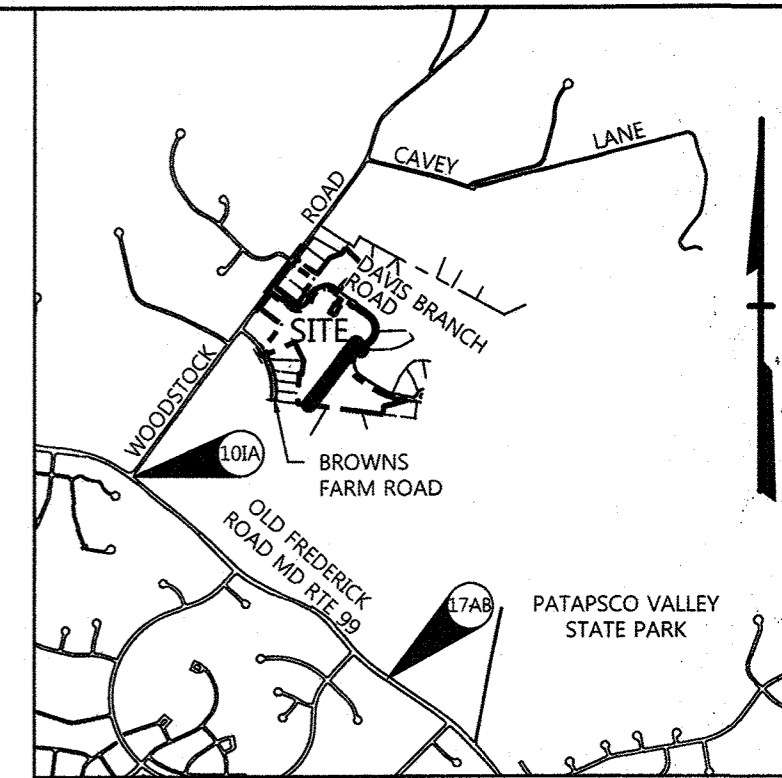
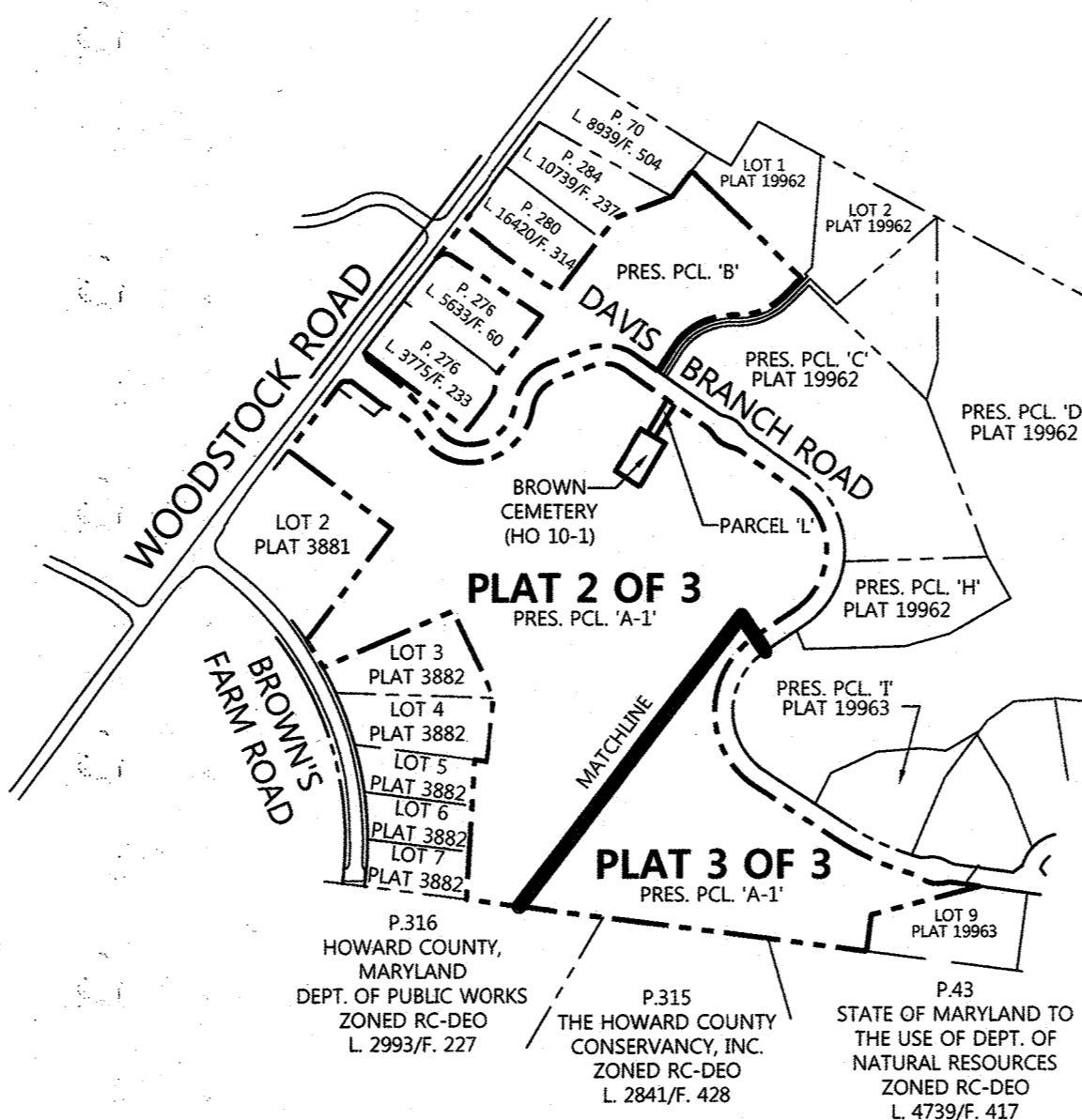


