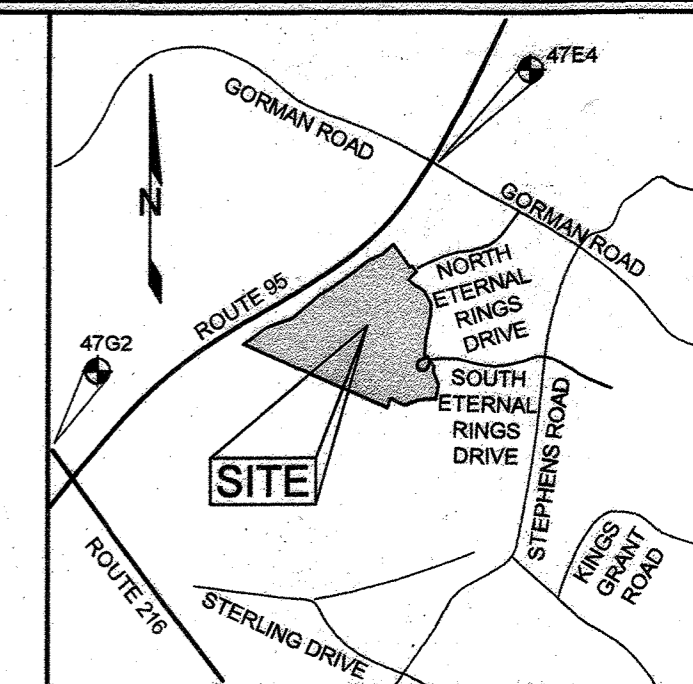
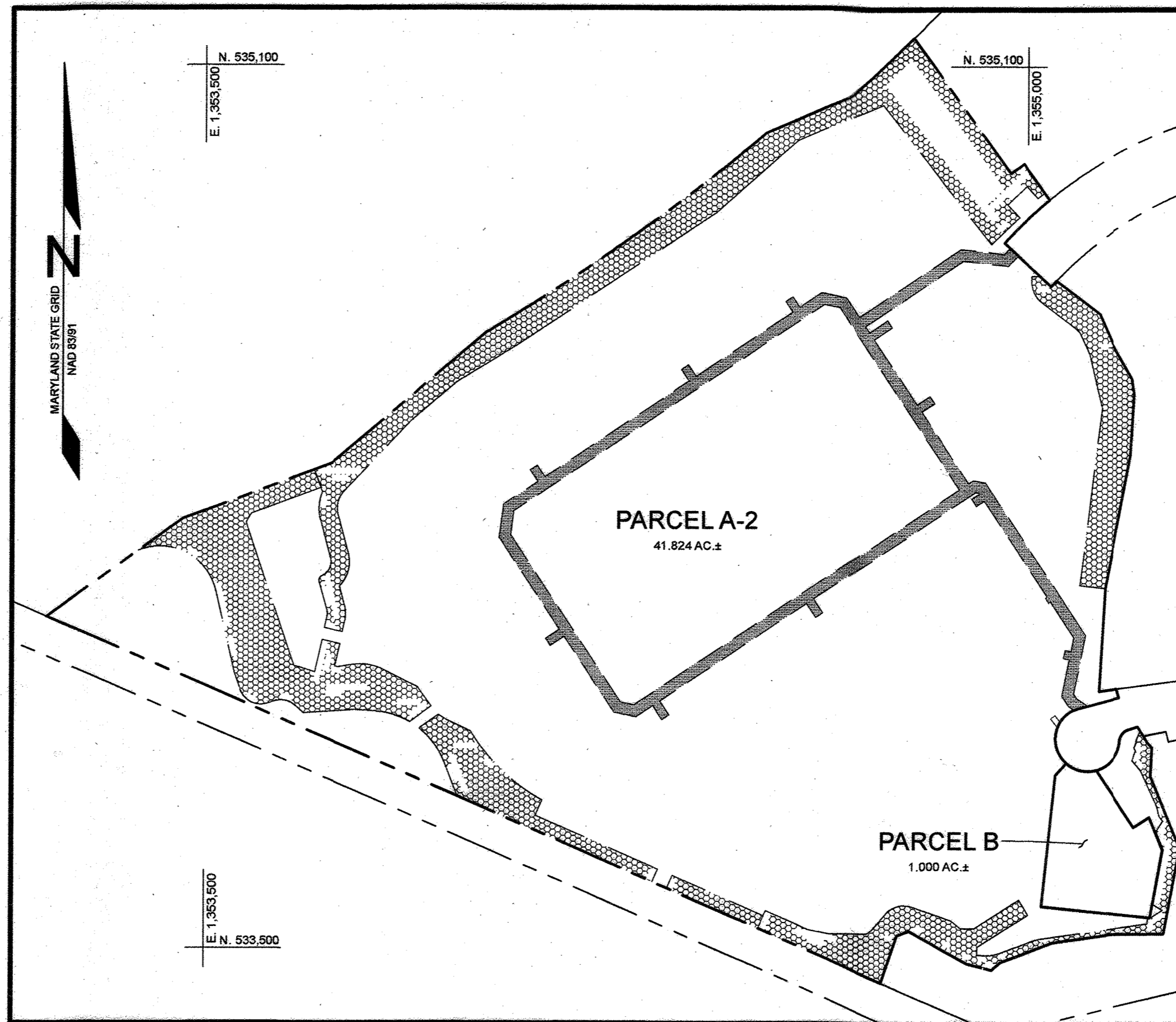


