

U.S. Equivalent Coordinate Table

POINT	NORTH (feet)	EAST (feet)
100	502674.0805	843224.5067
101	502776.2163	843210.7155
102	503210.2496	843391.9868
103	503095.3498	843684.8158
104	502784.9998	843684.8158
105	502688.2010	843595.8827
106	502812.4610	843595.8827
107	502812.4610	843457.3827
108	502676.3910	843457.3827
109	502688.4398	843324.1383

The Requirements § 3-108, The Real Property Article, Annotated Code Of Maryland, 1989 Supplement Volume, (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 7/31/20
Date

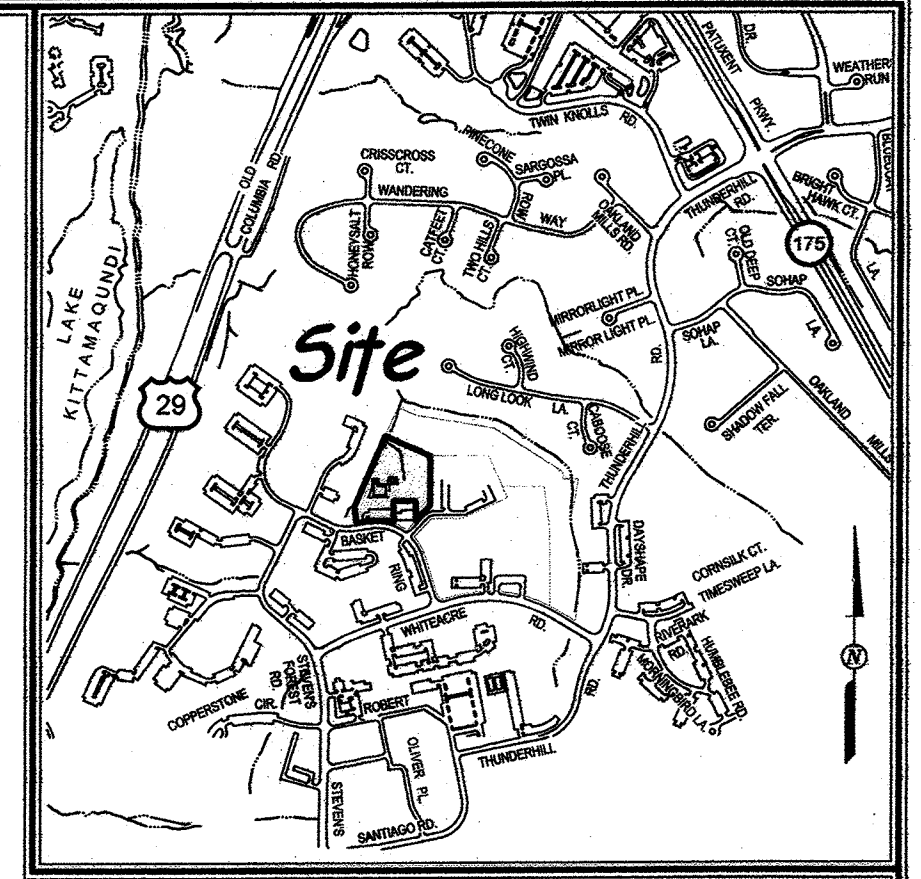
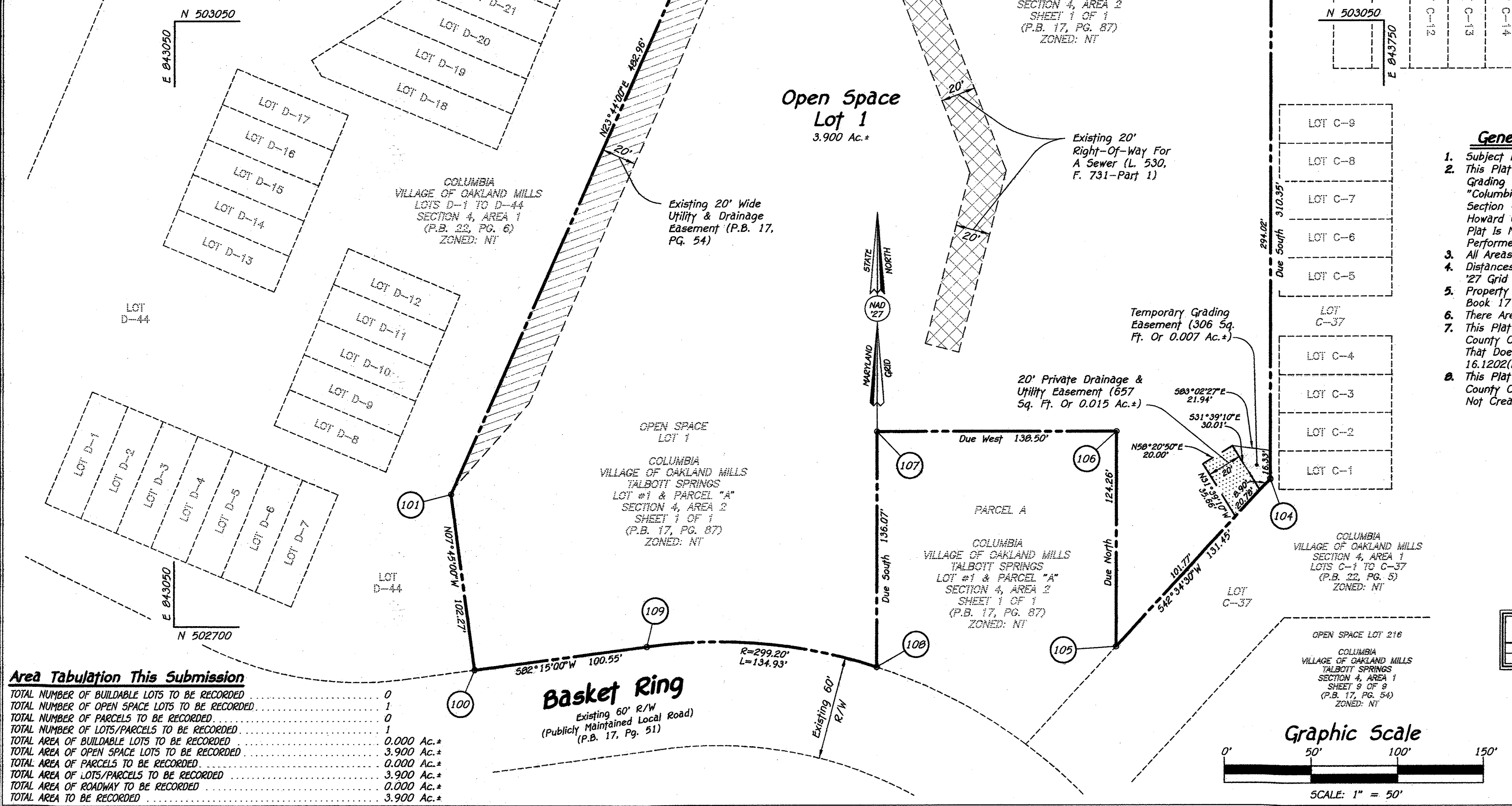
D. Hooley 7-16-2020
Date