**GENERAL NOTES:**

- Coordinates are based on Maryland Coordinated System - NAD83 (1991) as projected by Howard County Geodetic Control Stations No. 17AB and 101A.  
STATION NORTH EAST ELEVATION DESCRIPTION  
17AB 598435.240 1348615.248 509.179 BRASS DISK  
101A 600995.107 1345340.34 442.693 BRASS DISK
- This Plat is based upon a field run monumented boundary survey performed on or about September, 2004 by Daft-McCune-Walker, Inc.
- All areas shown on this plat are more or less.
- The subject property is zoned RC-DEO per the 2013 Comprehensive Zoning Plan, and per the Comp Lite Zoning regulations effective on 10/06/2013, and subject to the 5th edition of the Howard County Subdivision Regulations.
- 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 to the pipestem lot driveway.
- Developer reserves unto itself, its successors and assigns, all easements shown on this plan for storm drainage, other public utilities and forest conservation (designated as "Forest Conservation Easements"), 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 lot(s)/parcels. 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.
- There is 100 year floodplain on site. A floodplain study was prepared by Daft-McCune-Walker Inc.
- Stormwater management for this project will be addressed with environmental site design practices designed in accordance with the 2000 Maryland Stormwater Design Manual, Volumes I and II, as amended by the Stormwater Management Act of 2007. Selected practices include Grass Swales (M-8), Micro-Bioretenment (M-6), Non-Sheetflow Disconnections (N-2) and Submerged Gravel Wetlands (M-2). SWM Maintenance: SGW-B, SGW-C, MB-D, SGW-E and MB-F are privately owned and maintained by the HOA. On Lot Facilities are privately owned and maintained by the lot owner.
- Driveways shall be provided prior to residential occupancy to insure safe access for fire and emergency vehicles per the following minimum requirements: Width - 12 feet (16 feet serving more than one residence) Surface - 6 inches of compacted crusher run base with tar and chip coating (1 1/2" min.) Geometry - Maximum 15% grade, maximum 10% grade change and minimum of 45 foot turning radius Structures (culverts/bridges) - Capable of supporting 25 gross tons (H25 loading) Drainage Elements - Capable of safely passing 100-year flood with no more than 1 foot depth over driveway surface Structure clearances - Minimum 12 feet Maintenance - Sufficient to insure all weather use.
- A shared driveway maintenance agreement for Lots 1-3, and Lots 12-14 is recorded in the Land Records of Howard County, Maryland in liber 11245 at folio 241.
- WP-04-100 (approved 6/25/04) was approved allowing the following disturbances into the environmental buffer:  
a) Section 16.115(c)(2) to allow clearing, filing or impervious paving within a floodplain for the purpose of a road crossing and for the purpose of a SWM outfall  
b) Section 16.116(a)(1) to allow grading, removal of vegetative cover, and paving within 25 feet of a wetland for the purpose of a road crossing and for the purpose of SWM outfall  
c) Section 16.116(a)(6) to allow grading, removal of vegetative cover and paving within 75 feet of a perennial stream for the purpose of a road crossing  
d) Section 16.116(b) to allow grading, removal of vegetative cover, and paving on steep slopes (25% and greater, over 10 vertical feet) for the purpose of a road crossing and for a SWM storm drain.
- The property is listed in the Howard County Historic sites inventory as HO-190, Good Fellowship. The house is being retained on preservation parcel 'A-1'. No new buildings, extensions or additions to the existing dwelling(s) are to be constructed at a distance less than the Zoning regulations require.

