

GENERAL NOTES:

- COORDINATES BASED ON NAD 83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION NOS. 30HA & 36BC.
- SUBJECT PROPERTY ZONED 'R-12' PER 1/06/2013 COMPREHENSIVE ZONING PLAN.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
WIDTH - 12' (16' SERVING MORE THAN ONE RESIDENCE)
SURFACE - 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1 1/2" MIN)
GEOMETRY - MAX. 15% GRADE, MAX 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS
STRUCTURE (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING)
DRAINAGE ELEMENTS - SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE
MAINTENANCE - SUFFICIENT TO INSURE 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 ONTO THE PIPESTEM LOT DRIVEWAY.
- THE REQUIREMENTS OF SECTION 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 THE MARKERS HAVE BEEN COMPLIED WITH.
- SCOTT SHANABERGER DATE 09/29/18
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY SHANABERGER & LANE IN FEBRUARY-MAY, 2007.
- THE AREAS SHOWN HEREON ARE NOT EXACT BUT ARE ROUNDED TO THE NEAREST 1 SQUARE FOOT AND THE NEAREST 0.0001 ACRE.
- WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- PUBLIC WATER AND SEWAGE ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
- THIS PLAT COMPLIES WITH THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION BY PREVIOUS PAYMENT OF A FEE OF \$6,535.00 (8,712 SQ. FT. X \$0.75/SQ. FT.) UNDER F-08-121.
- NO FEE-IN-LIEU OF OPEN SPACE IS DUE AT THIS TIME. NO NEW BUILDING LOTS ARE BEING CREATED BY THIS PLAT. LOT 6, WHICH IS BEING RESUBDIVIDED WITH THIS PLAT, HAS ALREADY SATISFIED THE OPEN SPACE FEE-IN-LIEU WHICH TRANSFERS TO LOT 8. ONCE NON-BUILDABLE PARCEL A IS RESUBDIVIDED INTO A BUILDABLE LOT, AN ADDITIONAL \$1500.00 FEE-IN-LIEU FOR OPEN SPACE WILL BE REQUIRED.
- LANDSCAPING SURETY FOR THIS PROJECT HAS BEEN PROVIDED UNDER F-08-121.
- THERE ARE NO WETLANDS OR STREAMS ON THIS SITE PER A SITE INSPECTION ON 1/21/9/2014 BY ECO-SCIENCE PROFESSIONALS, WHICH WAS SUBMITTED AND APPROVED WITH F-17-105.
- THERE IS NO FLOODPLAIN ON THIS SITE.
- STORMWATER MANAGEMENT FOR THIS PROJECT IS PROVIDED BY NON-ROOFTOP DISCONNECTION CREDITS, DRYWELLS, AND MICROBIORETENTION FACILITY. PLEASE REFER TO THE SWM REPORT AND SUPPLEMENTAL SWM PLAN PREPARED BY SILL ENGINEERING GROUP DATED JUNE 23, 2017 AND APPROVED WITH F-17-105 FOR MORE INFORMATION.
- B.R.L. DESIGNATES BUILDING RESTRICTION LINE.
- DECLARATION OF MAINTENANCE AGREEMENTS FOR THE USE-IN COMMON DRIVEWAY ARE RECORDED IN LIBER 16508, FOLIO 457, AND LIBER 16540, FOLIO 405.
- THE TRAFFIC STUDY FOR THIS PROJECT WAS PREPARED BY THE MARS GROUP, DATED JUNE 23, 2017 AND WAS APPROVED WITH F-17-105.
- THERE ARE NO EXISTING STRUCTURES ON THIS SITE.
- IF NON-BUILDABLE PARCEL A IS SOLD PRIOR TO PASSING THE APFO TEST AND RECORDING F-17-105 THE OWNER MUST DISCLOSE TO THE BUYER THAT:
1. NON-BUILDABLE PARCEL A'S STATUS AS A BUILDING LOT IS ON HOLD.
2. PRIOR TO PROCEEDING WITH SITE DEVELOPMENT PLAN SUBMISSION, F-17-105 MUST PASS THE APFO TEST AND F-17-105 MUST BE SIGNED AND RECORDED.

TABULATION OF FINAL PLAT

| | |
|-----------------------------------------------------|---------------|
| TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED: | |
| BUILDABLE | 1 |
| NON-BUILDABLE | 1 |
| OPEN SPACE | 0 |
| PRESERVATION PARCELS | 0 |
| TOTAL AREA OF LOTS AND/OR PARCELS | |
| BUILDABLE | 0.4035 ACRES± |
| NON-BUILDABLE | 0.3253 ACRES± |
| OPEN SPACE | 0 |
| PRESERVATION PARCELS | 0 |
| TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED | |
| INCLUDING WIDENING STRIPS | 0.0000 ACRES± |
| TOTAL AREA OF SUBDIVISION TO BE RECORDED | 0.7288 ACRES± |

APPROVED: FOR PUBLIC WATER & SEWER SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT.

