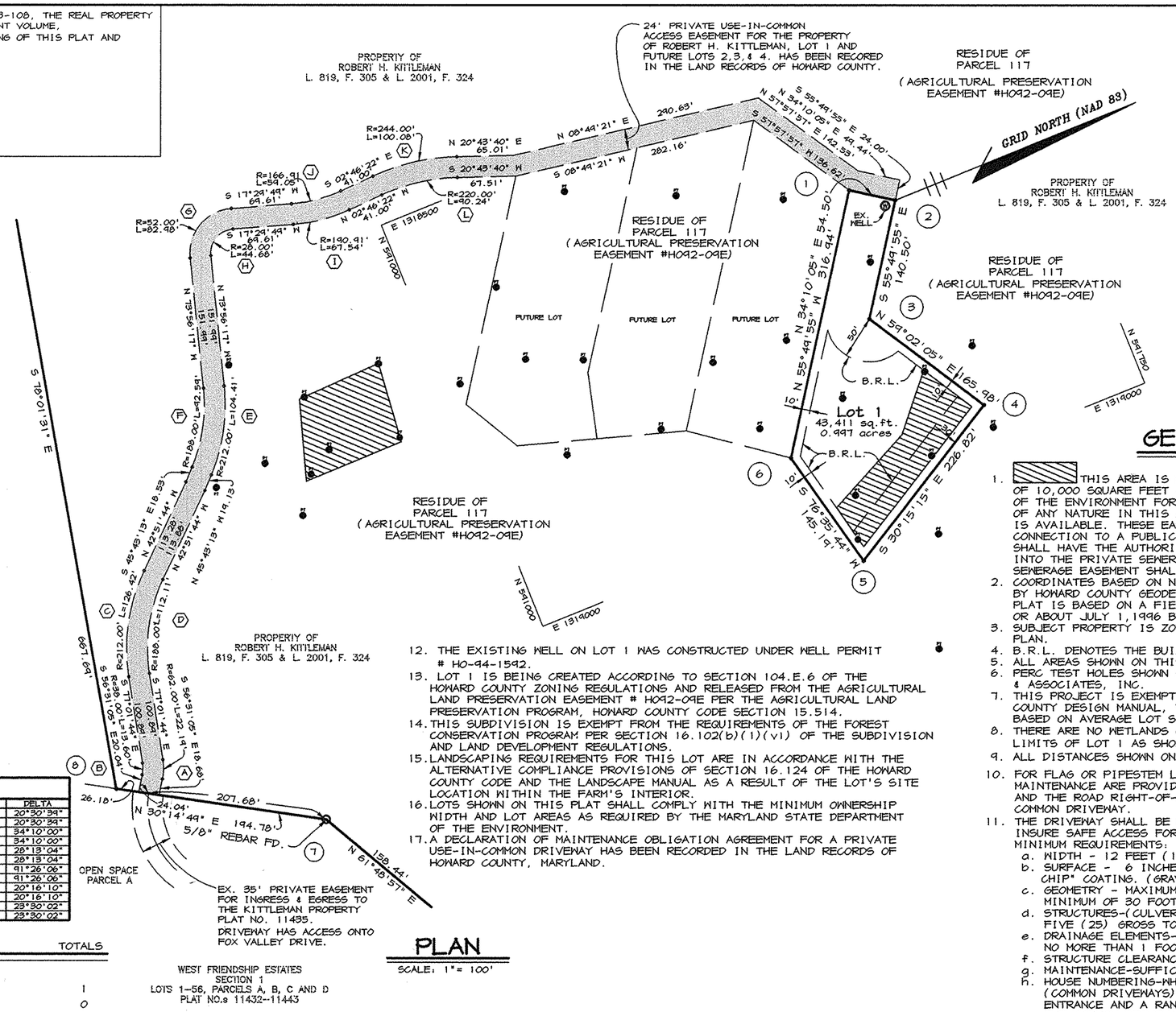
I FURTHER CERTIFY THAT THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

R H Kittleman 10/5/98
ROBERT H. KITTLEMAN DATE

Arthur E. Muegge 10-5-98
ARTHUR E. MUEGGE #10751 DATE

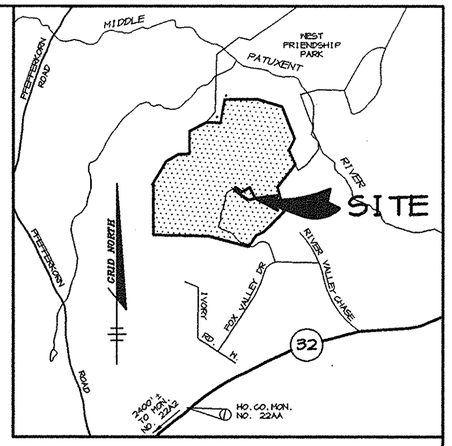
COORDINATE LIST

NO.	NORTH	EAST
1	591516.285	1318664.806
2	591561.378	1318695.415
3	591482.470	1318811.664
4	591567.871	1318953.990
5	591371.942	1319068.271
6	591338.284	1318927.041
7	590684.518	1319113.713
8	590472.874	1318990.300



