

NOTES:

- COORDINATES BASED ON NAD 83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION NOS. 211A & 27CA
- SUBJECT PROPERTY ZONED "RC-DEO" PER 10/18/93 COMPREHENSIVE ZONING PLAN.
- B.R.L. DESIGNATES BUILDING RESTRICTION LINE
- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 S.F. AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT SUBDIVISION REGULATIONS (COMAR 26.04.03) 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.
- 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 THE MARKERS HAVE BEEN COMPLIED WITH.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.

G. SCOTT SHANABERGER / DATE
 COLEMAN D. BAZELON / DATE
 PATRICIA F. BAZELON / DATE
 ANDREW M. EDELMAN / DATE
 LISA W. EDELMAN / DATE

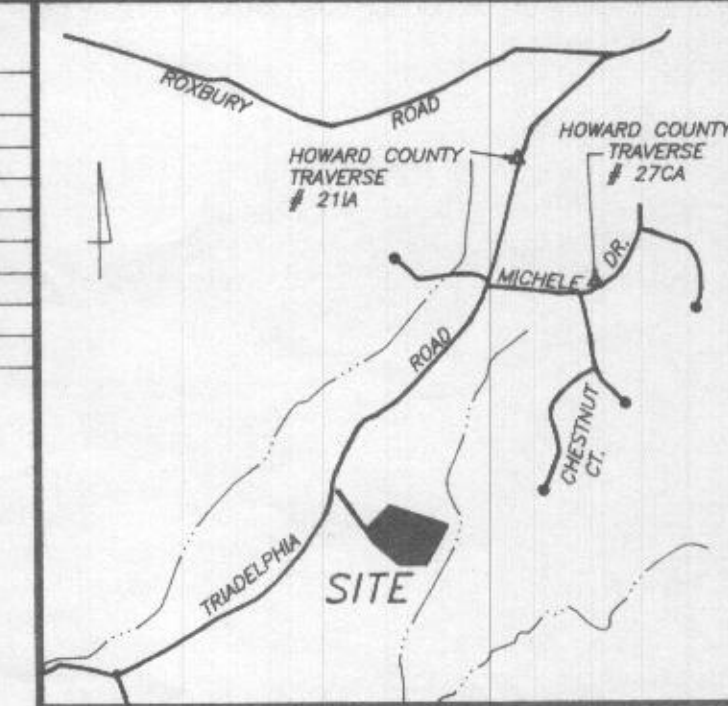
- DESIGNATES IRON PIN & CAP TO BE SET AFTER RECORDATION OF FINAL PLAT
- DESIGNATES IRON PIPE FOUND AND HELD
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY SHANABERGER & LANE IN DECEMBER, 1997.
- THE AREAS SHOWN HEREON ARE NOT EXACT BUT ARE ROUNDED TO THE NEAREST 1 SQUARE FOOT AND THE NEAREST 0.0001 ACRE.
- THIS PROPERTY IS IN THE "NO PLANNED SERVICE AREA" ON THE MASTER PLAN FOR PUBLIC WATER & SEWER
- THERE ARE EXISTING STRUCTURES ON LOTS 4 & 5 TO REMAIN. NO BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING BUILDINGS ARE TO BE CONSTRUCTED AT A DISTANCE OF LESS THAN THE ZONING REGULATIONS ALLOW.
- DRIVEWAY SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE & EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
 - WIDTH - 12 FEET (14 FEET IF SERVING MORE THAN 1 RESIDENCE)
 - SURFACE - SIX (6) INCHES OF COMPACTED "CRUSHER RUN" BASE WITH "TAR AND CHIP" COATING (1 1/2" MINIMUM)
 - GEOMETRY - MAX 15% GRADE, MAX 10% GRADE CHANGE & MIN. 45' TURNING RADIUS
 - STRUCTURES (CULVERTS / BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H-25 LOADING)
 - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1' FOOT DEPTH OVER DRIVEWAY SURFACE
 - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE

- THIS SUBDIVISION IS EXEMPT FROM STORMWATER MANAGEMENT REQUIREMENTS BECAUSE ALL LOTS ARE LARGER THAN TWO ACRES.
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN STREAM BUFFERS OR 100-YEAR FLOODPLAIN.
- DESIGNATES APPROVED PERC TEST.
- DESIGNATES FAILED PERC TEST.
- DESIGNATES ELEVATION OF 100-YEAR FLOODPLAIN