B. Wilson for Maura Rottman 4/30/2018
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING.

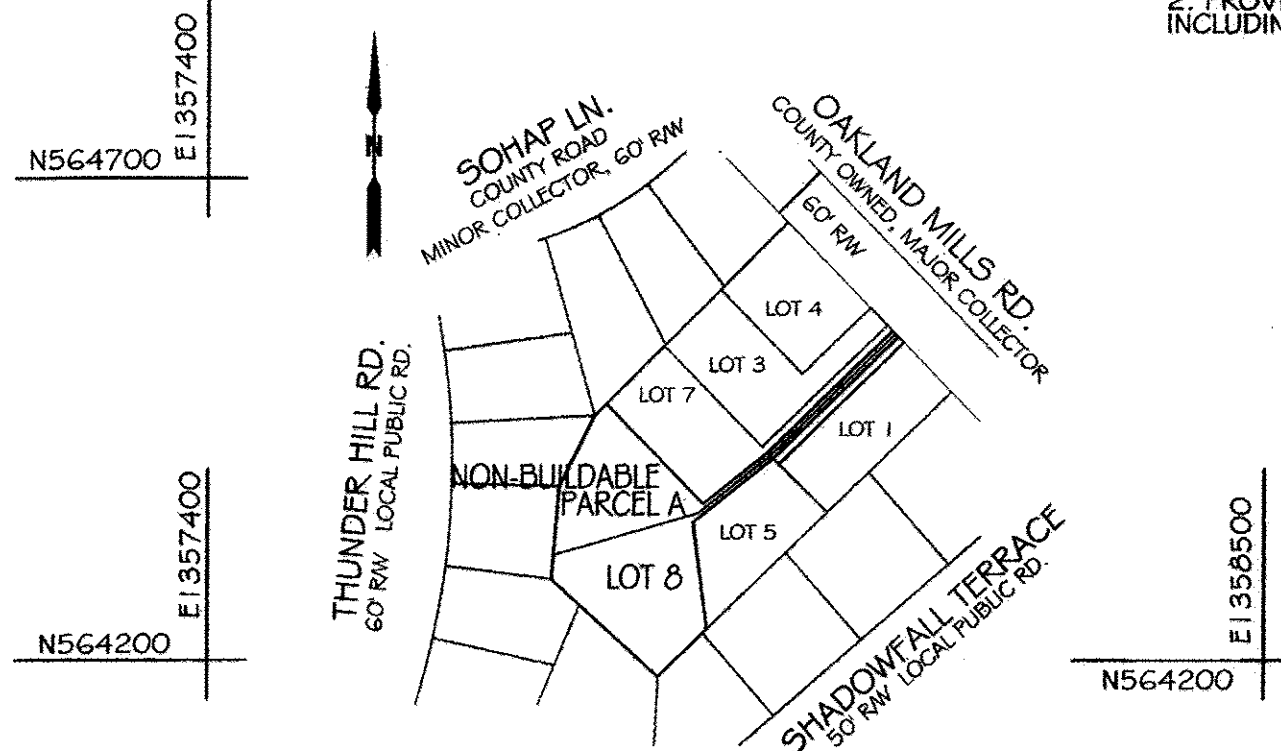
Chad Plumb 5-8-18 DATE
CHIEF, DEVELOPMENT ENGINEERING DIVISION
Kent St. Louis 5-11-18 DATE
DIRECTOR

GENERAL NOTES:

- WATER IS PUBLIC. CONTRACT #24-4562-D. SEWER IS PUBLIC. CONTRACT #24-4562-D
- RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN OR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES 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. 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.
- PROPERTY ADDRESSES: 5626-A AND 5626-B OAKLAND MILLS ROAD
- A PRESUBMISSION COMMUNITY MEETING FOR THIS SUBDIVISION WAS HELD ON JANUARY 23, 2017. ALL COMMUNITY MEETING REQUIREMENTS AND ALL SUPPLEMENTAL PLAN/REPORTS/SUBMISSION REQUIREMENTS HAVE ALREADY BEEN SATISFIED FOR THIS SUBDIVISION WITH THE APPROVED SUBMISSION OF F-17-105.
- WP 09-150, WP 10-046, WP 11-075, WP 12-095 WERE APPROVED TO EXTEND TIME TO COMPLETE DEVELOPER AGREEMENTS AND SUBMIT PLAT ORIGINALS FOR SIGNATURE.
- ON OCTOBER 27, 2016, A DESIGN MANUAL WAIVER TO VOLUME III, SECTION 2.6.A. WAS APPROVED BY THE CHIEF, DEVELOPMENT ENGINEERING DIVISION, TO ALLOW A 7TH LOT TO USE THE USE-IN-COMMON DRIVEWAY.
- IN ACCORDANCE WITH SECTION 109.0.E OF THE HOWARD COUNTY ZONING REGULATIONS, AT LEAST 10% OF THE DWELLINGS IN EACH R-12 DEVELOPMENT SOLD SHALL BE MODERATE INCOME HOUSING UNITS. THIS PROJECT HAS ELECTED TO SATISFY THE M.I.H.U. REQUIREMENTS BY A FEE-IN-LIEU PAYMENT. THE EXECUTED M.I.H.U. AGREEMENT FOR LOT 6 WHICH IS NOW LOT 8 & NON-BUILDABLE PARCEL A).

26. ON OCTOBER 27, 2016, A DESIGN MANUAL WAIVER TO VOLUME III, SECTION 2.6.A. WAS APPROVED BY THE CHIEF, DEVELOPMENT ENGINEERING DIVISION, TO ALLOW A 7TH LOT TO USE THE USE-IN-COMMON DRIVEWAY.

