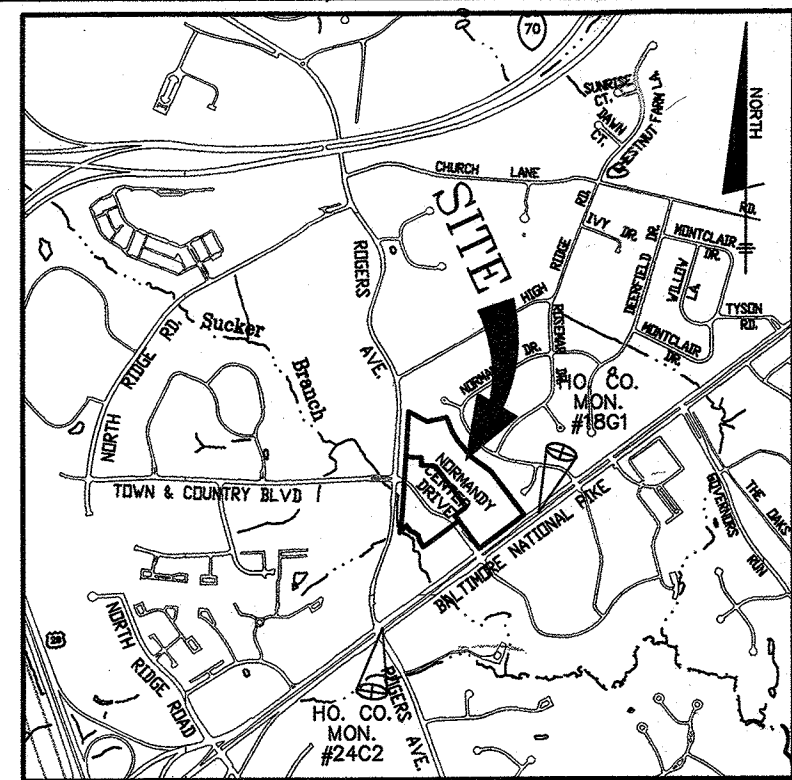


BENCHMARKS NAD'83 HORIZONTAL

HO. CO. #18G1
STAMPED BRASS DISK SET ON TOP OF
CONCRETE BASE.
N 589984.961' E 1367750.25'
ELEVATION: 407.826'

HO. CO. #24C2
STAMPED BRASS DISK SET ON TOP OF
CONCRETE BASE
N 588648.325' E 1366038.16'
ELEVATION: 354.089'



ADC MAP 21 GRID C6
VICINITY MAP
SCALE: 1" = 2000'

GENERAL NOTES

- SUBJECT PROPERTY ZONED B-2-TNC PER THE OCTOBER 6, 2013 COMPREHENSIVE ZONING PLAN.
- PROJECT BOUNDARY IS BASED ON AN ALTA SURVEY BY BENCHMARK ENGINEERING, INC. IN JANUARY, 2018.
- COORDINATES SHOWN HEREON ARE BASED ON NAD '83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY MONUMENTS 18G1 & 24C2.
- ALL AREAS ARE CONSIDERED "MORE OR LESS".
- THERE ARE EXISTING STRUCTURES ON PARCELS 'A' AND 'B' THAT ARE TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING STRUCTURES ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATION REQUIREMENTS.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAM(S), THEIR REQUIRED BUFFERS, OR 100-YEAR FLOODPLAIN.
- 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.
- 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 PARCELS DIVISIONS.
- PROPERTY SUBJECT TO PRIOR DEPARTMENT OF PLANNING AND ZONING FILE NUMBERS: WP-97-026, WP-98-055, WP-98-033, F-19-066, F-98-033
- ALTERNATIVE COMPLIANCE, WP-98-55, WHICH WAIVED SECTION 16.147(c)(17) OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS WHICH REQUIRES THE LOCATION OF THE FLOODPLAIN, WETLANDS, WETLANDS BUFFERS AND STREAM BUFFERS ON THE FINAL PLAT WAS APPROVED ON DECEMBER 23, 1997.

THE REQUIREMENTS § 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.

Donald M Mason 10/9/19
DONALD A. MASON
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND NO. 21320

David Moxley 11-25-19
DAVID MOXLEY
THE NORMANDY VENTURE LIMITED PARTNERSHIP
DATE

THE PURPOSE OF THIS PLAT OF REVISION IS TO ABANDON A PORTION OF A PUBLIC WATER, SEWER, AND UTILITY EASEMENT, A PORTION OF A PUBLIC WATER AND UTILITY EASEMENT AND TO ESTABLISH A NEW PUBLIC 20' SEWER & UTILITY EASEMENT AND A NEW PUBLIC 20' WATER & UTILITY EASEMENT.

RECORDED AS PLAT NO. 25294
ON 1/17/2020 AMONG THE LAND RECORDS OF
HOWARD COUNTY, MARYLAND.

