

PLAN FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF HEALTH AND MENTAL HYGIENE AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

OWNER: [Signature] DATE: 3/1/90

DENSITY TABULATIONS

	GORMAN ROAD	SECTION 2 AREA 1 (PARCEL B)	SECTION 3 AREA 1 (PARCEL E1)	SECTION 3 AREA 2 (PARCEL E2)	SECTION 4 AREA 1 (PARCEL G)	SECTION 4 AREA 2 (PARCEL H)	SECTION 2 AREA 2 (PARCEL M)	PARCEL I	PARCEL C	TOTAL
1. GROSS AREA	2.76	25.87	6.09	4.26	2.06	1.33	14.76	25.96	20.03	103.12
2. FLOODPLAIN/STEEP SLOPES	-	2.23	1.20	-	-	-	-	10.42	1.02	14.87**
3. NET AREA	2.76	23.64	4.89	4.26	2.06	1.33	14.76	15.54	19.01	88.25
4. NO. OF DWELLING UNITS ALLOWED (based on net area)	22.08	189.12	39.12	34.08	16.48	10.64	118.08	124.32	152.08	706.00
5. FLOODPLAIN LOT ADJUSTMENT LOT ALLOWANCE	-	-	-	-	-	-	-	12.43	15.21	70.60**
6. TOTAL NO. OF DWELLING UNITS ALLOWED	22.08	189.12	39.12	34.08	16.48	10.64	118.08	136.75	167.29	776.60
7. TOTAL NO. OF DWELLING UNITS PROPOSED	0	216	33	40	18	10	150	114	194	775
8. DENSITY PER ACRE	0	8.35*	5.42	9.39*	8.74*	7.52	10.16*	4.39	9.69*	7.52

	GORMAN ROAD	SECTION 1 AREA 1 (PARCEL B2)	SECTION 3 AREA 1 (PARCEL E1)	LIBRARY SITE	SECTION 4 AREA 1 (PARCEL G)	PARCEL L & LOT 1	SECTION 4 AREA 2 (PARCEL H)	PARCEL I	PARCEL F	TOTAL
1. GROSS AREA	4.40	49.16	3.04	5.43	11.05	22.69	2.52	1.01	5.90	105.20
2. FLOODPLAIN/STEEP SLOPES	-	10.76	-	-	-	0.31	-	0.58	-	11.65**
3. NET AREA	4.40	38.40	3.04	5.43	11.05	22.38	2.52	0.43	5.90	93.55
4. NO. OF DWELLING UNITS ALLOWED (based on net area)	17.60	153.60	12.16	21.72	44.20	89.52	10.08	1.72	23.60	374.20
5. FLOODPLAIN LOT ADJUSTMENT LOT ALLOWANCE	-	15.36	1.22	2.17	4.42	8.95	-	0.17	2.36	37.42**
6. TOTAL NO. OF DWELLING UNITS ALLOWED	17.60	168.96	13.38	23.89	48.62	98.47	10.08	1.89	25.96	411.62
7. TOTAL NO. OF DWELLING UNITS PROPOSED	0	198	19	0	82	52	12	0	40	403
8. DENSITY PER ACRE	0	4.03*	6.25*	0	7.42*	2.29*	4.76*	0	6.78*	3.83

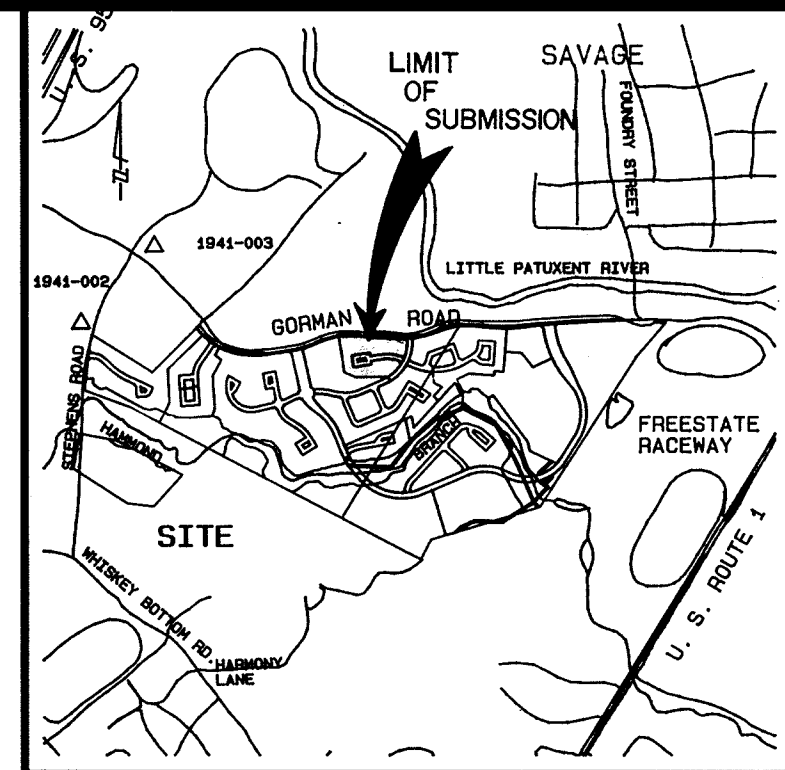
*DENSITY PER ACRE WILL NOT VIOLATE THAT ALLOWED BY ZONING REGULATION WHEN RECORDED BASED UPON UNUSED DENSITY FROM PREVIOUSLY RECORDED PARCELS.