COORDINATES

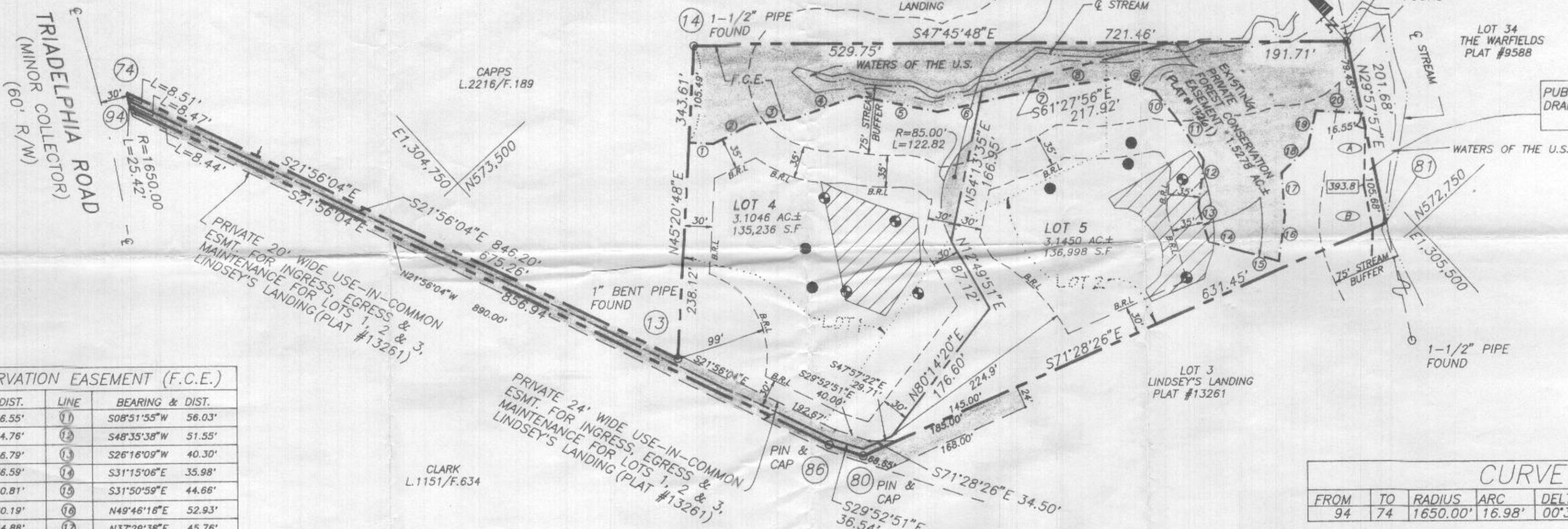
NO.	NORTH (F)	EAST (F)	NORTH (M)	EAST (M)
11	572,950.0898	1,305,577.6336	174,635.5366	397,940.8586
13	573,193.5538	1,304,799.0492	174,709.7446	397,703.5456
14	573,435.0492	1,305,043.4849	174,783.3526	397,778.0498
74	573,819.9310	1,304,546.8105	174,900.6648	397,626.6631
80	572,976.0093	1,304,878.1722	174,643.4369	397,727.6623
81	572,775.3732	1,305,476.9002	174,582.2829	397,910.1550
86	573,010.2904	1,304,858.4750	174,653.8858	397,721.6586
94	573,805.1937	1,304,538.3706	174,896.1728	397,624.0906

- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION SNOW REMOVAL AND ROAD MAINTENANCE IS TO BE PROVIDED AT THE JUNCTION OF THE FLAG OR PIPESTEM AND THE ROAD RIGHT-OF-WAY AND NOT ONTO THE FLAG OR PIPESTEM LOT DRIVEWAY.
- A DECLARATION OF MAINTENANCE OBLIGATIONS FOR A PRIVATE USE-IN-COMMON DRIVEWAY HAS BEEN RECORDED.
- NO WETLANDS WERE FOUND PER SITE INSPECTION BY DENNIS J. LABARE, M.S. & ASSOCIATES LLC.
- THIS SUBDIVISION IS SUBJECT TO WP-97-122, WHICH ON AUGUST 12, 1997 GRANTED A WAIVER OF SECTION 16.120(c)(2)(iii) WHICH REQUIRES ADJACENT PIPESTEM LOTS TO HAVE SUFFICIENT FRONTAGE TO MEET DRIVEWAY REQUIREMENTS OF THE DESIGN MANUAL, VOLUME III (SUBJECT TO PROVIDING A MINIMUM 14' WIDE USE-IN-COMMON DRIVEWAY WITHIN A 20' EASEMENT FROM COORDINATE PTS. 73 & 74 TO PT. 13).
- THE FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED TO FULFILL THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOREST CONSERVATION ACT. NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT, HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED.



VICINITY MAP

SCALE: 1"=2000'



FOREST CONSERVATION EASEMENT (F.C.E.)

LINE	BEARING & DIST.	LINE	BEARING & DIST.
1	S44°38'59"E 26.55'	11	S08°51'55"W 56.03'
2	S72°48'44"E 44.76'	12	S48°33'38"W 51.55'
3	S54°37'19"E 46.79'	13	S26°16'09"W 40.30'
4	S67°10'12"E 76.59'	14	S31°15'06"E 35.98'
5	S36°37'40"E 90.81'	15	S31°50'59"E 44.66'
6	S60°02'11"E 80.19'	16	N49°46'18"E 52.93'
7	S57°16'40"E 54.88'	17	N37°29'38"E 45.76'
8	S56°27'52"E 63.32'	18	N88°24'41"E 40.45'
9	S30°03'10"E 47.93'	19	N55°07'15"E 40.47'
10	S03°10'20"W 35.67'	20	S44°22'40"E 51.09'

TABULATION OF FINAL PLAT

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	2
TOTAL AREA OF LOTS AND/OR PARCELS BUILDABLE	6.2496 ACRES±
TOTAL AREA OF 100-YEAR FLOODPLAIN	0.0268 ACRES±
TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED INCLUDING WIDENING STRIPS	0
TOTAL AREA OF SUBDIVISION TO BE RECORDED:	6.2496 ACRES±

APPROVED: FOR PRIVATE WATER & PRIVATE SEWER SYSTEMS.
 HOWARD COUNTY HEALTH DEPARTMENT.

COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

DIRECTOR DATE

100-YEAR FLOODPLAIN

LINE	BEARING & DIST.
A	S44°00'07"W 61.85'
B	S30°31'15"W 48.81'

OWNER'S CERTIFICATE

WE, ANDREW M. EDELMAN, LISA W. EDELMAN, COLEMAN D. BAZELON & PATRICIA F. BAZELON, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS RESUBDIVISION 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 THE 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 IN OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS OUR HANDS THIS DAY OF August, 1998.

