

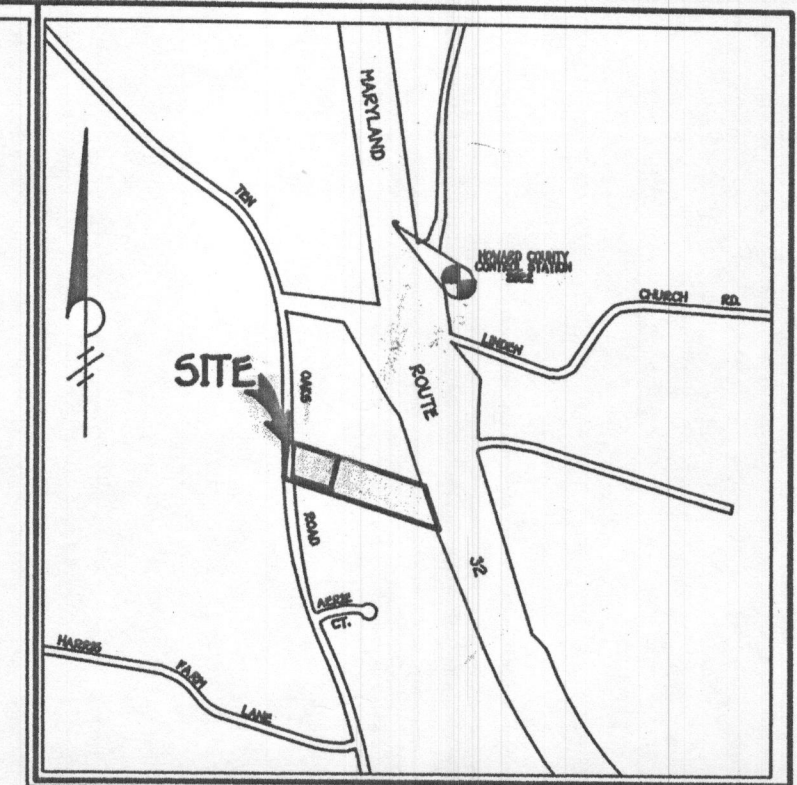
US EQUIVALENT COORDINATE TABLE		
POINT	NORTH	EAST
321	568605.172075	1319085.948861
325	568622.494341	1319032.062189
763	568391.733527	1319010.706593
916	568345.128466	1319894.899186
924	568374.253107	1319065.208665
2222	568080.351894	1319981.565482

METRIC COORDINATE TABLE		
POINT	NORTH	EAST
321	173311.204852	402058.205264
325	173316.484725	402041.780714
763	173246.148675	402035.271353
916	173231.943455	402304.773962
924	173240.820653	402051.883654
2222	173151.239368	402331.189842

CURVE DATA TABULATION					
CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD BEARING & DISTANCE
916-2222	11660.16'	278.61'	02°22'08"	139.31'	518°07'27"E 278.60'

GENERAL NOTES

22. PLAT SUBJECT TO WP 98-16, WHICH THE PLANNING DIRECTOR APPROVED A REQUEST TO WAIVE SECTION 16.144(q)(3) REQUIRING ADDITIONAL INFORMATION FOR PLAN APPROVAL WITHIN 45 DAYS OF THE REQUEST ON SEPTEMBER 8, 1997.



VICINITY MAP

1"=1200'