Terrell A. Fisher, P.L.S. #10692
(Professional Land Surveyor)

Columbia Association, Inc.
By: Dennis Matthey, Director Of
Open Space And Facility Services

Fisher, Collins & Carter, Inc.
Civil Engineering Consultants & Land Surveyors

Centennial Square Office Park-10272 Baltimore National Pike
Ellicott City, Maryland 21042
(410) 461-2855



- Legend**
- Existing 20' Wide Utility & Drainage Easement (P.B. 17, PG. 54)
 - 20' Private Drainage & Utility Easement (657 Sq. Ft. Or 0.015 Ac.±)
 - Temporary Grading Easement (306 Sq. Ft. Or 0.007 Ac.±)
 - Existing 20' Right-Of-Way For A Sewer (L. 530, F. 731-Part 1)

Owner/Developer
Columbia Association, Inc.
9450 Gerwig Lane
Columbia, Maryland 21046

- General Notes:**
- Subject Property Zoned NT Per 10/06/13 Comprehensive Zoning Plan.
 - This Plat Creates A 20' Private Drainage & Utility Easement And Temporary Grading Easement On Open Space Lot 1, As Shown On A Plat Entitled "Columbia, Village Of Oakland Mills, Talbott Springs, Lot #1 & Parcel "A", Section 4, Area 2, Sheet 1 Of 1 And Recorded Among The Land Records Of Howard County, Maryland In Plat Book 17 At Page 87 Which The Datum Of That Plat Is NAD '27. A Boundary Survey As Per COMAR 09.13.08.03 Was Not Performed.
 - All Areas Are More Or Less (±).
 - Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '27 Grid Measurement.
 - Property Subject To Prior Department Of Planning And Zoning File No's: Plat Book 17 At Page 87.
 - There Are No Existing Dwelling(s)/Structure(s) On This Project.
 - This Plat Is Exempt From The Requirements Of Section 16.1200 Of The Howard County Code For 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).
 - 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 Lot Or Parcel Divisions.