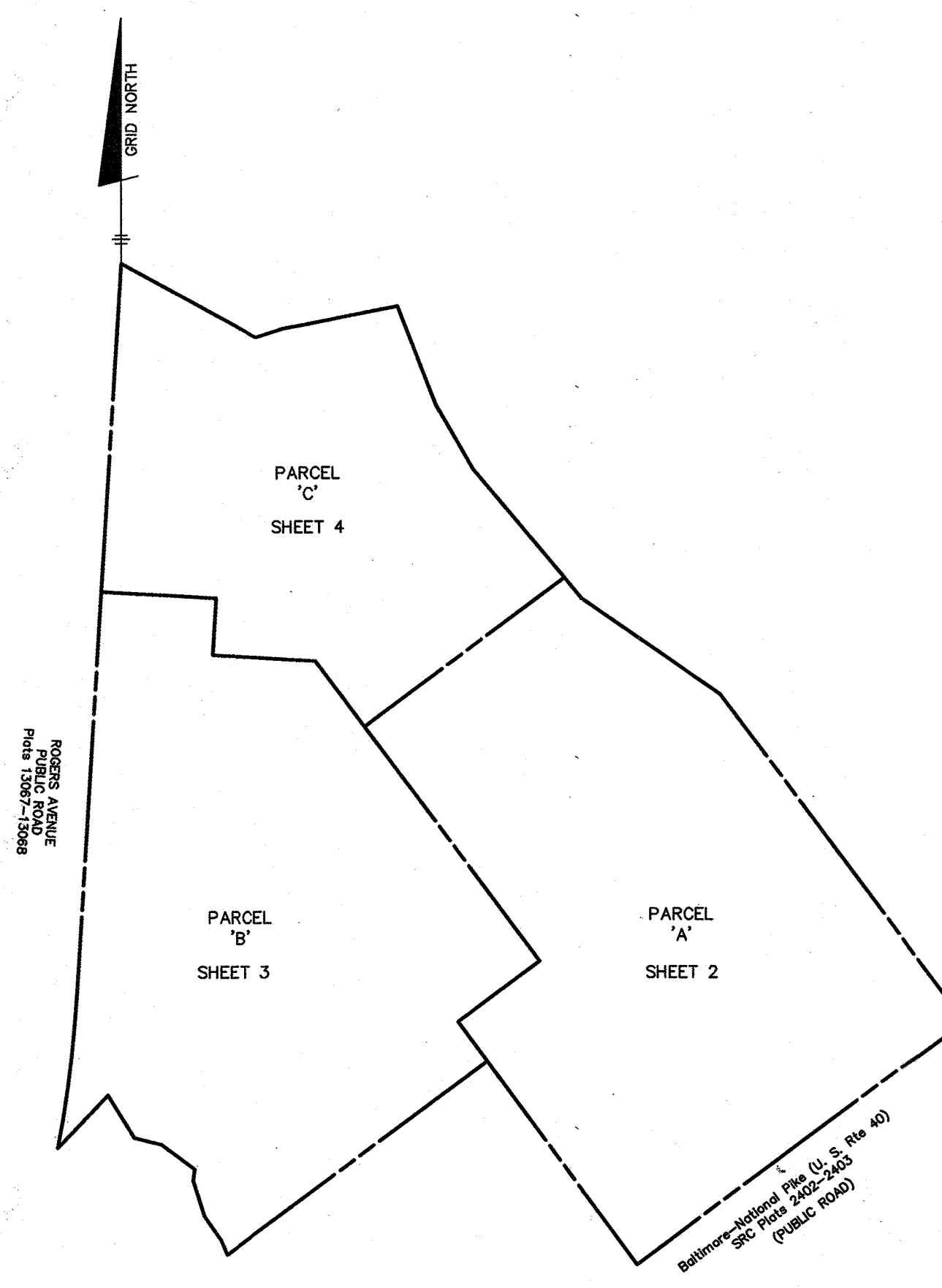
PLAT OF REVISION

NORMANDY SHOPPING CENTER
PARCELS 'A', 'B' AND 'C'
Previously recorded as Plat 10366-68 and Plat 24993

WP-97-026 WP-98-055 F-98-033 F-19-066

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
TAX MAP: 18 SCALE: 1" = 60'
GRID: 19 DATE: OCTOBER, 2019
PARCEL: 75 SHEET: 1 OF 4
ZONED: B-2-TNC