27. IN ACCORDANCE WITH SECTION 109.0.E OF THE HOWARD COUNTY ZONING REGULATIONS, AT LEAST 10% OF THE DWELLINGS IN EACH R-12 DEVELOPMENT SOLD SHALL BE MODERATE INCOME HOUSING UNITS. THIS PROJECT HAS ELECTED TO SATISFY THE M.I.H.U. REQUIREMENTS BY A FEE-IN-LIEU PAYMENT. THE EXECUTED M.I.H.U. AGREEMENT FOR LOT 6 WHICH IS NOW LOT 8 & NON-BUILDABLE PARCEL A).



MILL HAVEN, LOT 8 and NON-BUILDABLE PARCEL A
SCALE: 1"=200'

| SHEET INDEX | |
|-------------|-------------------------------|
| SHEET 1 | INDEX SHEET AND GENERAL NOTES |
| SHEET 2 | LOT AND EASEMENT INFORMATION |

| MINIMUM LOT SIZE CHART | | | |
|------------------------|------------|---------------|------------------|
| LOT # | GROSS AREA | PIPESTEM AREA | MINIMUM LOT SIZE |
| 8 | 17,577 SF. | 1,176 SF. | 16,401 SF. |
| NON-BUILDABLE PARCEL A | 14,171 SF. | 1,133 SF. | 13,038 SF. |

OWNER
SOPHOS GROUP, LLC.
MICHAEL BALAKIRSKY
11755 BRAGDON WOOD
CLARKSVILLE, MD 21029
(410) 340-7823

SURVEYOR
SHANABERGER & LANE
8726 TOWN & COUNTRY BLVD.
SUITE 201
ELLICOTT CITY, MD. 21043
(410)-461-9563

OWNER'S CERTIFICATE

WE, SOPHOS GROUP, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY MICHAEL BALAKIRSKY, 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS. WITNESS OUR HANDS THIS 29 DAY OF MARCH 2018.

Michael Balakirsky 09/29/18 DATE
MICHAEL BALAKIRSKY
Scott Shanaberger 7/20/18 DATE
WITNESS

GENERAL NOTES:

