

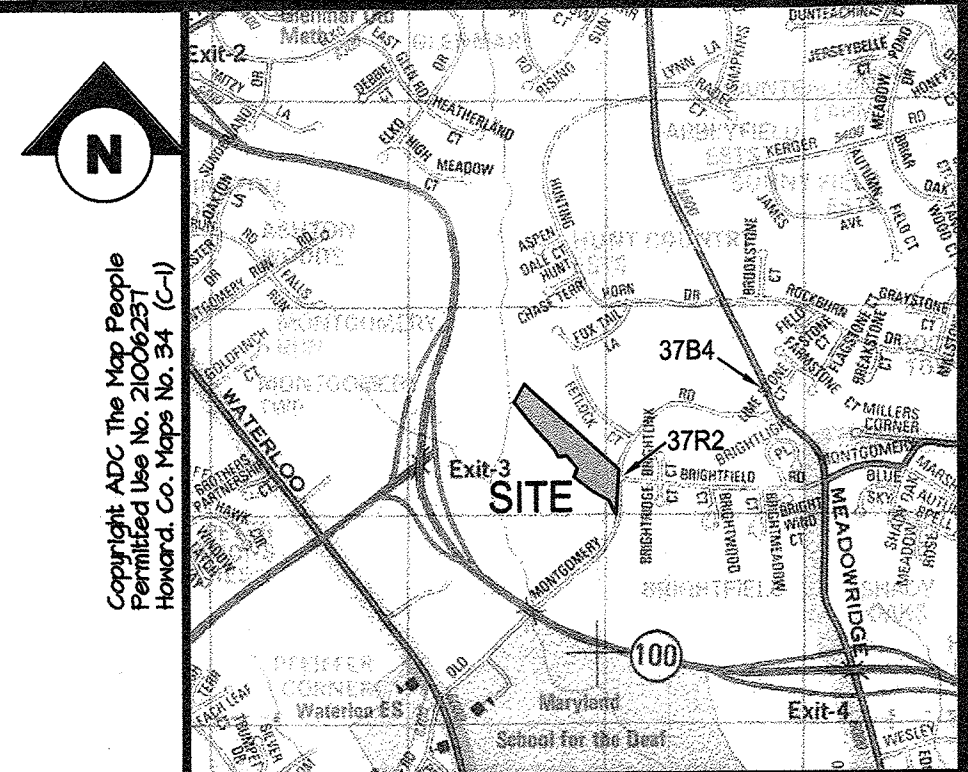
THE REQUIREMENTS OF SECTION 3-100, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1986 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

MORRIS & RITCHIE ASSOCIATES, INC.

Kenneth L. Evans, Jr. 12/18/2018
 BY: KENNETH L. EVANS, JR., PROF. L.S. DATE
 MD. REG. NO. 21085 (EXP. DATE 2-13-19)

CALATLANTIC GROUP, INC.

James Sigmund 12-19-18
 BY: JAMES SIGMUND, VICE PRESIDENT OF FINANCE DATE



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 Permitted Use No. 21066297
 Howard Co. Maps No. 34 (C-1)

VICINITY MAP
 SCALE: 1" = 2000'

