

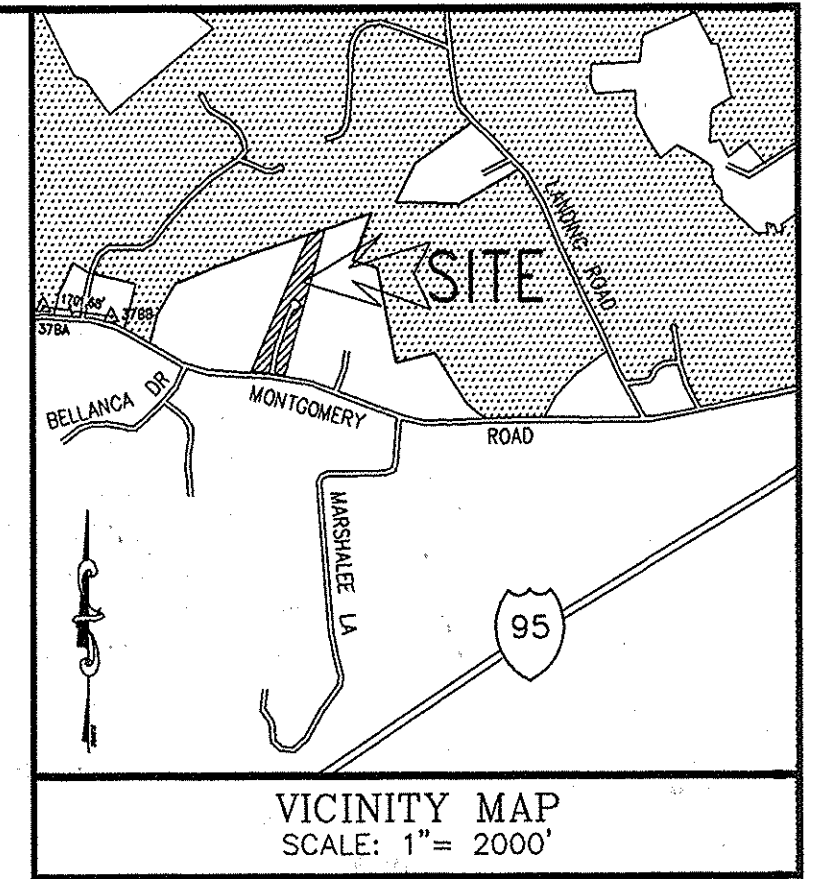
COORDINATE TABLE		
POINT NO.	NORTH	EAST
1	563169.881	1379241.566
2	563137.041	1379592.750
3	563141.937	1379593.910
4	563148.010	1379510.638
5	563175.524	1379488.278
6	563293.975	1379500.155
7	563434.656	1379528.539
8	563722.855	1379617.135
9	563830.584	1379665.765
10	563842.117	1379682.606
11	563876.951	1379625.764
12	563856.709	1379623.133
13	563737.547	1379569.343
14	563449.348	1379480.747
15	563298.965	1379450.403
16	563179.175	1379438.388
17	563156.651	1379411.003
18	563174.770	1379243.418
19	564613.368	1379787.854
20	564676.038	1379957.412

CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	6480.00'	352.75'	176.42'	352.72'	N 84°39'28" W	03°07'09"
C-2	6475.00'	83.50'	41.75'	83.50'	N 85°51'19" W	00°44'20"
C-3	725.00'	143.75'	72.11'	143.52'	N 11°24'28" E	11°21'38"
C-4	471.11'	118.51'	59.57'	118.20'	N 24°17'41" E	14°24'47"
C-5	25.00'	21.03'	11.18'	20.41'	N 55°35'45" E	48°11'23"
C-6	50.00'	241.19'	44.72'	66.67'	N 58°29'56" W	27°6'22'46"
C-7	25.00'	21.03'	11.18'	20.41'	S 07°24'23" W	48°11'23"
C-8	521.11'	131.09'	65.89'	130.74'	S 24°17'41" W	14°24'47"
C-9	775.00'	153.67'	77.09'	153.41'	S 11°24'28" W	11°21'38"
C-10	6475.00'	168.58'	84.30'	168.59'	N 83°51'18" W	01°29'30"