**GENERAL NOTES**

- THE SUBJECT PROPERTY IS ZONED PEC-MXD-3 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. 47G2 AND NO. 47E4.
  - DENOTES APPROXIMATE LOCATION (SEE LOCATION MAP)
    - STATION 47G2 N 532,938.964 E 1,351,224.095 ELEV. 364.210
    - STATION 47E4 N 535,846.138 E 1,355,431.196 ELEV. 338.909
- DENOTES IRON PIPE FOUND.
  - ⊗ DENOTES REBAR AND CAP FOUND.
  - ⊙ DENOTES REBAR AND CAP SET
  - DENOTES CONCRETE MONUMENT OR STONE FOUND.
  - DENOTES CONCRETE MONUMENT SET.
- ALL LOT AREA ARE MORE OR LESS (±)
- LANDSCAPING IS PROVIDED IN ACCORDANCE WITH A CERTIFIED LANDSCAPE PLAN APPROVED UNDER F-11-036 AND SDP-21-017.
- PREVIOUS HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING FILE NOS.: ZB-979M, F-04-053, S-99-12, PB-339, ZB-979-M, P08-08, F-11-036, F-16-055, SDP-21-017, AND F-21-060.
- MINIMUM BUILDING SETBACK RESTRICTIONS FROM PROPERTY AND PUBLIC ROAD RIGHTS-OF-WAY LINES IN ACCORDANCE WITH THE DEVELOPMENT CRITERIA APPROVED WITH S-99-12 AND THE DECISION AND ORDER FOR PB-339 AND PB-539.
- WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122.B OF THE HOWARD COUNTY CODE.
- PUBLIC WATER AND SEWAGE ALLOCATION WILL BE GRANTED AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT. CAPACITY IS AVAILABLE AT THAT TIME. PUBLIC WATER AND SEWER WILL BE PROVIDED UNDER CONTRACT NO. 24-4696-D.
- THERE ARE NO KNOWN CEMETERIES OR HISTORIC STRUCTURES ON THIS SITE.
- PHASING FOR THIS PROJECT IS IN ACCORDANCE WITH THE DECISION AND ORDER FOR ZONING CASE: ZB-979M AND THE DECISION FOR AND ORDER FOR PB-339 (COMPREHENSIVE SKETCH PLAN S-99-012).
- STORMWATER MANAGEMENT PRACTICES ARE REQUIRED IN ACCORDANCE WITH THE DESIGN MANUALS. PRIOR TO SIGNATURE APPROVAL OF THE FINAL PLAT OR SITE DEVELOPMENT PLAN, THE DEVELOPER WILL BE REQUIRED TO EXECUTE THE DECLARATION OF COVENANT AND/OR A DEVELOPER'S AGREEMENT FOR THE CONSTRUCTION OF THE STORM WATER MANAGEMENT PRACTICES AND A MAINTENANCE AGREEMENT.
- A WETLAND REPORT WAS PREPARED BY DAFT MCCUNE WALKER, INC. AND APPROVED IN APRIL 2001 AND RE-CERTIFIED BY KIMLEY-HORN AND ASSOCIATES IN AUGUST 2020.
- THE FLOODPLAIN STUDY FOR THIS PROJECT WAS PREPARED BY DAFT MCCUNE WALKER, INC. DATED JUNE 2003 AND APPROVED UNDER F-04-053.
- THE 65 dBA NOISE CONTOUR LINE DRAWN IN THIS SUBDIVISION PLAN IS ADVISORY AS REQUIRED BY THE HOWARD COUNTY DESIGN MANUAL, CHAPTER 5, REVISED FEBRUARY, 1992 AND CAN NOT BE CONSIDERED TO EXACTLY LOCATE THE 65 dBA NOISE EXPOSURE. THE 65 dBA NOISE LINE WAS ESTABLISHED BY HOWARD COUNTY TO ALERT DEVELOPERS, BUILDERS AND FUTURE RESIDENTS THAT AREAS BEYOND THIS THRESHOLD MAY EXCEED GENERALLY ACCEPTED NOISE LEVELS ESTABLISHED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING OR NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAM(S), OR THEIR REQUIRED BUFFERS AND FLOODPLAINS.
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT JUNE 25, 1999 BY DAFT, MCCUNE WALKER, INC.
- DISTANCES SHOWN ARE BASED ON THE MARYLAND STATE PLANE, U.S. SURVEY FOOT.
- NO TRAFFIC STUDY IS REQUIRED FOR THIS PROJECT.
- PARCEL B WILL BE DEDICATED TO THE EMERSON COMMUNITY ASSOCIATION TO BE USED AS A FOCAL POINT AREA IN ACCORDANCE WITH THE HOWARD COUNTY ZONING REGULATIONS, ZONING BOARD DECISION AND ORDER (ZB-979M) AND THE COMPREHENSIVE SKETCH PLAN (S-99-012). THE HOWARD COUNTY PLANNING BOARD MUST REVIEW AND APPROVE ANY FUTURE SITE DEVELOPMENT PLAN REQUIRED FOR THE FOCAL POINT SITE.
- THE PROPERTY IS LOCATED IN THE METROPOLITAN DISTRICT.
- DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES, AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, OVER AND THROUGH PARCEL A-2, OR PORTIONS THEREOF, AND SHOWN ON THIS PLAT AS THE FOREST CONSERVATION AREA. ANY AND ALL CONVEYANCES OF AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT(S). 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 CASE OF A FOREST CONSERVATION EASEMENT(S), UPON COMPLETION OF DEVELOPER'S OBLIGATION 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.
- THE FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION EASEMENT; HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT AREA IS ALLOWED. THIS PLAT ADDRESSED THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION IN ACCORDANCE WITH A FOREST CONSERVATION PLAN PREVIOUSLY APPROVED UNDER F-11-036.
- THE PHASE OF THE EMERSON PROJECT COMPLIES WITH SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION BY RETAINING 2.059± ACRES OF EXISTING FOREST AND PROVIDING 3.887± ACRES OF REFORESTATION. WHEN EVALUATED CUMULATIVELY WITH PREVIOUS PHASES OF THE PROJECT, 83.93± ACRES OF FOREST HAVE BEEN CLEARED, 58.23± ACRES HAVE BEEN RETAINED, AND 25.52± ACRES HAVE BEEN REFORESTED. THIS PLAT ADDS 0.283 ACRES OF FOREST CONSERVATION EASEMENT AND REMOVED 1.07± ACRES OF FOREST CONSERVATION EASEMENT. FOREST CONSERVATION SURETY FOR THIS PARCEL WAS ADDRESSED UNDER F-11-036.
- FOREST STAND DELINEATION THAT WAS APPROVED AS PART OF THE PLANS F-11-036 PLANS REFERENCES FOREST STAND INFORMATION FROM THE APPROVED "COMPREHENSIVE SKETCH PLAN FOR KEY PROPERTY" ON SHEET 3 OF 5 PREPARED BY DMV, INC. DATED 07/15/1999. THIS PLAN WAS REVIEWED BY KIMLEY-HORN AS PART OF THE APPROVED PLANS OF SDP-21-017 APPROVED ON 04/29/2021.
- THE ARTICLES OF INCORPORATION FOR THE HOA BY THE STATE DEPARTMENT OF ASSESSMENTS AND TAXATION WAS ACCEPTED AND APPROVED ON AUGUST 27, 2001.