GENERAL NOTES

1. THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL, WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM. HOWARD COUNTY CONTROL NOS. 37B4 AND 37R2.
 37B4 - N 563428.551, E 1373104.173
 37R2 - N 562611.417, E 1371554.550
2. PRIOR DPZ CASES: ECP-15-020, MP-15-042, MP-15-085, MP-16-061, SP-16-002, F-17-027.
3. THE SUBJECT PROPERTY IS ZONED R-SA-8 PER THE 10/6/2013 COMPREHENSIVE ZONING PLAN. WATER/SEWER CONTRACT # 14-4438-D
4. FOREST CONSERVATION EASEMENT HAVE BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION ACT. 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.
5. THIS PLAT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENTS BECAUSE IT IS A REVISION PLAT THAT DOES NOT CREATE ANY NEW LOTS IN ACCORDANCE WITH SECTION 16.1202(B)(1)(VII) OF THE HOWARD COUNTY CODE.
6. NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS.
7. THIS PLAT IS EXEMPT FROM THE REQUIREMENTS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL BECAUSE IT IS A REVISION PLAT THAT DOES NOT CREATE ANY NEW LOTS OR PARCEL DIVISIONS.
8. THE OUTLINES OF ALL LOTS ARE BASED ON THE PROPERTY LINES SHOWN ON PLAT ENTITLED "TROTTER'S KNOLL - SECTION 1, HORSE FARM PROPERTY, LOTS 1 THRU 78 AND OPEN SPACE LOTS 79 THRU 84", RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NOS. 24702 THRU 24704, WITH BEARINGS REFERENCED TO THE DATUM SHOWN ABOVE.
9. ARTICLES OF INCORPORATION FOR THE TROTTER'S KNOLL HOMEOWNERS ASSOCIATION HAVE BEEN FILED WITH THE MARYLAND STATE DEPARTMENT OF ASSESSMENTS AND TAXATIONS ON 7-17-2018, RECEIPT NO. 10686712, AND RECORDED IN LIBER 18276, FOLIO 345.
10. DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION EASEMENT"), LOCATED IN, ON, OVER, AND THROUGH LOTS/ PARCELS ANY CONVEYANCES OF THE AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED 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, AND IN THE CASE OF THE FOREST CONSERVATION EASEMENTS, 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 DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT. THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEED OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.

PURPOSE NOTE

THE PURPOSE OF THIS PLAT IS TO RE-RECORD PLAT NO. 24702 FOR THE PURPOSE OF ADDING PRIVATE SURFACE DRAINAGE EASEMENTS ON LOTS 4, 5, 10, & 11, LOTS 1-3, 6-9, 12-78 AND OPEN SPACE LOTS 79-84 WERE RECORDED UNDER PLAT NO. 24702.

RECORDED AS PLAT NO. 24883
 ON 1/14/19 IN THE
 LAND RECORDS OF HOWARD COUNTY, MD.

OWNER/DEVELOPER
 CALATLANTIC GROUP, INC.
 7035 ALBERT EINSTEIN DRIVE - SUITE 200
 COLUMBIA, MARYLAND 21046
 Phone: (410) 240-0044

OWNER'S DEDICATION
 CALATLANTIC GROUP, INC., A BODY CORPORATE OF THE STATE OF DELAWARE, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTED 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:

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF THE LANDS CONVEYED BY HORSE FARM, LLC TO CALATLANTIC GROUP, INC. BY DEED DATED APRIL 2, 2018 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN LIBER 18112, FOLIO 54, 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.
 I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21085, EXPIRATION DATE: 02-13-2019.



MORRIS & RITCHIE ASSOCIATES, INC.
 ENGINEERS, ARCHITECTS, PLANNERS, SURVEYORS & LANDSCAPE ARCHITECTS
 14280 Park Center Drive, Suite A
 Laurel, Maryland 20707
 Phone: 410-792-4792
 Copyright 2018 Morris & Ritchie Associates, Inc.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY
B. Nilon for Maurea Roadman 12/20/2018
 HOWARD COUNTY HEALTH OFFICER DATE

- (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 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; AND
- (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 MY/OUR HANDS THIS 14th DAY OF December, 2018
 CALATLANTIC GROUP, INC.
James Sigmund 12-19-18
 JAMES SIGMUND, VICE PRESIDENT OF FINANCE DATE