# MYRTUE PROPERTY

## BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B



VICINITY MAP  
SCALE: 1" = 2000' ADC MAP 4694, BLOCK K9

**GENERAL NOTES (CONT):**

- Each Preservation shown hereon is encumbered with an easement agreement recorded in the Land Records of Howard County, Maryland, as the deed of Preservation easement. This document outlines the uses and restriction for each Preservation Parcel and prohibits subsequent resubdivision of the Preservation Parcel.
  - In accordance with Section 16.120(b)(9) of the subdivision regulations, from the Colonial Pipeline easement, there shall be a 30' minimum distance between the easement and any proposed dwelling units on the lots.
  - The Articles of Incorporation for the establishment of the DAVIS BRANCH ESTATES HOA was accepted by the State Department of Assessment and Taxation on 04/20/2007 as receipt no. D11874377.
  - The existing density easement as established on Plat No. 19524 was revised on Plat Nos. 19961-19968 due to the Re-alignment of Davis Branch Road. The eligibility of Preservation Parcel 'A-1' to be utilized as a Density Sending Easement is not affected by the revision to the easement.
  - For proposed subdivisions and retests after November 1985, certification of compliance with MDE ownership requirements and the statement that "The lot(s) shown hereon complies/comply with the minimum ownership width and lot area as required by the Maryland Department of the Environment. This plat is subject to prior Department of Planning & Zoning file # SP-04-07, WP-04-100, F-06-104 and F-16-119.
  - Cemetery Site 10-1 is on site and is listed in the Howard County Cemeteries and Gravesites Inventory. Access to the cemetery is provided by non-buildable bulk Parcel 'L' to Davis Branch Road (public). The Cemetery will be located on Cemetery lot 1, and owned by the heirs and assigns of the Brown Family. The Planning Board approved the Cemetery Protection Proposal on October 27, 2004.
  - This subdivision is exempt from the requirement of Section 16.1200 of the Howard County Code for forest conservation because forest conservation was previously addressed under F-06-104 and is a plat of revision.
  - Denotes iron pipe or rebar and cap found/set  
Denotes concrete monument found/set  
Denotes angular change in bearing
  - No grading, removal of vegetative cover trees, paving and new structures shall be permitted within the limits of wetlands, stream(s), or their required buffers, floodplain and forest conservation easement areas.
  - This subdivision is exempt from the requirements of section 16.124 of the Howard County Code and the Landscape Manual because it is a plat of revision. The perimeter Landscaping Requirements for this subdivision were previously addressed under F-06-104.
  - This area designates a private sewage easement of at least 10,000 square feet as required by the Maryland Department of Environment for individual sewage disposal. Improvements of any nature in this area are restricted. This easement shall become null and void upon the connection to a public sewage easement. Recordation of a revised sewage easement shall not be necessary.
  - The Howard County Zoning Division has determined that the gatehouse within the County right-of-way is not required to meet zoning setbacks.
- 26. A "PERMISSION FOR AND MAINTENANCE OF STRUCTURES IN RIGHT OF WAY" AGREEMENT HAS BEEN EXECUTED AND IS ON FILE WITH THE HOWARD COUNTY DIVISION OF REAL ESTATE SERVICES.**

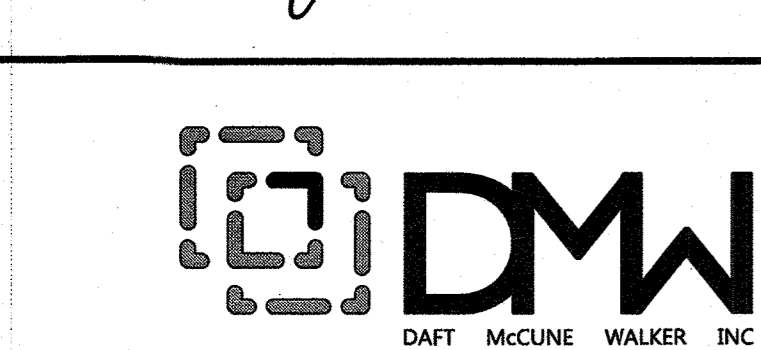
The requirements Section 3-108, The real Property Article, Annotated Code of Maryland, 1988 replacement volume, (as supplemented) as far as they relate to the making of this plat setting of markers have been complied with.

*Michael D. Martin* 2-17-2020  
Date

Michael D. Martin, Professional Land Surveyor  
Maryland Registration No. 21234  
Exp. / Renewal Date: January 19, 2021

(DECEASED) N/A  
Richard E. Myrtue Date

*Pauline F. Myrtue* 2/13/2020  
Date



501 FAIRMOUNT AVENUE SUITE 300 TOWSON, MD 21286  
P: 410 296 3333 F: 410 296 4705 WWW.DMW.COM

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT

*Howard for Maana Rossman* 2/28/2020  
Howard County Health Officer Date

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*Chief, Development Engineering Division* 3-11-20  
Date

