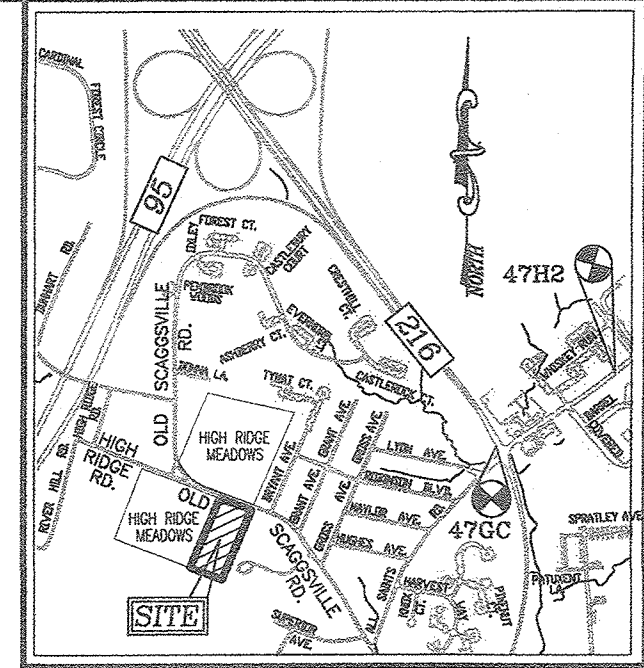


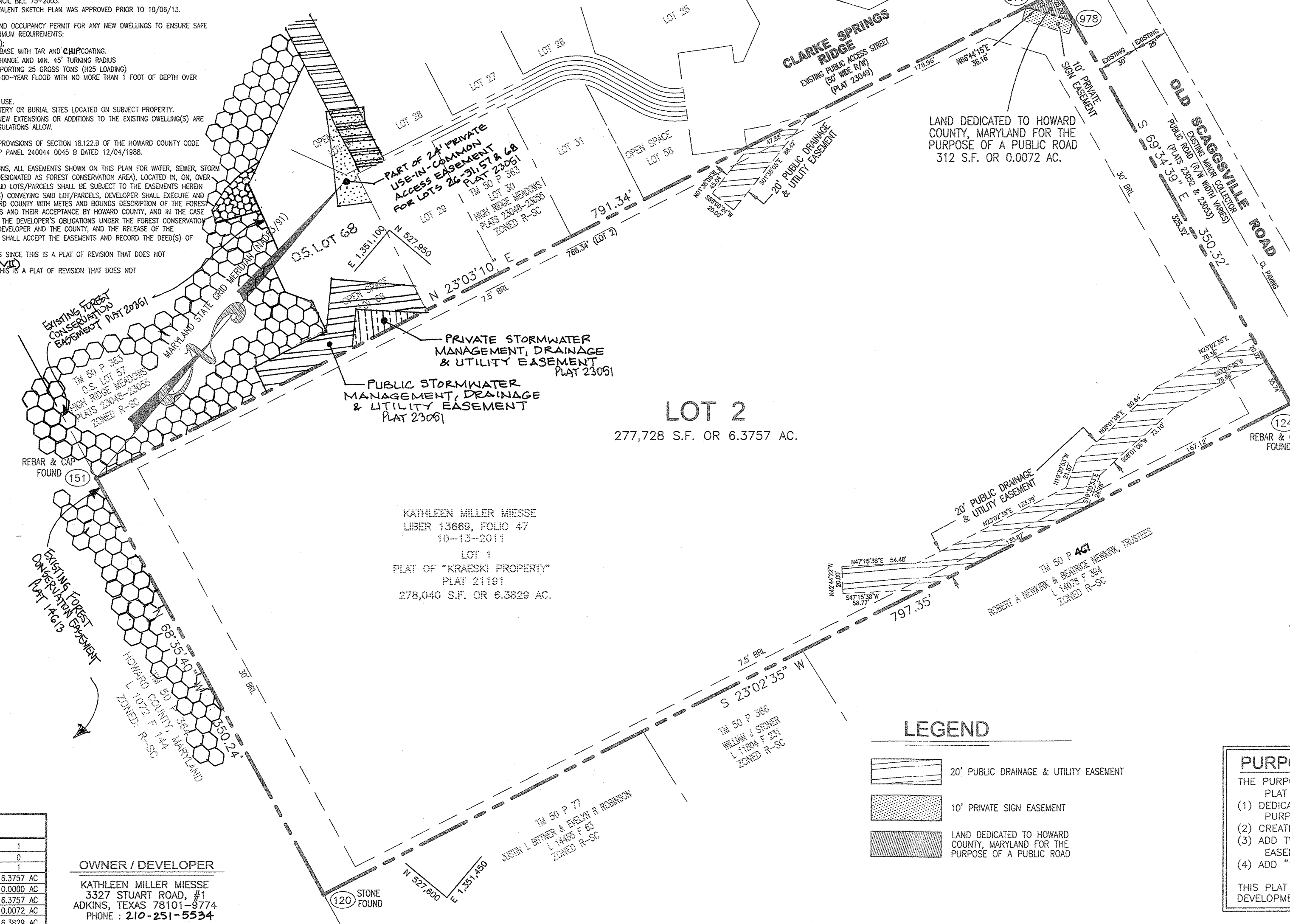
**GENERAL NOTES**

- BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON GRID NORTH OF THE MARYLAND STATE PLANE COORDINATE SYSTEM (NAD 83/91) AND ARE DIRECTLY REFERRED TO HOWARD COUNTY MONUMENTS NOS. 47H2 AND 47GC.
- DENOTES ANGLE CHANGE IN BEARING OF BOUNDARY OR RIGHT OF WAY
  - DENOTES IRON PIPE OR BAR FOUND
  - DENOTES STONE OR MONUMENT FOUND
  - DENOTES REBAR WITH CAP SET
  - DENOTES BUILDING RESTRICTION LINE
- PROPERTY BOUNDARY SHOWN HEREON IS BASED ON A BOUNDARY SURVEY PREPARED BY ROBERT H. VOGEL ENGINEERING, INC., DATED FEBRUARY 2012.
- THIS PLAN IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS, DEVELOPMENT OR CONSTRUCTION OF THESE LOTS MUST COMPLY WITH SETBACK AND BUFFER REGULATIONS IN EFFECT AT THE TIME OF SUBMISSION OF THE SITE DEVELOPMENT PLAN, BUILDING AND GRADING PERMITS, OR ALTERNATIVE COMPLIANCE.
- THE SUBJECT PROPERTY IS ZONED R-SC IN ACCORDANCE WITH THE 02/02/04 COMPREHENSIVE ZONING PLAN AND THE COMP. LITE ZONING REGULATIONS EFFECTIVE ON 7/28/06, AND IS SUBJECT TO THE AMENDED 5TH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS EFFECTIVE 10/7/07 PER COUNCIL BILL 75-2003.
- THE ZONING IS GRANDFATHERED IN SINCE THE PRELIMINARY EQUIVALENT SKETCH PLAN WAS APPROVED PRIOR TO 10/08/13.
- AREAS SHOWN HEREON ARE MORE OR LESS.
  - A. WIDTH --- 12" (16" SERVING MORE THAN ONE RESIDENCE).
  - B. SURFACE --- 3 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING.