Andrew M. Edelman / DATE
 Lisa W. Edelman / DATE
 Coleman D. Bazelon / DATE
 Patricia F. Bazelon / DATE
 Robert M. Edelman / DATE
 Robert M. Edelman / DATE
 Robert M. Edelman / DATE
 Robert M. Edelman / DATE

OWNERS:

LOT 4: ANDREW M. EDELMAN & LISA W. EDELMAN
 LOT 5: COLEMAN D. BAZELON & PATRICIA F. BAZELON
 14961 TRIADAPLHIA RD. GLENELG, MD. 21737

MINIMUM LOT SIZE CHART

LOT	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
4	3.1046 AC±	0.1029 AC±	3.0017 AC±
5	3.1450 AC±	0.1428 AC±	3.0022 AC±

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF ALL OF THE LAND CONVEYED BY MICHAEL J. SMITH AND VIRGINIA B. SMITH TO ANDREW M. EDELMAN AND LISA W. EDELMAN BY DEED DATED MARCH 30, 1999, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 4682, FOLIO 555 (LOT 1) AND A RESUBDIVISION OF ALL OF THE LAND CONVEYED BY ROBERT M. FOSTER, TRUSTEE, OF THE ROBERT M. FOSTER REVOCABLE TRUST TO COLEMAN D. BAZELON AND PATRICIA F. BAZELON BY DEED DATED JANUARY 31, 2000, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MD IN LIBER 5006, FOLIO 430 (LOT 2) 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.

G. SCOTT SHANABERGER / DATE
 PROFESSIONAL L.S. #10849

THE PURPOSE OF THIS PLAT IS TO REVISE THE COMMON PROPERTY LINE BETWEEN LOTS 4 & 5 (EXISTING LOTS 1 & 2) AND TO ADD AN INGRESS, EGRESS AND MAINTENANCE EASEMENT FOR THE EXISTING DRIVEWAY ON LOT 5.

RECORDED AS PLAT #
 ON _____ AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

SHANABERGER & LANE
 8726 TOWN & COUNTRY BLVD.
 SUITE 104
 ELLICOTT CITY, MD. 21043
 (410) 461-9563

PLAT OF RESUBDIVISION LOTS 4 & 5 LINDSEY'S LANDING

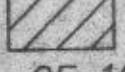






(A RESUBDIVISION OF LOTS 1 & 2, LINDSEY'S LANDING, PLAT #13261)
 5TH ELECTION DISTRICT, HOWARD COUNTY, MD
 TAX MAP 27 BLOCK 10 PARCEL 17

ZONED: RC-DEO
 SCALE: 1"=100'
 AUGUST 14, 2000
 PREVIOUS DPZ FILES: WP-97-122 F-98-100

SHEET 1 OF 1

HL774

NOTES:

1. SUBJECT PROPERTY IS ZONED RR-DEO.
2. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH & LOT AREA AS REQUIRED BY THE MD. STATE DEPT. OF THE ENVIRONMENT.
3.  THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 S.F. AS REQUIRED BY THE MD. STATE DEPT. OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THIS EASEMENT SHALL BECOME NULL & 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 PLAT SHALL NOT BE NECESSARY.
4. B.R.L. DESIGNATES BUILDING RESTRICTION LINE.
5.  DESIGNATES PROPOSED WELL LOCATION.
6.  DESIGNATES PROPOSED HOUSE LOCATION.
7.  DESIGNATES APPROVED PERC TEST LOCATION.
8.  DESIGNATES EXISTING WELL LOCATION.
9. THERE ARE NO VISIBLE WELLS OR SEPTIC SYSTEMS WITHIN 100 FEET OF THE PROPERTY UNLESS OTHERWISE SHOWN HEREON.
10.  DESIGNATES FAILED PERC TEST
 DESIGNATES PERC NOT DUG
11. GRAVITY SEWER SERVICE IS NOT AVAILABLE FOR LOT 3. A PUMP WILL BE REQUIRED
12. EXISTING HOUSE WITH POOL ON LOT 2 TO REMAIN.
13. EXISTING GARAGE ON LOT 1 TO REMAIN.
14. WELL ON LOT 3 TO BE DRILLED PRIOR TO HEALTH DEPARTMENT SIGNATURE OF FINAL PLAT.

TRIADELPHIA ROAD

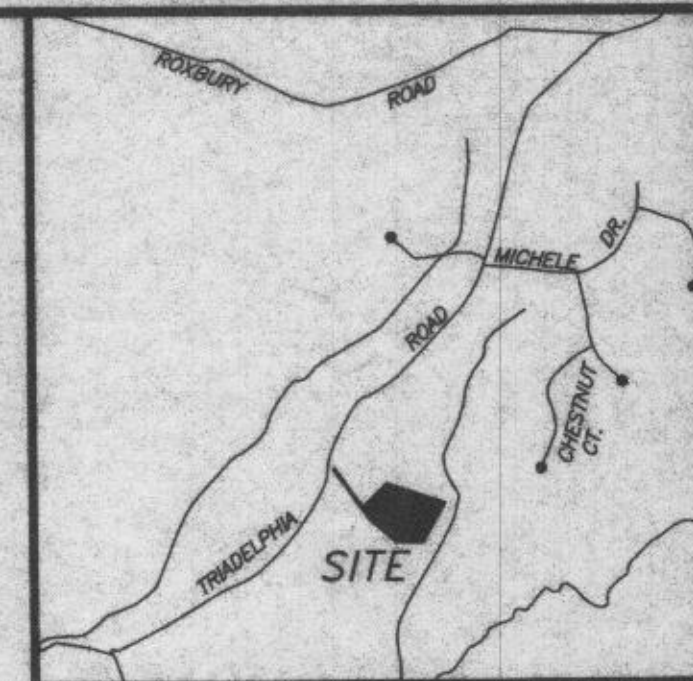
PROPOSED 20' WIDE PRIVATE EASEMENT FOR INGRESS, EGRESS & MAINTENANCE FOR LOTS 1-3. (USE-IN-COMMON)

PROPOSED 24' WIDE PRIVATE EASEMENT FOR INGRESS, EGRESS & MAINTENANCE LOTS 1-3. (USE-IN-COMMON)

* REVISED P.S.E.
OK. WITHOUT ADDITIONAL
PERCS AS PER KIM
SOE & HEALTH DEPT.
1/13/98.