GENERAL NOTES

- SUBJECT PROPERTY ZONED 'RR' PER 10/18/93 COMPREHENSIVE ZONING PLAN.
- COORDINATES BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS H.C.M. 20EA AND H.C.M. 20E2
STATION No. H.C.M. 20EA N 174394.397 (METERS) E 402154.129 (METERS)
STATION No. H.C.M. 20E2 N 173725.207 (METERS) E 402242.240 (METERS)
- THIS PLAT IS BASED ON FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT JULY 1996 BY FISHER, COLLINS & CARTER, INC.
- BRL DENOTES BUILDING RESTRICTION LINE
- DENOTES IRON PIN SET CAPPED "FCC-106"
- DENOTES IRON PIPE OR IRON BAR FOUND
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHTS-OF-WAY
- DENOTES CONCRETE MONUMENT SET WITH ALUMINUM PLATE "FCC-106"
- DENOTES STONE OR MONUMENT FOUND
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE TO BE PROVIDED AT THE JUNCTION OF FLAG OR PIPESTEM AND THE ROAD R/W AND NOT ONTO THE FLAG OR PIPESTEM DRIVEWAY. DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO THE OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING (MINIMUM) REQUIREMENTS:
a) WIDTH - 12 FEET (16 FEET SERVING MORE THAN (ONE) RESIDENCE);
b) SURFACE - SIX INCHES (6") OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1 1/2" MINIMUM);
c) GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND 45 FOOT TURNING RADIUS;
d) STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 - LOADING);
e) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN ONE FOOT DEPTH OVER DRIVEWAY SURFACE;
f) STRUCTURE CLEARANCES - MINIMUM 12 FEET;
g) MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- ALL LOT AREAS ARE MORE OR LESS (a)
- EXISTING BUILDINGS ON PARCEL 'A' TO REMAIN.
- THIS AREA DESIGNATES 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 EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- ALL DISTANCES SHOWN ARE BASED ON SURFACE MEASUREMENT AND NOT REDUCED TO NAD83 GRID MEASUREMENT.
- DENSITY TABULATION FOR DEVELOPMENT RIGHTS:
A. TOTAL AREA OF NIK'S FOLLY SUBDIVISION = 4.991 AC.
B. DEVELOPMENT RIGHTS ALLOWED: 1
4.991 AC. - 1 DEVELOPMENT RIGHT/4.25 AC. = 1.17
C. DEVELOPMENT RIGHTS PROPOSED: 2
D. DEVELOPMENT RIGHTS ALLOWED PER DEO EXCHANGE: 2
4.991 AC. - 1 DEVELOPMENT RIGHT/2 AC. = 2.49
E. DEVELOPMENT RIGHTS REQUIRED TO BE TRANSFERRED FROM A SENDING AREA: 1
2 DEVELOPMENT RIGHTS REQUIRED - 1 DEVELOPMENT RIGHT ALLOWED.
- USING THE DENSITY EXCHANGE OPTION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHTS FOR 1 OF THE 2 RESIDENTIAL LOTS INCLUDED IN THIS SUBDIVISION PLAT HAVE BEEN TRANSFERRED FROM THE PROPERTY OF T.B.T. TITLE II, INC. (TAX MAP 6, PARCEL 82). THE CREATION OF THESE LOTS IS BASED ON A MAXIMUM DENSITY OF ONE RESIDENTIAL UNIT FOR EVERY TWO ACRES. PRESERVATION PARCEL 'A' WILL BE PRIVATELY OWNED AND MAINTAINED.
-

GENERAL NOTES

- PRESERVATION PARCEL 'A' IS ENCUMBERED BY AN EASEMENT AGREEMENT WITH NIK'S FOLLY HOMEOWNER'S ASSOCIATION, INC. AND HOWARD COUNTY, MARYLAND WHICH PROHIBITS FURTHER SUBDIVISION OF THE PARCEL, OUTLINES THE MAINTENANCE RESPONSIBILITIES OF THE OWNER AND ENUMERATES THE USES PERMITTED ON THE PROPERTY.
- ARTICLES OF INCORPORATION OF NIK'S FOLLY HOMEOWNER'S ASSOCIATION, INC. FILED WITH MARYLAND STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON MARCH 22, 1997.

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLICOTT CITY, MARYLAND 21042
(410) 481 - 2855
30567P1.DWG

OWNER AND DEVELOPER

NIK MORADI AND DEBORAH A. MORADI
5199 TEN OAKS ROAD
CLARKESVILLE, MARYLAND 21029

OWNER'S CERTIFICATE

NIK MORADI AND DEBORAH A. MORADI, 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 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 ERECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS OUR HANDS THIS 17th DAY OF MARCH, 1997

NIK MORADI

3/17/97
DATE

WITNESS

3/17/97
DATE

DEBORAH A. MORADI

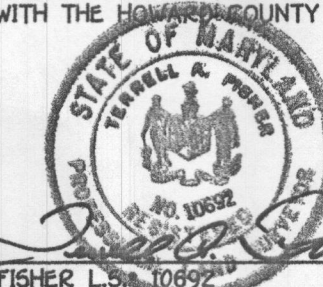
3/17/97
DATE

WITNESS

3/17/97
DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION IF ALL OF THE LANDS CONVEYED BY CHARLES E. WEHLAND, ATTORNEY NAMED IN MORTGAGE FROM FRANK L. FINKE AND CHRISTINE E. FINKE TO THE ESTATE OF LUCY C. GEBHARD, UNTO NIK MORADI AND DEBORAH A. MORADI BY DEED DATED JUNE 19, 1996 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 3757 AT FOLIO 66 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, MARYLAND AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED, AND MONUMENTATION IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.



