

U.S. Equivalent Coordinate Table

POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
410	571306.7375	1359054.5497	174134.641875	414240.655262
412	571493.0017	1359017.4652	174191.415312	414229.351806
413	571607.6737	1359026.1442	174226.367417	414231.997249
414	571585.2426	1359349.6890	174219.530413	414330.613907
430	571395.1441	1359533.5354	174161.522234	414386.650357
431	571268.0460	1359398.4287	174123.092507	414345.469750
432	571146.1103	1359453.5266	174085.622596	414362.263640
433	571070.7141	1359439.7920	174062.701784	414350.077309
434	570792.9410	1359319.4475	173978.036364	414321.396256
435	570795.6113	1359312.8668	173978.050296	414319.390432
436	571072.7086	1359432.9530	174063.334088	414355.992796
437	571145.2138	1359446.1465	174085.409345	414360.014164
438	571230.6457	1359407.7948	174111.449033	414348.324544
439	571147.4450	1359160.1591	174086.089415	414272.845053

Metric Coordinate Table

The Requirements 3-108, The Real Property Article, Annotated Code of Maryland, 1988 Replacement Volumes, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With.

Terrell A. Fisher 8-4-21
Date

Donald R. Reuter, Jr. 7-29-21
Date

S. Jordan Property, LLC
By: Donald R. Reuter, Jr., Member

Forest Conservation Summary:

A. Jordan Overlook, Lots 1 Thru 4 (F-11-041) Developer Agreement Provided On-Site Total Forest Resources Of 1.29 Acres Consisting Of 1.03 Acres Retention And 0.26 Acres Of Reforestation. In Addition A Fee-In-Lieu Payment Of \$10,127.70 Was Paid For 0.31 Acres Of Reforestation.

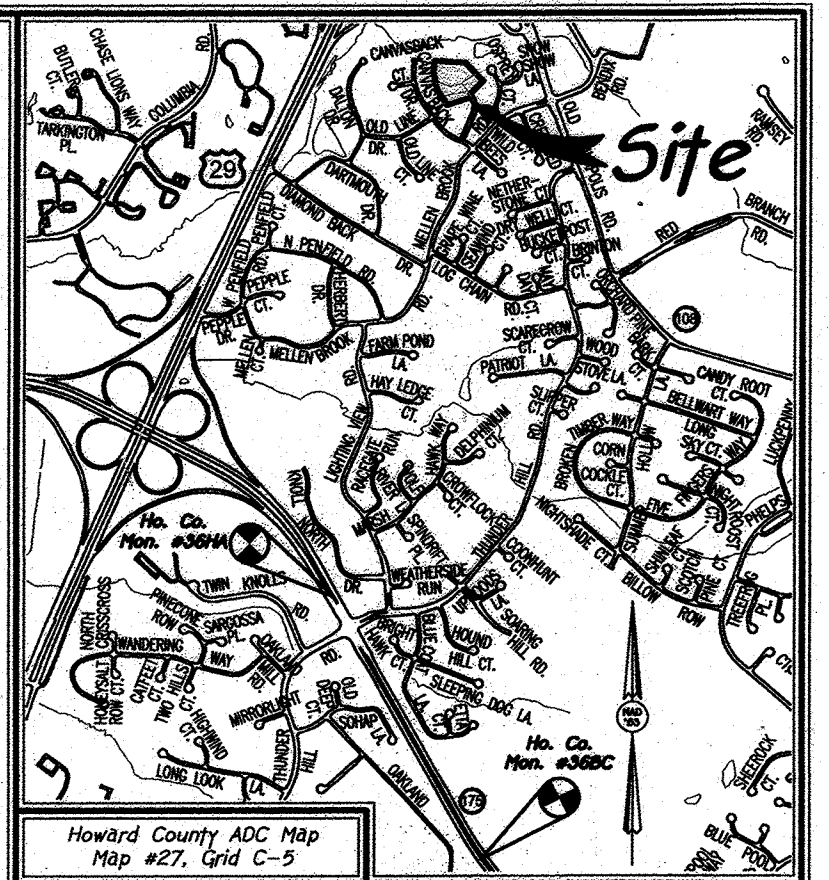
B. Jordan Overlook, Lots 6 Thru 9 (F-20-059) Has Reconfigured The Recorded 1.29 Acres.