CLARK
1151/634

CAPPS
2216/189



VICINITY MAP

SCALE: 1"=2000'

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

Joyce M. Boudreau 10/28/97
COUNTY HEALTH OFFICER DATE



10/1/97
Shanaberger & Lane
SHANABERGER & LANE
8726 TOWN & COUNTRY BLVD.
SUITE 104
ELLCOTT CITY, MD. 21043
(410) 461-9563

FIELD LOCATED PERC TEST PLAT
LOTS 1 - 3

SMITH PROPERTY

TAX MAP 27 BLOCK 5 PARCEL 17
FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD.
SCALE: 1"=100' OCTOBER 6, 1997
REV. 10-20-97

NOTES:

- COORDINATES BASED ON NAD 83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION NOS. 21A & 27CA
- SUBJECT PROPERTY ZONED "RC-DEO" PER 10/18/93 COMPREHENSIVE ZONING PLAN.
- B.R.L. DESIGNATES BUILDING RESTRICTION LINE
- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 S.F. AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT SUBDIVISION REGULATIONS (COMAR 26.04.02) 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.
- 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 THE MARKERS HAVE BEEN COMPLIED WITH.

G. Scott Shanaberger 7/24/98
G. SCOTT SHANABERGER DATE

Michael Smith 7/24/98
MICHAEL SMITH DATE

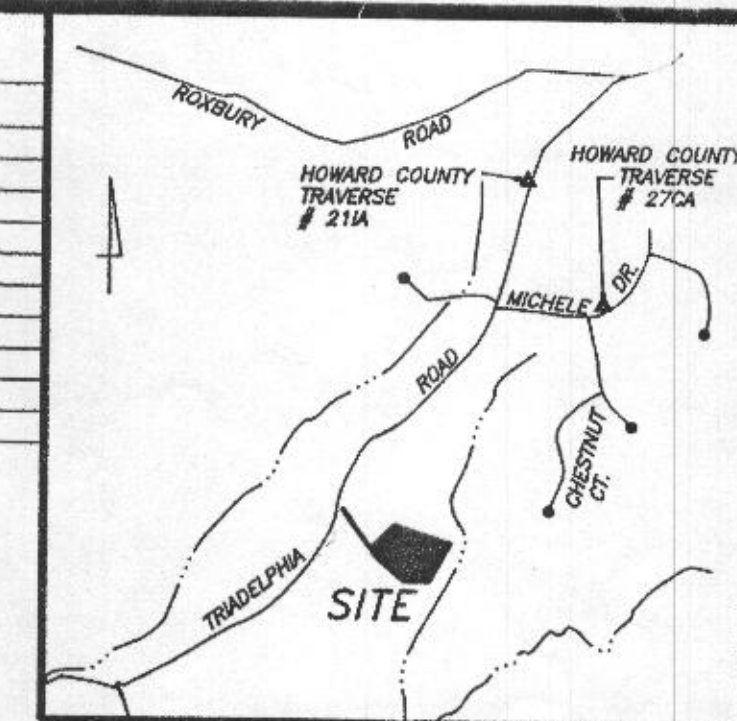
Virginia B. Smith 7/25/98
VIRGINIA B. SMITH DATE

- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.

- DESIGNATES IRON PIN & CAP TO BE SET AFTER RECORDATION OF FINAL PLAT
- DESIGNATES IRON PIPE FOUND AND HELD
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY SHANABERGER & LANE IN DECEMBER, 1997.
- THE AREAS SHOWN HEREON ARE NOT EXACT BUT ARE ROUNDED TO THE NEAREST 1 SQUARE FOOT AND THE NEAREST 0.0001 ACRE.
- THIS PROPERTY IS IN THE "NO PLANNED SERVICE AREA" ON THE MASTER PLAN FOR PUBLIC WATER & SEWER
- THERE IS AN EXISTING DWELLING ON LOT 2 AND AN EXISTING STRUCTURE ON LOT 1 TO REMAIN. NO BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING BUILDINGS ARE TO BE CONSTRUCTED AT A DISTANCE OF LESS THAN THE ZONING REGULATIONS ALLOW.
- DRIVEWAY SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE & EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
A) WIDTH - 12 FEET (14 FEET IF SERVING MORE THAN 1 RESIDENCE)
B) CONSTRUCTION - SIX (6) INCHES OF COMPACTED "CRUSHER RUN" BASE WITH A "TAR AND CHIP" COATING.
C) MINIMUM TURNING RADIUS - FORTY-FIVE (45) FEET.
D) BRIDGES AND CULVERTS - DESIGNED TO SUPPORT VEHICLES WITH A GROSS VEHICLE WEIGHT OF TWENTY-FIVE (25) TONS.
E) OVERHEAD CLEARANCE - TWELVE (12) FEET.
F) MAINTENANCE - DRIVEWAYS MUST BE MAINTAINED FOR ALL-WEATHER USE.
G) GRADE - THE MAXIMUM ALLOWABLE GRADE SHALL BE 12% WITH THE DURABLE, AND SUSTAINED GRADE OF 8%. THE TRANSITION FROM THE ROAD TO THE DRIVEWAY SHALL NOT EXCEED 8%.
- HOUSE NUMBERING - WHERE ONE (1) DRIVEWAY SERVES MORE THAN ONE (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 INTERSECTS WITH THE MAIN ROAD.
- RAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1' DEPTH OVER DRIVEWAY SURFACE.
- THIS SUBDIVISION IS EXEMPT FROM STORMWATER MANAGEMENT REQUIREMENTS BECAUSE ALL LOTS ARE LARGER THAN TWO ACRES.
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN STREAM BUFFERS OR 100-YEAR FLOODPLAIN.
- DESIGNATES APPROVED PERC TEST.
- DESIGNATES FAILED PERC TEST.
- DESIGNATES ELEVATION OF 100-YEAR FLOODPLAIN