**UNDER TOTAL, ITEM 5 (FLOODPLAIN LOT ALLOWANCE) IS 10% OF ITEM 4 C NO. OF DWELLING UNITS ALLOWED (BASED ON NET AREA) AND IS JUSTIFIED BY THE TOTAL ACREAGE IN ITEM 2 (FLOODPLAIN/STEEP SLOPES) DEDICATED TO HOWARD COUNTY PARKS AND RECREATION. THE SUM OF THE INDIVIDUAL PARCELS FOR ITEM 5 DOES NOT EQUAL THE TOTAL OF ITEM 5 SITEWIDE SO LOT ALLOWANCE WILL NOT VIOLATE THAT PERMITTED BY ZONING REGULATION WHEN BASED UPON UNUSED DENSITY FROM PREVIOUSLY RECORDED SECTIONS.

NOTES:

- COORDINATES SHOWN HEREON ARE BASED ON HOWARD COUNTY CONTROL STATIONS 1941-002 (ELEV. 291.797) AND 1941-003 (ELEV. 299.438).
- SUBJECT PROPERTY IS ZONED: RSC
- DEED REFERENCE: L. 1394 F. 632.
- TAX MAP 47 PARCEL 181.
- FOR REFERENCE, SEE PB-196, VP-85-78, VP-85-78A-1, VP-85-78A-2, S-85-23, S-86-57, S-87-07, S-87-78, P-89-06, P-89-20, F-88-166.
- BOUNDARY DETERMINATION PREPARED BY CLARK, FINEFROCK & SACKETT.
- FOR DENSITY TABULATIONS SEE SHEET 1 OF 2
- ALL COORDINATES ARE BASED ON HOWARD COUNTY GEODETIC SURVEY.
- THIS SUBDIVISION IS SUBJECT TO SECTION 18.122B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND PUBLIC SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS & PROVISIONS THEREOF EFFECTIVE 3-7-90 ON WHICH DATE DEVELOPER AGREEMENT 24-1870-D WAS FILED AND ACCEPTED.
- 100 YEAR FLOODPLAIN ELEVATIONS WERE TAKEN FROM THE HAMMOND BRANCH STUDY, CAPITOL PROJECT D-6-1026.
- RESPONSIBILITY FOR MAINTENANCE OF OPEN SPACE LOTS AND THE ARTICLES FOR INCORPORATION OF THE HOMEOWNERS ASSOCIATION HAVE BEEN RECORDED AT L. 1676 F. 167.
- THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE PARCEL F, PLAT NO. 8411 TO CREATE NEW LOTS F-1 THRU F-42.

TOTAL TABULATION THIS SUBMISSION
 TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED: 42 LOTS
 TOTAL AREA OF LOTS AND/OR PARCELS: 4.86 ACRES
 TOTAL AREA OF ROADWAYS TO BE RECORDED INCLUDING WIDENING STRIPS: 1.04 ACRES
 TOTAL AREA OF SUBDIVISION TO BE RECORDED: 5.90 ACRES



VICINITY MAP
 SCALE: 1" = 2000'

COORDINATES FOR LIMITS OF SUBMISSION DATA

POINT	NORTHING	EASTING
1409	73393.87401	47144.03414
1410	73423.44528	46739.8672
2110	73416.19806	46567.58799
2111	73047.54211	46624.36164
2112	72997.23166	47080.62188
2119	72994.20343	46749.4804
2193	73220.12067	47259.85884
2297	73124.86957	47212.7339
2299	73392.49203	47257.16868
2300	73368.0189	47283.27047
10909	73410.69654	46899.61237
10910	73412.44241	46899.73253

LEGEND

10167: 204.20 POINT: FLOOD ELEVATION
 □ CONCRETE MONUMENT SET
 ○ IRON PIPE SET

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.

