

U.S. Equivalent Coordinate Table		Metric Coordinate Table		
POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
334	578249.1249	1369718.8330	176250.685784	417491.135309
601	578146.7476	1369680.0082	176219.481120	417479.301486
700	578113.5392	1369671.8353	176209.359171	417476.810365
701	578146.2692	1370015.5970	176219.335304	417581.589129
702	578035.3631	1369977.1580	176185.531035	417569.872885
703	578064.0995	1369814.4811	176194.289915	417520.288887

The Requirements 5-3-108, The Real Property Article, Annotated Code of Maryland, 1989 Supplement Volume, (As Supplemented) As Far As They Relate To The Filing Of This Plat And The Setting Of Markers Have Been Complied With.

Frank John Manalansan, II, L.S. 2/7/23
 (Professional Land Surveyor #21476)
 Date

Ross Taylor 2/9/23
 (Professional Land Surveyor #21476)
 Date

Ross Taylor 2/9/23
 (Professional Land Surveyor #21476)
 Date

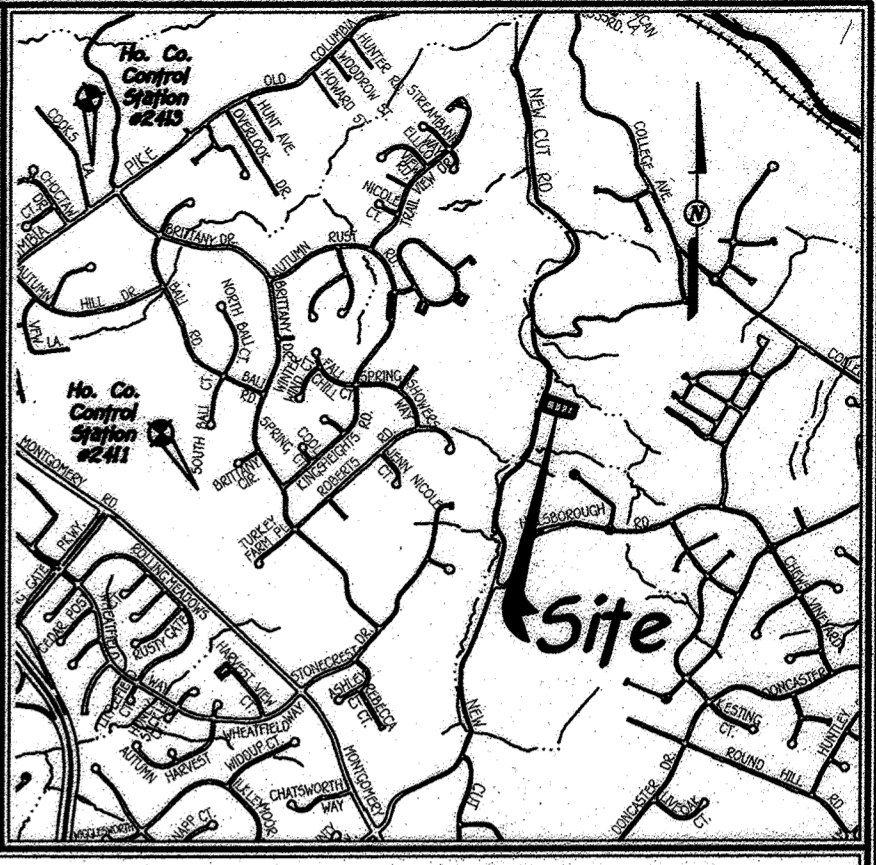
Taylor Properties Community Association, Inc.
 By: Ross Taylor, Secretary

Taylor Properties Community Association, Inc.
 By: Ross Taylor, Vice President

Curve Data Tabulation					
PIVOT	RADIUS	ARC LENGTH	DELTA	TANGENT	BEARING & DISTANCE
601-334	452.94'	109.76'	15°53'04"	52.15'	N 20°48'08" E 109.49'

Reservation Of Public Utility Easements

"Developer Reserves Unto Itself, Its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage, And Other Public Utilities Located In, On, Over, And Through Lots 1 Thru 3 And Open Space Lot 4. 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 Lot(s). Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County, 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."