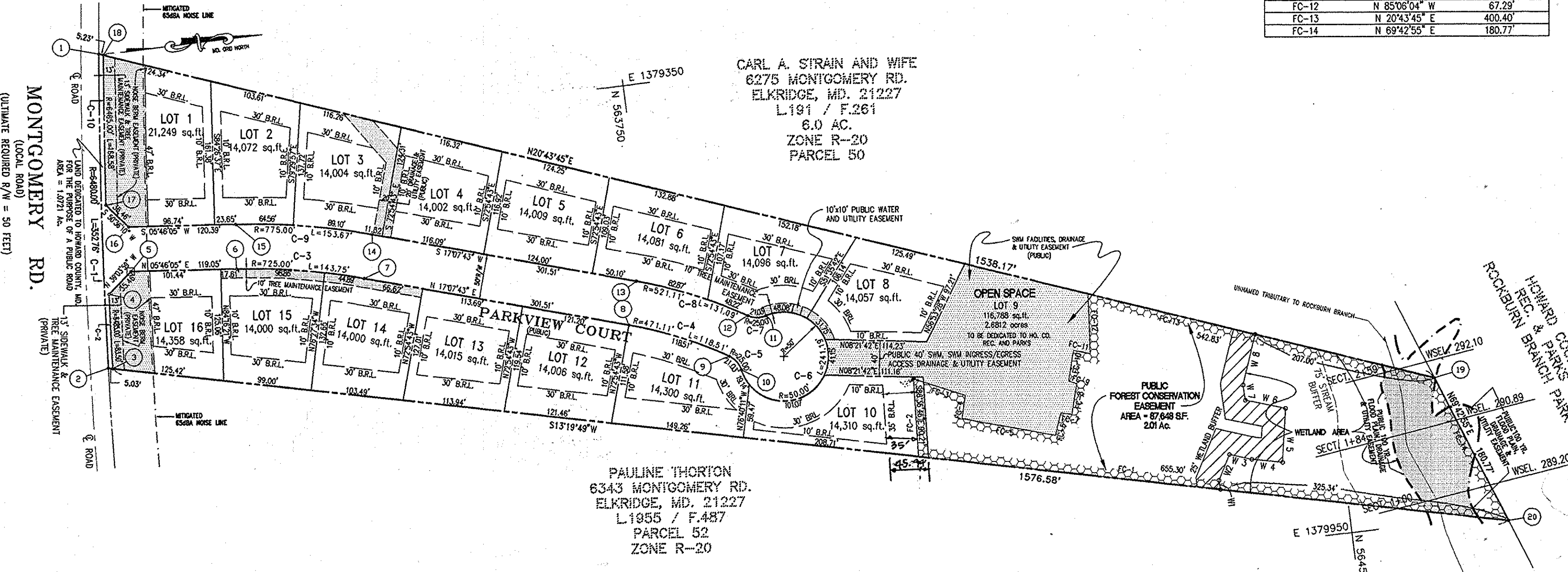
WETLAND DESCRIPTIONS		
LINE	DIRECTION	DISTANCE
W 1	S 88°04'07" W	10.35'
W 2	N 60°53'32" W	31.57'
W 3	N 19°28'47" E	25.72'
W 4	N 13°00'41" E	34.63'
W 5	N 79°38'29" W	60.63'
W 6	S 18°28'54" W	46.10'
W 7	S 88°31'49" W	17.25'
W 8	N 69°23'38" W	58.33'

FINAL PLAT TABULATION		
TOTAL NUMBER OF LOTS TO BE RECORDED	16	
BUILDABLE	15	
NON BUILDABLE	0	
OPEN SPACE	1	
TOTAL AREA OF LOTS	SQUARE FEET	ACRES
BUILDABLE	218,558	5.0174
NON BUILDABLE	0	0
TOTAL OPEN SPACE	116,788	2.6811
TOTAL AREA OF ROAD R-O-W TO BE RECORDED	46,700	1.0721
TOTAL GROSS AREA OF THE SUBDIVISION TO BE RECORDED	382,047	8.7706