[Signature] 3-30-90
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

[Signature] 4/24/90
 DIRECTOR DATE

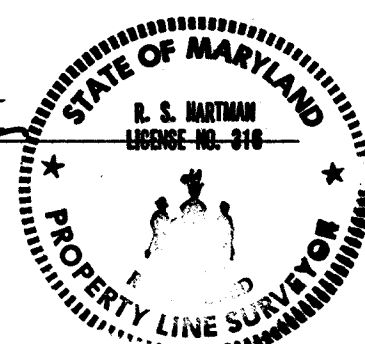
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

[Signature] 3/28/90
 DIRECTOR DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT TO THE BEST OF MY PROFESSIONAL JUDGEMENT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY RICHARD H. HUTCHISON, JR. AND BETTY LLOYD BOLLAND TO GORMAN ROAD LIMITED PARTNERSHIP, DEED DATED DECEMBER 27, 1984, AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN LIBER 1394 FOLIO 632, 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 AMENDED.

2/15/90 [Signature]
 DATE



OWNER'S DEDICATION

GORMAN ROAD LIMITED PARTNERSHIP, A MARYLAND PARTNERSHIP BY KEVIN GARAGHTY, AUTHORIZED AGENT, 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 STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS MY/OUR HANDS THIS 1 DAY OF Feb 1990

SEAL

RECORDED PLAT NUMBER 19350
 ON APRIL 25, 1990 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

PHIRA Patton Harris Rust & Associates, PC
 7609 Standish Place
 Rockville, Maryland 20855
 301 782-2220 Baltimore 301 792-7244
 Facsimile (FAX) 301 782-8042

