARY 3, 2018.

*Eric David Salmi*  
ERIC DAVID SALMI  
DATE: 10/31/2016  
PROFESSIONAL LAND SURVEYOR, MD REG. NO. 21639



RECORDED AS PLAT No. 23975 ON 12/2/16  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**BALTIMORE SEVENTH DAY ADVENTIST KOREAN CHURCH**  
A REVISION OF "BALTIMORE SEVENTH DAY ADVENTIST KOREAN CHURCH" PLATS 19441-19442

TAX MAP 35, GRID 22 PARCEL 86  
FIFTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND  
ZONED P0R  
DPZ FILE NO. BA-04-027C&V, SDP-06-102, SDP-15-078, F-07-092  
PLAT 19441-19442; PUBLIC W/S CONTRACT 34-4410-D  
ECP-15-046, BA-14-016, F-07-092.