PLAN

SCALE: 1"= 100'



VICINITY MAP

SCALE: 1"= 2000'

GENERAL NOTES

1. THIS AREA IS DESIGNATED AS A PRIVATE SEWERAGE EASEMENT OF 10,000 SQUARE FEET 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 SEWERAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWERAGE EASEMENTS. RECORDATION OF A MODIFIED SEWERAGE EASEMENT SHALL NOT BE NECESSARY.
2. COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO.s 22A2 AND 22AA. THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT JULY 1,1996 BY RIEMER MUEGGE & ASSOCIATES, INC..
3. SUBJECT PROPERTY IS ZONED RC-DEO AS PER 10-18-93 COMPREHENSIVE ZONING PLAN.
4. B.R.L. DENOTES THE BUILDING RESTRICTION LINE.
5. ALL AREAS SHOWN ON THIS PLAT ARE MORE OR LESS.
6. PERC TEST HOLES SHOWN HEREON HAVE BEEN FIELD LOCATED BY RIEMER MUEGGE & ASSOCIATES, INC.
7. THIS PROJECT IS EXEMPT FROM STORMWATER MANAGEMENT UNDER THE HOWARD COUNTY DESIGN MANUAL, VOL. 1, PARAGRAPH 5.1.2.B,4. THIS EXEMPTION IS BASED ON AVERAGE LOT SIZE OF 3.8 ACRES AND NO PROPOSED PUBLIC ROADS.
8. THERE ARE NO WETLANDS OR FLOODPLAIN LIMITS LOCATED WITHIN THE LIMITS OF LOT 1 AS SHOWN ON THIS PLAT.
9. ALL DISTANCES SHOWN ON THIS PLAT ARE GRID DISTANCES.
10. FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND THE ROAD RIGHT-OF-WAY AND NOT TO THE FLAG, PIPESTEM OR USE-IN-COMMON DRIVEWAY.
11. THE DRIVEWAY SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
    a. WIDTH - 12 FEET (14 FEET IF SERVING MORE THAN ONE RESIDENCE).
    b. SURFACE - 6 INCHES OF COMPACTED "CRUSHER RUN" BASE WITH "TAR AND CHIP" COATING. (GRAVEL ONLY IS ACCEPTABLE IF SERVING ONLY ONE HOUSE)
    c. GEOMETRY - MAXIMUM 15% GRADE. MAXIMUM 10% GRADE CHANGE AND MINIMUM OF 30 FOOT TURNING RADIUS.
    d. STRUCTURES-(CULVERTS AND BRIDGES) CAPABLE OF SUPPORTING TWENTY-FIVE (25) GROSS TONS (H-25 LOADING).
    e. DRAINAGE ELEMENTS-CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
    f. STRUCTURE CLEARANCE-MINIMUM 12 FEET.
    g. MAINTENANCE-SUFFICIENT TO INSURE ALL WEATHER USE.
    h. HOUSE NUMBERING-WHERE ONE (1) DRIVEWAY SERVES MORE THAN (1) LOT (COMMON DRIVEWAYS), A HOUSE NUMBER SIGN MUST BE PLACED AT EACH LOT ENTRANCE AND A RANGE OF STREET ADDRESS HOUSE NUMBERS SIGN WHERE THE COMMON DRIVEWAY INERSECTS WITH THE MAIN ROAD.
12. THE EXISTING WELL ON LOT 1 WAS CONSTRUCTED UNDER WELL PERMIT # HO-94-1592.
13. LOT 1 IS BEING CREATED ACCORDING TO SECTION 104.E.6 OF THE HOWARD COUNTY ZONING REGULATIONS AND RELEASED FROM THE AGRICULTURAL LAND PRESERVATION EASEMENT # H092-09E PER THE AGRICULTURAL LAND PRESERVATION PROGRAM, HOWARD COUNTY CODE SECTION 15.514.
14. THIS SUBDIVISION IS EXEMPT FROM THE REQUIREMENTS OF THE FOREST CONSERVATION PROGRAM PER SECTION 16.102(b)(1)(vi) OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
15. LANDSCAPING REQUIREMENTS FOR THIS LOT ARE IN ACCORDANCE WITH THE ALTERNATIVE COMPLIANCE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL AS A RESULT OF THE LOT'S SITE LOCATION WITHIN THE FARM'S INTERIOR.
16. LOTS SHOWN ON THIS PLAT SHALL COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
17. A DECLARATION OF MAINTENANCE OBLIGATION AGREEMENT FOR A PRIVATE USE-IN-COMMON DRIVEWAY HAS BEEN RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
A	62.00'	22.19'	11.22'	22.06'	S 66°46'24" E	20°30'34"
B	38.00'	13.60'	6.88'	13.53'	N 66°46'24" W	20°30'34"
C	212.00'	126.42'	65.15'	124.56'	N 54°56'44" W	34°10'00"
D	188.00'	112.11'	57.78'	110.45'	S 54°56'44" E	34°10'00"
E	212.00'	104.41'	53.24'	103.36'	S 54°44'45" E	28°13'04"
F	188.00'	92.54'	47.25'	91.66'	N 54°44'45" W	28°13'04"
G	52.00'	82.98'	53.32'	74.45'	N 28°13'14" W	91°26'06"
H	28.00'	44.68'	28.71'	40.09'	S 28°13'14" E	91°26'06"
I	190.91'	67.54'	34.13'	67.19'	S 07°21'48" W	20°16'10"
J	166.91'	59.05'	29.84'	58.74'	N 07°21'48" E	20°16'10"
K	244.00'	100.08'	50.75'	99.38'	N 08°58'34" E	23°30'02"
L	220.00'	90.24'	45.76'	89.60'	S 08°58'34" W	23°30'02"