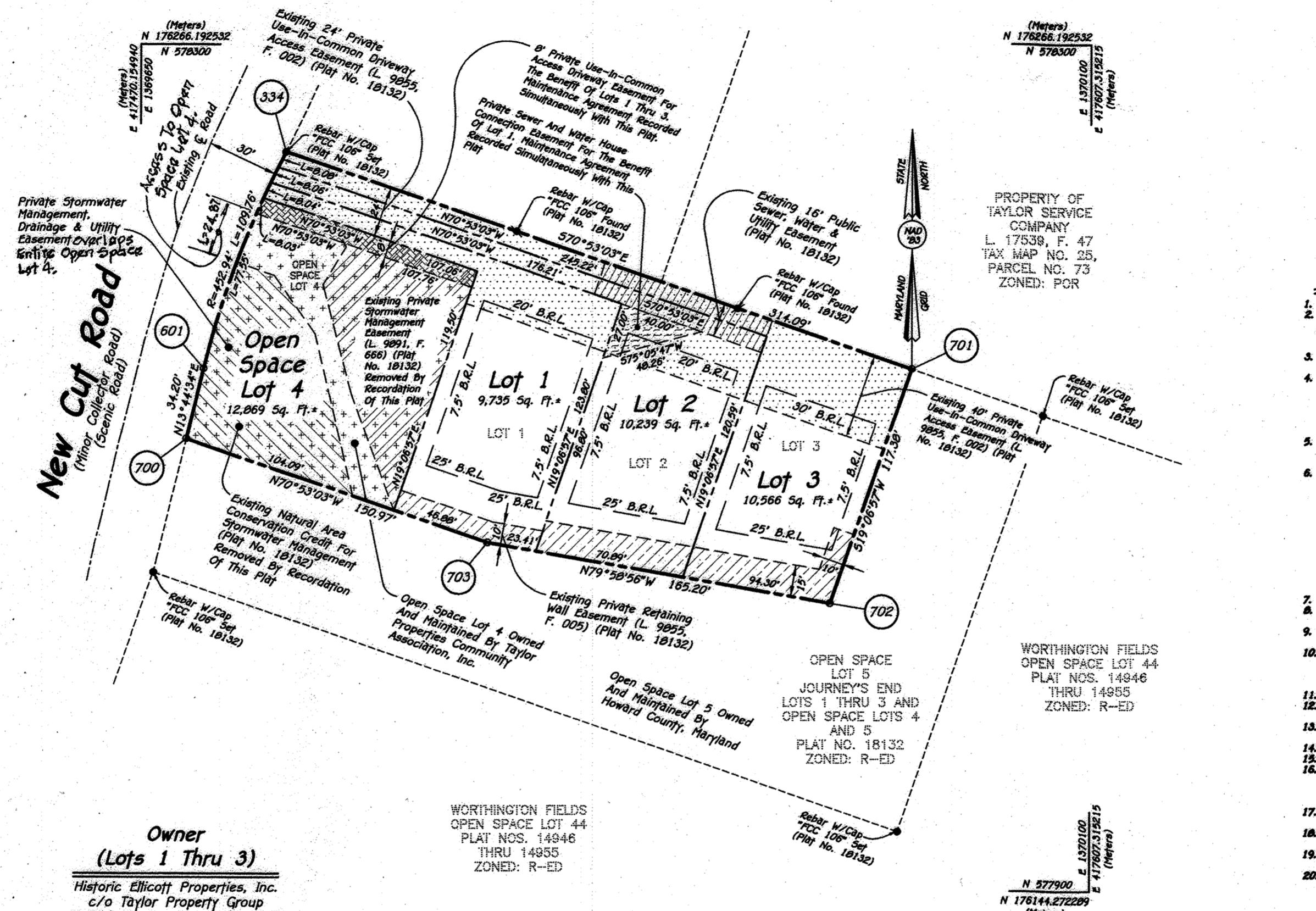


General Notes Continued:

- Open Space Tabulation
- Open Space Required = 1.992 Ac. X 50% = 0.996 Ac.
- Open Space Provided = (Lots 4 And 5) = 1.123 Ac.
- Forest Conservation Requirements For This Plan Have Been Met By The Creation Of 0.5 Acre Forest Retention Easement On Open Space Lot 5.
- Open Space Lot 4 Owned By Taylor Properties Community Association, Inc. And Recorded In Liber 9855 At Folio 11.
- Scenic Road Report For Impact Of The Subdivision Design On New Cut Road Approved Under F-05-134.
- A Site Development Plan For Lots 1, 2 And 3 Must Be Approved By The Planning Board In Accordance With Section 127.1.6(a-e).
- Amended Articles Of Incorporation For Taylor Properties Community Association, Inc. Filed With The State Department Of Assessments And Taxation On March 6, 2001.
- Private Sewer And Water House Connection Easement For The Benefit Of Lot 1 And Maintenance Agreement Is Recorded Simultaneously With This Plat.
- Private Use-In-Common Access Driveway Easement For The Benefit Of Lots 1 Thru 3 And Maintenance Agreement Is Recorded Simultaneously With This Plat.