TERRELL A. FISHER L.S. 10692

3/18/97
DATE

RECORDED AS PLAT No. 12992 ON 12-11-97
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

NIK'S FOLLY LOT 1 AND PRESERVATION PARCEL A

ZONED RR-DEO
TAX MAP 28 PARCEL 144 GRID 15
FIFTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
DATE: MARCH 11, 1997
SHEET 1 OF 1

0' 100' 150' 200'
Scale: 1" = 100'

F97-28

F-97-28

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

Joan L. Zinda 10-3-97
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

Michael J. Zinda 10/15/97
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
Michael J. Zinda 12/4/97
DIRECTOR DATE

US EQUIVALENT COORDINATE TABLE

POINT	NORTH	EAST
321	560605.172075	1319085.940861
325	560622.494341	1319032.062189
763	560391.733527	1319010.706593
916	560345.128466	1319094.899106
924	560374.253187	1319065.208665
2222	560000.351094	1319981.565482

METRIC COORDINATE TABLE

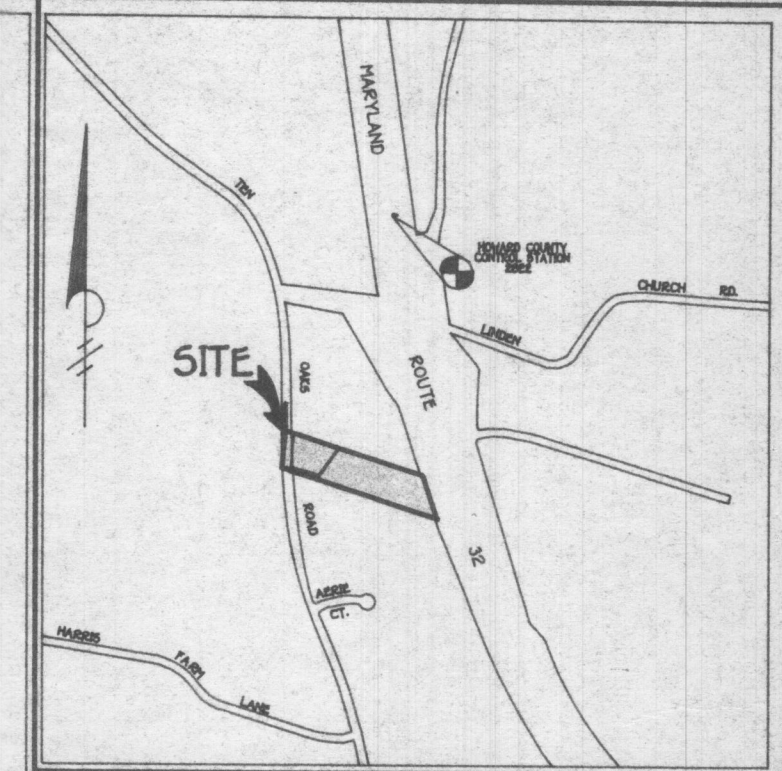
POINT	NORTH	EAST
321	173311.204852	402058.205264
325	173316.484725	402041.780714
763	173246.140675	402035.271353
916	173231.943455	402304.773962
924	173240.820653	402051.883654
2222	173151.239368	402331.189842

MINIMUM LOT SIZE CHART

LOT No.	GROSS AREA	PIPESTEM AREA	REMAINING AREA	MINIMUM LOT SIZE
PARCEL A	3.548 Ac.*	0.084 Ac.*	3.464 Ac.*	3.464 Ac.*

CURVE DATA TABULATION

CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD BEARING & DISTANCE
916-2222	11660.16'	278.61'	02°22'08"	139.31'	S18°07'27"E 278.60'



VICINITY MAP

1"=1200'