COORDINATES

NO.	NORTH (F)	EAST (F)	NORTH (M)	EAST (M)
11	572,950.0893	1,305,577.6336	174,635.5366	397,940.8586
13	573,193.5538	1,304,799.0492	174,709.7446	397,703.5456
14	573,435.0492	1,305,043.4849	174,783.3526	397,778.0498
15	573,858.5439	1,304,531.2614	174,912.4340	397,621.9237
16	573,832.9454	1,304,520.0089	174,904.6316	397,618.4940
17	573,007.3709	1,304,852.4644	174,652.9959	397,719.8266
18	572,594.0674	1,305,089.9406	174,527.0208	397,792.2095
20	572,515.4759	1,305,327.0555	174,503.0661	397,864.4823
73	573,797.9030	1,304,534.1204	174,893.9506	397,622.7951
74	573,819.9310	1,304,546.8105	174,900.6648	397,626.6631

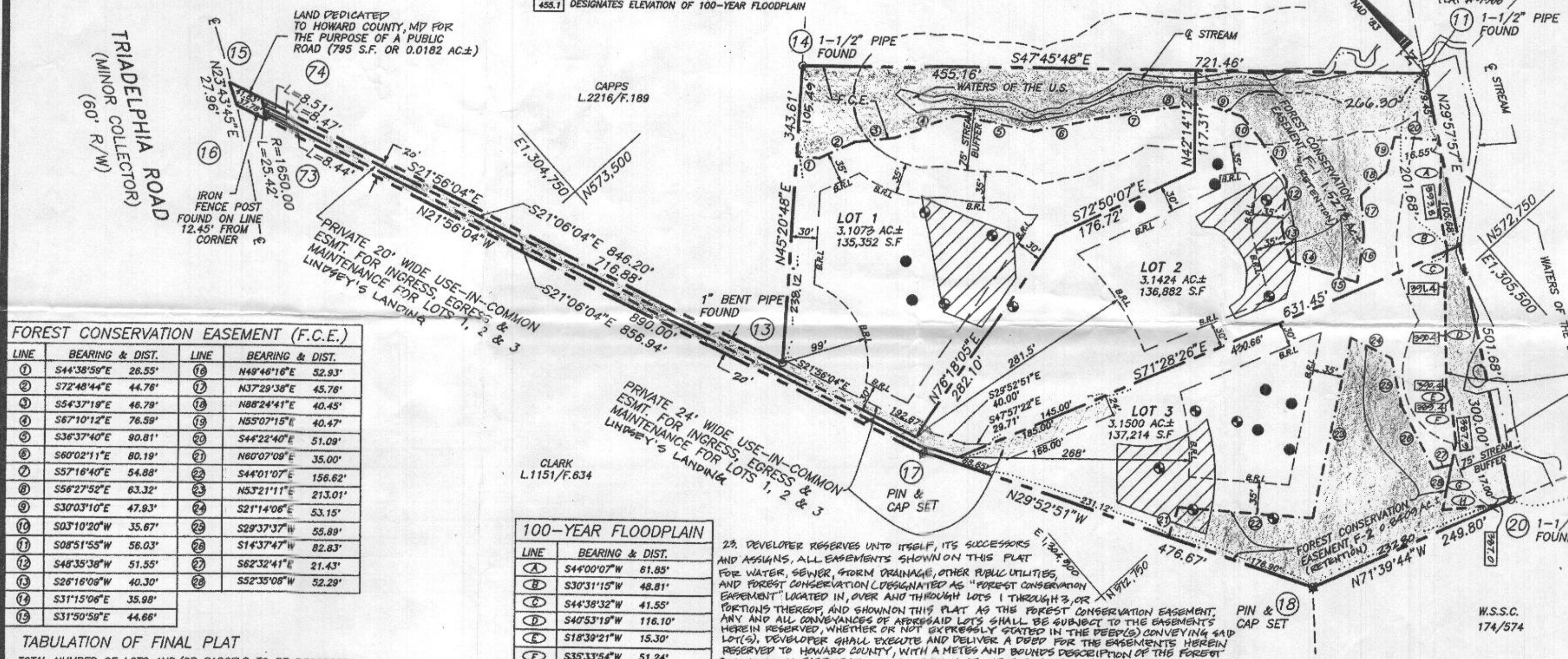


VICINITY MAP

SCALE: 1"=2000'

- A PUMPED SEPTIC SYSTEM IS REQUIRED FOR LOT 3.
- THE BOND FOR NEW LANDSCAPING WILL BE POSTED WITH THE GRADING PERMIT IN THE AMOUNT OF \$1000.00 FOR LOT 1 AND \$500.00 FOR LOT 3.

LOT 34
THE WARFIELDS
PLAT #9588



FOREST CONSERVATION EASEMENT (F.C.E.)