Legend

- Existing Natural Area Conservation Credit For Stormwater Management (Plat No. 18132) Removed By Recordation Of This Plat
- Existing Private Retaining Wall Easement (L. 9855, F. 005 And Plat No. 18132)
- Existing Private Use-In-Common Driveway Access Easement (L. 9855, F. 002 And Plat No. 18132)
- Existing 16' Public Sewer, Water & Utility Easement (Plat No. 18132)
- Existing Private Stormwater Management Easement (L. 9891, F. 666 And Plat No. 18132) Removed By Recordation Of This Plat
- 8' Private Use-In-Common Access Driveway Easement For The Use And Benefit Of Lots 1 Thru 3
- Private Stormwater Management, Drainage & Utility Easement
- Private Sewer And Water House Connection Easement For The Benefit Of Lot 1



General Notes:

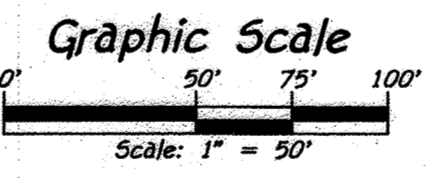
- Subject Property Zoned R-ED Per 10/06/13 Comprehensive Zoning Plan.
- Coordinates Based On NAD '83 - Maryland Coordinate System As Projected By Howard County Geographic Control Stations No. 2411 And No. 12243.
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About JANUARY 2003, By Fisher, Collins & Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
 - Denotes Iron Pin Set With Cap "F.C.C. 108".
 - Denotes Iron Pipe Or Iron Bar Found.
 - Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
 - Denotes Concrete Monument Set With Cap "F.C.C. 108".
 - Denotes Concrete Monument Or Stone Found.
- For Flag Or Pipe System Lots, Easement Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of Flag Or Pipestem And Road Right-Of-Way Line Only And Not Onto The Flag Or Pipestem 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 (14 Feet Serving More Than One Residence).
 - Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (1 - 1/2" Minimum).
 - Radius - 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.
 - All Areas Are More Or Less (±).
 - Distances Shown Are Based On Surface Measurement And Not Reduced To NAD '83 Grid Measurement.
- A Use-In-Common Driveway Easement And Maintenance Agreement For Lots 1 Thru 3 Is Recorded In The Land Records Of Howard County, Maryland In Liber 9855 At Folio 002.
- Perimeter Landscape In Accordance With Section 16.124 Of The Howard County Code And Landscape Manual For Lots 1 Thru 3 Has Been Provided With F-05-034 By Posting Of Landscape Surety In The Amount Of \$1,000.00 Landscape Surety For 6 Shade Trees @ \$300 Ea Is Provided With The Developers Agreement For Private SWM.
- No 100 Year Flood Plain Exists On Site.
- No Non-Tidal Wetlands Exist On Site Based On A Site Evaluation By Eco-Science Professionals Inc. On March 2005.
- No Cemeteries Exist On This Site Based On A Site Visual Site Visit And Based On A Examination Of The Howard County Cemetery Inventory Map.
- Previous Department Of Planning And Zoning File Numbers: F-05-134 And ECP-20-053.
- Forest Stand Delineation Was Prepared By Eco-Science Professionals, Inc. Dated March, 2004.
- This Plat Is In Compliance With The Amended Fifth Edition Of The Subdivision And Land Development Regulations Per Council Bill 45-2003 And The Zoning Regulations As Amended By Council Bill 75-2003. 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.
- Water And Sewer Service To These Lots Will Be Granted Under The Provisions Of Section 18.128 Of The Howard County Code.
- Public Water And Sewer Allocations Will Be Granted At The Time Of Issuance Of The Building Permit If Capacity Is Available At That Time.
- Lots 1, 2 And 3 Require The Submission And Approval Of A Site Development Plan In Accordance With Section 16.125(a)(2)(ii) Of The Subdivision Regulations.
- Access To Open Space Lot 4 Is From New Cut Road And Not Via Private Use-In-Common Driveway Access Easement For The Benefit Of Lots 1, 2, And 3.

