



N 494,000
E 801,750

GENERAL NOTES

1. PROPERTY ZONED: R PER 8-2-85 COMPREHENSIVE ZONING PLAN
2. COORDINATES BASED ON MARYLAND STATE PLANE SYSTEM.
3. B.R.L.=BUILDING RESTRICTION LINE.
4. THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF APPROXIMATELY 10,000 GPD AS REQUIRED BY MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENTS OF ANY NATURE IN THIS AREA IS PROHIBITED UNTIL PUBLIC SEWAGE IS AVAILABLE AND SERVICING ANY RESIDENTIAL STRUCTURES CONSTRUCTED ON THESE BUILDABLE SITES. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM.
5. PERCOLATION TEST HOLES SHOWN HEREON HAVE BEEN FIELD LOCATED AND SHOWN THUS: ●
6. THE COORDINATES SHOWN HEREON ARE BASED ON HOWARD COUNTY GEODETIC CONTROL STATIONS 2434006 & 2434007.
7. -○- DENOTES IRON PIPE OR IRON BAR TO BE SET.
8. -□- DENOTES CONCRETE MONUMENT TO BE SET.
9. COMMON DRIVE PRIVATELY OWNED AND MAINTAINED.
10. WP-90-36 APPROVED DECEMBER 21, 1989 FOR LENGTH OF PIPESTEM & FOR 3 ADJOINING PIPESTEM LOTS.
11. THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE LOTS 1 AND 3 TO CREATE LOTS 4-7.

LOT NO.	TOTAL LOT AREA	PIPE STEM AREA	RESULTING MINIMUM LOT AREA
5	3.3890 ACRES	.3374 ACRES	3.0516 ACRES
6	3.5884 ACRES	.5884 ACRES	3.00 ACRES
7	3.3865 ACRES	.3682 ACRES	3.0183 ACRES

NOTE: FOR FLAG OR PIPE STEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE TO BE PROVIDED AT THE JUNCTION OF FLAG OR PIPE STEM AND THE ROAD R/W AND NOT ONTO THE FLAG OR PIPE STEM DRIVEWAY.

N 493,250
E 801,500

CURVE#	RADIUS	LENGTH	CHORD	CHORD BEARING	DELTA ANGLE	TANGENT
C1	2485.60'	185.34'	185.29'	N 27°32'48" E	04°16'20"	92.71'
C2	2485.60'	25.05'	25.05'	N 25°07'19" E	00°34'39"	12.52'
C3	2485.60'	25.50'	25.50'	N 24°32'22" E	00°35'16"	12.75'
C4	2485.60'	23.81'	23.81'	N 23°58'16" E	00°32'56"	11.90'
C5	2485.60'	259.69'	259.57'	N 26°41'23" E	05°59'10"	129.96'

COORDINATE TABLE					
NO.	NORTHING	EASTING	NO.	NORTHING	EASTING
1	493728.4645	801617.1791	7	493506.1699	800223.2880
2	493495.0211	801499.9177	8	493892.0452	800393.0236
3	493717.8663	800879.3463	9	494087.3082	800344.4758
4	493442.4259	800758.1879	10	494161.7264	800532.4079
5	493559.4064	800432.4248	11	494169.3436	800597.8033
6	493437.6637	800378.8737	12	494196.5087	800711.7226

* COORDINATES BASED ON MARYLAND STATE PLANE SYSTEM

TOTAL NUMBER OF LOTS 4
TOTAL AREA OF LOTS 13.36443 ACRES
TOTAL AREA OF SUBDIVISION TO BE RECORDED 13.36443 ACRES

APPROVED: FOR HOWARD COUNTY, HEALTH DEPARTMENT FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS.
[Signature] 2.5-90
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
[Signature] 3.9.90
DIRECTOR DATE

APPROVED: FOR STORM DRAINAGE SYSTEMS AND PUBLIC ROAD HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
[Signature] 2/20/90
DIRECTOR DATE

OWNERS CERTIFICATE

WE, POLARIS DEVELOPMENT CORPORATION AND THOMAS R. HEWITT, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION; AND IN CONSIDERATION OF THE APPROVAL OF THIS PLAT BY THE DEPT. OF PLANNING AND ZONING ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES. ALL EASEMENTS OF RIGHTS-OF-WAY AFFECTING THE PROPERTY ARE INCLUDED IN THIS PLAN OF SUBDIVISION.

WITNESS OUR HANDS THIS 5 DAY OF June, 1989.

[Signature]
THOMAS R. HEWITT
WITNESS

[Signature]
RONALD C. BROOKS, PRES.
POLARIS DEVELOPMENT CORP.

[Signature]
JAMES F. TOOMEY, VICE PRES.
POLARIS DEVELOPMENT CORP.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF ALL OF THE CONVEYED BY A NELSON WALLER TO POLARIS DEVELOPMENT CORPORATION, BY DEED DATED MARCH 10, 1989 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1971 AT FOLIO 718, AND A NELSON & FRANCES L.N. WALLER TO THOMAS R. HEWITT, BY DEED DATED OCTOBER 1, 1981 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1077 AT FOLIO 436 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.

5-30-89
DATE

[Signature]
JEFFERSON D. LAWRENCE
REG. PROF. LAND SURVEYOR
#5216

RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND ON 3-14-90 AS PLAT NUMBER 9242

ZONED: RURAL
MOUNT ORANGE ESTATES WP 90-36
LOTS 4-7
RESUBDIVISION OF LOTS 1 AND 3
TAX MAP: 34
FIFTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
JANUARY 1990 SCALE 1"=100'

OWNER:
POLARIS DEVELOPMENT
3414 MORNINGWOOD LN.
SUITE 1
OLNEY, MD. 20832
301-774-8082

DEVELOPMENT CONSULTANTS GROUP
17904 GEORGIA AVE.
SUITE 102
OLNEY, MD. 20832
301-924-4570