LINE	BEARING & DIST.	LINE	BEARING & DIST.
1	S44°38'59"E 26.55'	16	N48°46'16"E 52.93'
2	S72°48'44"E 44.76'	17	N37°29'36"E 45.76'
3	S54°37'19"E 46.79'	18	N86°24'41"E 40.45'
4	S67°10'12"E 76.59'	19	N55°07'15"E 40.47'
5	S36°37'40"E 90.81'	20	S44°22'40"E 51.09'
6	S60°02'11"E 80.19'	21	N80°07'09"E 35.00'
7	S57°16'40"E 54.88'	22	S44°01'07"E 156.62'
8	S56°27'52"E 63.32'	23	N53°21'11"E 213.01'
9	S30°03'10"E 47.93'	24	S21°14'06"E 53.15'
10	S03°10'20"W 35.67'	25	S29°37'37"W 55.89'
11	S08°51'55"W 56.03'	26	S14°37'47"W 82.83'
12	S48°35'38"W 51.55'	27	S62°32'41"E 21.43'
13	S26°18'08"W 40.30'	28	S52°35'08"W 52.29'
14	S31°15'06"E 35.98'		
15	S31°50'50"E 44.66'		

TABULATION OF FINAL PLAT

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	3
TOTAL AREA OF LOTS AND/OR PARCELS BUILDABLE	9.3996 ACRES±
TOTAL AREA OF 100-YEAR FLOODPLAIN	0.3308 ACRES±
TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED INCLUDING WIDENING STRIPS	0.0182 ACRES±
TOTAL AREA OF SUBDIVISION TO BE RECORDED	9.4179 ACRES±

100-YEAR FLOODPLAIN

LINE	BEARING & DIST.
A	S44°00'07"W 61.85'
B	S30°31'15"W 48.81'
C	S44°38'32"W 41.55'
D	S40°53'19"W 116.10'
E	S18°39'21"W 15.30'
F	S35°33'54"W 51.24'
G	S52°35'08"W 78.00'
H	S52°44'45"E 63.86'

CURVE DATA

FROM	TO	RADIUS	ARC	DELTA	TAN	CHORD BEARING & DIST.
73	74	1650.00'	25.42'	00°52'58"	12.71'	N29°56'45"E 25.42'

OWNER'S CERTIFICATE

WE, MICHAEL SMITH & VIRGINIA B. SMITH, 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, DRAINAGE 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 THE 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 IN OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS OUR HANDS THIS 24th DAY OF FEB., 1998.

Michael Smith 7/24/98
MICHAEL SMITH DATE

Virginia B. Smith 7/25/98
VIRGINIA B. SMITH DATE

G. Scott Shanaberger 7/24/98
G. SCOTT SHANABERGER DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LAND CONVEYED BY KATHALEEN T. HANDLER, STRAW TO MICHAEL SMITH & VIRGINIA B. SMITH BY DEED DATED NOVEMBER 16, 1977 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MD. IN LIBER 855 FOLIO 402 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.

G. Scott Shanaberger 7/24/98
G. SCOTT SHANABERGER
PROFESSIONAL L.S. #10849 DATE

OWNERS:

MICHAEL & VIRGINIA B. SMITH
14965 TRIADAPLHIA RD.
GLENELG, MD. 21737

RECORDED AS PLAT # 13261
ON July 14, 1998 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MD.

SHANABERGER & LANE
8726 TOWN & COUNTRY BLVD.
SUITE 104
ELLICOTT CITY, MD. 21043
(410) 461-9563



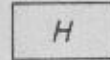




FINAL PLAT
LOTS 1-3
LINDSEY'S LANDING

5TH ELECTION DISTRICT, HOWARD COUNTY, MD
TAX MAP 27 BLOCK 10 PARCEL 17

ZONED: RC-DEO
SCALE: 1"=100'
JANUARY 30, 1998
PREVIOUS DPZ FILES: WP-97-122

SHEET 1 OF 1

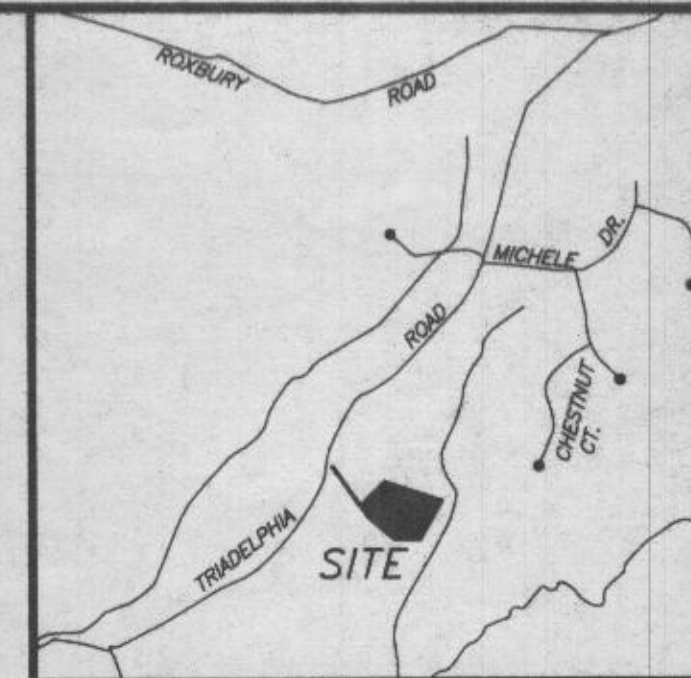
NOTES:

1. SUBJECT PROPERTY IS ZONED RR-DEO.
2. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH & LOT AREA AS REQUIRED BY THE MD. STATE DEPT. OF THE ENVIRONMENT.
3.  THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 S.F. AS REQUIRED BY THE MD. STATE DEPT. OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THIS EASEMENT SHALL BECOME NULL & 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 PLAT SHALL NOT BE NECESSARY.
4. B.R.L. DESIGNATES BUILDING RESTRICTION LINE.
5.  DESIGNATES PROPOSED WELL LOCATION.
6.  DESIGNATES PROPOSED HOUSE LOCATION.
7.  DESIGNATES APPROVED PERC TEST LOCATION.
8.  DESIGNATES EXISTING WELL LOCATION.
9. THERE ARE NO VISIBLE WELLS OR SEPTIC SYSTEMS WITHIN 100 FEET OF THE PROPERTY UNLESS OTHERWISE SHOWN HEREON.
10.  DESIGNATES FAILED PERC TEST
 DESIGNATES PERC NOT DUG
11. GRAVITY SEWER SERVICE IS NOT AVAILABLE FOR LOT 3. A PUMP WILL BE REQUIRED

PLEASE ADD:

12. EXISTING HOUSE W/POOL ON LOT 2 TO REMAIN.
13. EXISTING GARAGE ON LOT 1 TO REMAIN.
14. WELL ON LOT 3 TO BE DRILLED PRIOR TO HEALTH DEPT. SIGNATURE ON FINAL PLAT.