GENERAL NOTES

- SUBJECT PROPERTY ZONED 'RR' PER 10/18/93 COMPREHENSIVE ZONING PLAN. COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS H.C.M. 20EA AND H.C.M. 20E2
- STATION No. H.C.M. 20EA N 174394.397 (METERS) E 402154.129 (METERS) OUTSIDE VICINITY MAP LIMITS
STATION No. H.C.M. 20E2 N 173725.207 (METERS) E 402242.240 (METERS)
- THIS PLAT IS BASED ON FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT JULY 1996 BY FISHER, COLLINS & CARTER, Inc.
- BRL DENOTES BUILDING RESTRICTION LINE
- DENOTES IRON PIN SET CAPPED "FCCI06."
- DENOTES IRON PIPE OR IRON BAR FOUND.
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHTS-OF-WAY.
- DENOTES CONCRETE MONUMENT SET WITH ALUMINUM PLATE "FCCI06."
- DENOTES STONE OR MONUMENT FOUND
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE TO BE PROVIDED AT THE JUNCTION OF FLAG OR PIPESTEM AND THE ROAD R/W AND NOT ONTO THE FLAG OR PIPESTEM DRIVEWAY.
- DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO THE OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING (MINIMUM) REQUIREMENTS:
a) WIDTH - 12 FEET (6 FEET SERVING MORE THAN ONE RESIDENCE);
b) SURFACE - SIX INCHES (6") OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1 1/2" MINIMUM);
c) GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND 45 FOOT TURNING RADIUS;
d) STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (425 - LOADING);
e) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN ONE FOOT DEPTH OVER DRIVEWAY SURFACE;
f) STRUCTURE CLEARANCES - MINIMUM 12 FEET;
g) MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- ALL LOT AREAS ARE MORE OR LESS (4)
- EXISTING BUILDINGS ON PARCEL 'A' TO REMAIN.
- THIS AREA DESIGNATES 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 EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- ALL DISTANCES SHOWN ARE BASED ON SURFACE MEASUREMENT AND NOT REDUCED TO NAD'83 GRID MEASUREMENT.
- DENSITY TABULATION FOR DEVELOPMENT RIGHTS:
A. TOTAL AREA OF EAGLE POINT LANDING OVERLOOK SUBDIVISION = 4.991 AC.*
B. DEVELOPMENT RIGHTS ALLOWED:
4.991 AC.* ÷ 1 DEVELOPMENT RIGHT/4.25 AC.* = 117
C. DEVELOPMENT RIGHTS PROPOSED: 2
D. DEVELOPMENT RIGHTS ALLOWED PER CEO EXCHANGE: 2
4.991 AC.* ÷ 1 DEVELOPMENT RIGHT/2 AC.* = 2.49
E. DEVELOPMENT RIGHTS REQUIRED TO BE TRANSFERRED FROM A SENDING AREA: 1
2 DEVELOPMENT RIGHTS REQUIRED - 1 DEVELOPMENT RIGHT ALLOWED.
- USING THE CLUSTER EXCHANGE OPTION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHTS FOR 1 OF THE 2 RESIDENTIAL LOTS INCLUDED IN THIS SUBDIVISION PLAT HAVE BEEN TRANSFERRED FROM THE PROPERTY OF T.B.T. TITLE II, INC. (TAX MAP 6, PARCEL 82). THE CREATION OF THESE LOTS IS BASED ON A MAXIMUM DENSITY OF ONE RESIDENTIAL UNIT FOR EVERY TWO ACRES. PRESERVATION PARCEL 'A' WILL BE PRIVATELY OWNED AND MAINTAINED.

GENERAL NOTES CONTINUED

- PRESERVATION PARCEL 'A' IS ENCUMBERED BY AN EASEMENT AGREEMENT WITH NIK'S FOLLY HOMEOWNER'S ASSOCIATION, INC. AND HOWARD COUNTY, MARYLAND WHICH PROHIBITS FURTHER SUBDIVISION OF THE PARCEL, OUTLINES THE MAINTENANCE RESPONSIBILITIES OF THE OWNER AND ENUMERATES THE USES PERMITTED ON THE PROPERTY.

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLCOTT CITY, MARYLAND 21042
(410) 461 - 2855

OWNER AND DEVELOPER

NIK MORADI AND DEBORAH A. MORADI
5199 TEN OAKS ROAD
CLARKESVILLE, MARYLAND 21029

DENSITY EXCHANGE SENDING PARCELS

TOTAL NUMBER OF DEVELOPMENT RIGHTS TO BE TRANSFERRED FROM A SENDING AREA = 1			
SENDING PARCEL OWNERSHIP	TAX MAP	PARCEL	LIBER/FOLIO
T.B.T. TITLE II, INC.	6	82	3612\727

AREA TABULATION

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	2
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.	0
TOTAL NUMBER OF LOTS TO BE RECORDED.	2
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	4.695 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.	0.000 Ac.*
TOTAL AREA OF LOTS TO BE RECORDED.	4.695 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED.	0.296 Ac.*
TOTAL AREA TO BE RECORDED.	4.991 Ac.*

OWNER'S CERTIFICATE

NIK MORADI AND DEBORAH A. MORADI, 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 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 OUR HANDS THIS DAY OF JULY, 1996

NIK MORADI 8/14/96 DATE
DEBORAH A. MORADI 8/14/96 DATE
Robert Webster 8/14/96 WITNESS
Robert Webster 8/14/96 WITNESS

SURVEYOR'S CERTIFICATE

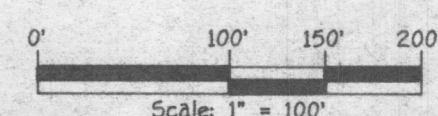
I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION IF ALL OF THE LANDS CONVEYED BY CHARLES E. WEHLAND, ATTORNEY NAMED IN MORTGAGE FROM FRANK L. FINKE AND CHRISTINE E. FINKE TO THE ESTATE OF LUCY C. GEBHARD, UNTO NIK MORADI AND DEBORAH A. MORADI BY DEED DATED JUNE 19, 1996 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 3757 AT FOLIO 66 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, MARYLAND AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED, AND MONUMENTATION IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