Curve Data Tabulation

Proj-Point	Radius	Arc Length	Delta	Tangent	Bearing & Distance
108-109	299.20'	134.93'	25°50'17"	68.63'	N 84°49'52" W 133.79'

Purpose Statement

The Purpose Of This Plat Is To: (1) Create A 20' Private Drainage & Utility Easement; And (2) Create A Temporary Grading Easement On Open Space Lot 1, As Shown On A Plat Entitled "Columbia, Village Of Oakland Mills, Talbott Springs, Lot #1 & Parcel "A", Section 4, Area 2, Sheet 1 Of 1" Recorded Among The Land Records Of Howard County, Maryland In Plat Book 17 At Page 87

Area Tabulation This Submission

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	0
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	1
TOTAL NUMBER OF PARCELS TO BE RECORDED	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	1
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	0.000 Ac.±
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	3.900 Ac.±
TOTAL AREA OF PARCELS TO BE RECORDED	0.000 Ac.±
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	3.900 Ac.±
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.±
TOTAL AREA TO BE RECORDED	3.900 Ac.±

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

Barbara Roseman 8/25/2020
Howard County Health Officer Date

APPROVED: Howard County Department Of Planning And Zoning.

Paul Edmunds 9-2-20
Chief, Development Engineering Division Date

Dennis Matthey 9/1/2020
Director Date

Owner's Certificate

We, Columbia Association, Inc., A Maryland Non-Profit Corporation, By Dennis Matthey, Director Of Open Space And Facility Services, Owners Of The Property Shown And Described Hereon, Hereby Adopt This Plat Of Revision; And In Consideration Of The Approval Of This Plat By The Department Of Planning And Zoning Hereby Establish The 20' Private Drainage & Utility Easement And Temporary Grading Easement Affecting The Property Shown On This Plat Of Revision. Witness My/Our Hand/s This 16th Day Of July, 2020.

By: *D. Hooley*
Columbia Association, Inc.
Dennis Matthey, Director Of
Open Space And Facility Services

Attest: *Albert Edwards*
Columbia Association, Inc.
Albert Edwards, P.E., Assistant Director
Of Open Space And Facility Services

Surveyor's Certificate

I Herby Certify To The Best Of My Knowledge That 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 All Of The Lands Conveyed By The Howard Research And Development Corporation To The Columbia Park And Recreation Association, Inc. (The Columbia Park And Recreation Association, Inc. Changed Its Name To Columbia Association, Inc. By Articles Of Amendment With Name Change Filed On April 15, 1991) By Deed Dated April 30, 1970 And Recorded Among The Land Records Of Howard County, Maryland In Liber 531 At Folio 169; And Being Open Space Lot 1, As Shown On A Plat Entitled "Columbia, Village Of Oakland Mills, Talbott Springs, Lot #1 & Parcel "A", Section 4, Area 2, Sheet 1 Of 1" Recorded Among The Aforesaid Land Records In Plat Book 17 At Page 87; And Verification Of Existing Monuments Or Setting New Monuments Was Not Performed Since A Boundary Survey Per COMAR 09.13.06.03 Was Not The Purpose Of This Plat; All Monuments Are In Place In Accordance With The Annotated Code Of Maryland, As Amended.

Terrell A. Fisher 7/31/20
Terrell A. Fisher, Professional Land Surveyor No. 10692 Date
Expiration Date: December 13, 2021

RECORDED AS PLAT No. 25527 ON 10/21/2020
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Plat Of Revision
Columbia
Village Of Oakland Mills,
Talbott Springs,
Section 4, Area 2
Open Space Lot 1

(Being A Revision To Open Space Lot 1, As Shown On A Plat Entitled "Columbia, Village Of Oakland Mills, Talbott Springs, Lot #1 & Parcel "A", Section 4, Area 2, Sheet 1 Of 1" Recorded Among The Land Records Of Howard County, Maryland In Plat Book 17 At Page 87)

Zoned: NT
Tax Map: 36, Grid: 3, Parcel: 313
Sixth Election District - Howard County, Maryland
Date: June 23, 2020 Scale: As Shown Sheet 1 Of 1

F-20-000
F-21-007