C. In Addition To The 1.29 Acres Of Public Forest Retention Easement Area, This Plat Provides 0.160 Acres Of Non-Credited Private Forest Retention Easement Being Part Of The Forest Area Identified As Condition No. 3 Of The Alternative Compliance WP-20-110. See General Note No. 44.

Fisher, Collins & Carter, Inc.
Civil Engineering Consultants & Land Surveyors
Centennial Square Office Park-10272 Baltimore National Pike
Ellicott City, Maryland 21042
(410) 461-2855

Forest Resource Tabulation

F.C.E. No.	F-11-041		F-20-059	
	Retention	Reforestation	Retention	Reforestation
1	0.555 Ac.	0 Ac.	0.478 Ac.	0.261 Ac.
2	0.478 Ac.	0.261 Ac.	0.026 Ac.	0 Ac.
			2B	0.125 Ac.
			3	0.399 Ac.
Totals	1.03 Ac.	0.26 Ac.	Totals	1.03 Ac.



Reservation Of Public Utility And Forest Conservation Easements

*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 Buildable Lots 6 Thru 9. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lots. Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County, With A 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(s), Upon Completion Of The Developer's Obligations Under The Forest Conservation Installation And Maintenance Agreement Executed By 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(s) Conveying Easement In The Land Records Of Howard County.

General Notes Continued:

- Plan Subject To Waiver Petition, WP-12-005, Which The Planning Director On August 19, 2011 Approved A Request To Waive Section 16.124(a)(1)(i)(ii) Requiring Sidewalks And Walkways In Accordance With The Subdivision Regulations And The Design Manual; Section 16.135(a) Requiring Construction Of Street Lighting In Accordance With The Design Manual And In Locations Approved By DPZ; And Also Section 16.136 Requiring The Developer To Provide Street Trees In Accordance With Section 16.124 And The Landscape Manual Subject To The Following Conditions:
 - This Waiver Applies To Only The Improvements Which Are Required Along The Canvasback Drive Frontage Of Lot 1 And Adjacent Lot 231.
 - Compliance With Conditions From Development Engineering Division, Dated July 26, 2011, Prior To Submission Of The Original Waiver Petition To This Office For Signature Approval And Recordation. The Developer Is Required To Pay A Fee-In-Lieu Of Construction For The Cost Of Canvasback Drive Road Frontage Improvements Along Lot 1 And Adjacent Lot 231.
 - This Office Approves The Request To Waive Street Lighting For The Canvasback Drive Road Frontage Improvements Along Lot 1 And Adjacent Lot 231. The Proposed Street Light At The Entrance Of Jordan River Road (Approx. Station 0+40.23) Is Required, As Shown On F-11-041.
 - This Office Approves The Request To Waive Street Trees For The Canvasback Drive Road Frontage Improvement Along Adjacent Lot 231 Only. Street Trees Are Required Along The Frontage Of Lot 1 As Proposed On F-11-041.
- The Use-In-Common Driveway Maintenance Agreement For The Benefit Of Lots 2, 3, 4, 5 (Jordan Overlook Subdivision) And Lot 618 (Dalton Subdivision) Has Been Recorded In The Land Records Office In Liber 15909 At Folio 215. An Amended Use-In-Common Driveway Maintenance Agreement For The Benefit Of Lots 2, 4 Thru 9 And Lot 1-Dalton, Lot 618 Is Recorded Simultaneously With This Plat.
- The Conditional Use BA-00-031 For The Use Of The Existing Structure On Lot 3 As A Retreat Center Has Become Void Since The Existing Structure Has Been Removed. The Existing Spring House On Lot 6 Is To Remain.
- Trash And Recycling Will Be Located At The Junction Of Canvasback Drive And Jordan River Road Within 5 Feet Of The County Roadway.
- Plan Subject To Waiver Petition WP-14-026 Which The Planning Director On October 28, 2013 Approved A Request To Waive Section 16.120(b)(4)(iii)(b) To Allow A Forest Conservation Easement To Be Created On A Residential Lot Less Than 10 Acres In Size Provided That The Building Envelope Is No Closer Than 35 Feet From This Environmental Feature And Provided That A Deck May Project No More Than 10 Feet Beyond The Building Envelope Subject To The Following Conditions:
 - A 35 Foot B.R.L. Shall Be Provided From The Edge Of The Forest Conservation Easement.
 - This Plan Has Been Prepared In Accordance With The Provisions Of Section 16.124 Of The Howard County Code And The Landscape Manual. Financial Surety For The Required Perimeter Landscaping Will Be Posted As Part Of The Developers Agreement For This Final Plan, In The Amount Of \$2,100.00 Based On 7 Shade Trees @ \$300.00 Each.
- The Private Use-In-Common Driveway Access Easement For The Benefit Of Lots 6 Thru 9 And Maintenance Agreement Is Recorded Simultaneously With The Recordation Of This Plat.
- Open Space Requirement Provided By A Fee-In-Lieu Payment Of \$6,000.00 Based On 4 Lots x \$1,500.00/Lot. Traffic Study Dated June, 2019 Was Prepared By Hira Group.
- The Lots Created By This Subdivision Plat Are Subject To A Fee Or An Assessment To Cover Or Defray All Or Part Of The Developers Cost Of The Installation Of The Water And Sewer Facilities, Pursuant To The Howard County Code Section 18.112. This Fee Or Assessment, Which Runs With The Land, Is A Contractual Obligation Between The Developer And Each Owner Of This Property And Is Not In Any Way A Fee Or Assessment Of Howard County.
- A Community Meeting Was Conducted On May 23, 2019 For The Purpose Of The Developer To Provide Information To The Community Regarding The Proposed Residential Development And To Allow The Community To Ask Questions And To Make Comments, Per Section 16.128(d) Of The Subdivision Regulations.
- This Development Is Designed To Be In Accordance With Section 16.127-Residential Infill Development Of The Subdivision And Land Development Regulations. The Developer Of This Project Shall Create Compatibility With The Existing Neighborhood Through The Use Of Enhanced Perimeter Landscaping, Berms, Fences, Similar Housing Unit Types And The Directional Orientation Of The Proposed House.
- Subdivision Is Subject To Section 104.04.F. Of The Zoning Regulations, At Least 10% Of The Dwelling Units Shall Be Moderate Income Housing Units (M.I.H.U.) Or An Alternative Compliance Will Be Provided. The Developer Shall Execute A M.I.H.U. Agreement With The Department Of Housing To Indicate How The M.I.H.U. Requirement Will Be Met. The M.I.H.U. Agreement Will Be Recorded Simultaneously With This Plat In The Land Records Of Howard County, Maryland. This Development Will Meet M.I.H.U. Alternative Compliance By A Payment Of A Fee-In-Lieu To The Department Of Housing For Each Required Unit. Moderate Income Housing Unit (M.I.H.U.) Tabulation:
 - M.I.H.U. Required = (4 Lots x 10%) = 0.4 M.I.H.U.
 - M.I.H.U. Proposed = Developer Will Pursue Alternative Compliance By Paying A Fee-In-Lieu To The Howard County Housing Department For The Units Required By The Development.
 - An Executed M.I.H.U. Agreement With The Howard County Housing Department Has Been Completed.
- An M.I.H.U. Agreement Is Recorded Simultaneously With This Plat.
- This Plat Is Subject To A Waiver To Design Manual, Volume III, Section 2.6.A. To Allow A Maximum Of Eight (8) Users On A Use-In-Common Driveway, Which DPW Approved On May 11, 2020.
- Private Forest Retention Easement Nos. 1 And 2 Are Maintained By The Jordan Overlook At Dalton Spring Homeowners Association, Inc.