CLARK
1151/634



VICINITY MAP
SCALE: 1"=2000'

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

COUNTY HEALTH OFFICER DATE







G. SCOTT SHANABERGER DATE
PROFESSIONAL LAND SURVEYOR # 10849



SHANABERGER & LANE
8726 TOWN & COUNTRY BLVD.
SUITE 104
ELLCOTT CITY, MD. 21043
(410) 461-9563

'MARKED UP COPY'
FIELD LOCATED PERC TEST PLAT
LOTS 1 - 3
SMITH PROPERTY
TAX MAP 27 BLOCK 5 PARCEL 17
FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD.
SCALE: 1"=100'
OCTOBER 6, 1997

NOTES:

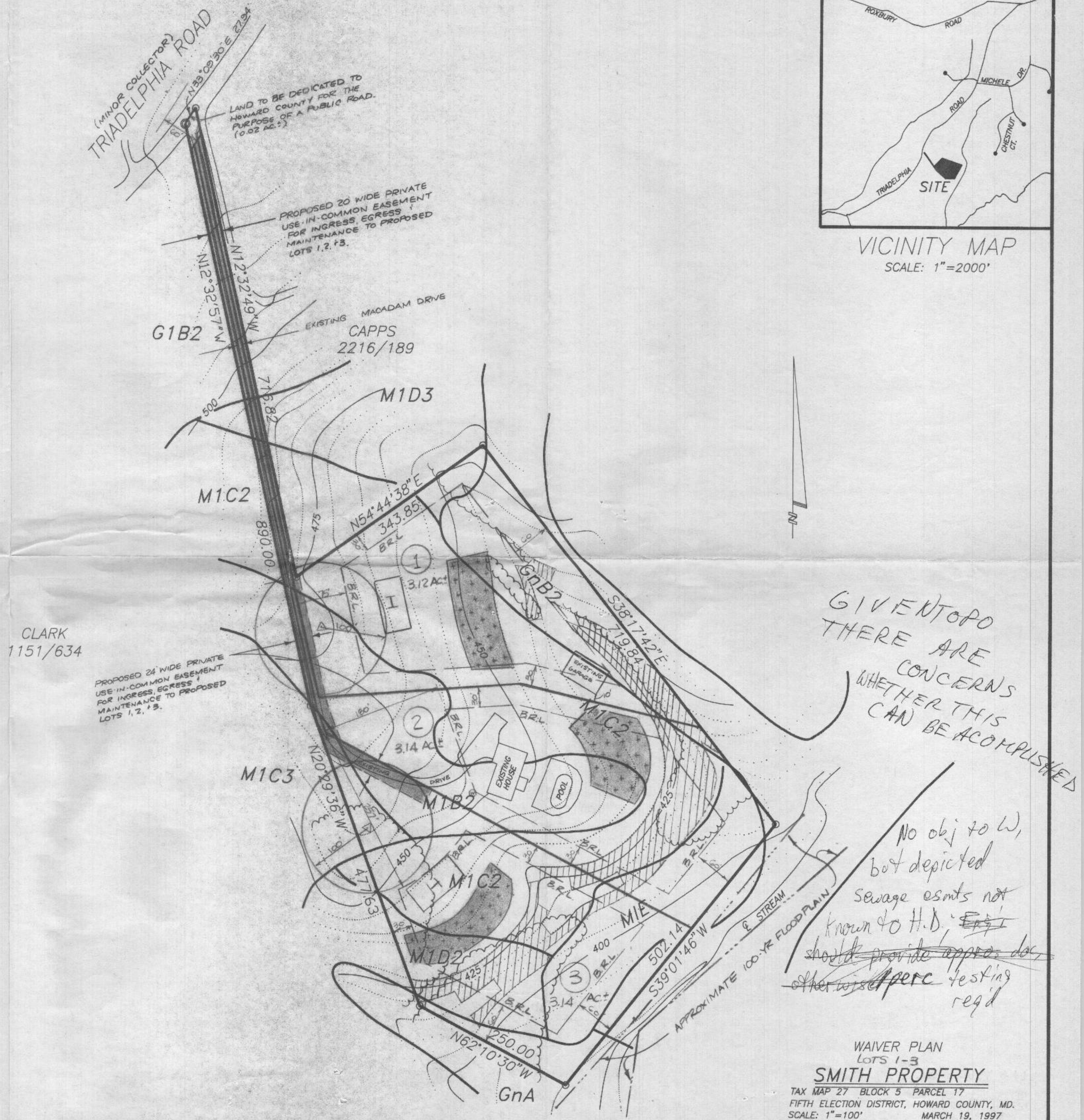
1. SUBJECT PROPERTY IS ZONED RR-DEO.
2. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH & LOT AREA AS REQUIRED BY THE MD. STATE DEPT. OF HEALTH & MENTAL HYGIENE.
3.  THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 S.F. AS REQUIRED BY THE MD. STATE DEPT. OF HEALTH & MENTAL HYGIENE FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THIS EASEMENT SHALL BECOME NULL & 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 PLAT SHALL NOT BE NECESSARY.
4. B.R.L. DESIGNATES BUILDING RESTRICTION LINE.
5.  DESIGNATES PROPOSED WELL LOCATION.
6.  DESIGNATES PROPOSED HOUSE LOCATION.
7.  DESIGNATES PRIVATE USE-IN-COMMON ESMT.
8.  DESIGNATES SLOPES > 25 %
9.  DESIGNATES EXISTING WELL