ADC MAP 40, GRID B-5  
**VICINITY MAP**  
SCALE: 1"=2000'

**LOCATION MAP**  
SCALE: 1"=200'

**AREA TABULATION CHART (TOTAL)**

- TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED
  - A. BUILDABLE: 1
  - B. NON-BUILDABLE: 0
  - C. OPEN SPACE: 1
  - D. PRESERVATION PARCELS: 0
- TOTAL AREA OF LOTS AND/OR PARCELS
  - A. BUILDABLE: 41.8240 AC
  - B. NON-BUILDABLE: 0.0000 AC
  - C. OPEN SPACE: 1.0000 AC
  - D. PRESERVATION PARCELS: 0.0000 AC
- TOTAL AREA OF ROADWAY TO BE RECORDED: 0.0000 AC
- TOTAL AREA OF SUBDIVISION TO BE RECORDED: 42.8240 A

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.

*Michael D. Adcock* 6/20/2022  
MICHAEL D. ADCOCK PROFESSIONAL LAND SURVEYOR DATE

*Stephen M. Gordon* 7/16/2022  
STEPHEN M. GORDON LAUREL BUILDING, LLC. DATE

**LEGEND**

- EXISTING PUBLIC FOREST CONSERVATION EASEMENT PLATS NO. 25729-25731 & 21956-21960
- EXISTING PUBLIC WATER EASEMENT PER PLAT WAR 25729-25731

**Adcock & Associates · LLC**

Engineers · Surveyors · Planners  
5389 Enterprise Street, Suites B-C  
Sykesville, Maryland 21784  
Phone: 443.325.7682  
Email: Mike@AdcockSurveying.com

**OWNERS**

LAUREL BUILDING, LLC.  
444 W. LAKE STREET  
SUITE 2100  
CHICAGO, IL 60606  
952-294-0353

THE PURPOSE OF THIS RESUBDIVISION PLAT IS TO RESUBDIVIDE EXISTING PARCEL A-1 TO CREATE PARCEL B, REVISING THE AREA OF PARCEL A-1 AND ITS PARCEL NUMBER TO PARCEL A-2.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS

HOWARD COUNTY HEALTH DEPARTMENT  
*[Signature]* 9/6/22  
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*[Signature]* 9.12.22  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*[Signature]* 9/22/22  
DIRECTOR DATE

**OWNERS DEDICATION**

LAUREL BUILDING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, 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 ROAD 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 ERRECTED ON OR OVER SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS MY HAND THIS DAY OF 2022.

*[Signature]* 7/16/2022  
STEPHEN M. GORDON WITNESS DATE

*[Signature]* 7/16/2022  
LAUREL BUILDING, LLC. DATE

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A PLAT OF REVISION OF THE LAND CONVEYED BY EMERSON DEVELOPMENT IX LLC TO LAUREL BUILDING, LLC. BY DEED DATED DECEMBER 21, 2020 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 20074, AT FOLIO 029 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, AS NOW AMENDED AND IS BASED ON THE OUTLINE PREPARED BY CENTURY ENGINEERING AND SHOWN ON THE PLAT TITLED "PLAT OF RESUBDIVISION, EMERSON, SECTION 3, AREA 7, PARCEL A-1" RECORDED FEBRUARY 19, 2016 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NUMBERS 23639 THRU 23843. THIS PLAT IS ALSO A RESUBDIVISION OF A REVISION PLAT TITLED "REVISION PLAT, EMERSON, SECTION 3, AREA 7, PARCEL A-1" RECORDED APRIL 28, 2022 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NUMBERS 25729 - 25731. I FURTHER CERTIFY THAT THIS DOCUMENT 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, LICENSE NO. 21257, EXPIRATION DATE: 06-16-2023.