*Director* 3/17/2020  
Date

TABULATION OF FINAL PLAT AREA	TOTAL
A. TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED.....	2
BUILDABLE.....	0
NON BUILDABLE PRESERVATION PARCEL.....	1
BUILDABLE PRESERVATION PARCEL.....	1
NON-BUILDABLE PARCEL.....	0
B. TOTAL AREA OF LOTS AND/OR PARCELS.....	25.535 AC.±
BUILDABLE.....	0.000 AC.±
NON BUILDABLE PRESERVATION PARCEL.....	4.007 AC.±
BUILDABLE PRESERVATION PARCEL.....	21.528 AC.±
NON BUILDABLE PARCEL.....	0.000 AC.±
C. TOTAL AREA OF ROADWAY AND HIGHWAY WIDENING TO BE RECORDED.....	0.000 AC.±
D. TOTAL AREA OF SUBDIVISION TO BE RECORDED.....	25.535 AC.±

**LEGEND**

	EXISTING UTILITY EASEMENT
	EXISTING PRIVATE SEWAGE EASEMENT
	EXISTING NON-TIDAL WETLANDS
	EXISTING PUBLIC 100 YEAR FLOODPLAIN, DRAINAGE AND UTILITY EASEMENT



**PURPOSE STATEMENT**  
THE PURPOSE OF THIS PLAT IS TO ESTABLISH PRIVATE ENTRANCE FEATURE EASEMENTS WITHIN BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B AS SHOWN ON F-16-119.

*Paula Myrtue*  
10611 Browns Farm Road  
Woodstock, MD 21163

**OWNER'S DEDICATION**

We, Richard E. Myrtue and Pauline F. Myrtue, Owners of the property shown hereon, hereby adopt this plan of subdivision, and in consideration of the approval of this Plat of Revision 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 easements shown hereon; (2) The right to require dedication for public use the beds of the streets and/or roads, and floodplains and open spaces, where applicable, and for other good and 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 spaces, 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 erected on or over the said easements and rights-of-way.

Witness our hands this 13 day of FEB 2020

(DECEASED) N/A  
Richard E. Myrtue Date

*Pauline F. Myrtue* 2/13/2020  
Date

Witness N/A Date

*Michael D. Martin* 2/17/2020  
Date

**SURVEYOR'S CERTIFICATE**

I hereby certify, to the best of my knowledge, information and belief, that the final plat shown hereon is correct; that it is a Plat of Revision of the land conveyed by Davis Branch Estates LLC, a Maryland limited liability company by deed dated April 1, 2009 and recorded in the land records of Howard County, Maryland, in liber 14004 at folio 395 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 now amended.

I hereby certify that these documents were prepared or approved by me, and I am a duly licensed surveyor under the laws of the State of Maryland, License No. 21234, Expiration / Renewal Date: January 19, 2021.

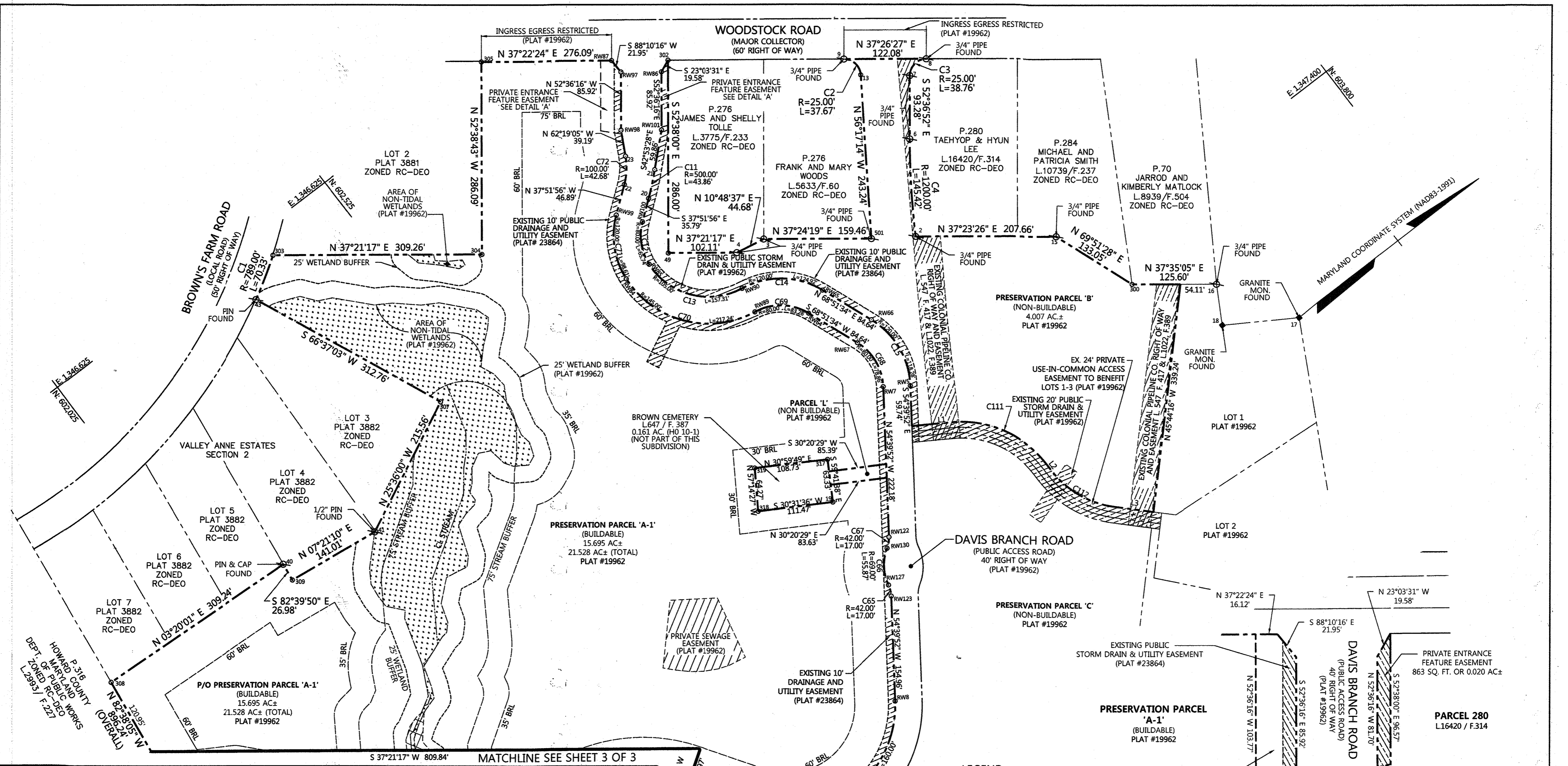
*Michael D. Martin* 2-17-2020  
Michael D. Martin, Professional Land Surveyor Date