- ON JUNE 19, 2014 THE PLANNING DIRECTOR APPROVED WP-14-133 WHICH GRANTED A WAIVER OF SECTION 16.144 (d), (g), OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, WHICH REQUIRED SUBMISSION OF THE FINAL PLAT ORIGINAL WITHIN 180 DAYS OF THE FINAL PLAN APPROVAL. APPROVAL OF WP-14-133 IS SUBJECT TO THE FOLLOWING CONDITIONS:
1. APPLICANT MUST HOLD A PRE-SUBMISSION COMMUNITY MEETING PRIOR TO THE SUBMISSION OF THE REVISED FINAL PLANS.
2. APPLICANT MUST SUBMIT A REVISED PLAN FOR REVIEW BY THE SRC AGENCIES WITHIN 6 MONTHS OF WAIVER APPROVAL.
3. THE SIGNED WATER AND SEWER PLANS AND SIGNED ROAD CONSTRUCTION DRAWINGS MUST BE REVISED REFLECTING ANY CHANGES PROPOSED ON THE FINAL PLAT WITHIN 6 MONTHS OF WAIVER APPROVAL.
4. 1/2 OF THE INITIAL PROCESSING FEE MUST BE PAID AT THE TIME OF SUBMISSION OF THE REVISED FINAL PLAN.
5. PLAN MUST COMPLY WITH ANY FEE CHANGES PER THE COUNTY FEE SCHEDULE.
6. NO NEW LOTS MY BE CREATED WITH THE RE-ACTIVATION OF F-08-121.
7. FINAL PLAN MUST COMPLY WITH ALL CURRENT COUNTY AND STATE REGULATIONS.
8. ANY REMOVAL OF SPECIMEN TREES WILL REQUIRE THE SUBMISSION AND APPROVAL OF A WAIVER PETITION.
9. AFTER REVIEW AND APPROVAL OF THE FINAL PLAN IS COMPLETE, THE SUBDIVISION WILL BE TESTED FOR AVAILABILITY OF HOUSING UNIT ALLOCATIONS AND THE OPEN/CLOSED SCHOOLS TEST IN ACCORDANCE WITH THE ADEQUATE PUBLIC FACILITIES ORDINANCE.
- ON NOVEMBER 6, 2014 THE PLANNING DIRECTOR APPROVED WP-15-051 WHICH GRANTED A WAIVER OF SECTION 16.1205 (a), (7), OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, PROHIBITING REMOVAL OF SPECIMEN TREES. APPROVAL OF WP-15-051 IS SUBJECT TO THE FOLLOWING CONDITIONS:
1. AS MITIGATION FOR THE REMOVAL OF ONE (1) SPECIMEN TREE, THE DEVELOPER IS REQUIRED TO PLANT A 2" CALIPER NATIVE SHADE TREE ALONG THE REAR PERIMETER OF PROPOSED LOT 7. THE TREE WILL BE SHOWN ON THE LANDSCAPING PLAN AND WILL BE BONDED WITH THE LANDSCAPING SURETY.
2. PROVIDE A BRIEF DESCRIPTION ON THE FINAL PLATS OF WP-15-051 INCLUDING REQUEST, SECTION OF THE REGULATIONS, ACTION, AND DATE.
- ON SEPTEMBER 14, 2016 THE PLANNING DIRECTOR APPROVED WP-16-140 WHICH GRANTED A REQUEST FOR ALTERNATIVE COMPLIANCE WITH SECTION 16.1205 (a), (7) OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, TO ALLOW THE RETROACTIVE REMOVAL OF ONE (1) SPECIMEN TREE WHICH WAS LOCATED WITHIN LOT 5 OF MILL HAVEN. APPROVAL OF WP-16-140 IS SUBJECT TO THE FOLLOWING CONDITIONS:
1. AS MITIGATION FOR THE REQUESTED REMOVAL OF ONE (1) SPECIMEN TREE, LOCATED WITHIN LOT 5, DEVELOPER IS REQUIRED TO PLANT FOUR 3" CALIPER SWEET GUM TREES ALONG THE PROPERTY LINE BETWEEN LOTS 1 AND 5.
2. THE FOUR 3" CALIPER SWEET GUM TREES MUST BE REDLINED ON THE ASSOCIATED ROAD CONSTRUCTION DRAWINGS F-08-121.
3. ON ALL SUBSEQUENT PLANS AND/OR PLATS, PROVIDE A BRIEF DESCRIPTION OF THE RECONSIDERATION OF THE ALTERNATIVE COMPLIANCE, WP-16-140, AS A GENERAL NOTE TO INCLUDE REQUESTIONS, SECTIONS OF THE REGULATIONS, ACTION, AND DATE.
- ON FEBRUARY 14, 2017 THE PLANNING DIRECTOR APPROVED WP-17-065 WHICH GRANTED A REQUEST FOR ALTERNATIVE COMPLIANCE WITH THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, PROHIBITING REMOVAL OF SPECIMEN TREES. APPROVAL OF WP-17-065 IS SUBJECT TO THE FOLLOWING CONDITIONS:
1. AS MITIGATION FOR THE REMOVAL ONE ONE (1) SPECIMEN TREE WITHIN LOT 6 THE DEVELOPER IS REQUIRED TO PLANT FOUR 3" CALIPER CARPINUS CAROLINIANA (AMERICAN HORNBEAM) TREES ALONG THE WEST/NORTHWEST PROPERTY LINE.
2. THE FOUR 3" CALIPER CARPINUS CAROLINIANA (AMERICAN HORNBEAM) TREES MUST BE REDLINED ON THE ASSOCIATED ROAD CONSTRUCTION DRAWINGS F-08-121.
3. ON ALL SUBSEQUENT PLANS AND/OR PLATS, PROVIDE A BRIEF DESCRIPTION OF THE ALTERNATIVE COMPLIANCE WP-17-065 AS A GENERAL NOTE TO INCLUDE REQUESTS, SECTIONS OF THE REGULATIONS, ACTION, AND DATE.
- ON MARCH 8, 2008, THE CHIEF, DEVELOPMENT ENGINEERING DIVISION APPROVED A DESIGN MANUAL WAIVER OF VOL. III, SEC. 2.5.B.9, TO ALLOW USE OF INTERSECTION SIGHT DISTANCE REQUIREMENTS INSTEAD OF STOPPING SIGHT DISTANCE REQUIREMENTS.
- ON AUGUST 29, 2008, THE DEVELOPMENT ENGINEERING DIVISION APPROVED DESIGN MANUAL WAIVERS OF VOL. III, SECTION 2.5.B.9., VOL. III, SECTION 2.4.D., AND VOLUME IV, DETAIL R-1.03.

30. ON SEPTEMBER 14, 2016 THE PLANNING DIRECTOR APPROVED WP-16-140 WHICH GRANTED A REQUEST FOR ALTERNATIVE COMPLIANCE WITH SECTION 16.1205 (a), (7) OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, TO ALLOW THE RETROACTIVE REMOVAL OF ONE (1) SPECIMEN TREE WHICH WAS LOCATED WITHIN LOT 5 OF MILL HAVEN. APPROVAL OF WP-16-140 IS SUBJECT TO THE FOLLOWING CONDITIONS:
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2. THE FOUR 3" CALIPER SWEET GUM TREES MUST BE REDLINED ON THE ASSOCIATED ROAD CONSTRUCTION DRAWINGS F-08-121.
3. ON ALL SUBSEQUENT PLANS AND/OR PLATS, PROVIDE A BRIEF DESCRIPTION OF THE RECONSIDERATION OF THE ALTERNATIVE COMPLIANCE, WP-16-140, AS A GENERAL NOTE TO INCLUDE REQUESTIONS, SECTIONS OF THE REGULATIONS, ACTION, AND DATE.