TERRELL A. FISHER L.S. 10692 DATE 8/14/96

RECORDED AS PLAT No. ON
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

NIK'S FOLLY LOT 1 AND PRESERVATION PARCEL A ZONED RR-DEO

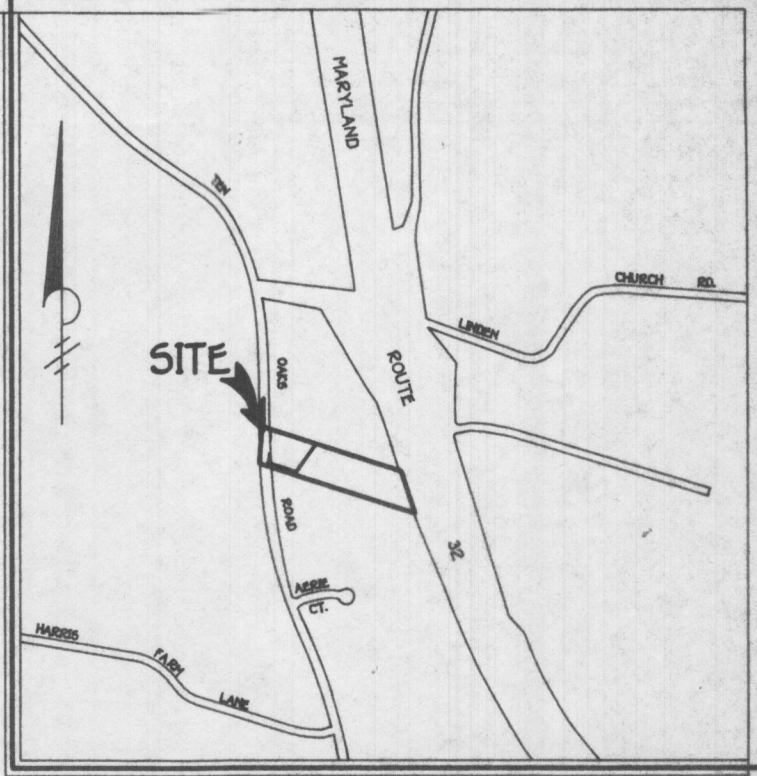
TAX MAP 28 PARCEL 144 GRID 15
FIFTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
AUGUST 14, 1996
SHEET 1 OF 1



SOILS LEGEND		
SOIL	NAME	CLASS
ChA	Chester silt loam, 0 to 3 percent slopes	B
ChB2	Chester silt loam, 3 to 8 percent slopes, moderately eroded	B
CgC2	Chester gravelly silt loam, 8 to 15 percent slopes, moderately eroded	B

NOTES:

- * Hydric soils and/or contains hydric inclusions
- ** May contain hydric inclusions
- † Generally only within 100-year floodplain areas