RECORDED AS PLAT No. 25461 ON 4/12/20 IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

**PLAT OF REVISION  
MYRTUE PROPERTY**

BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B  
A REVISION OF MYRTUE PROPERTY  
LOTS 1-31, BUILDABLE PRESERVATION PARCEL A-1, NON-BUILDABLE PRESERVATION PARCELS B-D, F-K, NON-BUILDABLE PARCEL E & L AND RESUBDIVISION OF LOT 1, VALLEY ANN ESTATES, SECTION 2  
PLAT NOS. 23863 - 23868  
TAX MAP NO.10 GRID 19, 24, PARCEL 225  
ZONED RC-DEO  
3RD ELECTION DISTRICT, HOWARD COUNTY MARYLAND  
FEBRUARY 5, 2020  
SCALE: AS SHOWN  
SHEET 1 OF 3

F-20-057



TABULATION OF FINAL PLAT SHEET # 2

A. TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED.....	1 & p/o A-1
BUILDABLE	0
NON-BUILDABLE PRESERVATION PARCEL	1
BUILDABLE PRESERVATION PARCEL	1
NON-BUILDABLE PARCEL	0
B. TOTAL AREA OF LOTS AND/OR PARCELS	19.702 AC.±
BUILDABLE	0.000 AC.±
NON-BUILDABLE PRESERVATION PARCEL	4.007 AC.±
BUILDABLE PRESERVATION PARCEL	15.695 AC.±
NON-BUILDABLE PARCEL	0.000 AC.±
C. TOTAL AREA OF ROADWAY AND HIGHWAY WIDENING TO BE RECORDED.....	0.000 AC.±
D. TOTAL AREA OF SUBDIVISION TO BE RECORDED.....	19.702 AC.±

NOTE:  
FOR COORDINATE AND CURVE TABLES SEE SHEET 3 OF 3

LEGEND

- EXISTING UTILITY EASEMENT
- EXISTING PRIVATE SEWAGE EASEMENT
- EXISTING NON-TIDAL WETLANDS
- EXISTING PUBLIC 100 YEAR FLOODPLAIN, DRAINAGE AND UTILITY EASEMENT



DETAIL 'A'  
SCALE: 1" = 50'

Paula Myrtue  
10611 Browns Farm Road  
Woodstock, MD 21163

501 FAIRMOUNT AVENUE SUITE 300 TOWSON, MD 21286  
P: 410 296 3333 F: 410 296 4705 WWW.DMW.COM

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT

*Madison for Maureen Rossman* 2/28/2020  
Howard County Health Officer Date

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Chief, Development Engineering Division* 3-11-20  
Date

*Director* 3/17/2020  
Date

OWNER'S DEDICATION

We, Richard E. Myrtue and Pauline F. Myrtue, Owners of the property shown hereon, hereby adopt this plan of subdivision, and in consideration of the approval of this Plat of Revision 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 easements shown hereon; (2) The right to require dedication for public use the beds of the streets and/or roads, and floodplains and open spaces, where applicable, and for other good and 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 spaces, 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 erected on or over the said easements and rights-of-way.

Witness our hands this 17 day of FEB 2020

(DECEASED) N/A  
Richard E. Myrtue Date

Pauline F. Myrtue 2/13/2020  
Date

Witness N/A Date

*Chad P...* 2-13-2020  
Date

SURVEYOR'S CERTIFICATE

I hereby certify, to the best of my knowledge, information and belief, that the final plat shown hereon is correct; that it is a Plat of Revision of the land conveyed by Davis Branch Estates LLC, a Maryland limited liability company by deed dated April 1, 2009 and recorded in the land records of Howard County, Maryland, in liber 14004 at folio 395 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 now amended.