F-20-036



BOUNDARY COORDINATES

POINT #	NORTHING	EASTING
101	590413.1397	1366235.2750
102	590403.7382	1366412.4770
103	590334.4283	1366410.7268
104	590325.3010	1366546.7046
105	589883.9706	1366876.1075
106	589799.9556	1366763.9131
107	589715.6803	1366791.9584
108	589451.8724	1366411.8391
109	589479.1699	1366388.0550
110	589516.3081	1366361.2237
111	589564.2751	1366351.4560
112	589585.5949	1366350.5153
113	589608.3548	1366311.8365
114	589620.4278	1366267.4382
115	589675.2005	1366237.7291
116	589619.7846	1366155.4539
117	589846.3193	1366184.1224
118	590890.1133	1366278.1559
119	590795.0034	1366444.6079
120	590807.3947	1366509.7956

BOUNDARY COORDINATES

POINT #	NORTHING	EASTING
121	590834.9498	1366660.8536
122	590677.6947	1366732.1313
123	590586.6854	1366786.4627
124	590404.4467	1366944.5742
125	590267.6449	1367134.6425
126	589796.0194	1367481.4907
127	589450.3410	1366981.6817
128	590215.6162	1366629.5996
129	590451.5728	1366897.9601

CURVE DATA TABLE

CURVE	RADIUS	ARC LENGTH	DELTA	TANGENT	CHORD
C1	1840.00'	226.86'	7°03'51"	113.57'	N07°06'52"E 226.71'

TABULATION CHART - TOTALS THIS SUBMISSION

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	
BUILDABLE	0
OPEN SPACE	0
BUILDABLE BULK PARCELS	3
NON-BUILDABLE BULK PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	
BUILDABLE	N/A
OPEN SPACE	N/A
BUILDABLE BULK PARCELS	24.44± AC.
NON-BUILDABLE BULK PARCELS	N/A
TOTAL AREA OF ROADWAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	N/A
TOTAL AREA OF SUBDIVISION TO BE RECORDED	24.44± AC.

OWNER:
THE NORMANDY VENTURE
LIMITED PARTNERSHIP
3820 CHAMPIONSHIP DRIVE
GLENWOOD, MARYLAND 21738
410-370-8529

BENCHMARK ENGINEERING, INC.
ENGINEERS • LAND SURVEYORS • PLANNERS
8480 BALTIMORE NATIONAL PIKE • SUITE 315 • ELLICOTT CITY, MARYLAND 21043
(P) 410-465-8105 (F) 410-465-8844
WWW.BEI-CIVILENGINEERING.COM

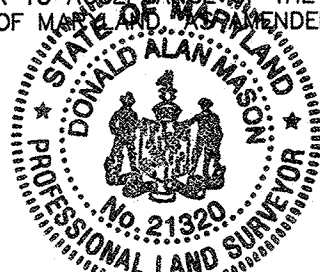
RESERVATION OF PUBLIC UTILITY EASEMENTS

DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES LOCATED IN, ON, OVER AND THROUGH PARCEL B, ANY CONVEYANCES OF THE AFORESAID PARCEL SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID PARCEL 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.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED BY ME UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21320, EXPIRATION DATE 1-7-2021 AND I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE INFORMATION SHOWN HEREON IS CORRECT, THAT IT IS PART OF LAND ACQUIRED BY THE NORMANDY VENTURE LIMITED PARTNERSHIP FROM THE PRUDENTIAL INVESTMENTS COMPANY BY DEED DATED FEBRUARY 13, 1992 AND RECORDED IN LIBER 2472 AT FOLIO 662 AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE ROADS BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, § 17-201.

Donald A. Mason 10/9/19
DONALD A. MASON
REGISTERED PROFESSIONAL LAND SURVEYOR MD REG. NO. 21320
FOR BENCHMARK ENGINEERING, INC. MD REG. NO. 351