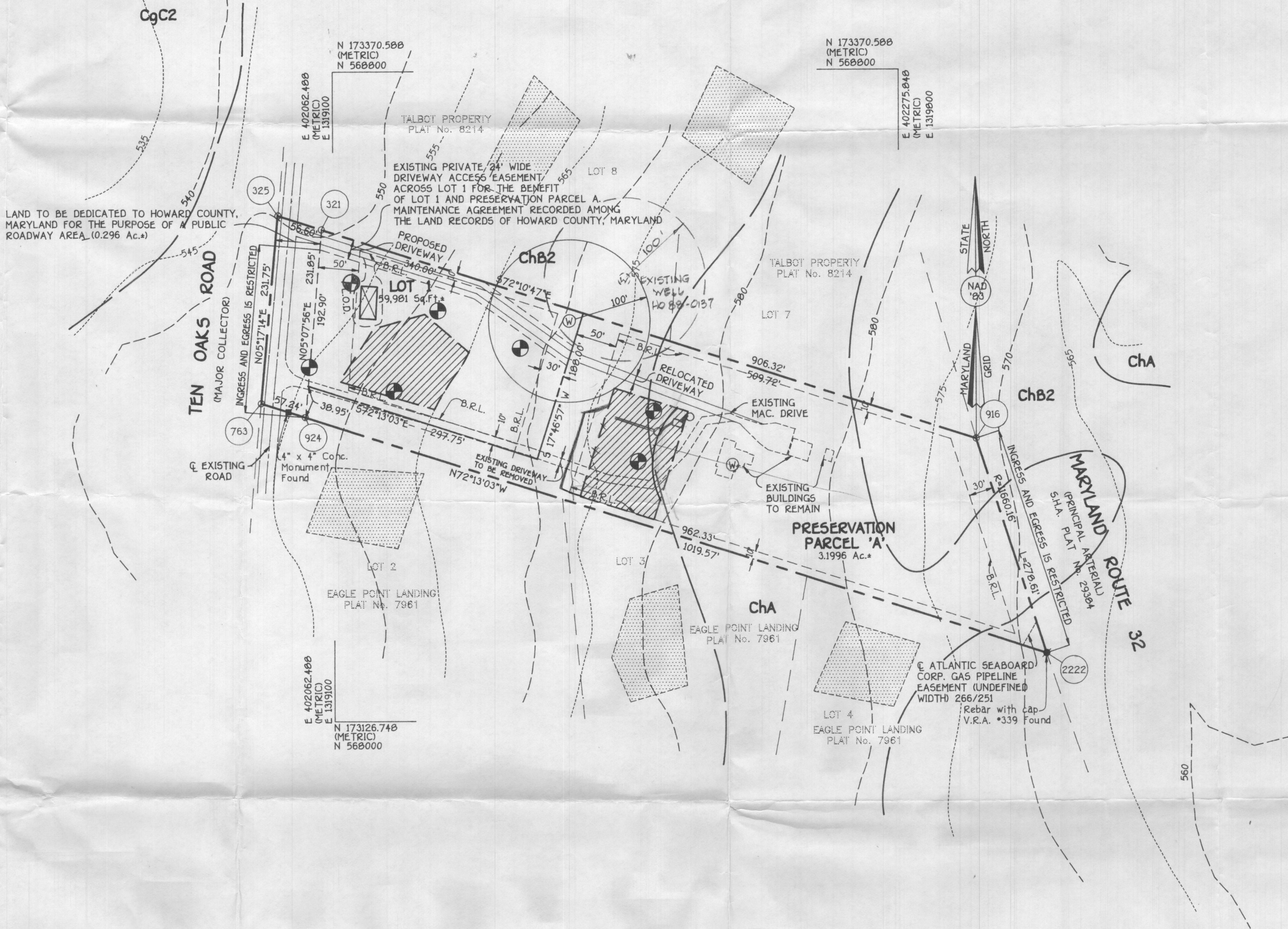
VICINITY MAP
1"=1200'

GENERAL NOTES

- SUBJECT PROPERTY ZONED 'RR-DEO' PER 10/18/94 COMPREHENSIVE ZONING PLAN.
- TOTAL TRACT AREA = 4.991 AC.
- NUMBER OF PROPOSED LOTS = 2
- TOTAL AREA OF PROPOSED LOTS = 4.991 AC.
- PRIVATE WATER AND PRIVATE SEWER TO BE UTILIZED.
- SOILS MAP No. 28
- FIELD RUN TOPOGRAPHY PROVIDED BY FISHER, COLLINS & CARTER, INC. ON OR ABOUT JULY, 1996.
- EXISTING DWELLING ON PRESERVATION PARCEL 'A' TO REMAIN
- THIS AREA DESIGNATES A PRIVATE EASEMENT OF 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 EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
- BOUNDARY OUTLINE SHOWN BASED ON AN ACTUAL FIELD SURVEY BY FISHER, COLLINS & CARTER, INC. DATED JULY 1996.
- TOPOGRAPHIC CONTOURS SHOWN ARE BASED ON HOWARD COUNTY TOPOGRAPHY MAPS
- ALL EXISTING SEPTIC AREAS WITHIN 100' OF THE PROPERTY BOUNDARY HAVE BEEN LOCATED AS SHOWN ON THE PLAN

LEGEND

- FIELD TEST PERCOLATION LOCATIONS
- PERC AREAS FOR THIS SUBDIVISION
- EXISTING SEPTIC AREAS
- DENOTES PROPOSED HOUSE
- DENOTES PROPOSED WELL



Developer's Builder's Certificate
I/We certify that the landscaping shown on this plan will be done according to this plan, Section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion of Certification of Landscape Installation accompanied by an executed one year guarantee of plant materials will be submitted to the Department of Planning and Zoning.