TOTAL TABULATION THIS SUBMISSION		TOTALS
1. TOTAL NUMBER OF LOTS TO BE RECORDED:		
BUILDABLE		1
OPEN SPACE		0
2. TOTAL AREA OF LOTS:		
BUILDABLE		0.997 Ac.
TOTAL OPEN SPACE		0.000 Ac.
AREA OF RECREATION OPEN SPACE	0.000 Ac.	
TOTAL AREA OF 100 YEAR FLOODPLAIN	0.000 Ac.	
3. TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED INCLUDING WIDENING STRIPS:		0.000 Ac.
4. TOTAL AREA OF THIS SUBMISSION TO BE RECORDED.		0.997 Ac.

LEGEND

- DENOTES 4"X 4"X 36" CONCRETE MONUMENT SET
- DENOTES 5/8" Ø IRON PIN SET
- DENOTES THE LOCATION OF THE PERC HOLES AS LOCATED BY RIEMER MUEGGE & ASSOCIATES, INC.

OWNER
ROBERT H. KITTLEMAN
3104 FOX VALLEY DRIVE
WEST FRIENDSHIP, MARYLAND 21794
(410)531-3694

ENGINEER
RIEMER MUEGGE & ASSOCIATES, INC.
ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING SURVEYING
8818 Centre Park Drive, Columbia, Maryland 21045
tel 410.997.8900 fax 410.997.9282

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

Joyce M. Boyd MDP for 10-16-98
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

10/21/98
CHIEF, DEVELOPMENT ENGINEERING DIVISION. DATE

10/21/98
DIRECTOR DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY ROBERT H. KITTLEMAN AND PATRICIA LEE KITTLEMAN TO ROBERT H. KITTLEMAN BY DEED DATED APRIL 20, 1977 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 819 AT FOLIO 305 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.

STATE OF MARYLAND ARTHUR E. MUEGGE NO. 10751 REGISTERED PROFESSIONAL LAND SURVEYOR

10-5-98
ARTHUR E. MUEGGE #10751 DATE

OWNER'S CERTIFICATE

I, ROBERT H. KITTLEMAN, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION; AND IN CONSIDERATION OF THE APPROVAL OF THIS PLAT BY THE DEPARTMENT 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 MY/OUR HANDS THIS 5 DAY OF Oct. 1998.

R H Kittleman
ROBERT H. KITTLEMAN

Christopher J. Reid 10.5.98
ATTEST: DATE

RECORDED AS PLAT NUMBER 13357
ON OCTOBER 22, 1998 AMONG THE
LAND RECORDS OF HOWARD COUNTY, MARYLAND.

KITTLEMAN PROPERTY LOT 1

3rd ELECTION DISTRICT HOWARD COUNTY, MARYLAND
TAX MAP NO. 15 BLOCK NO.14,15,20&21 PARCEL 117
ZONING RC-DEO
SCALE: AS SHOWN DATE: 10-01-98 SHEET 1 OF 1
M:/PROJECT/SURVEY2/96033/PLAT1.DWG

F-99-24