  - 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 DRAINWAY SURFACE.
  - F. STRUCTURE CLEARANCES---MINIMUM 12 FEET.
  - G. MAINTENANCE --- SUFFICIENT TO ENSURE ALL WEATHER USE.
- TO THE BEST OF THE OWNERS KNOWLEDGE, THERE ARE NO CEMETERY OR BURIAL SITES LOCATED ON SUBJECT PROPERTY.
- THE EXISTING DWELLING/STRUCTURES ON LOT 2 TO REMAIN, NO NEW EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING(S) ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS ALLOW.
- THIS PROPERTY IS LOCATED WITHIN THE METROPOLITAN DISTRICT.
- PUBLIC WATER AND SEWER SERVICE HAS BEEN GRANTED UNDER PROVISIONS OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- NO 100-YR FLOODPLAIN EXISTS ON SITE PER FIRM MAP PANEL 240044 0045 9 DATED 12/04/1988.
- OLD SCAGGSVILLE ROAD IS CLASSIFIED AS A MINOR COLLECTOR.
- DEVELOPER RESERVES UNTO HIMSELF, HIS 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 LOT/PARCELS, ANY CONVEYANCES OF THE FORESAID LOTS/PARCELS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT/PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY WITH 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, 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.
- THIS PLAT IS EXEMPT FROM FOREST CONSERVATION REQUIREMENTS SINCE THIS IS A PLAT OF REVISION THAT DOES NOT CREATE ADDITIONAL LOTS. SECTION 16.1202(c)(1)(vii)
- THIS PLAT IS EXEMPT FROM LANDSCAPING REQUIREMENTS SINCE THIS IS A PLAT OF REVISION THAT DOES NOT CREATE ADDITIONAL LOTS.