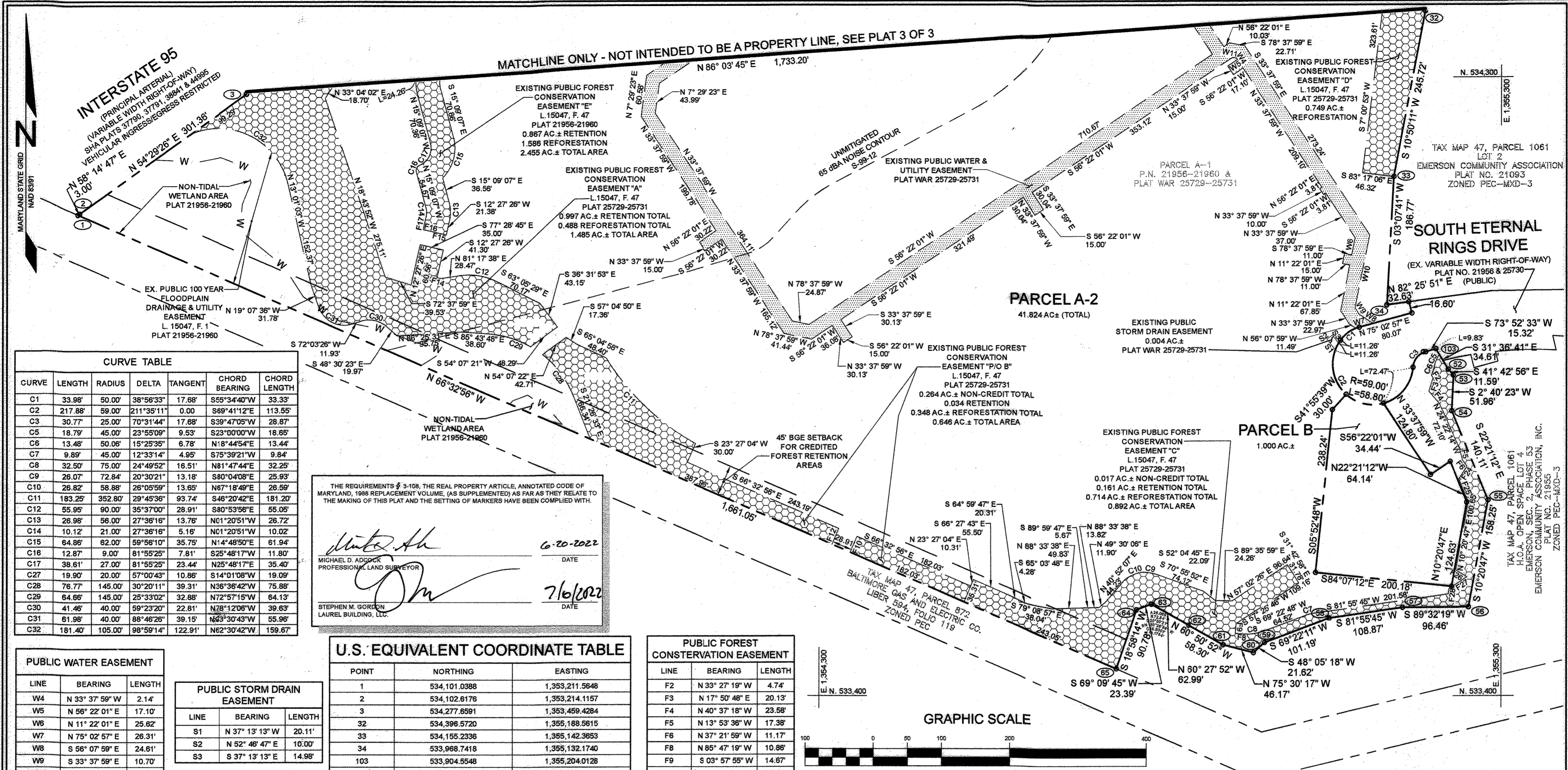
*[Signature]* 6-20-2022  
MICHAEL D. ADCOCK, PROFESSIONAL LAND SURVEYOR DATE

*[Signature]* 7-16-2022  
M.D. ADCOCK PROFESSIONAL LAND SURVEYOR DATE

RECORDED AS PLAT NUMBER 21184 ON 10-3-22 IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

RESUBDIVISION PLAT  
**EMERSON**  
SECTION 3, AREA 7, PARCEL A-2  
AND PARCEL B  
A RESUBDIVISION OF PARCEL A-1  
TAX MAP 47, GRID 08, P-1078  
6TH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
ZONED: PEC-MXD-3  
SCALE: 1"=100'