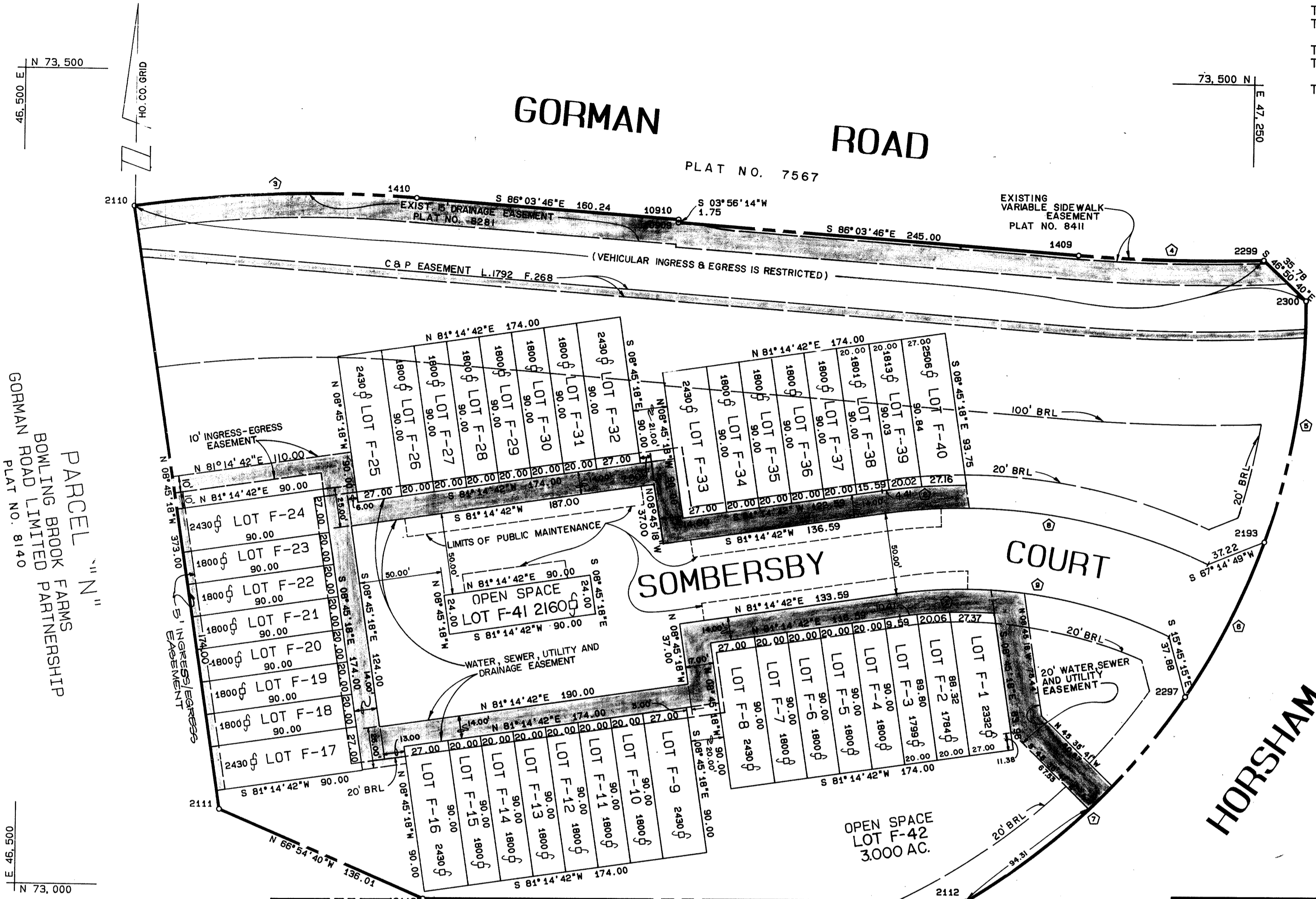
BOWLING BROOK FARMS

LOTS F-1 THRU F-42

a resubdivision of PARCEL F
 TAX MAP No. 47 PARCEL 181
 SHEET 1 of 2

6th ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
 SCALE: 1"=50' DATE: 3/31/89

TOTAL TABULATION THIS SUBMISSION
 TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED 42 LOTS
 TOTAL AREA OF LOTS AND/OR PARCELS 4.86 ACRES
 TOTAL AREA OF ROADWAYS TO BE RECORDED INCLUDING WIDENING STRIPS 1.04 ACRES
 TOTAL AREA OF SUBDIVISION TO BE RECORDED 5.90 ACRES



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 PLAN FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF HEALTH AND MENTAL HYGIENE AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.
 3/1/90
 OWNER DATE

PARCEL "P"
 BOWLING BROOK FARMS
 GORMAN ROAD LIMITED PARTNERSHIP
 PLAT NO. 8410

CURVE DATA

DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DIST.
12° 00' 21"	276.00	57.83	29.02	N 87° 14' 53" E	57.73
08° 21' 02"	354.00	51.59	25.84	N 85° 25' 13" E	51.55
12° 41' 32"	780.00	172.79	86.75	N 87° 35' 28" E	172.43
06° 28' 29"	1001.75	113.20	56.66	S 89° 18' 01" E	113.14
20° 17' 34"	425.00	150.52	76.06	S 08° 59' 42" W	149.74
14° 21' 52"	425.00	106.55	53.56	S 26° 19' 25" W	106.27
24° 57' 43"	425.00	185.16	94.07	S 45° 59' 12" W	183.70
34° 06' 26"	340.00	202.40	104.30	N 81° 42' 05" W	199.42
33° 44' 27"	290.00	170.78	87.95	S 81° 53' 04" E	168.32

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.
 Howard County Health Officer 3-30-90 DATE
 APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
 Director 4/24/90 DATE
 APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
 Director 3/28/90 DATE

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 2/15/90 R. S. Hunter DATE
 STATE OF MARYLAND
 L. S. HUNTER
 LICENSE NO. 510
 PROPERTY LINE SURVEYOR

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 WITNESS MY/OUR HANDS THIS 1 DAY OF March 1990
 SBAC

RECORDED AS PLAT NUMBER 9351 ON April 25, 1990 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.
PHIRA
 Patton Harris Rust & Associates, PC
 7809 Standish Place
 Rockville, Maryland 20855
 301 762-2220 Baltimore 301 782-7244
 Faccilia (FAX) 301 762-6042
BOWLING BROOK FARMS
 LOTS F-1 THRU F-42
 a resubdivision of PARCEL F
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 SHEET 2 of 2
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