I hereby certify that these documents were prepared or approved by me, and I am a duly licensed surveyor under the laws of the State of Maryland, License No. 21234, Expiration / Renewal Date: January 19, 2021.

*Michael D. Martin* 2-17-2020  
Date

Michael D. Martin, Professional Land Surveyor Date

RECORDED AS PLAT No. 25902 ON 4/13/20 IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

PLAT OF REVISION  
**MYRTUE PROPERTY**

BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B  
A REVISION OF MYRTUE PROPERTY  
LOTS 1-31, BUILDABLE PRESERVATION PARCEL A-1, NON-BUILDABLE PRESERVATION PARCELS B-D, F-K, NON-BUILDABLE PARCELS E & L AND RESUBDIVISION OF LOT 1 VALLEY ANNE ESTATES, SECTION 2  
PLAT NOS. 23863-23868  
TAX MAP NO. 10 GRID 19 24 PARCEL 225  
ZONED RC-DEO  
3RD ELECTION DISTRICT, HOWARD COUNTY MARYLAND  
FEBRUARY 5, 2020

GRAPHIC SCALE  
100 0 100 200  
SCALE 1"=100  
SHEET 2 OF 3

F-20-057

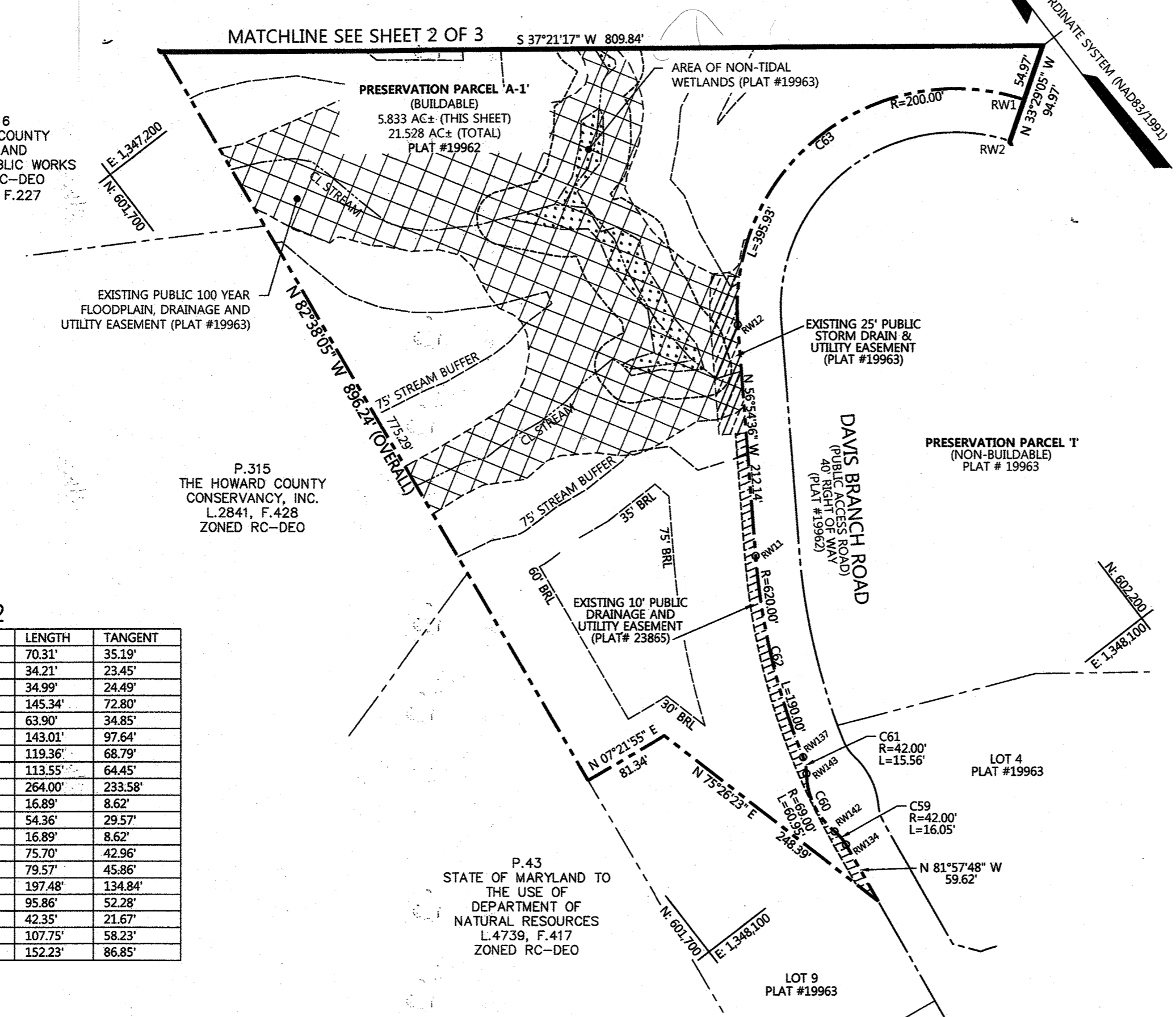


CURVE TABLE SHEET 3

CURVE	DELTA ANGLE	RADIUS	ARC	CHORD BEARING	LENGTH	TANGENT
C59	21°53'26"	42.00'	16.05'	S 87°05'29" W	15.95'	8.12'
C60	50°36'54"	69.00'	60.95'	N 78°32'46" W	58.99'	32.63'
C61	21°13'45"	42.00'	15.56'	N 63°51'12" W	15.47'	7.87'
C62	17°33'29"	620.00'	190.00'	N 65°41'20" W	189.25'	95.75'
C63	113°25'31"	200.00'	395.93'	N 00°11'51" W	334.37'	304.62'

COORDINATE TABLE SHEET 3

Point	Northing	Easting
RW1	602405.2105	1347659.9009
RW2	602371.8493	1347681.9695
RW11	601955.0213	1347838.7884
RW12	602070.8414	1347661.0530
RW134	601859.3841	1348098.8945
RW137	601877.1077	1348011.2599
RW138	601915.6469	1348021.9709
RW142	601858.5748	1348082.9662
RW143	601870.2892	1348025.1495



CURVE TABLE SHEET 2

CURVE	DELTA ANGLE	RADIUS	ARC	CHORD BEARING	LENGTH	TANGENT
C1	5°06'26"	789.00'	70.33'	N 31°27'47" W	70.31'	35.19'
C2	86°20'19"	25.00'	37.67'	S 80°35'30" W	34.21'	23.45'
C3	88°49'46"	25.00'	38.76'	S 07°38'44" E	34.99'	24.49'
C4	6°56'37"	1200.00'	145.42'	S 56°02'01" E	145.34'	72.80'
C12	47°04'52"	80.00'	65.74'	S 61°24'22" E	63.90'	34.85'
C13	85°50'26"	105.00'	157.31'	N 52°08'00" E	143.01'	97.64'
C14	59°38'47"	120.00'	124.92'	N 39°02'10" E	119.36'	68.79'
C15	56°28'34"	120.00'	118.28'	S 82°54'09" E	113.55'	64.45'
C64	111°10'46"	160.00'	310.47'	N 00°55'31" E	264.00'	233.58'
C65	23°11'48"	42.00'	17.00'	N 66°15'47" W	16.89'	8.62'