DRAWN BY: JJT DATE: JUNE 1, 2022 SHEET 1 OF 3



**CURVE TABLE**

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C1	33.98'	50.00'	38°56'33"	17.88'	S55°34'40"W	33.33'
C2	217.88'	59.00'	211°35'11"	0.00'	S69°41'12"E	113.55'
C3	30.77'	25.00'	70°31'44"	17.68'	S39°47'05"W	28.87'
C5	18.79'	45.00'	23°55'09"	9.53'	S23°00'00"W	18.65'
C6	13.48'	50.06'	15°25'35"	6.78'	N18°44'54"E	13.44'
C7	9.89'	45.00'	12°33'14"	4.95'	S75°39'21"W	9.84'
C8	32.50'	75.00'	24°49'52"	16.51'	N81°47'44"E	32.25'
C9	26.07'	72.84'	20°30'21"	13.18'	S80°04'08"E	25.93'
C10	26.82'	58.88'	26°05'59"	13.85'	N67°18'49"E	26.59'
C11	183.25'	352.80'	29°45'36"	93.74'	S46°20'42"E	181.20'
C12	55.95'	90.00'	35°37'00"	28.91'	S80°53'56"E	55.05'
C13	26.98'	56.00'	27°36'18"	13.76'	N01°20'51"W	26.72'
C14	10.12'	21.00'	27°38'16"	5.16'	N01°20'51"W	10.02'
C15	64.86'	62.00'	59°58'10"	35.75'	N14°48'50"E	61.94'
C16	12.87'	9.00'	81°55'25"	7.81'	S25°48'17"W	11.80'
C17	38.61'	27.00'	81°55'25"	23.44'	N25°48'17"E	35.40'
C27	19.90'	20.00'	57°00'43"	10.86'	S14°01'08"W	19.09'
C28	76.77'	145.00'	30°20'11"	39.31'	N36°36'42"W	75.88'
C29	64.66'	145.00'	25°33'02"	32.88'	N72°57'15"W	64.13'
C30	41.46'	40.00'	59°23'20"	22.81'	N78°12'06"W	39.63'
C31	61.98'	40.00'	88°46'26"	39.15'	N43°30'43"W	55.96'
C32	181.40'	105.00'	98°59'14"	122.91'	N62°30'42"W	159.67'

**PUBLIC WATER EASEMENT**

LINE	BEARING	LENGTH
W4	N 33° 37' 59" W	2.14'
W5	N 56° 22' 01" E	17.10'
W6	N 11° 22' 01" E	25.62'
W7	N 75° 02' 57" E	26.31'
W8	S 56° 07' 59" E	24.61'
W9	S 33° 37' 59" E	10.70'
W10	S 11° 22' 01" W	108.48'
W11	N 78° 37' 59" W	6.14'

**PUBLIC STORM DRAIN EASEMENT**

LINE	BEARING	LENGTH
S1	N 37° 13' 13" W	20.11'
S2	N 52° 46' 47" E	10.00'
S3	S 37° 13' 13" E	14.98'

**LEGEND**

EXISTING PUBLIC FOREST CONSERVATION EASEMENT PLATS NO. 25729-25731 & 21956-21960

EXISTING PUBLIC WATER EASEMENT PER PLAT WAR 25729-25731

THE REQUIREMENTS § 3-108, 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.

*Michael D. Adcock*  
MICHAEL D. ADCOCK  
PROFESSIONAL LAND SURVEYOR  
DATE: 6-20-2022

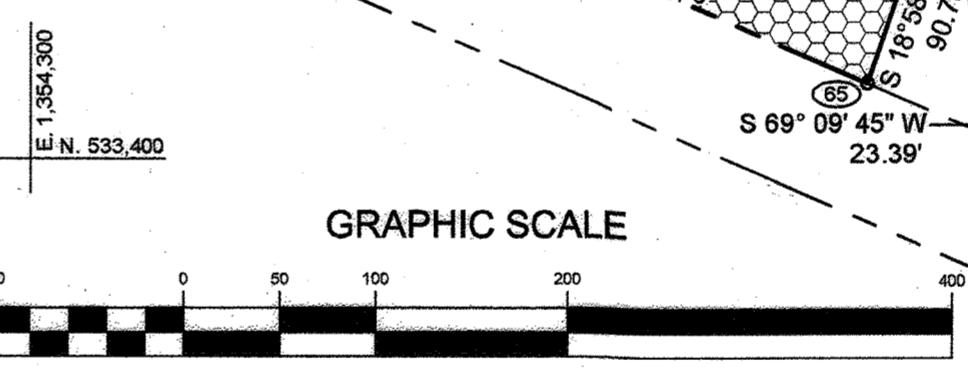
*Stephen M. Gordon*  
STEPHEN M. GORDON  
LAUREL BUILDING, LLC.  
DATE: 7/6/2022

**U.S. EQUIVALENT COORDINATE TABLE**

POINT	NORTHING	EASTING
1	534,101.0388	1,353,211.5648
2	534,102.6176	1,353,214.1157
3	534,277.6591	1,353,459.4284
32	534,396.5720	1,355,188.5615
33	534,155.2336	1,355,142.3653
34	533,968.7418	1,355,132.1740
103	533,904.5548	1,355,204.0128
52	533,875.1315	1,355,222.0881
53	533,866.4800	1,355,229.8005
54	533,814.5766	1,355,227.3773
55	533,684.9951	1,355,280.6638
56	533,529.3182	1,355,252.2425
57	533,528.5413	1,355,155.7856
58	533,513.2560	1,355,047.9940
59	533,477.8030	1,354,953.2930
60	533,463.1611	1,354,937.2040
61	533,474.7174	1,354,892.5036
62	533,503.1171	1,354,841.5885
63	533,534.1888	1,354,786.7840
64	533,525.8485	1,354,764.9239
65	533,439.9991	1,354,735.4131

