

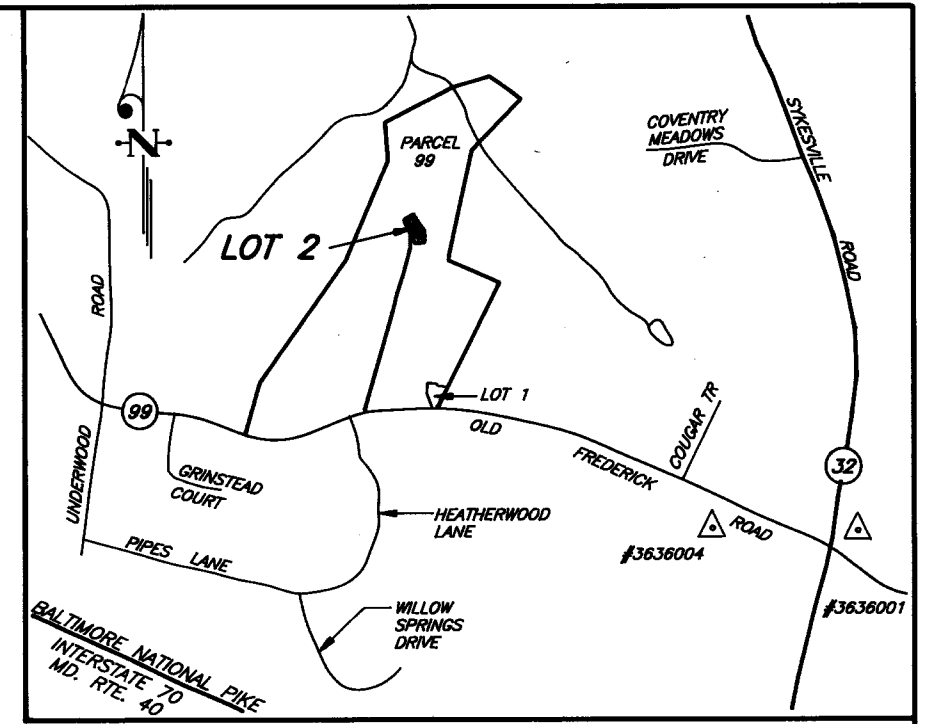
NO.	NORTH	EAST
67	545227.65	809607.86
68	545043.76	809736.90
69	544912.90	809734.46
70	544910.35	809620.99
74	545175.53	809503.66

The requirements of § 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.

*Paul W. Clark, Jr.* 8/29/95  
 PAUL W. CLARK, JR.  
 REGISTERED PROPERTY LINE SURVEYOR  
 DATE

*Phillip H. Dorsey* 8/29/95  
 PHILLIP H. DORSEY, OWNER  
 DATE

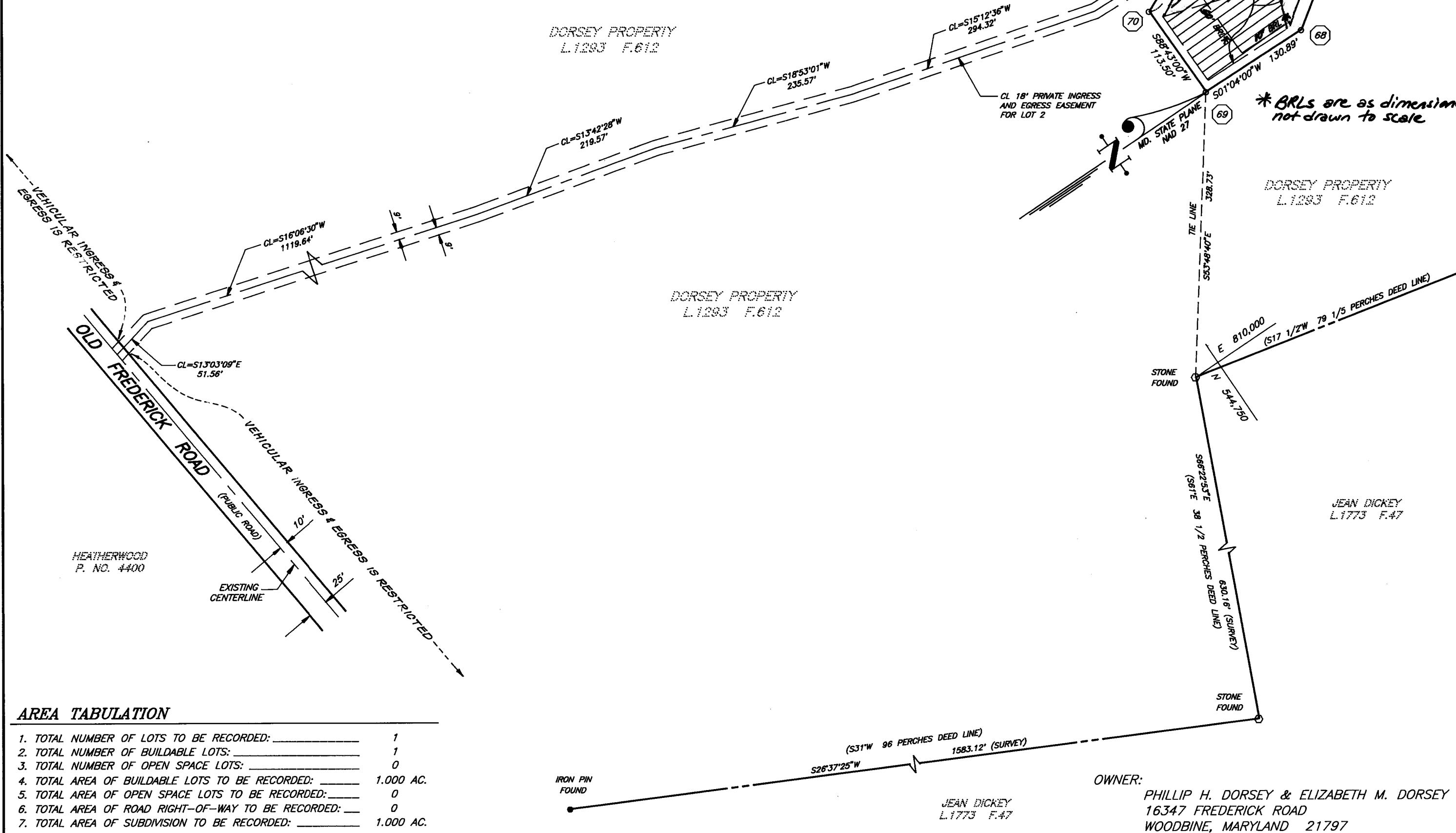
*Elizabeth M. Dorsey* 8/29/95  
 ELIZABETH M. DORSEY, LIFE TENANT  
 DATE