C66	46°23'37"	69.00'	55.87'	N 54°39'52" W	54.36'	29.57'
C67	23°11'48"	42.00'	17.00'	N 43°03'57" W	16.89'	8.62'
C68	56°28'34"	80.00'	78.86'	N 82°54'09" W	75.70'	42.96'
C69	59°38'47"	80.00'	83.28'	S 39°02'10" W	79.57'	45.86'
C70	85°50'26"	145.00'	217.24'	S 52°08'00" W	197.48'	134.84'
C71	47°04'52"	120.00'	98.61'	N 61°24'22" W	95.86'	52.28'
C72	24°27'10"	100.00'	42.68'	N 50°05'30" W	42.35'	21.67'
C112	44°35'32"	142.00'	110.52'	N 67°25'56" E	107.75'	58.23'
C111	57°35'47"	158.00'	158.83'	N 60°55'49" E	152.23'	86.85'

COORDINATE TABLE SHEET 2

Point	Northing	Easting	Point	Northing	Easting
2	603168.9932	1347223.9049	317	602864.2701	1347406.4073
3	602988.4969	1347089.5909	318	602736.2936	1347404.4619
4	602944.6108	1347081.2110	319	602771.0706	1347350.4139
6	603250.1929	1347103.3691	501	603115.1682	1347186.4574
7	603306.8318	1347029.2500	RW1	602405.2105	1347659.9009
8	603341.5130	1347024.5944	RW2	602371.8493	1347681.9695
9	603244.5815	1346950.3750	RW4	602462.4218	1347746.3873
13	603250.1734	1346984.1227	RW5	603027.7168	1347394.7950
15	603333.9816	1347350.0055	RW7	602995.0857	1347371.6604
16	603479.3304	1347551.5270	RW8	602726.3913	1347750.6511
17	603546.1340	1347665.4898	RW64	602973.9144	1347217.5977
18	603449.0653	1347604.9187	RW65	603011.2223	1347203.1714
19	602832.3130	1347461.0819	RW66	603041.7473	1347282.1123
20	602889.5653	1346937.0288	RW67	603004.4393	1347296.5386
21	602922.9644	1346908.6258	RW84	602790.8856	1347011.5803
22	602873.7770	1346898.6365	RW85	602830.7301	1347015.1037
23	602900.9502	1346866.1472	RW86	603019.0040	1346799.6222
40	602131.5430	1347036.2356	RW87	602970.6358	1346741.2453
41	602267.9498	1347081.0417	RW89	602912.1068	1347167.4822
43	602338.2271	1347008.8263	RW90	602918.5110	1347127.9982
49	602863.4441	1347019.2560	RW97	602971.3363	1347673.1833
300	603379.7976	1347474.9184	RW98	602919.1565	1346831.4426
302	603037.0219	1346791.9523	RW99	602836.7620	1346927.4160
303	602398.1968	1346664.1298	RW100	602861.3144	1346958.9942
304	602644.0294	1346851.7754	RW101	602966.8242	1346867.8814
305	602817.6139	1346624.3640	RW122	602866.5864	1347552.9074
307	602462.3505	1346987.9007	RW123	602816.0123	1347624.2417
308	601822.8274	1347018.2531	RW127	602822.8102	1347608.7826
309	602128.0979	1347062.9951	RW130	602854.2483	1347564.4394