OWNER'S CERTIFICATE

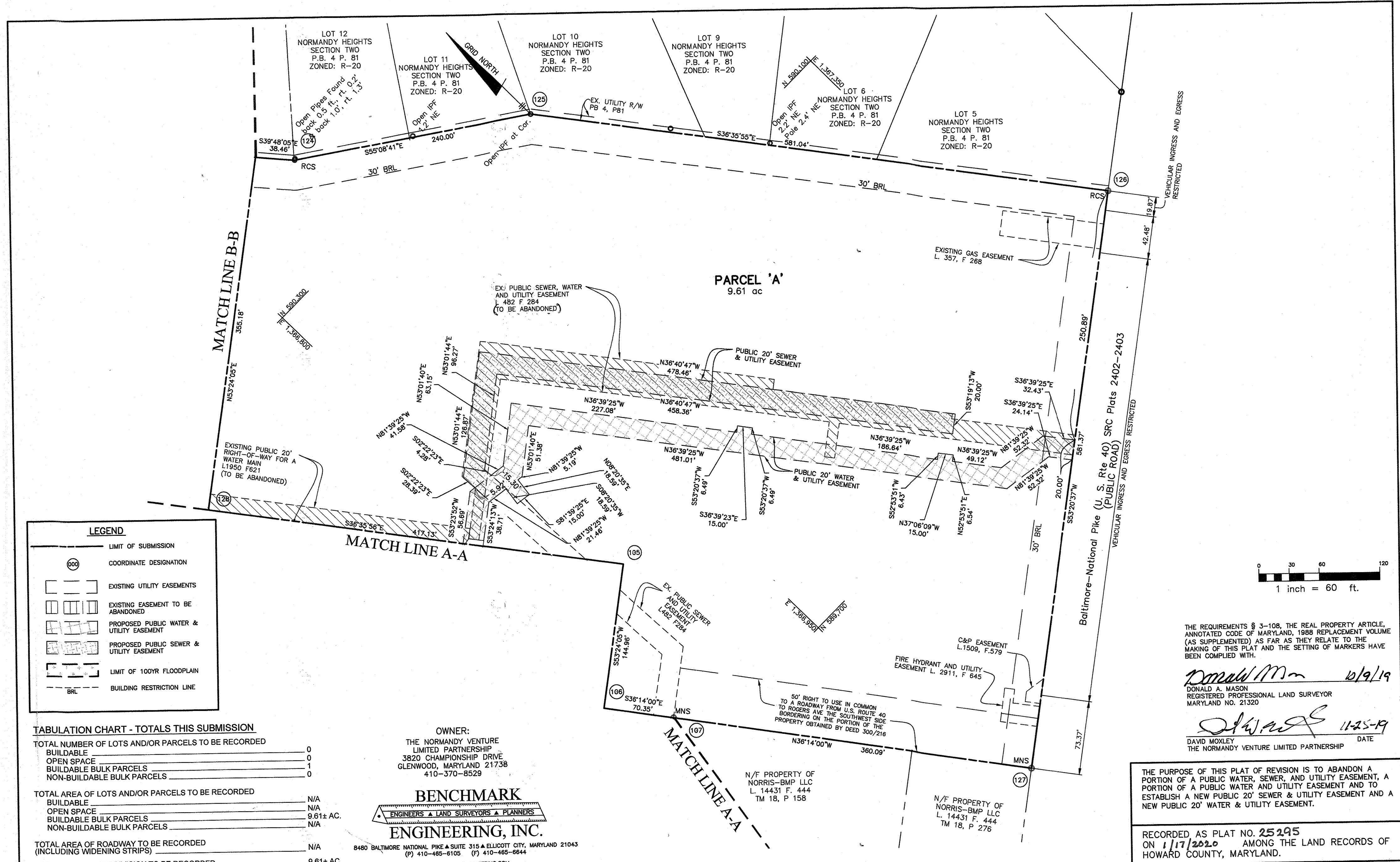
"THE NORMANDY VENTURE LIMITED PARTNERSHIP, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS UNTO HOWARD COUNTY, MARYLAND, 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 25th DAY OF November, 2019."

David Moxley
DAVID MOXLEY
THE NORMANDY VENTURE LIMITED PARTNERSHIP

WITNESS

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWER SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT
Michael J. Davis 12/23/19
HOWARD COUNTY HEALTH OFFICER H.O. DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
Paul Chamberlain 1-3-20
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
J. Moxley 1-9-20
DIRECTOR DATE



LEGEND

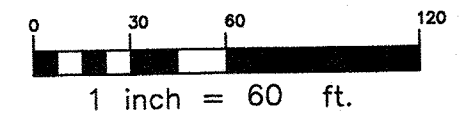
---	LIMIT OF SUBMISSION
000	COORDINATE DESIGNATION
[Hatched]	EXISTING UTILITY EASEMENTS
[Hatched]	EXISTING EASEMENT TO BE ABANDONED
[Hatched]	PROPOSED PUBLIC WATER & UTILITY EASEMENT
[Hatched]	PROPOSED PUBLIC SEWER & UTILITY EASEMENT
[Hatched]	LIMIT OF 100YR FLOODPLAIN
- - -	BUILDING RESTRICTION LINE

TABULATION CHART - TOTALS THIS SUBMISSION

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	0
BUILDABLE	0
OPEN SPACE	0
BUILDABLE BULK PARCELS	1
NON-BUILDABLE BULK PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	N/A
BUILDABLE	N/A
OPEN SPACE	N/A
BUILDABLE BULK PARCELS	9.61± AC.
NON-BUILDABLE BULK PARCELS	N/A
TOTAL AREA OF ROADWAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	N/A
TOTAL AREA OF SUBDIVISION TO BE RECORDED	9.61± AC.

OWNER:
 THE NORMANDY VENTURE LIMITED PARTNERSHIP
 3820 CHAMPIONSHIP DRIVE
 GLENWOOD, MARYLAND 21738
 410-370-8529

BENCHMARK ENGINEERING, INC.
 ENGINEERS • LAND SURVEYORS • PLANNERS
 8480 BALTIMORE NATIONAL PIKE • SUITE 315 • ELLICOTT CITY, MARYLAND 21043
 (P) 410-485-6105 (F) 410-485-6644
 WWW.BEI-CIVILENGINEERING.COM



THE REQUIREMENTS § 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.