General Notes Continued On Sheet 2:

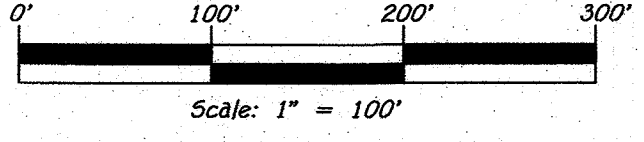
Area Tabulation This Submission

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	4
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	4
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	3,747 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	3,747 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.*
TOTAL AREA TO BE RECORDED	3,747 Ac.*

Owner And Developer

S. Jordan Property, LLC
8318 Forrest Street
Ellicott City, Maryland 21043
Ph: 410-992-4600

Graphic Scale



Minimum Lot Size Tabulation

Lot No.	Gross Area	Pipestem Area	Minimum Lot Size
6	23,163 Sq. Ft.*	834 Sq. Ft.*	22,329 Sq. Ft.*
7	28,791 Sq. Ft.*	965 Sq. Ft.*	27,826 Sq. Ft.*
8	87,051 Sq. Ft.*	1,143 Sq. Ft.*	85,908 Sq. Ft.*
9	24,221 Sq. Ft.*	843 Sq. Ft.*	23,378 Sq. Ft.*

Legend

- Existing 10' Private Utility Easement (P.B. 10, Pg. 15)
- Existing Private Maintenance And Access Easement To Maintain Existing Spring House (Plat Nos. 23115 And 23116)
- Existing Private Maintenance And Access Easement To Maintain Existing Shed (Plat Nos. 23115 And 23116)
- Existing Private Stormwater Management, Drainage, Use-In-Common Driveway For The Benefit Lots 1 Thru 4 And Lot 618, (Formerly Lot 61A) (Dalton Subdivision), Access & Utility Easement (Plat Nos. 23115 And 23116)
- Existing Public Sewer, Water & Utility Easement (Plat Nos. 23115 And 23116)
- Existing Public Forest Conservation Easement (Retention) (Plat Nos. 23115 And 23116)
- Existing Public Forest Conservation Easement (Reforestation) (Plat Nos. 23115 And 23116)
- Existing 24' Private Access Easement For The Use And Benefit Of Lot 618 (Plat No. 24081)
- Existing Public Sewer, Water & Utility Easement (Plat Nos. 25465 And 25466)
- Existing Private Non-Credited Forest Retention Easement (Plat Nos. 25985 And 25986)
- Existing Private Stormwater Management, Drainage & Utility Easement (Plat Nos. 25985 And 25986)
- Existing Private Entrance Feature Easement (Plat Nos. 25985 And 25986)
- 20' Private Drainage & Utility Easement
- Public Forest Conservation Easement (Retention)
- Private Non-Credited Forest Retention Easement (Retention)
- Private Use-In-Common Driveway Access Easement For The Use And Benefit Of Lots 6 Thru 9
- Private Entrance Feature Easement

General Notes:

- Subject Property Zoned R-20 Per The 10/06/13 Comprehensive Zoning Plan.
- Coordinates Based On NAD '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 309A And 309C.
- Station No. 309A North 565,930.80 East 1,357,989.57 Station No. 309C North 563,264.10 East 1,399,985.74
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About January 28, 2007 By Fisher, Collins And Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set With Cap "F.C.C. 106".
- Denotes Change In Bearing Of Boundary Or Rights-Of-Way.
- Denotes Concrete Monument Set With Cap "F.C.C. 106".
- Denotes Concrete Monument Or Stone Found.
- For Flag Or Pipe Stem Lots 2 And 4 Thru 9, Refuse Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of Flag Or Pipe Stem And The Road Right-Of-Way Line Only And Not Onto The Flag Or Pipe Stem Lot Driveway.
- Driveways Shall Be Provided Prior To Residential Occupancy To Ensure Safe Access For Fire And Emergency Vehicles Per The Following (Minimum) Requirements:
 - Width - 12 Feet (16 Feet Serving More Than One Residence);
 - Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (1 - 1/2" Minimum);
 - Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 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 Surface;
 - Structure Clearances - Minimum 12 Feet;
 - Maintenance - Sufficient To Ensure All Weather Use.
- No Grading, Removal Of Vegetation And New Structures Shall Be Permitted Within The Limits Of Wetlands, Stream(s), Or Their Required Buffers, Floodplain And Forest Conservation Easement Areas.
- All Lot Areas Are More Or Less (±).
- Distances Shown Are Based On Surface Measurement And Not Reduced To NAD '83 Grid Measurement.
- No Cemeteries Exist On This Site Based On A Visual Site Visit And Based On An Examination Of The Howard County Cemetery Inventory Map. No Historic Sites Exist On This Site.
- Forest Stand Delineation And Wetland Delineation Information Shown For This Project Was Taken From Reports Prepared By Eco-Science Professionals, Inc. Dated June 30, 2019. There Are No Steep Slopes, Streams, Wetlands Or Buffers On This Property.
- Previous Department Of Planning And Zoning File Numbers: SP-09-10 And BA-10-008V, BA-20-031, Contract #24-4483-D, F-11-041, WP-12-005, WP-14-026, ECP-19-069, F-19-034, F-20-073 And WP-20-110.
- This Property Is Located Within The Metropolitan District.
- Public Water And/Or Sewer Allocations For This Development Are Subject To Section 18.122B Of The Howard County Code.
- Allocations Will Be Made Available At The Time Of Final Plat Approval, If Capacity Is Available At That Time.
- This Plat Is In Compliance With The Amended Fifth Edition Of The Subdivision And Land Development Regulations Per Council Bill 45-2003 And The 10/06/13 Comprehensive Zoning Plan. Development Or Construction On These Lots Must Comply With Setback And Buffer Regulations In Effect At The Time Of Submission Of The Site Development Plan, Waiver Petition Application, Or Building/Grading Permit.
- No Noise Study Is Required For This Project Per Howard County Design Manual, Vol. III, Section 5.2.9.
- Public Water And Sewer Shall Be Utilized Within This Development, Contract No. 24-4804-D.
- Stormwater Management Practices Are Required In Accordance With The Design Manuals. The Developer Has Executed The Declaration Of Covenant And/Or A Developers Agreement For The Construction Of The Stormwater Management Practices And A Maintenance Agreement, Maintenance Obligation For On-Lot Stormwater Management Is Provided By The Individual Lot Owner.
- Site Development Plan Approval By The Department Of Planning And Zoning Is Required Prior To Issuance Of Building Permits For The Construction Of The Residential Dwellings On The Lots 1, 2 And 4.
- There Is No 100 Year Floodplain, Steep Slopes, Streams, Wetlands Or Their Buffers On This Property.
- The Developer Of This Project Has Made A Payment To The Department Of Public Works, Account No. 4010090002 For Fee-In-Lieu Of Road Construction Improvements, Including Sidewalk Construction, Along The Frontage Of Canvasback Road In The Amount Of \$6,599.00.

M.I.H.U. Note: Please Note That Lots 6 Thru 9 In This Subdivision Are Subject To Section 18.402(c)(1) Of The Howard County Subdivision And Land Development Regulations For The Moderate Income Housing Unit (M.I.H.U.). An Alternative Compliance By A Payment Of A Fee-In-Lieu For M.I.H.U. Obligation Is Provided For Each Lot. Fee-In-Lieu Payment Is To Be Calculated And Paid To The Department Of Inspections, Licenses And Permits At The Time Of Building Issuance By The Permit Applicant.

APPROVED: For Public Water And Public Sewerage Systems
Howard County Health Department.

Richard J. Davis 8/31/21
Howard County Health Officer Date

APPROVED: Howard County Department Of Planning And Zoning.

David H. Hark 9.14.21
Chief, Development Engineering Division Date

Director 10/19/21
Date

Owner's Certificate

S. Jordan Property, LLC, By Donald R. Reuter, Jr., Member, Owner Of The Property Shown And Described Hereon, Hereby Adopts 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 29th Day Of July, 2021.