501 FAIRMOUNT AVENUE SUITE 300 TOWSON, MD 21286  
P: 410 296 3333 F: 410 296 4705 WWW.DMW.COM

TABULATION OF FINAL PLAT SHEET #	3
A. TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED.....	0/0 A-1
BUILDABLE.....	0
NON BUILDABLE PRESERVATION PARCEL.....	0
BUILDABLE PRESERVATION PARCEL.....	0
NON BUILDABLE.....	0/0 A-1
B. TOTAL AREA OF LOTS AND/OR PARCELS.....	5.833 AC±
BUILDABLE.....	0.000 AC±
NON BUILDABLE PRESERVATION PARCEL.....	0.000 AC±
BUILDABLE PRESERVATION PARCEL.....	5.833 AC±
NON BUILDABLE.....	0.000 AC±
C. TOTAL AREA OF ROADWAY AND HIGHWAY WIDENING TO BE RECORDED.....	0.000 AC±
D. TOTAL AREA OF SUBDIVISION TO BE RECORDED.....	5.833 AC±



LEGEND  
 EXISTING UTILITY EASEMENT  
 EXISTING NON-TIDAL WETLANDS  
 EXISTING PUBLIC 100 YEAR FLOODPLAIN, DRAINAGE AND UTILITY EASEMENT

Paula Myrtue  
10611 Browns Farm Road  
Woodstock, MD 21163

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT

*Mauro Rossman* 2/25/2020  
Howard County Health Officer Date

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*[Signature]* 3.11.20  
Chief, Development Engineering Division Date

*[Signature]* 3/17/2020  
Director Date

OWNER'S DEDICATION

We, Richard E. Myrtue and Pauline F. Myrtue, Owners of the property shown hereon, hereby adopt this plan of subdivision, and in consideration of the approval of this Plat of Revision 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 easements shown hereon; (2) The right to require dedication for public use the beds of the streets and/or roads, and floodplains and open spaces, where applicable, and for other good and 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 spaces, 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 erected on or over the said easements and rights-of-way.

Witness our hands this 14 day of FEB 2020

(RELEASED) N/A  
Richard E. Myrtue Date

*Pauline F. Myrtue* 2/13/2020  
Pauline F. Myrtue Date

Witness N/A Date

*Cheryl P. L.* 02/13/2020  
Witness Date

SURVEYOR'S CERTIFICATE

I hereby certify, to the best of my knowledge, information and belief, that the final plat shown hereon is correct; that it is a Plat of Revision of the land conveyed by Davis Branch Estates LLC, a Maryland limited liability company by deed dated April 1, 2009 and recorded in the land records of Howard County, Maryland, in liber 14004 at folio 395 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 now amended.

I hereby certify that these documents were prepared or approved by me, and I am a duly licensed surveyor under the laws of the State of Maryland, License No. 21234, Expiration / Renewal Date: January 19, 2021.

*Michael D. Martin* 2.17.2020  
Michael D. Martin, Professional Land Surveyor Date

RECORDED AS PLAT No. 25103 ON 4/13/20 IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

PLAT OF REVISION  
MYRTUE PROPERTY

BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B A REVISION OF MYRTUE PROPERTY  
 BUILDABLE PRESERVATION PARCEL A-1, NON-BUILDABLE PRESERVATION PARCELS B-D, F-K, NON-BUILDABLE PARCELS E & L AND RESUBDIVISION OF LOT 1 VALLEY ANN ESTATES, SECTION 2  
 PLAT NOS. 23863-23868  
 TAX MAP NO. 10 GRID 19, 24, PARCEL 225  
 ZONED RC-DEO  
 3RD ELECTION DISTRICT, HOWARD COUNTY MARYLAND  
 FEBRUARY 5, 2020

GRAPHIC SCALE  
0 100 200

SCALE 1"=100  
SHEET 3 OF 3

F-20-057