10.	LOT #	GROSS AREA	PANHANDLE	REMAINING AREA
	1	3.12 AC.±	0.10 AC.±	3.02 AC.±
	2	3.14 AC.±	0.13 AC.±	3.01 AC.±
	3	3.14 AC.±	0.14 AC.±	3.00 AC.±

WAIVERS REQUESTED:

SECTION 16.120(c)(2) - REQUIRING ADJACENT PIPESTEM
LOTS WHICH SHARE A COMMON DRIVE TO HAVE SUFFICIENT
FRONTAGE COLLECTIVELY TO MEET DESIGN MANUAL
REQUIREMENTS FOR DRIVEWAY EASEMENTS.

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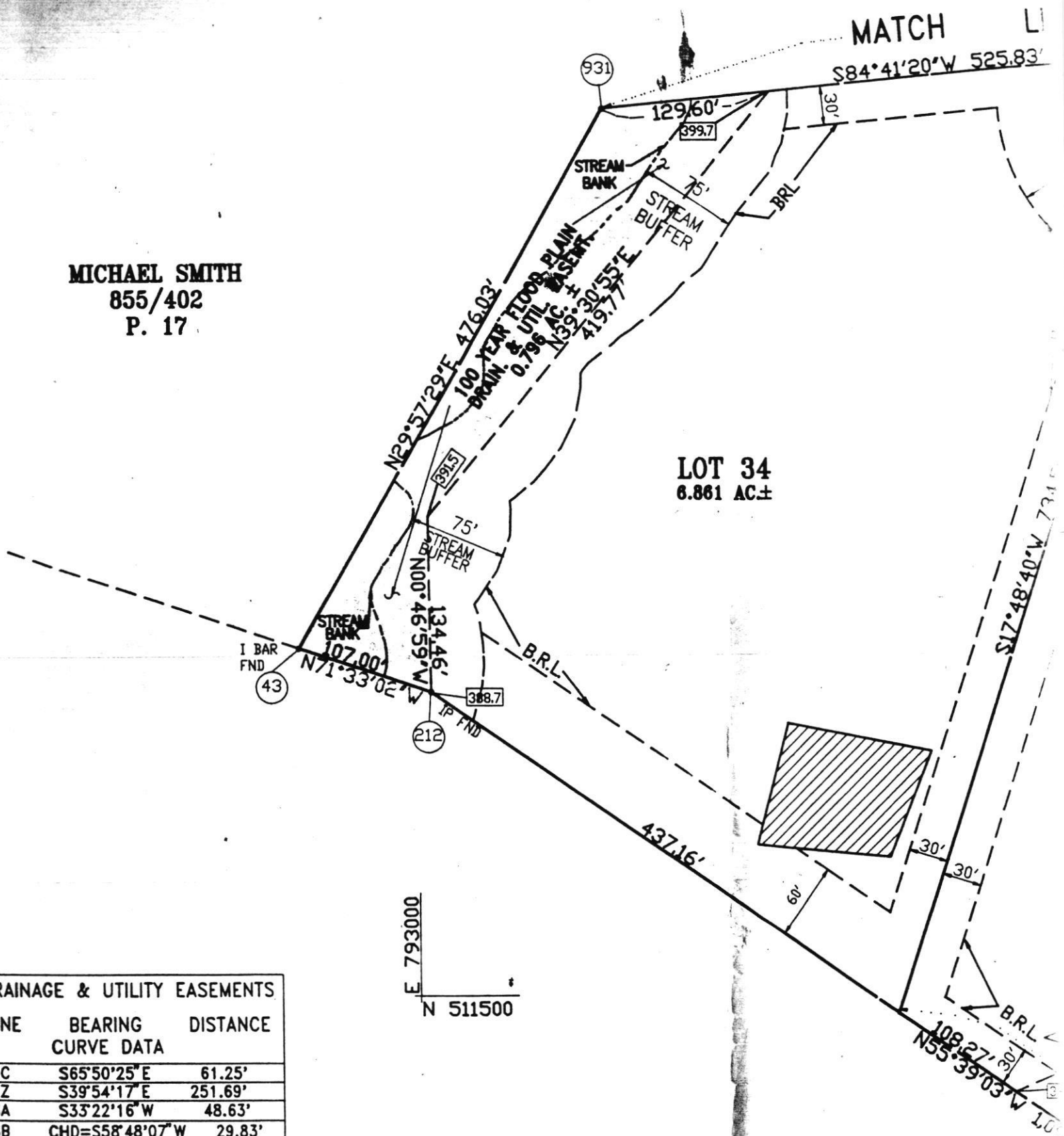


WAIVER PLAN
LOTS 1-3

SMITH PROPERTY

TAX MAP 27 BLOCK 5 PARCEL 17
FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD.
SCALE: 1"=100' MARCH 19, 1997

MICHAEL SMITH
 855/402
 P. 17



DRAINAGE & UTILITY EASEMENTS		
LINE	BEARING	DISTANCE
CURVE DATA		
8C	S65°50'25"E	61.25'
7Z	S39°54'17"E	251.69'
8A	S33°22'16"W	48.63'
8B	CHD=S58°48'07"W	29.83'
R=50.00' Δ=34°51'46"		
L=30.30' TAN=15.62'		

**WASHINGTON SUBURBAN
 SANITARY COMMISSION**
 145/168