Fisher, Collins & Carter, Inc.
 Civil Engineering Consultants & Land Surveyors
 Centennial Square Office Park-10272 Baltimore National Pike
 Ellicott City, Maryland 21042
 (410) 461-2825

Owner (Lots 1 Thru 3)
 Historic Ellicott Properties, Inc.
 c/o Taylor Property Group
 8 Park Center Court, Suite 200
 Owings Mills, Maryland 21117-5616
 Ph# 410-465-3500

Owner (Open Space Lot 4)
 Taylor Properties Community Association, Inc.
 c/o Taylor Property Group
 8 Park Center Court, Suite 200
 Owings Mills, Maryland 21117-5616
 Ph# 410-465-3500

Developer
 Autumn Development Corporation
 c/o Taylor Property Group
 8 Park Center Court, Suite 200
 Owings Mills, Maryland 21117-5616
 Ph# 410-465-3500



Minimum Lot Size Tabulation			
Lot No.	Gross Area	Pipestem Area	Minimum Lot Area
1	9,735 Sq. Ft.±	853 Sq. Ft.±	8,882 Sq. Ft.±
2	10,239 Sq. Ft.±	1,405 Sq. Ft.±	8,834 Sq. Ft.±
3	10,566 Sq. Ft.±	1,957 Sq. Ft.±	8,609 Sq. Ft.±

Area Tabulation This Submission	
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	3
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	1
TOTAL NUMBER OF PARCELS TO BE RECORDED	4
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	0.701 Ac.±
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.295 Ac.±
TOTAL AREA OF PARCELS TO BE RECORDED	0.000 Ac.±
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	0.996 Ac.±
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.±
TOTAL AREA TO BE RECORDED	0.996 Ac.±

Purpose Statement

The Purpose Of This Revision Plat Is To (1) Remove Private Stormwater Management Facility Easement In Open Space Lot 4; (2) Remove Natural Area Conservation Credit For Stormwater Management Easement In Open Space Lot 4; (3) Create A Private Stormwater Management, Drainage & Utility Easement In Open Space Lot 4; (4) Create An Eight (8) Foot Wide Private Use-In-Common Access Driveway Easement For The Use And Benefit Of Lots 1 Thru 3 In Open Space Lot 4; And (5) Create A Private Sewer And Water House Connection Easement For The Benefit Of Lot 1 And (6) Revise Access To Open Space Lot 4.

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

[Signature] 2/22/23
 Howard County Health Officer Date

APPROVED: Howard County Department Of Planning And Zoning.

[Signature] 3.24.23
 Chief, Development Engineering Division Date

[Signature] 3/30/23
 Director Date

Owner's Certificate

Historic Ellicott Properties, Inc., By Ross Taylor, Secretary, And Taylor Properties Community Association, Inc., By Ross Taylor, Vice President, Owners 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 Structures Of Any Kind Shall Be Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 9th Day Of February, 2023.

[Signature] Witness
 Historic Ellicott Properties, Inc.
 By: Ross Taylor, Secretary

[Signature] Witness
 Taylor Properties Community Association, Inc.
 By: Ross Taylor, Vice President

Surveyor's Certificate

I Hereby 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 Comprised Of (1) Part Of The Lands Conveyed By Howard County Sanitarium Company To Historic Ellicott Properties, Inc. By Deed Dated January 6, 2000 And Recorded Among The Land Records Of Howard County, Maryland In Liber 5051 At Folio 634 (Lots 1 Thru 3); And (2) All Of The Land Conveyed By Historic Ellicott Properties, Inc. To Taylor Properties Community Association, Inc. By Deed Dated December 5, 2005 And Recorded Among The Aforesaid Land Records In Liber 9855 At Folio 11 (Open Space Lot 4); And Being Lots 1 Thru 3 And Open Space Lot 4, As Shown On A Plat Entitled "Journey's End, Lots 1 Thru 3 And Open Space Lots 4 And 5" Recorded Among The Aforesaid Land Records As Plat No. 18132; All Monuments Are In Place In Accordance With The Annotated Code Of Maryland, As Amended.

Frank John Manalansan, II, L.S. 2/7/23
 (Professional Land Surveyor No. 21476)
 Expiration Date: July 14, 2023

RECORDED AS PLAT No. 24307 ON 4.4.23
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Revision Plat
Journey's End
 Lots 1 Thru 3 And
 Open Space Lot 4

(Being A Revision To Lots 1 Thru 3 And Open Space Lot 4, As Shown On A Plat Entitled "Journey's End, Lots 1 Thru 3 And Open Space Lots 4 And 5" Recorded Among The Land Records Of Howard County, Maryland As Plat No. 18132)

Zoned: R-ED
 Tax Map: 25, Grid: 20, Parcel: 72
 Second Election District - Howard County, Maryland
 Date: January 9, 2023 Scale: As Shown Sheet 1 Of 1