Name _____ Date _____

OWNER AND DEVELOPER

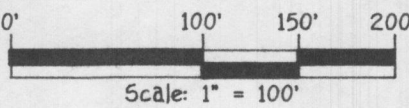
NIK MORADI AND DEBORAH A. MORADI
5199 TEN OAKS ROAD
CLARKESVILLE, MARYLAND 21029

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

Jorge M. Doyle, Jr., F.S. 7-23-96
COUNTY HEALTH OFFICER DATE

PERCOLATION CERTIFICATION
PLAN
NIK'S FOLLY
LOT 1 AND PRESERVATION PARCEL A
ZONED RR-DEO

TAX MAP 28 PARCEL 144 GRID 15
FIFTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SEPTEMBER 13, 1996



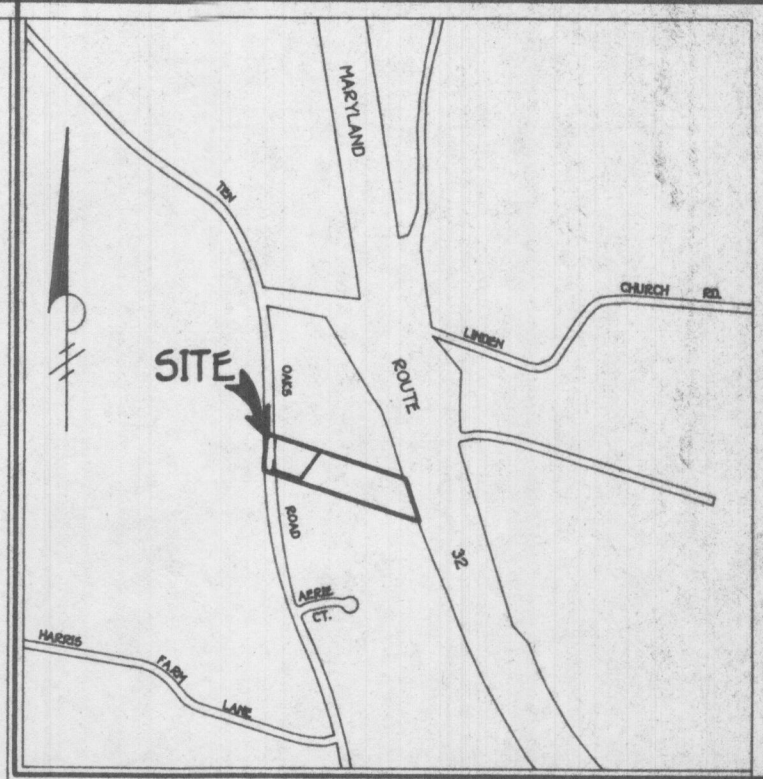
SHEET 1 OF 1

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10275 BALTIMORE NATIONAL PIKE
ELICOTT CITY, MARYLAND 21042
410.461.2555

SOILS LEGEND		
SOIL	NAME	CLASS
ChA	Chester silt loam, 0 to 3 percent slopes	B
ChB2	Chester silt loam, 3 to 6 percent slopes, moderately eroded	B
CgC2	Chester gravelly silt loam, 6 to 15 percent slopes, moderately eroded	B

NOTES:

- Hydric soils and/or contains hydric inclusions
- May contain hydric inclusions
- Generally only within 100-year floodplain areas



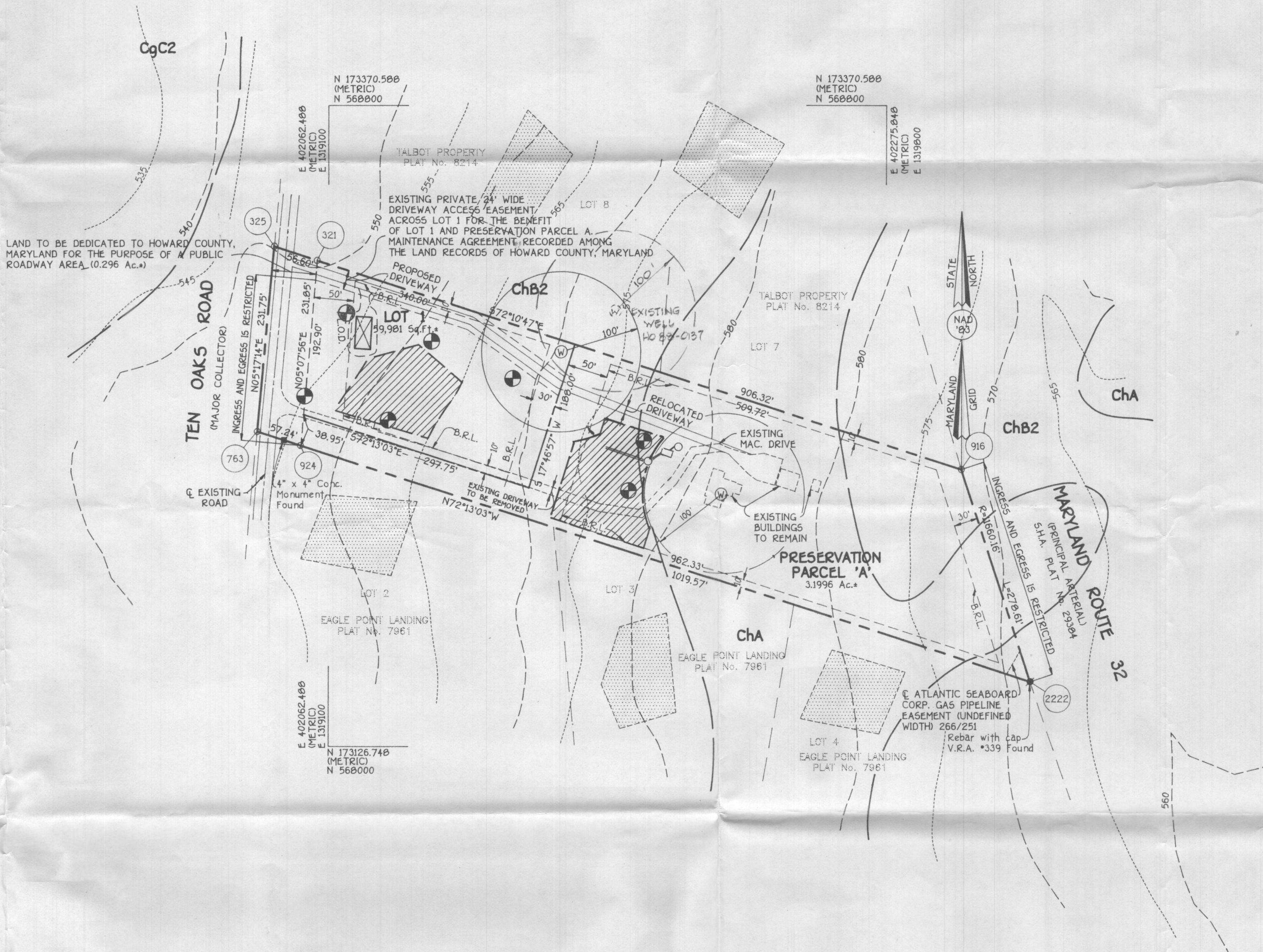
VICINITY MAP
1"=1200'