31. ON FEBRUARY 14, 2017 THE PLANNING DIRECTOR APPROVED WP-17-065 WHICH GRANTED A REQUEST FOR ALTERNATIVE COMPLIANCE WITH THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, PROHIBITING REMOVAL OF SPECIMEN TREES. APPROVAL OF WP-17-065 IS SUBJECT TO THE FOLLOWING CONDITIONS:
1. AS MITIGATION FOR THE REMOVAL ONE ONE (1) SPECIMEN TREE WITHIN LOT 6 THE DEVELOPER IS REQUIRED TO PLANT FOUR 3" CALIPER CARPINUS CAROLINIANA (AMERICAN HORNBEAM) TREES ALONG THE WEST/NORTHWEST PROPERTY LINE.
2. THE FOUR 3" CALIPER CARPINUS CAROLINIANA (AMERICAN HORNBEAM) TREES MUST BE REDLINED ON THE ASSOCIATED ROAD CONSTRUCTION DRAWINGS F-08-121.
3. ON ALL SUBSEQUENT PLANS AND/OR PLATS, PROVIDE A BRIEF DESCRIPTION OF THE ALTERNATIVE COMPLIANCE WP-17-065 AS A GENERAL NOTE TO INCLUDE REQUESTS, SECTIONS OF THE REGULATIONS, ACTION, AND DATE.

32. ON MARCH 8, 2008, THE CHIEF, DEVELOPMENT ENGINEERING DIVISION APPROVED A DESIGN MANUAL WAIVER OF VOL. III, SEC. 2.5.B.9, TO ALLOW USE OF INTERSECTION SIGHT DISTANCE REQUIREMENTS INSTEAD OF STOPPING SIGHT DISTANCE REQUIREMENTS.

33. ON AUGUST 29, 2008, THE DEVELOPMENT ENGINEERING DIVISION APPROVED DESIGN MANUAL WAIVERS OF VOL. III, SECTION 2.5.B.9., VOL. III, SECTION 2.4.D., AND VOLUME IV, DETAIL R-1.03.

34. ON AUGUST 3, 2017 THE DEPARTMENT OF PLANNING & ZONING APPROVED F-17-105, WHICH SUBDIVIDED LOT 6, MILL HAVEN INTO LOTS 8 & 9, MILL HAVEN, CREATING ONE NEW BUILDING LOT. PROCESSING OF THE F-17-105 WAS HALTED AT THAT POINT DUE TO THE SUBDIVISION BEING LOCATED IN A CLOSED SCHOOL REGION, ELEMENTARY SCHOOL DISTRICT, AND/OR MIDDLE SCHOOL DISTRICT. THIS PLAT IS SUBMITTED TO SUBDIVIDE LOT 6, MILL HAVEN, INTO LOT 8 AND NON-BUILDABLE PARCEL A, CREATING NO NEW BUILDING LOTS. THE INTENTION IS TO RE-RECORD NON-BUILDABLE PARCEL A INTO LOT 9 WHEN THE CLOSED SCHOOL REGION, ELEMENTARY SCHOOL DISTRICT, AND/OR MIDDLE SCHOOL DISTRICT IS/ARE OPEN. ONCE NON-BUILDABLE PARCEL A PASSES APFO TEST THIS PARCEL WILL BE RECORDED AS A LOT AS PART OF F-17-105, CHANGING THE STATUS OF NON-BUILDABLE PARCEL A TO BUILDABLE LOT 9. THE SUPPLEMENTAL PLANS FOR F-08-121 HAVE BEEN REVISED TO SHOW NON-BUILDABLE PARCEL A AND LOT 8. A DEED INDICATING PARCEL A'S STATUS AS NON-BUILDABLE UNTIL IT PASSES THE APFO TEST WAS RECORDED ON MARCH 28, 2018 IN LIBER 18106, FOLIO 67.

PLEASE NOTE THAT ALL LOTS/RESIDENTIAL UNITS 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.

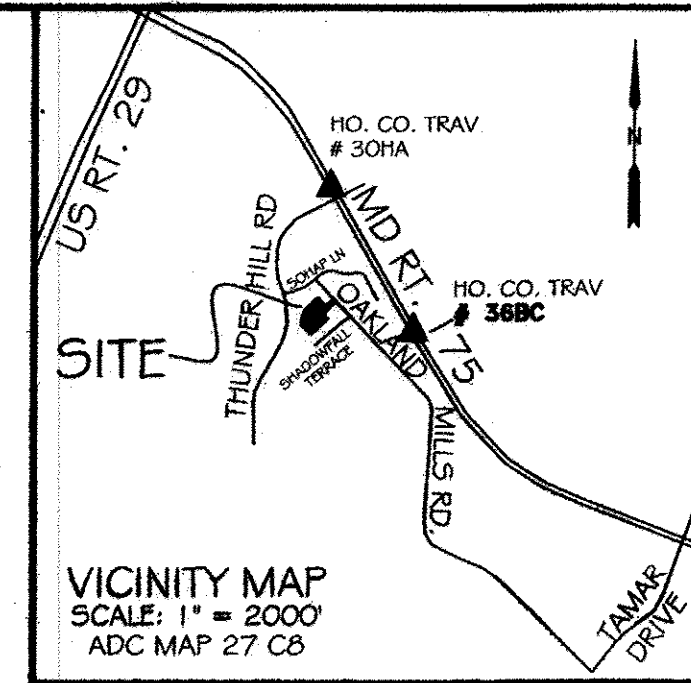
PURPOSES OF RESUBDIVISION PLAT:
1. TO RESUBDIVIDE LOT 6 INTO LOTS 8 AND NON-BUILDABLE PARCEL A, CREATING NO ADDITIONAL BUILDING LOTS. WHEN SCHOOLS ARE OPEN PARCEL A IS INTENDED TO BE RECORDED AS LOT 9 PER F-17-105

RECORDED AS PLAT # 244236 ON 5/18/18 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND WHICH WAS CONVEYED BY MICHAEL BALAKIRSKY TO SOPHOS GROUP, LLC, BY DEED DATED NOVEMBER 18, 2015, AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MD., IN LIBER 16564, FOLIO 438; 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.