Donald R. Reuter, Jr.
S. Jordan Property, LLC
By: Donald R. Reuter, Jr., Member

Terrell A. Fisher
Witness

Surveyor's Certificate

I Hereby Certify That To The Best Of My Knowledge The Final Plat Shown Hereon Is Correct; That It Was Prepared By Me Or Under My Responsible Charge And That I Am A Duly Licensed Professional Land Surveyor Under The Laws Of The State Of Maryland; That It Is A Subdivision Of Part Of The Lands Conveyed By Sherrie A. Jordan To S. Jordan Property, LLC By Deed Dated May 1, 2019 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 18656 At Folio 419; And Being Lot 3, As Shown On Plats Entitled "Revision Plat, Jordan Overlook, Lot 3" And Recorded Among The Aforesaid Land Records As Plat Nos. 25465 And 25466; 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, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended.

Terrell A. Fisher 8-4-21
Terrell A. Fisher, Professional Land Surveyor No. 10692 Date
Expiration Date: December 13, 2021

RECORDED AS PLAT No. 25919 ON 11/22/21
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Resubdivision Plat
Jordan Overlook
Lots 6 Thru 9**

(Being A Resubdivision Of Lot 3, As Shown On Plats Entitled "Revision Plat, Jordan Overlook, Lot 3" Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 25465 And 25466)

Zoned: R-20
Tax Map: 30, Grid: 10, Part Of Parcel: 309
Sixth Election District - Howard County, Maryland
Previous DPZ File Nos.: SP-09-10, BA-10-008V, BA-20-031, Contract #24-4483-D, F-11-041, WP-12-005, WP-14-026, ECP-19-069, F-19-034, F-20-073 And WP-20-110

Date: July 31, 2021 Scale: As Shown Sheet 1 Of 2

The Requirements 3-108, The Real Property Article, Annotated Code of Maryland, 1989 Replacement Volume (Supplemented) as Far As They Relate To The Making of This Plat And The Setting of Markers Have Been Compiled With:

Terrell A. Fisher, L.S. #10692
 (Registered Land Surveyor)
 8-4-21
 Date

Donald R. Reuwer, Jr.
 7-29-21
 Date

5. Jordan Property, LLC
 By: Donald R. Reuwer, Jr., Member

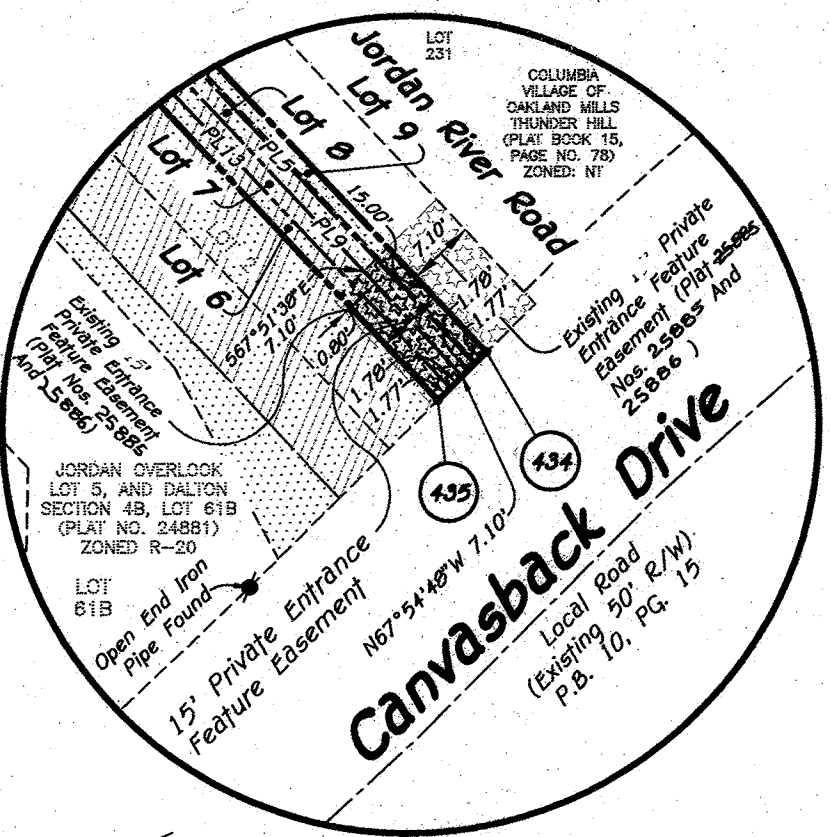
This Subdivision Is Subject To Section 10.122B Of The Howard County Code. Public Water And Public Sewer Service Has Been Granted Under The Terms And Provisions, Thereof, Effective September 29, 2014. On Which Date Developer Agreement 24-1804-D Was Filed And Accepted.