Donald A. Mason 10/9/19
 DONALD A. MASON
 REGISTERED PROFESSIONAL LAND SURVEYOR
 MARYLAND NO. 21320

David Moxley 11-25-19
 DAVID MOXLEY
 THE NORMANDY VENTURE LIMITED PARTNERSHIP
 DATE

THE PURPOSE OF THIS PLAT OF REVISION IS TO ABANDON A PORTION OF A PUBLIC WATER, SEWER, AND UTILITY EASEMENT, A PORTION OF A PUBLIC WATER AND UTILITY EASEMENT AND TO ESTABLISH A NEW PUBLIC 20' SEWER & UTILITY EASEMENT AND A NEW PUBLIC 20' WATER & UTILITY EASEMENT.

RECORDED AS PLAT NO. 25295
 ON 1/17/2020 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWER SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT
Michael J. Davis 12/23/19
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
[Signature] 1.3.20
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
J. Mark F. Ag 1.9.20
 DIRECTOR DATE

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED BY ME UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21320, EXPIRATION DATE 1-7-2021 AND I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE INFORMATION SHOWN HEREON IS CORRECT, THAT IT IS PART OF LAND ACQUIRED BY THE NORMANDY VENTURE LIMITED PARTNERSHIP FROM THE PRUDENTIAL INVESTMENTS COMPANY BY DEED DATED FEBRUARY 13, 1992 AND RECORDED IN LIBERTY COUNTY AT FOLIO 662 AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE ROADS BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, TITLE 28, CHAPTER 10, SECTION 10-101.

Donald A. Mason 10/9/19
 DONALD A. MASON
 REGISTERED PROFESSIONAL LAND SURVEYOR MD REG. NO. 21320
 FOR BENCHMARK ENGINEERING, INC. MD REG. NO. 351

OWNER'S CERTIFICATE
 "THE NORMANDY VENTURE LIMITED PARTNERSHIP, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 23rd DAY OF November, 2019."