Scott Shanaberger 5/29/18 DATE
G. SCOTT SHANABERGER
PROFESSIONAL LAND SURVEYOR #10649
LICENSE EXPIRATION DATE 4/2/2020



COORDINATE LIST

| POINT | NORTHING | EASTING |
|-------|-----------|------------|
| 1018 | 564454.69 | 1357803.63 |
| 1020 | 564257.28 | 1357787.95 |
| 1021 | 564182.99 | 1357869.74 |
| 1022 | 564228.11 | 1357916.17 |
| 1027 | 564381.11 | 1357766.76 |
| 1029 | 564284.29 | 1357758.47 |
| 2000 | 564542.30 | 1358113.06 |
| 2001 | 564536.32 | 1358118.87 |
| 2002 | 564409.69 | 1357988.66 |
| 2003 | 564343.81 | 1357906.05 |
| 2004 | 564232.39 | 1357920.57 |
| 2005 | 564466.43 | 1357815.43 |
| 2006 | 564415.95 | 1357983.15 |
| 2007 | 564362.69 | 1357916.36 |

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PLEASE NOTE THAT ALL LOTS/RESIDENTIAL UNITS 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.

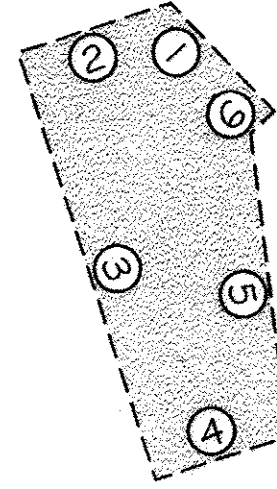
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RECORDED AS PLAT # 244236 ON 5/18/18 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

RESUBDIVISION PLAT
MILL HAVEN, LOT 8 & NONBUILDABLE PARCEL A
SHEET 1 of 2
A RESUBDIVISION OF LOT 6
"REVISION PLAT OF MILL HAVEN"
PLAT #23523-23525
PREVIOUS COUNTY FILES: F-86-25, F-90-133, F-08-121, WP-09-150, WP-10-046, WP-11-075, WP-12-095, WP-14-133, SDP 94-74, CONTRACT 24-1293-D, SDP-15-079, ECP-17-039, WP15-051, WP-16-140, WP-17-065, F-17-105
6TH ELECTION DISTRICT HOWARD COUNTY, MD
TAX MAP: 36 BLOCK: 4 PARCEL: 2 LOT: 2
ZONING: R-12
SCALE: 1"=50' DATE: 11/13/17

COORDINATE LIST

| POINT | NORTHING | EASTING |
|-------|-----------|------------|
| 1018 | 564454.69 | 1357803.63 |
| 1020 | 564257.28 | 1357787.95 |
| 1021 | 564182.99 | 1357869.74 |
| 1022 | 564228.11 | 1357916.17 |
| 1027 | 564381.11 | 1357766.76 |
| 1029 | 564284.29 | 1357758.47 |
| 2000 | 564542.30 | 1358113.06 |
| 2001 | 564536.32 | 1358118.87 |
| 2002 | 564409.69 | 1357988.66 |
| 2003 | 564343.81 | 1357906.05 |
| 2004 | 564232.39 | 1357920.57 |
| 2005 | 564466.43 | 1357815.43 |
| 2006 | 564415.95 | 1357983.15 |
| 2007 | 564362.69 | 1357916.36 |



DETAIL PUBLIC WATER, SEWER, & UTILITY EASEMENT
SCALE: 1" = 30'

EASEMENT LINE TABLE

| LINE | BEARING | DISTANCE |
|------|-----------------|----------|
| 1 | N 44° 12' 45" W | 23.41' |
| 2 | S 71° 45' 13" W | 24.82' |
| 3 | S 18° 05' 37" E | 70.00' |
| 4 | N 71° 45' 13" E | 21.78' |
| 5 | N 07° 25' 19" W | 47.59' |
| 6 | N 45° 47' 52" E | 5.05' |

- LEGEND:**
- EX. PRIVATE 24' USE-IN-COMMON ACCESS EASEMENT FOR LOTS 1, 3, 4, 5, 7, 8, AND NON-BUILDABLE PARCEL A
 - EX. PRIVATE 24' USE-IN-COMMON ACCESS EASEMENT FOR LOTS 5, 7, 8, AND NON-BUILDABLE PARCEL A
 - EX. PUBLIC 31.61' WATER, SEWER, & UTILITY EASEMENT
 - PUBLIC WATER, SEWER, & UTILITY EASEMENT

TABULATION OF FINAL PLAT

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:

| | |
|----------------------|---|
| BUILDABLE | 1 |
| NON-BUILDABLE | 1 |
| OPEN SPACE | 0 |
| PRESERVATION PARCELS | 0 |