Kenneth L. Evans, Jr. 12/18/2018
 KENNETH L. EVANS, JR. DATE

PLAT OF REVISION OF PLAT NO. 24702
TROTTER'S KNOLL - SECTION 1
HORSE FARM PROPERTY
 LOTS 4 AND 5, AND LOTS 10 AND 11
 A SUBDIVISION OF TAX MAP 37, PARCEL 748
 DPZ REFS: ECP-15-020, MP-15-042, MP-16-061, SP-16-002, F-17-027
 ZONED R-SA-8
 TAX MAP 37, BLK 2, PARCEL 748
 1st ELECTION DISTRICT, HOWARD COUNTY, MARYLAND 21403

APPROVED: HOWARD COUNTY DEPT. OF PLANNING AND ZONING
Cheryl Chamberlain 12-28-18
 CHIEF, DEVELOPMENT ENGINEERING DIVISION NY DATE

WITNESS MY/OUR HANDS THIS 14th DAY OF December, 2018
 CALATLANTIC GROUP, INC.
James Sigmund 12-19-18
 JAMES SIGMUND, VICE PRESIDENT OF FINANCE DATE

Paul S. ... 1-03-19
 DIRECTOR DATE

(CORPORATE SEAL) WITNESS: *Mark ...*

SCALE: AS SHOWN DATE: 12/18/2018 DRAWN BY: DDA REVIEW BY: KLE JOB NO: 15368x07

COORDINATE TABLE			COORDINATE TABLE			COORDINATE TABLE		
NO.	NORTHING	EASTING	NO.	NORTHING	EASTING	NO.	NORTHING	EASTING
1	563883.0977	1371444.9458	13	562988.1065	1371472.9702	25	562854.6245	1371471.7054
2	562464.4885	1371446.5510	14	562471.2259	1371486.4466	26	562753.4844	1371452.1723
3	562449.4236	1371404.2770	15	562474.2520	1371551.8247	27	562751.1369	1371464.9576
4	562655.7618	1371433.8467	16	562466.8718	1371611.3544	28	562711.7476	1371457.7177
5	562815.8842	1371304.1232	17	562474.5847	1371627.2242	29	562725.5533	1371382.4730
6	563056.2750	1371163.3438	18	563006.3884	1371628.4445	30	562764.8927	1371390.2128
7	563128.4304	1371233.7802	19	562400.8040	1371616.3635	31	562762.5347	1371402.4481
8	563315.1625	1371176.3476	20	562534.4444	1371410.4455	32	562868.6743	1371422.5317
9	563354.4886	1371258.1446	21	562917.3403	1371604.5311	33	563068.3887	1371395.7754
10	563303.0121	1371282.9119	22	562424.7205	1371551.0004	34	562566.1448	1371455.6331
11	563324.6886	1371327.4647	23	562427.3417	1371440.0128			
12	563040.0634	1371440.8333	24	562914.7490	1371477.6842			

LINE TABLE			CURVE TABLE					
LINE	BEARING	DISTANCE	CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD
L-1	S 51° 17' 35" W	20.33'	C-1	40° 54' 51"	755.00'	540.23'	282.26	S 27° 16' 10" W 528.78'
L-2	N 35° 35' 36" W	20.33'	C-2	6° 03' 34"	515.00'	54.44'	21.27	N 55° 02' 53" E 54.46'
L-3	S 10° 25' 40" W	40.00'	C-3	37° 42' 32"	732.00'	481.76'	244.97	N 21° 24' 23" E 473.11'
L-4	N 10° 25' 40" E	40.00'	C-4	16° 23' 21"	375.00'	107.27'	54.00	S 17° 24' 41" E 106.90'
L-5	S 74° 34' 20" E	13.00'	C-5	83° 46' 24"	13.00'	19.01'	11.66	N 51° 11' 16" W 17.36'
L-6	N 74° 34' 20" W	13.00'	C-6	10° 55' 30"	375.00'	71.50'	35.86	N 87° 36' 46" W 71.40'
			C-7	10° 46' 40"	325.00'	61.13'	30.66	N 87° 32' 21" W 61.04'
			C-8	85° 01' 50"	13.00'	19.32'	11.94	S 44° 30' 24" W 17.54'
			C-9	8° 24' 11"	375.00'	55.54'	27.82	S 06° 11' 05" W 55.44'
			C-10	36° 01' 02"	325.00'	204.87'	105.97	N 07° 37' 51" W 201.44'