**VICINITY MAP**  
SCALE: 1"=2,000'  
ADC MAP : 40 A7

NO.	NORTH	EAST
120	527544.1007	1351378.7890
124	528277.8313	1351690.8910
150	528400.0730	1351362.5859
151	527671.9247	1351052.7125
977	528377.0694	1351352.7964
978	528391.3495	1351386.0146



**AREA TABULATION CHART**

BUILDABLE LOTS TO BE RECORDED	1
PARCELS TO BE RECORDED	0
TOTAL LOTS AND PARCELS TO BE RECORDED	1
AREA OF BUILDABLE LOTS TO BE RECORDED	6.3757 AC
AREA OF PARCELS TO BE RECORDED	0.0000 AC
AREA OF LOTS AND PARCELS TO BE RECORDED	6.3757 AC
AREA OF ROADWAY TO BE RECORDED	0.0072 AC
TOTAL AREA TO BE RECORDED	6.3829 AC

**OWNER / DEVELOPER**  
KATHLEEN MILLER MIESSE  
3327 STUART ROAD, #1  
ADKINS, TEXAS 78101-8774  
PHONE : 210-251-5534

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.

*Thomas M. Hoffman, Jr.* 11-19-15  
THOMAS M. HOFFMAN, JR. DATE  
PROPERTY LINE SURVEYOR, MD REG. NO. 267

*Kathleen Miller Miesse* 11-20-2015  
KATHLEEN MILLER MIESSE DATE

**LEGEND**

	20' PUBLIC DRAINAGE & UTILITY EASEMENT
	10' PRIVATE SIGN EASEMENT
	LAND DEDICATED TO HOWARD COUNTY, MARYLAND FOR THE PURPOSE OF A PUBLIC ROAD

**PURPOSE :**  
THE PURPOSE OF THIS PLAT IS TO REVISE LOT 1, PLAT 21191 (F-10-065) TO :  
(1) DEDICATE 0.0072 AC TO HOWARD COUNTY FOR THE PURPOSE OF A PUBLIC ROAD.  
(2) CREATE REMAINDER "LOT 2".  
(3) ADD TWO "20' PUBLIC DRAINAGE & UTILITY EASEMENT(S)" TO LOT 2.  
(4) ADD "10' PRIVATE SIGN EASEMENT" TO LOT 2.

THIS PLAT PROPOSES NO IMPROVEMENT(S) OR DEVELOPMENT ON LOT 2 AT THIS TIME.

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

*Paula for Maurea Rossman* 8/19/2015  
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING  
AND ZONING

*Chad Chubb* 8-15-18  
CHIEF, DEVELOPMENT ENGINEERING DIVISION JP DATE

*Kurt Schindler* 8/30/18  
DIRECTOR KB DATE

**OWNER'S CERTIFICATE**

KATHLEEN MILLER MIESSE, OWNER OF THE PROPERTY SHOWN HEREON, ADOPTS 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 THE BEDS OF THE STREETS AND/OR ROADS, THE FLOOD PLAINS 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 ERCTED ON OR OVER THE SAID RIGHT-OF-WAYS.

WITNESS OUR HANDS THIS 20 DAY OF November, 2015

*Kathleen Miller Miesse*  
KATHLEEN MILLER MIESSE

*Dawn Salinas*  
WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT AND IS A RE-SUBDIVISION OF ALL OF THAT LAND DESCRIBED IN CONVEYANCE FROM KATHLEEN MILLER MIESSE, PERSONAL REPRESENTATIVE OF THE ESTATE OF ARTHUR P. KRAESKI TO KATHLEEN MILLER MIESSE BY DEED DATED OCTOBER 13, 2011 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 13669, FOLIO 47.

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 PROPERTY LINE SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 267, EXPIRATION DATE JULY 28, 2018.

*Thomas M. Hoffman, Jr.* 11-19-15  
THOMAS M. HOFFMAN, JR. DATE  
PROPERTY LINE SURVEYOR, MD REG. NO. 267

**ROBERT H. VOGEL ENGINEERING, INC.**  
ENGINEERS • SURVEYORS • PLANNERS  
8407 MAIN STREET TEL: 410.461.7666  
ELICOTT CITY, MD 21043 FAX: 410.461.8961

RECORDED AS PLAT No. 21739 ON 8/24/18  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

PLAT OF REVISION  
**KRAESKI PROPERTY**  
LOT 2  
A RE-SUBDIVISION OF LOT 1,  
"KRAESKI PROPERTY, LOT 1 & NON-BUILDABLE BULK PARCEL A"  
PLAT 21191

DPZ REF'S: F-10-065, F-14-022, ECP-12-047, SDP-14-081, SP 13-007, WP-10-087, & WP-13-080

ZONED: R-SC  
TAX MAP 50, GRID 1, PARCEL 542  
6TH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

SCALE : 1" = 60'  
NOVEMBER 19, 2015

SHEET 1 OF 1  
F-19-009

PROJECTS\11-28\SURVEY.dwg\RECORD PLATS\PHASE 1\PLATS OF REV\OFFSITE\PLAT.dwg