General Notes Continued:

- The Jordan Overlook Project is Subject To An Alternative Compliance Application (WP-20-110), Approved On June 10, 2020, Superseded By A Revised Letter Dated July 8, 2020 And Alternative Compliance Final Decision Action Report With Respect To Sections 16.1205(a)(3), Allowing The Removal Of 6 Specimen Trees In Order To Provide Access To And Develop The Subject Property With Single Family Lots And Section 16.1205(b)(4)(iii)(b) Of The Subdivision And Land Regulations To Allow Forest Conservation Easements On Lots Less Than 10 Acres. Approval is Subject To The Following Conditions:
 - A 35 Foot Environmental B.E.L. Shall Be Provided From The Environmental Buffer And Forest Conservation Easements (From Whichever Extends Further Into The Lots).
 - The Specimen Tree Removal is Subject Only To The Requested Trees ST-1, ST-2, ST-3, ST-4, ST-17, And ST-18. Another Alternative Compliance Request Must Be Submitted To Propose The Removal Of Any Additional Specimen Trees. If At All Possible, The Specimen Trees Should Be Preserved, And Tree Protection Measures Provided During Construction. Provide (12) Replacement Trees Of 2-1/2" To 3" Caliper On Site In Place Of The Removed Trees As Mitigation.
 - The Relocation Of The Forest Conservation Easement On The Property Will Result In A Net Increase In Forest Conservation Easement Area On-Site. Existing Mature Forest Area In The Easement Is Being Replaced With Mature Forest Area On-site And Additional Non-Credited Forest Area Is Being Added To The Easement For An Overall Net Increase. The Total Easement Will Include 1.25 Acres Of Credited Forest Conservation Easement And 0.33 Acres Of Private Non-Credited Easement.
 - The Alternative Compliance File Number, Requested Sections, Decision Date And Conditions Of Approval Shall Be Indicated On The Plat As A General Note.
 - The Applicant Shall Obtain All Required Authorization And Permits From The Maryland Department Of The Environment And The U.S. Army Corps Of Engineers For Disturbance Within Wetlands, Wetland Buffers, Stream, Stream Buffer, And 100-Year Floodplain. Reference All Required MDE And/or USACE Permits Or Tracking Numbers On All Associated Plans And Building Or Grading Permits.
- Articles Of Incorporation For Jordan Overlook At Dalton Spring Homeowners Association, Inc. Filed On July 8, 2021 With State Of Maryland Department Of Assessments And Taxation, Receipt No. 020957783.

Reservation Of Public Utility And Forest Conservation Easements

"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 Buildable Lots 6 Thru 9. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lots. Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County, With A 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(s), Upon Completion Of The Developer's Obligations Under The Forest Conservation Installation And Maintenance Agreement Executed By The Forest Conservation Company And The Release Of Developer's Surety Bond With Said Agreement, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County."



Private Use-In-Common Driveway Access Easement For The Use And Benefit Of Lots 6 Thru 9 Line Table Chart

Line	Bearing And Distance
AE1	S 07°46'33" W, 18.01'
AE2	S 20°40'32" W, 11.90'
AE3	S 52°40'00" W, 4.50'
AE4	N 37°12'00" W, 24.00'
AE5	N 52°40'00" E, 6.00'
AE6	N 37°12'00" W, 60.91'
AE7	S 52°40'00" W, 6.00'
AE8	N 37°12'00" W, 24.00'
AE9	N 52°40'00" E, 6.00'
AE10	N 37°12'00" W, 23.31'
AE11	N 52°40'00" E, 24.00'
AE12	S 37°12'00" E, 27.12'
AE13	N 52°40'00" E, 34.00'
AE14	S 37°12'00" E, 34.00'
AE15	N 52°40'00" E, 34.00'
AE16	S 37°12'00" E, 75.58'