GENERAL NOTES

- SUBJECT PROPERTY ZONED "RR-DEO" PER 10/18/94 COMPREHENSIVE ZONING PLAN.
- TOTAL TRACT AREA = 4.991 Ac.*
- NUMBER OF PROPOSED LOTS = 2
- TOTAL AREA OF PROPOSED LOTS = 4.991 Ac.*
- PRIVATE WATER AND PRIVATE SEWER TO BE UTILIZED.
- SOILS MAP No. 28
- FIELD RUN TOPOGRAPHY PROVIDED BY FISHER, COLLINS & CARTER, Inc. ON OR ABOUT JULY, 1996.
- EXISTING DWELLING ON PRESERVATION PARCEL 'A' TO REMAIN
- THIS AREA DESIGNATES A PRIVATE EASEMENT OF 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 EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
- BOUNDARY OUTLINE SHOWN BASED ON AN ACTUAL FIELD SURVEY BY FISHER, COLLINS & CARTER, INC. DATED JULY 1996.
- TOPOGRAPHIC CONTOURS SHOWN ARE BASED ON HOWARD COUNTY TOPOGRAPHY MAPS
- ALL EXISTING SEPTIC AREAS WITHIN 100' OF THE PROPERTY BOUNDARY HAVE BEEN LOCATED AS SHOWN ON THE PLAN

LEGEND

- FIELD TEST PERCOLATION LOCATIONS
- PERC AREAS FOR THIS SUBDIVISION
- EXISTING SEPTIC AREAS
- DENOTES PROPOSED HOUSE
- DENOTES PROPOSED WELL



Developer's Builder's Certificate
I/We certify that the landscaping shown on this plan will be done according to this plan, Section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion of Certification of Landscape Installation accompanied by an executed one year guarantee of plant materials will be submitted to the Department of Planning and Zoning.

Name _____ Date _____

OWNER AND DEVELOPER

NIK MORADI AND DEBORAH A. MORADI
5199 TEN OAKS ROAD
CLARKESVILLE, MARYLAND 21029

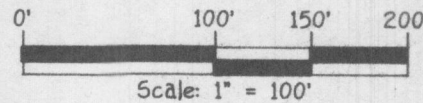
APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE
SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT

James M. Boyle
COUNTY HEALTH OFFICER

9-23-96
DATE

PERCOLATION CERTIFICATION PLAN NIK'S FOLLY LOT 1 AND PRESERVATION PARCEL A ZONED RR-DEO

TAX MAP 28 PARCEL 144 GRID 15
FIFTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SEPTEMBER 13, 1996



SHEET 1 OF 1

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE, OFFICE PARK - 10272 BALTIMORE NATIONAL FREE
ELICOTT CITY, MARYLAND 21042
(410) 481 - 2555