VICINITY MAP  
 SCALE: 1" = 2,000'

GENERAL NOTES

- Subject property is zoned RC-DE0: within the Agricultural Land Preservation District per October 18, 1993 Comprehensive Zoning Plan.
- Coordinates are based on NAD 27 Maryland Coordinate System as projected by Howard County Geodetic Control Stations No.s 3636001 and 3636004.
- = 4" x 4" x 36" Concrete Monument
  - = IPFD Iron Pin Found
  - = Stone Found
  - = Iron Pin with Cap Set
- All areas are more or less.
- This plat is based on a field-run boundary survey performed on or about 6/27/91 by Clark, Finefrock & Sackett, Inc.
- This area designates a private sewage easement of 10,000 SF as required by the Maryland State Department of the Environment for individual sewage disposal. Improvements of any nature in this area are restricted until public sewage is available. These easements shall become null and void upon connection to a public sewage system. The County Health Officer shall have the authority to grant variances for encroachments into the private sewage easement. Recordation of a modified sewage easement shall not be necessary.
- See Department of Planning and Zoning files: F-92-138 and WP-92-126.
- Declaration of Maintenance Agreement for shared driveway within 18' Ingress and Egress Easement to serve Lot 2 and Residue of Parcel 99, recorded in Liber 3500 at Folio 95.
- Driveways shall be provided prior to residential occupancy to insure safe access for fire and emergency vehicles per the following minimum requirements:
  - Width - 12' (16' serving more than one residence).
  - Surface - 6" of compact crusher run base with tar and chip coating.
  - Geometry - Maximum 15% grade, Max. 10% grade change and Minimum 45' turning radius.
  - Structures (Culverts/Bridges) - Capable of supporting 25 gross tons (H25 Loading).
  - Drainage Elements - Capable of safely passing a 100-yr. flood with no more than 1 foot depth over driveway surface.
  - Structure Clearances - Minimum 12 feet.
  - Maintenance - Sufficient to insure all weather use.
- For lots accessed by a private drive, public refuse collection, snow removal and road maintenance are provided to the junction of the private drive and the public right-of-way only.
- No wetlands are present on this site, based on a field report by Exploration Research, Inc. dated July 27, 1995.
- There is an existing house on Lot 2.
- This Lot is being subdivided in accordance with the provisions of Section 104.E.6 of the Zoning Regulations.



AREA TABULATION

1. TOTAL NUMBER OF LOTS TO BE RECORDED:	1
2. TOTAL NUMBER OF BUILDABLE LOTS:	1
3. TOTAL NUMBER OF OPEN SPACE LOTS:	0
4. TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	1.000 AC.
5. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0
6. TOTAL AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	0
7. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	1.000 AC.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS  
 HOWARD COUNTY HEALTH DEPARTMENT

*Joyce M. Bond* 11-9-95  
 COUNTY HEALTH OFFICER (C) DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Michael J. ...* 11/26/95  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*Joseph ...* 5/16/97  
 DIRECTOR DATE

OWNERS' CERTIFICATE

I, Phillip H. Dorsey, owner, and Elizabeth M. Dorsey, life tenant 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 easements shown herein; (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; and (3) the right to require dedication of waterways and drainage easements for the specific purpose of the construction, repair and maintenance; and (4) that no building or similar structure of any kind shall be erected on or over the said easements and rights-of-way.

Witness our hands this 29 day of August 1995.

ATTEST: *James A. ...* BY: *Phillip H. Dorsey*  
 PHILLIP H. DORSEY

BY: *Elizabeth M. Dorsey*  
 ELIZABETH M. DORSEY

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown hereon is correct; that it is a subdivision of part of the land conveyed from William B. Dorsey, Jr. and Elizabeth M. Dorsey to Phillip H. Dorsey, by a deed dated October 12, 1984 and recorded among the Land Records of Howard County, Maryland in Liber 1293 at Folio 612, 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.

*Paul W. Clark, Jr.* 8/29/95  
 PAUL W. CLARK, JR.  
 REGISTERED PROPERTY LINE SURVEYOR  
 MARYLAND #237 DATE

RECORDED AS PLAT 12781  
 ON 10/28/95 AMONG THE LAND RECORDS  
 OF HOWARD COUNTY, MARYLAND.

**DORSEY PROPERTY**  
 LOT 2  
 TAX MAP #9 PART OF PARCEL 99  
 3RD ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 SHEET 1 OF 1  
 SCALE: 1" = 100' DATE: October 12, 1995

CLARK · FINEFROCK & SACKETT, INC. LA  
 ENGINEERS · PLANNERS · SURVEYORS  
 7135 MINSTREL WAY • COLUMBIA, MD 21046 • (410) 381-7500 BALT. • (301) 821-8100 WASH.