TOTAL AREA OF LOTS AND/OR PARCELS

| | |
|----------------------|---------------|
| BUILDABLE | 0.4035 ACRES± |
| NON-BUILDABLE | 0.3253 ACRES± |
| OPEN SPACE | 0 |
| PRESERVATION PARCELS | 0 |

TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED INCLUDING WIDENING STRIPS: 0.0000 ACRES±

TOTAL AREA OF SUBDIVISION TO BE RECORDED: 0.7288 ACRES±

MINIMUM LOT SIZE CHART

| LOT # | GROSS AREA | PIPESTEM AREA | MINIMUM LOT SIZE |
|------------------------|------------|---------------|------------------|
| 8 | 17,577 SF. | 1,176 SF. | 16,401 SF. |
| NON-BUILDABLE PARCEL A | 14,171 SF. | 1,133 SF. | 13,038 SF. |

APPROVED: FOR PUBLIC WATER & SEWER SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT.

William M. Moore 4/30/2018
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING.

Phil Edmund 5-8-18
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Karl Schaefer 5-11-18
DIRECTOR DATE

OWNER'S CERTIFICATE

WE, SOPHOS GROUP, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY MICHAEL BALAKIRSKY, 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS. WITNESS OUR HANDS THIS 29 DAY OF MARCH 2018.

Michael Balakirsky 03/29/18
MICHAEL BALAKIRSKY DATE

Scott Shanaberger 3/29/18
WITNESS DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND WHICH WAS CONVEYED BY FRANK STANDAFER TO MICHAEL BALAKIRSKY BY DEED DATED MARCH 19, 2014, AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MD., IN LIBER 15511, FOLIO 001; 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.

Scott Shanaberger 5/12/18
SCOTT SHANABERGER DATE
PROFESSIONAL LAND SURVEYOR # 10849
LICENSE EXPIRATION DATE 4/2/2020

PLEASE NOTE THAT ALL LOTS/RESIDENTIAL UNITS 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.

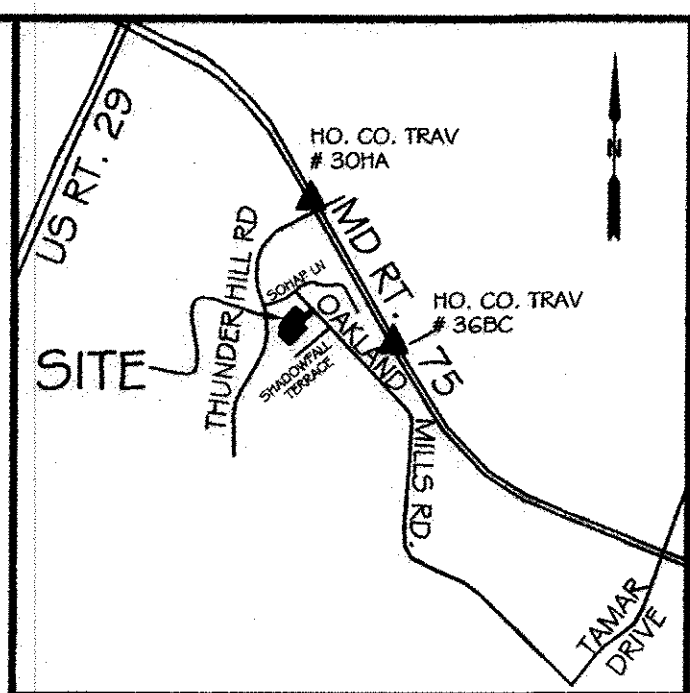
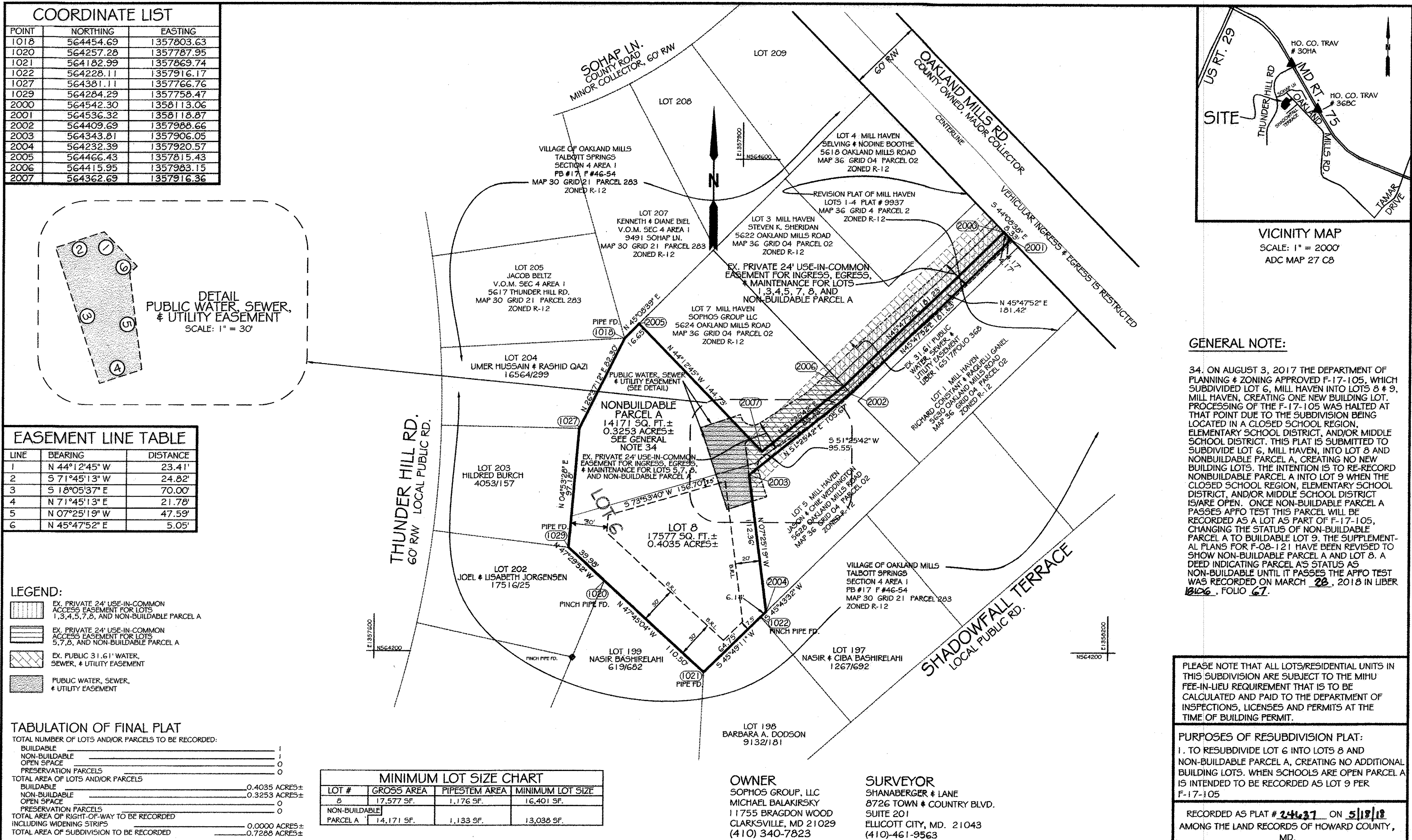
PURPOSES OF RESUBDIVISION PLAT:

1. TO RESUBDIVIDE LOT 6 INTO LOTS 8 AND NON-BUILDABLE PARCEL A, CREATING NO ADDITIONAL BUILDING LOTS. WHEN SCHOOLS ARE OPEN PARCEL A IS INTENDED TO BE RECORDED AS LOT 9 PER F-17-105

RECORDED AS PLAT # 24637 ON 5/12/18
AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

RESUBDIVISION PLAT
MILL HAVEN, LOT 8 & NONBUILDABLE PARCEL A
SHEET 2 of 2
A RESUBDIVISION OF LOT 6
"REVISION PLAT OF MILL HAVEN"
PLAT #23523-23525

PREVIOUS COUNTY FILES: F-86-25, F-90-133, F-08-121, WP-09-150, WP-10-046, WP-11-075, WP-12-095, WP-14-133, SDF 94-74, CONTRACT-24-1293-D, SDF-15-079, ECP-17-039, WP-15-051, WP-16-140, WP-17-065, F-17-105
6TH ELECTION DISTRICT HOWARD COUNTY, MD
TAX MAP: 36 BLOCK: 4 PARCEL: 2 LOT: 2
ZONING: R-12
SCALE: 1"=50' DATE: 11/13/17



VICINITY MAP
SCALE: 1" = 2000'
ADC MAP 27 C8

GENERAL NOTE:

34. ON AUGUST 3, 2017 THE DEPARTMENT OF PLANNING & ZONING APPROVED F-17-105, WHICH SUBDIVIDED LOT 6, MILL HAVEN INTO LOTS 8 & 9, MILL HAVEN, CREATING ONE NEW BUILDING LOT. PROCESSING OF THE F-17-105 WAS HALTED AT THAT POINT DUE TO THE SUBDIVISION BEING LOCATED IN A CLOSED SCHOOL REGION, ELEMENTARY SCHOOL DISTRICT, AND/OR MIDDLE SCHOOL DISTRICT. THIS PLAT IS SUBMITTED TO SUBDIVIDE LOT 6, MILL HAVEN, INTO LOT 8 AND NONBUILDABLE PARCEL A, CREATING NO NEW BUILDING LOTS. THE INTENTION IS TO RE-RECORD NONBUILDABLE PARCEL A INTO LOT 9 WHEN THE CLOSED SCHOOL REGION, ELEMENTARY SCHOOL DISTRICT, AND/OR MIDDLE SCHOOL DISTRICT IS/ARE OPEN. ONCE NON-BUILDABLE PARCEL A PASSES APFO TEST THIS PARCEL WILL BE RECORDED AS A LOT AS PART OF F-17-105, CHANGING THE STATUS OF NON-BUILDABLE PARCEL A TO BUILDABLE LOT 9. THE SUPPLEMENTAL PLANS FOR F-08-121 HAVE BEEN REVISED TO SHOW NON-BUILDABLE PARCEL A AND LOT 8. A DEED INDICATING PARCEL A'S STATUS AS NON-BUILDABLE UNTIL IT PASSES THE APFO TEST WAS RECORDED ON MARCH 28, 2018 IN LIBER 18106, FOLIO 67.