David Moxley
 DAVID MOXLEY
 THE NORMANDY VENTURE LIMITED PARTNERSHIP

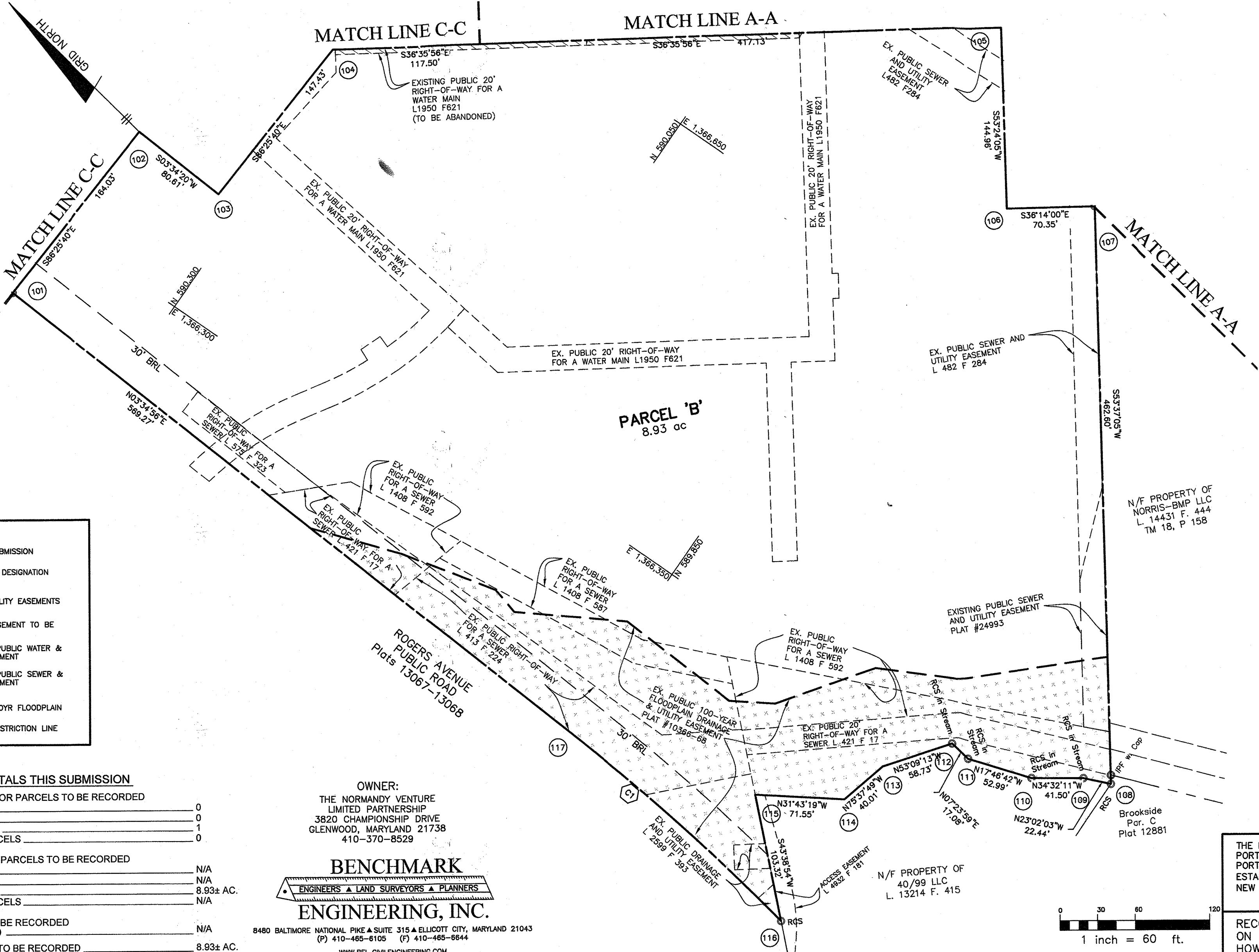
WITNESS *[Signature]*

PLAT OF REVISION
NORMANDY SHOPPING CENTER
 PARCELS 'A', 'B' AND 'C'
 Previously recorded as Plat 10366-68 and Plat 24993

WP-97-026 WP-98-055 F-98-033 F-19-066

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
 TAX MAP: 18 SCALE: 1" = 60'
 GRID: 19 DATE: OCTOBER, 2019
 PARCEL: 75 SHEET: 2 OF 4
 ZONED: B-2-TNC

F-20-036



LEGEND

—	LIMIT OF SUBMISSION
⊙	COORDINATE DESIGNATION
□	EXISTING UTILITY EASEMENTS
□	EXISTING EASEMENT TO BE ABANDONED
□	PROPOSED PUBLIC WATER & UTILITY EASEMENT
□	PROPOSED PUBLIC SEWER & UTILITY EASEMENT
□	LIMIT OF 100YR FLOODPLAIN
—	BUILDING RESTRICTION LINE

TABULATION CHART - TOTALS THIS SUBMISSION

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	0
BUILDABLE	0
OPEN SPACE	0
BUILDABLE BULK PARCELS	1
NON-BUILDABLE BULK PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	N/A
BUILDABLE	N/A
OPEN SPACE	8.93± AC.
BUILDABLE BULK PARCELS	N/A
NON-BUILDABLE BULK PARCELS	N/A
TOTAL AREA OF ROADWAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	N/A
TOTAL AREA OF SUBDIVISION TO BE RECORDED	8.93± AC.

OWNER:
 THE NORMANDY VENTURE LIMITED PARTNERSHIP
 3820 CHAMPIONSHIP DRIVE
 GLENWOOD, MARYLAND 21738
 410-370-8529

BENCHMARK ENGINEERING, INC.
 ENGINEERS • LAND SURVEYORS • PLANNERS
 8480 BALTIMORE NATIONAL PIKE & SUITE 315 • ELLICOTT CITY, MARYLAND 21043
 (P) 410-465-6105 (F) 410-465-6644
 WWW.BEI-CIVILENGINEERING.COM

THE REQUIREMENTS § 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.

Donald Mason 10/9/19
 DONALD A. MASON
 REGISTERED PROFESSIONAL LAND SURVEYOR
 MARYLAND NO. 21320

D. Moxley 11-25-19
 DAVID MOXLEY
 THE NORMANDY VENTURE LIMITED PARTNERSHIP
 DATE

THE PURPOSE OF THIS PLAT OF REVISION IS TO ABANDON A PORTION OF A PUBLIC WATER, SEWER, AND UTILITY EASEMENT, A PORTION OF A PUBLIC WATER AND UTILITY EASEMENT AND TO ESTABLISH A NEW PUBLIC 20' SEWER & UTILITY EASEMENT AND A NEW PUBLIC 20' WATER & UTILITY EASEMENT.

RECORDED AS PLAT NO. 25296 ON 11/17/2020 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWER SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT
Howard County Health Officer 12/23/19
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
Chief, Development Engineering Division 1-3-20
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
Director 1-9-20
 DIRECTOR DATE

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED BY ME UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21320, EXPIRATION DATE 1-7-2021 AND I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE INFORMATION SHOWN HEREON IS CORRECT, THAT IT IS PART OF LAND ACQUIRED BY THE NORMANDY VENTURE LIMITED PARTNERSHIP FROM THE PRUDENTIAL INVESTMENTS COMPANY BY DEED DATED FEBRUARY 13, 1992 AND RECORDED IN LIBERTY TRUST FOLIO 662 AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE RECORDING OF THIS PLAT. THE ROADS BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, TITLE 28, CHAPTER 100, AS AMENDED.