**PUBLIC FOREST CONSERVATION EASEMENT**

LINE	BEARING	LENGTH
F2	N 33° 27' 19" W	4.74'
F3	N 17° 50' 48" E	20.13'
F4	N 40° 37' 18" W	23.58'
F5	N 13° 53' 36" W	17.38'
F6	N 37° 21' 59" W	11.17'
F8	N 85° 47' 19" W	10.86'
F9	S 03° 57' 55" W	14.67'
F10	S 23° 27' 04" W	25.00'
F12	S 23° 27' 04" W	25.00'
F14	S 72° 53' 22" E	5.18'
F15	N 77° 28' 45" W	17.20'
F16	N 77° 28' 45" W	17.80'
F17	N 12° 27' 26" E	21.34'
F24	N 33° 40' 24" E	21.97'
F25	N 22° 21' 12" W	36.40'
F26	N 58° 24' 10" W	19.16'
F27	N 58° 23' 47" E	31.78'
F28	N 05° 16' 03" E	7.20'



**AREA TABULATION CHART (THIS SHEET)**

- TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:
  - A. BUILDABLE: 1
  - B. NON-BUILDABLE: 0
  - C. OPEN SPACE: 1
  - D. PRESERVATION PARCELS: 0
- TOTAL AREA OF LOTS AND/OR PARCELS:
  - A. BUILDABLE: 26.5434 AC
  - B. NON-BUILDABLE: 0.0000 AC
  - C. OPEN SPACE: 1.00 AC
  - D. PRESERVATION PARCELS: 0.0000 AC
- TOTAL AREA OF ROADWAY TO BE RECORDED: 0.0000 AC
- TOTAL AREA OF SUBDIVISION TO BE RECORDED: 27.5434 AC

**OWNERS**  
LAUREL BUILDING, LLC.  
444 W. LAKE STREET  
SUITE 2100  
CHICAGO, IL 60606  
952-294-0353

**Adcock & Associates · LLC**  
Engineers · Surveyors · Planners  
5389 Enterprise Street, Suites B-C  
Sykesville, Maryland 21784  
Phone: 443.325.7682  
Email: Mike@AdcockSurveying.com

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS

HOWARD COUNTY HEALTH DEPARTMENT  
*[Signature]* DATE: 9/6/22  
HOWARD COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*[Signature]* DATE: 9.12.22  
CHIEF, DEVELOPMENT ENGINEERING DIVISION

*[Signature]* DATE: 9/20/22  
DIRECTOR

**OWNERS DEDICATION**

LAUREL BUILDING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, 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 ROAD 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 ROADWAYS 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 SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS MY HAND THIS DAY OF \_\_\_\_\_, 2022.

*[Signature]* DATE: 7/6/2022  
STEPHEN M. GORDON  
LAUREL BUILDING, LLC.

*[Signature]* DATE: 7/6/2022  
WITNESS

*[Signature]* DATE: 7/6/2022

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A PLAT OF REVISION OF THE LAND CONVEYED BY EMERSON DEVELOPMENT IX LLC TO LAUREL BUILDING, LLC BY DEED DATED DECEMBER 21, 2020 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 20074, AT FOLIO 029 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, AS NOW AMENDED AND IS BASED ON THE OUTLINE PREPARED BY CENTURY ENGINEERING AND SHOWN ON THE PLAT TITLED "PLAT OF REVISION OF EMERSON SECTION 3, AREA 7, PARCEL A-1 RECORDED FEBRUARY 19, 2018 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NUMBER 23639 THRU 23643. THIS PLAT IS ALSO A RESUBDIVISION OF PARCELS 1061 AND 1062 OF EMERSON SECTION 3, AREA 7, PARCEL A-1 RECORDED APRIL 28, 2018 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NUMBERS 25729 - 25731. I FURTHER CERTIFY THAT THE DOCUMENT 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, LICENSE NO. 21257, EXPIRATION DATE: 06-16-2023.

*[Signature]* DATE: 6-20-2022  
MICHAEL D. ADCOCK, PROFESSIONAL LAND SURVEYOR  
MD. REG. NO. 21257, EXPIRATION DATE: 06-16-2023

RECORDED AS PLAT NUMBER 26187 ON 10-3-22  
IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**RESUBDIVISION PLAT  
EMERSON**  
SECTION 3, AREA 7, PARCEL A-2,  
AND PARCEL B  
A RESUBDIVISION OF PARCEL A-1  
TAX MAP 47, GRID 08, P-1078  
6TH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
ZONED: PEC-MXD-3  
SCALE: 1"=100'

DRAWN BY: JTT DATE: JUNE 1, 2022 SHEET 2 OF 3

**U.S. EQUIVALENT COORDINATE TABLE**

POINT	NORTHING	EASTING
3	534,277.6591	1,353,459.4284
4	534,379.2365	1,353,732.6578
5	534,617.0465	1,354,013.9288
7	534,976.8684	1,354,522.4143
8	535,041.8138	1,354,673.7035
10	535,151.5209	1,354,790.8225
11	534,906.8202	1,354,967.8003
12	534,924.4142	1,354,992.0995
13	534,859.6164	1,355,039.0169
27	534,713.0526	1,355,051.7179
28	534,652.8282	1,355,131.6169
29	534,595.3471	1,355,156.4853
30	534,534.6104	1,355,191.3057
31	534,507.1496	1,355,195.0873
32	534,396.5720	1,355,188.5615