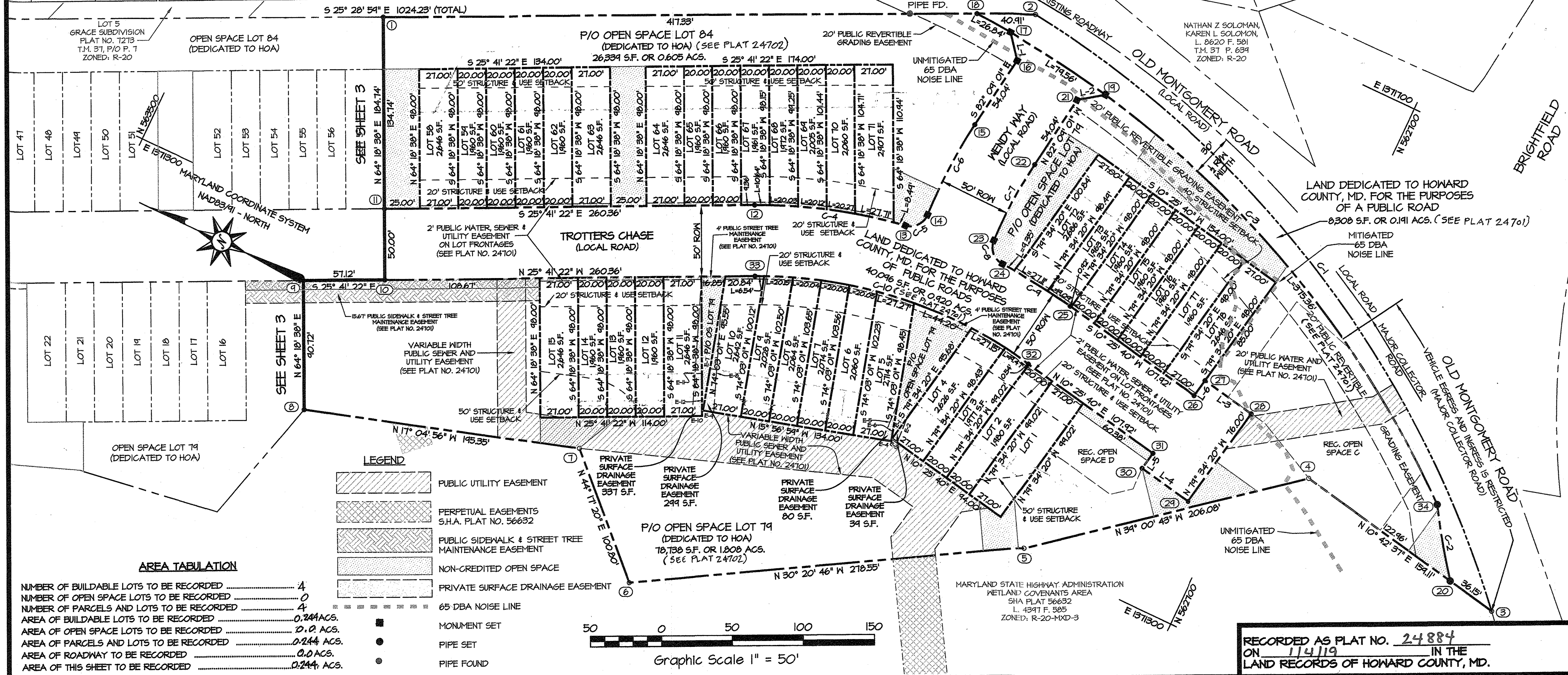
PRIVATE SURFACE DRAINAGE EASEMENT LINE TABLE			PRIVATE SURFACE DRAINAGE EASEMENT LINE TABLE		
LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
E-1	S 74° 34' 20" E	18.77'	E-7	N 74° 03' 01" E	78.63'
E-2	S 87° 03' 47" W	18.67'	E-8	S 68° 31' 18" W	78.94'
E-3	N 10° 25' 40" E	4.31'	E-9	N 15° 56' 54" W	7.61'
E-4	N 15° 56' 54" W	6.10'	E-10	N 25° 41' 22" W	7.03'
E-5	N 87° 03' 47" E	21.00'	E-11	N 68° 24' 56" E	46.26'
E-6	S 74° 03' 01" W	26.31'	E-12	S 64° 18' 38" N	46.00'