Donald Mason 10/9/19
 DONALD A. MASON DATE
 REGISTERED PROFESSIONAL LAND SURVEYOR MD REG. NO. 21320
 FOR BENCHMARK ENGINEERING, INC. MD REG. NO. 351

OWNER'S CERTIFICATE
 "THE NORMANDY VENTURE LIMITED PARTNERSHIP, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 23rd DAY OF November, 2019."

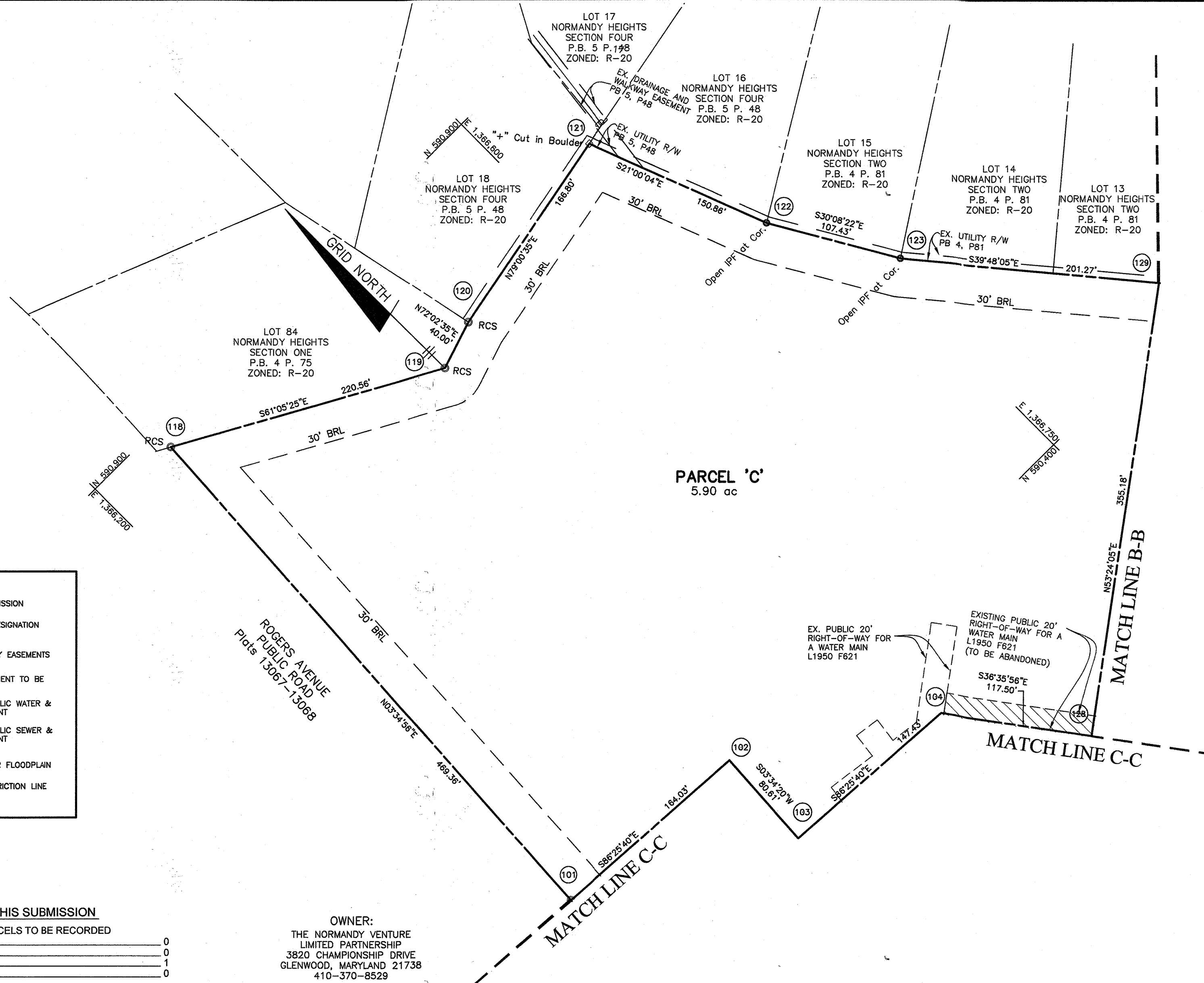
David Moxley
 DAVID MOXLEY
 THE NORMANDY VENTURE LIMITED PARTNERSHIP

WITNESS

PLAT OF REVISION
NORMANDY SHOPPING CENTER
 PARCELS 'A', 'B' AND 'C'
 Previously recorded as Plat 10366-68 and Plat 24993