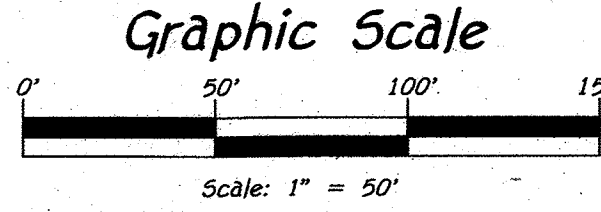
Property Line Line Table Chart

Line	Bearing And Distance
PL1	S 36°47'33" W, 21.91'
PL2	S 37°12'00" E, 170.69'
PL3	S 24°10'34" E, 95.70'
PL4	S 10°19'27" W, 75.80'
PL5	S 23°25'28" W, 302.56'
PL6	S 37°12'00" E, 170.49'
PL7	S 24°10'34" E, 94.95'
PL8	S 10°19'27" W, 75.13'
PL9	S 23°25'28" W, 302.40'
PL10	S 37°12'00" E, 71.01'
PL11	S 24°10'34" E, 94.95'
PL12	S 10°19'27" W, 74.37'
PL13	S 37°25'28" W, 302.24'

Fisher, Collins & Carter, Inc.
 Civil Engineering Consultants & Land Surveyors
 Centennial Square Office Park - 10272 Baltimore National Pike
 Ellicott City, Maryland 21042
 (410) 461-2855

Area Tabulation This Sheet

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	4
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	4
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	3,747 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.*
TOTAL AREA TO BE RECORDED	3,747 Ac.*



APPROVED: For Public Water And Public Sewerage Systems
 Howard County Health Department.

Michael J. Davis
 Howard County Health Officer
 8/31/21
 Date

APPROVED: Howard County Department Of Planning And Zoning.

Paul Platan
 Chief, Development Engineering Division
 9.14.21
 Date

Director
 10/19/21
 Date

Owner's Certificate

I, Jordan Property, LLC, By Donald R. Reuwer, Jr., Member, Owner 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 29th Day Of July, 2021.

Donald R. Reuwer, Jr.
 5. Jordan Property, LLC
 By: Donald R. Reuwer, Jr., Member

Witness

Surveyor's Certificate

I Hereby Certify That To The Best Of My Knowledge The Final Plat Shown Hereon Is Correct; That It Was Prepared By Me Or Under My Responsible Charge And That I Am A Duly Licensed Professional Land Surveyor Under The Laws Of The State Of Maryland; That It Is A Subdivision Of Part Of The Lands Conveyed By Sherrie A. Jordan To 5. Jordan Property, LLC By Deed Dated May 1, 2019 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 18656 At Folio 419; And Being Lot 3, As Shown On Plats Entitled "Revision Plat, Jordan Overlook, Lot 3" And Recorded Among The Aforesaid Land Records As Plat Nos. 25465 And 25466; 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, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended.

Terrell A. Fisher
 Terrell A. Fisher, Professional Land Surveyor No. 10692 Date
 Expiration Date: December 13, 2021
 8/4/21

RECORDED AS PLAT No. 25920 ON 11/22/21
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Resubdivision Plat
 Jordan Overlook
 Lots 6 Thru 9**

(Being A Resubdivision Of Lot 3, As Shown On Plats Entitled "Revision Plat, Jordan Overlook, Lot 3" Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 25465 And 25466)

Zoned: R-20
 Tax Map: 30, Grid: 10, Part Of Parcel: 309
 Sixth Election District - Howard County, Maryland
 Previous DPZ File Nos.: 5P-09-10, BA-10-008V, BA-08-031,
 Contract #24-4483-D, F-11-041, WP-12-005, WP-14-026,
 ECP-19-069, F-19-034, F-20-073 And WP-20-110
 Date: July 31, 2021 Scale: 1"=50' Sheet 2 Of 2