THE REQUIREMENTS OF SECTION 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.

MORRIS & RITCHIE ASSOCIATES, INC.
 BY: *Kenneth L. Evans, Jr.* 12/18/2018 DATE
 BY: JAMES SIGMUND, VICE PRESIDENT OF FINANCE DATE

BRIAN AND SHARON SMITH
 L. 16214 F. 334
 T.M. 37, P. 631
 ZONED: R-20

NATHAN Z SOLOMAN,
 KAREN L SOLOMAN,
 L. 8620 F. 581
 T.M. 37, P. 631
 ZONED: R-20



OWNER/DEVELOPER
 CALATLANTIC GROUP, INC.
 7035 ALBERT EINSTEIN DRIVE - SUITE 200
 COLUMBIA, MARYLAND 21046
 Phone: (410) 240-0044

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY
Brian J. Mauer 12/20/2018
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPT. OF PLANNING AND ZONING
Chad Edwards 12-20-18
 CHIEF, DEVELOPMENT ENGINEERING DIVISION NY DATE

Kent Paulson 1-03-19
 DIRECTOR DATE

OWNER'S DEDICATION
 CALATLANTIC GROUP, INC., A BODY CORPORATE OF THE STATE OF DELAWARE, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTED 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:

- 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 SHOWN HEREON;
- 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; AND
- THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; AND
- THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS.

WITNESS MY/OUR HANDS THIS 19th DAY OF December, 2018
 CALATLANTIC GROUP, INC.
James Sigmund 12.19.18
 JAMES SIGMUND, VICE PRESIDENT OF FINANCE DATE

WITNESS: *M. D.*

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF THE LANDS CONVEYED BY HORSE FARM, LLC TO CALATLANTIC GROUP, INC. BY DEED DATED APRIL 2, 2018 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN LIBER 1812, FOLIO 54, 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.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21085, EXPIRATION DATE: 02-13-2019.

Kenneth L. Evans, Jr. 12/18/2018
 KENNETH L. EVANS, JR. DATE

MORRIS & RITCHIE ASSOCIATES, INC.
 ENGINEERS, ARCHITECTS, PLANNERS, SURVEYORS & LANDSCAPE ARCHITECTS
 14280 Park Center Drive, Suite A
 Laurel, Maryland 20707
 Phone: 410-792-9792
 Fax: 410-792-7395

PLAT OF REVISION OF PLAT NO. 24702
TROTTER'S KNOLL - SECTION I
HORSE FARM PROPERTY
 LOTS 4 AND 5, AND LOTS 10 AND 11
 A SUBDIVISION OF TAX MAP 37, PARCEL 748
 DPZ REFS: ECP-15-020, WP-15-042, WP-16-061, SP-16-002, F-17-027
 ZONED R-SA-8
 TAX MAP 37, BLK 2, PARCEL 748
 1st ELECTION DISTRICT, HOWARD COUNTY, MARYLAND 21403

RECORDED AS PLAT NO. 24884
 ON 1/14/19 IN THE
 LAND RECORDS OF HOWARD COUNTY, MD.

SCALE: AS SHOWN DATE: 12/18/2018 DRAWN BY: DDA REVIEW BY: KLE JOB NO: 15368x07 SHEET 2 OF 2