**PUBLIC FOREST CONSERVATION EASEMENT**

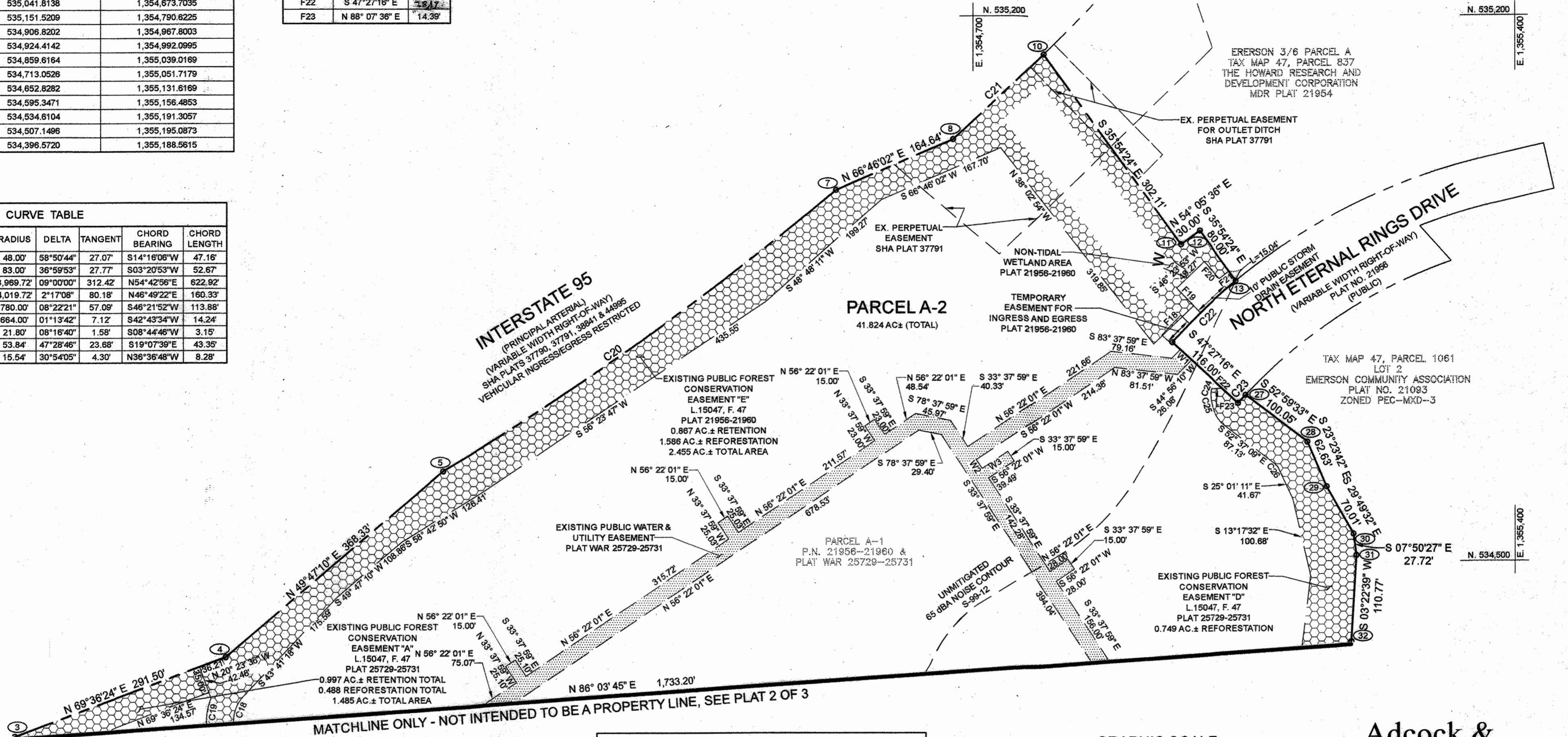
LINE	BEARING	LENGTH
F18	S 46° 31' 23" W	71.10'
F19	S 44° 02' 27" E	31.63'
F20	N 42° 04' 07" W	29.84'
F21	S 52° 50' 56" W	15.69'
F22	S 47° 27' 18" E	13.17'
F23	N 88° 07' 36" E	14.39'

**PUBLIC WATER EASEMENT**

LINE	BEARING	LENGTH
W1	S 47° 27' 16" E	20.02'
W2	S 33° 37' 59" E	13.72'
W3	N 56° 22' 01" E	39.49'

**CURVE TABLE**

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C18	49.30'	48.00'	58°50'44"	27.07'	S14°18'08"W	47.16'
C19	53.60'	83.00'	36°59'53"	27.77'	S03°20'53"W	52.67'
C20	623.56'	3,969.72'	09°00'00"	312.42'	N54°42'56"E	622.92'
C21	160.34'	4,019.72'	2°17'08"	80.18'	N46°49'22"E	160.33'
C22	113.98'	780.00'	08°22'21"	57.09'	S46°21'52"W	113.88'
C23	14.24'	664.00'	01°13'42"	7.12'	S42°43'34"W	14.24'
C24	3.15'	21.80'	08°16'40"	1.58'	S08°44'46"W	3.15'
C25	44.62'	53.84'	47°28'46"	23.68'	S19°07'39"E	43.35'
C26	8.38'	15.54'	30°54'05"	4.30'	N36°36'48"W	8.28'