FOREST CONSERVATION DESCRIPTIONS		
LINE	DIRECTION	DISTANCE
FC-1	S 13°19'49" W	668.29'
FC-2	N 86°36'46" W	87.43'
FC-3	N 24°53'34" E	60.97'
FC-4	S 75°03'01" E	26.33'
FC-5	N 17°10'03" E	106.19'
FC-6	N 69°21'01" W	25.61'
FC-7	N 14°40'03" E	12.70'
FC-8	N 74°04'03" W	34.95'
FC-9	S 25°25'41" W	9.47'
FC-10	N 74°00'27" W	34.75'
FC-11	N 18°12'28" E	19.34'
FC-12	N 85°06'04" W	67.29'
FC-13	N 20°43'45" E	400.40'
FC-14	N 69°42'55" E	180.77'



- GENERAL NOTES**
- DENOTES CONCRETE MONUMENT TO BE SET.
  - DENOTES 3/8" x 30" STEEL MARKER OR PIPE TO BE SET.
  - ALL COORDINATES SHOWN ARE BASED UPON THE MARYLAND STATE GRID SYSTEM (NAD 83) AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS.  
378A N 563785.632 FT., E 1376343.279 FT. ELEV. = 394.753 FT  
378B N 563683.428 FT., E 1378040.570 FT., ELEV. = 373.811 FT
  - BRL INDICATES BUILDING RESTRICTION LINE.
  - CURRENT ZONING IS R-20 PER 10/18/93 COMPREHENSIVE ZONING PLAN.
  - 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 PUBLIC SEWER ALLOCATION WILL BE GRANTED AT THE TIME OF THE ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
  - THIS SUBDIVISION IS SUBJECT TO SECTION 18.122.B OF THE HOWARD COUNTY CODE. PUBLIC WATER AND/OR PUBLIC SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS THEREOF, EFFECTIVE 6/25/98 ON WHICH DATE DEVELOPER AGREEMENT NO. 19-3676-D WAS FILED AND ACCEPTED.
  - THIS PLAT IS BASED ON THE BOUNDARY SURVEY PERFORMED BY W.L. WEEKINS, INC. ON 1-31-95 SUBSEQUENTLY VERIFIED BY R.C. KELLY & ASSOCIATES ON 3-15-98.
  - AREAS SHOWN ARE MORE OR LESS.
  - INDIVIDUAL WATER QUALITY DEVICES WILL BE PROVIDED FOR HOUSES IDENTIFIED ON THE SITE PLAN IN ACCORDANCE WITH THE APPROVED OPW DRY WELL DETAIL.
  - DRIVEWAY SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFETY.
  - ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING REQUIREMENTS:  
A) WIDTH - 12 (TWO FEET SERVING MORE THAN ONE RESIDENCE)  
B) SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN WITH TAR AND CHIP COATING  
C) GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE, AND MIN. 45 FOOT RADIUS  
D) MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
  - THE DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAIN AND OTHER PUBLIC UTILITIES LOCATED IN, ON AND THROUGH LOTS 1-16, AND ANY AND ALL CONVEYANCES OF THE AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS. DEVELOPER SHALL EXECUTE AND DELIVER SAID DEEDS FOR EASEMENTS HEREIN RESERVED FOR HOWARD COUNTY, UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEEDS IN THE HOWARD COUNTY COURT HOUSE.
  - NO CLEARING GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE WETLANDS AND STREAM BUFFERS AND FOREST CONSERVATION EASEMENT.
  - A FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY FOREST CONSERVATION ACT. NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT, EXCEPT AS SHOWN ON AN APPROVED ROAD DRAWING OR SITE DEVELOPMENT PLAN. HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED.
  - THIS DEVELOPMENT IS PROVIDED WITH AN INFILTRATION BASIN TYPE OF SWM FACILITY.
  - OPEN SPACE REQUIRED = 2.63 ACRES (30%)  
OPEN SPACE PROVIDED = 2.68 ACRES
  - A PORTION OF THE FOREST CONSERVATION OBLIGATION INCURRED BY THIS SUBDIVISION (54,888 SF. OF REFORESTATION) HAVE BEEN MET BY PAYMENT OF \$16,465.80 TO THE HOWARD COUNTY FOREST CONSERVATION FUND.