WP-97-026 WP-98-055 F-98-033 F-19-066

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
 TAX MAP: 18 SCALE: 1" = 60'
 GRID: 19 DATE: OCTOBER, 2019
 PARCEL: 75 SHEET: 3 OF 4
 ZONED: B-2-TNC



PARCEL 'C'
5.90 ac

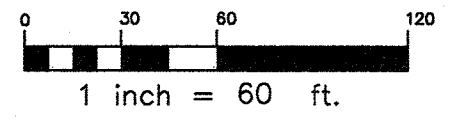
LEGEND	
	LIMIT OF SUBMISSION
	COORDINATE DESIGNATION
	EXISTING UTILITY EASEMENTS
	EXISTING EASEMENT TO BE ABANDONED
	PROPOSED PUBLIC WATER & UTILITY EASEMENT
	PROPOSED PUBLIC SEWER & UTILITY EASEMENT
	LIMIT OF 100YR FLOODPLAIN
	BUILDING RESTRICTION LINE

TABULATION CHART - TOTALS THIS SUBMISSION

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED	
BUILDABLE	0
OPEN SPACE	0
BUILDABLE BULK PARCELS	1
NON-BUILDABLE BULK PARCELS	0
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED	
BUILDABLE	N/A
OPEN SPACE	N/A
BUILDABLE BULK PARCELS	5.90± AC.
NON-BUILDABLE BULK PARCELS	N/A
TOTAL AREA OF ROADWAY TO BE RECORDED (INCLUDING WIDENING STRIPS)	N/A
TOTAL AREA OF SUBDIVISION TO BE RECORDED	5.90± AC.

OWNER:
THE NORMANDY VENTURE LIMITED PARTNERSHIP
3820 CHAMPIONSHIP DRIVE
GLENWOOD, MARYLAND 21738
410-370-8529

BENCHMARK
ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS
ENGINEERING, INC.
8480 BALTIMORE NATIONAL PIKE ▲ SUITE 315 ▲ ELLICOTT CITY, MARYLAND 21043
(P) 410-465-6105 (F) 410-465-6644
WWW.BEI-CVLENGINEERING.COM



THE REQUIREMENTS § 3-10B, 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.

Donald Mason 10/9/19
DONALD A. MASON
REGISTERED PROFESSIONAL LAND SURVEYOR
MARYLAND NO. 21320

David Moxley 11/25/19
DAVID MOXLEY
THE NORMANDY VENTURE LIMITED PARTNERSHIP

THE PURPOSE OF THIS PLAT OF REVISION IS TO ABANDON A PORTION OF A PUBLIC WATER, SEWER, AND UTILITY EASEMENT, A PORTION OF A PUBLIC WATER AND UTILITY EASEMENT AND TO ESTABLISH A NEW PUBLIC 20' SEWER & UTILITY EASEMENT AND A NEW PUBLIC 20' WATER & UTILITY EASEMENT.

RECORDED AS PLAT NO. **25297**
ON **11/17/2020** AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWER SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT
Michael J. Davis 12/23/19
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
[Signature] 1.3.20
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
[Signature] 1.9.20
DIRECTOR DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED BY ME UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21320, EXPIRATION DATE 1-7-2021 AND I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE INFORMATION SHOWN HEREON IS CORRECT, THAT IT IS PART OF LAND ACQUIRED BY THE NORMANDY VENTURE LIMITED PARTNERSHIP FROM THE PRUDENTIAL INVESTMENTS COMPANY BY DEED DATED FEBRUARY 13, 1992 AND RECORDED IN THE PUBLIC RECORDS OF HOWARD COUNTY, MARYLAND, FOLIO 662 AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE RECORDING OF THIS PLAT AND THAT THE ROADS BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, ARE ABANDONED.

Donald Mason 10/9/19
DONALD A. MASON DATE
REGISTERED PROFESSIONAL LAND SURVEYOR MD REG. NO. 21320
FOR BENCHMARK ENGINEERING, INC. MD REG. NO. 351

OWNER'S CERTIFICATE

"THE NORMANDY VENTURE LIMITED PARTNERSHIP, OWNER OF THE PROPERTY SHOWN HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 25th DAY OF NOVEMBER, 2019."

David Moxley
DAVID MOXLEY
THE NORMANDY VENTURE LIMITED PARTNERSHIP

WITNESS

PLAT OF REVISION

NORMANDY SHOPPING CENTER
PARCELS 'A', 'B' AND 'C'
Previously recorded as Plat 10366-68 and Plat 24993

WP-97-026 WP-98-055 F-98-033 F-19-066

3rd ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
TAX MAP: 18 SCALE: 1" = 60'
GRID: 19 DATE: OCTOBER, 2019
PARCEL: 75 ZONED: B-2-TNC SHEET: 4 OF 4