**AREA TABULATION CHART (THIS SHEET)**

- TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:
  - A. BUILDABLE: 1
  - B. NON-BUILDABLE: 0
  - C. OPEN SPACE: 0
  - D. PRESERVATION PARCELS: 0
- TOTAL AREA OF LOTS AND/OR PARCELS:
  - A. BUILDABLE: 15.2806 AC
  - B. NON-BUILDABLE: 0.0000 AC
  - C. OPEN SPACE: 0.0000 AC
  - D. PRESERVATION PARCELS: 0.0000 AC
- TOTAL AREA OF ROADWAY TO BE RECORDED: 0.0000 AC
- TOTAL AREA OF SUBDIVISION TO BE RECORDED: 15.2806 AC

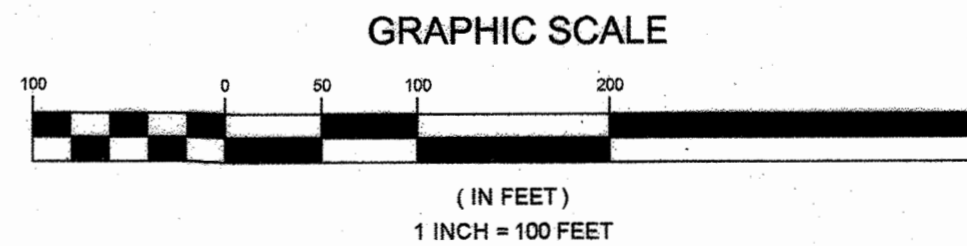
**LEGEND**

- EXISTING PUBLIC FOREST CONSERVATION EASEMENT PLATS NO. 25729-25731 & 21956-21960
- PUBLIC WATER EASEMENT PLAT NO. 25729-25731

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.

MICHAEL D. ADCOCK  
 PROFESSIONAL LAND SURVEYOR  
 DATE: 6-20-2022

STEPHEN M. GORDON  
 LAUREL BUILDING, LLC.  
 DATE: 7/6/2022



**OWNERS**

LAUREL BUILDING, LLC.  
 444 W. LAKE STREET  
 SUITE 2100  
 CHICAGO, IL 60606  
 952-294-0353

**Adcock & Associates · LLC**

Engineers · Surveyors · Planners  
 5389 Enterprise Street, Suites B-C  
 Sykesville, Maryland 21784  
 Phone: 443.325.7682  
 Email: Mike@AdcockSurveying.com

THE PURPOSE OF THIS RESUBDIVISION PLAT IS TO RESUBDIVIDE EXISTING PARCEL A-1 TO CREATE OPEN SPACE LOT 3, REVISING THE AREA OF PARCEL A-1 AND ITS PARCEL NUMBER TO PARCEL A-2.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS

HOWARD COUNTY HEALTH DEPARTMENT  
 HOWARD COUNTY HEALTH OFFICER  
 DATE: 9/6/22

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION  
 DATE: 9-12-22

DIRECTOR  
 DATE: 9/22/22

**OWNERS DEDICATION**

LAUREL BUILDING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, 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 ROAD 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 SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS MY HAND THIS DAY OF \_\_\_\_\_, 2022.

STEPHEN M. GORDON  
 LAUREL BUILDING, LLC.  
 DATE: 7/6/2022  
 WITNESS: Jennifer Hoff  
 DATE: 7/6/2022

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A PLAT OF REVISION OF THE LAND CONVEYED BY EMERSON DEVELOPMENT IX LLC, TO LAUREL BUILDING, LLC. BY DEED DATED DECEMBER 21, 2020 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 20074, AT FOLIO 029 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, AS NOW AMENDED AND IS BASED ON THE OUTLINE PREPARED BY CENTURY ENGINEERING AND SHOWN ON THE PLAT TITLED "PLAT OF RESUBDIVISION, EMERSON, SECTION 3, AREA 7, PARCEL A-1" RECORDED FEBRUARY 19, 2016 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NUMBERS 23639 THRU 23643. THIS PLAT IS ALSO A RESUBDIVISION OF A REVISION PLAT TITLED "REVISION PLAT, EMERSON, SECTION 3, AREA 7, PARCEL A-1" RECORDED APRIL 28, 2021 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NUMBERS 25729 - 25731. I FURTHER CERTIFY THAT THIS DOCUMENT 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, LICENSE NO. 21257, EXPIRATION DATE: 06-16-2023.

MICHAEL D. ADCOCK, PROFESSIONAL LAND SURVEYOR  
 MD. REG. NO. 21257, EXPIRATION DATE: 06-16-2023  
 DATE: 6-20-2022

RECORDED AS PLAT NUMBER 24188 ON 10-3-22 IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**RESUBDIVISION PLAT**  
**EMERSON**  
 SECTION 3, AREA 7, PARCEL A-2  
 AND PARCEL 3  
 A RESUBDIVISION OF PARCEL A-1  
 TAX MAP 47, GRID 08, P-1078  
 6TH ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 ZONED: PEC-MXD-3  
 SCALE: 1"=100'  
 DRAWN BY: JJT DATE: JUNE 1, 2022 SHEET 3 OF 3