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.

*MR. L. RAY RACHUBA*, GENERAL PARTNER  
DATE: 7/6/98  
*Michael J. Bazis*, SURVEYOR  
DATE: 6-22-98

OWNER:  
DUCKETTS LANE JOINT VENTURE  
MR. L. RAY RACHUBA, GENERAL PARTNER  
946-A MARIMICH CT.  
ELDERSBURG, MD. 21784

**PLAN**  
SCALE: 1" = 100'

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWER SYSTEM IN ACCORDANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE IN HOWARD COUNTY.  
*Joseph M. Boydland*, Health Officer  
DATE: 7/21/98

APPROVED: HOWARD COUNTY DEPT. OF PLANNING AND ZONING.  
*Michael J. Bazis*, Chief, Development Engineering Division  
DATE: 7/13/98

*Joseph M. Boydland*, Director  
DATE: 7/23/98

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF ALL THE LANDS CONVEYED, BY KATHLEEN M. BOWEN et al. TO DUCKETTS LANE JOINT VENTURE BY DEED DATED 5/5/98 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN LIBER 4278, FOLIO 0265 THROUGH 0270, AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE PLACED 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.

*Michael J. Bazis*, R.P.S., MD. #10956  
DATE: 6-22-98

**R.C. KELLY AND ASSOCIATES INC.**  
ENGINEERS & SURVEYORS  
10111 COLESVILLE ROAD, SUITE 133  
SILVER SPRING, MD. 20901  
(301) 593-8005  
FAX: (301) 681-7216

**OWNER'S DEDICATION**

DUCKETTS LANE JOINT VENTURE, A PARTNERSHIP BY LARRY RACHUBA, GENERAL PARTNER, OWNER OF THE PROPERTY 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 STREETS RIGHT OF WAY AND THE SPECIFIC EASEMENT SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND OR ROADS, FLOOD PLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND VALUABLE CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF STREETS AND OF ROADS AND FLOOD PLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE AND (3) THE RIGHT TO REQUIRE THE DEDICATION OF THE WATERWAYS AND DRAINAGE EASEMENT FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; (4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED OVER THE SAID EASEMENTS AND RIGHT OF WAYS.

WITNESS MY HANDS THIS 6th DAY OF July 1998

DUCKETTS LANE JOINT VENTURE PARTNERSHIP  
BY: L. RAY RACHUBA, GENERAL PARTNER  
DATE: 7/6/98

*Joseph M. Boydland*, WITNESS  
DATE: 7/6/98

RECORDED AS PLAT 13272 ON 7-30-98  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**LOTS 1-16**  
**ROCKBURN RUN**  
A SUBDIVISION OF PARCEL 51  
FIRST ELECTION DISTRICT TAX MAP #37  
HOWARD COUNTY, MARYLAND.

S-95-17, P-97-05, F-98-77  
ZONED: R-20  
ELECTION DISTRICT No. 1  
HOWARD COUNTY, MARYLAND  
SCALE: 1" = 100'  
TAX MAP No. 37, GRID/BLOCK # 5  
DATE: 6-17-98  
CENSUS TRACT #6011.01

OWNER:  
DUCKETTS LANE JOINT VENTURE  
MR. L. RAY RACHUBA, GENERAL PARTNER  
946-A MARIMICH CT.  
ELDERSBURG, MD. 21784

**American Land Development**  
And Engineering Inc.  
8305 FURROW AVENUE  
ELLCOTT CITY, MD. 21042  
TEL. (410) 992-8204  
FAX. (410) 461-9185

**AE**

SHEET 1 OF 1