

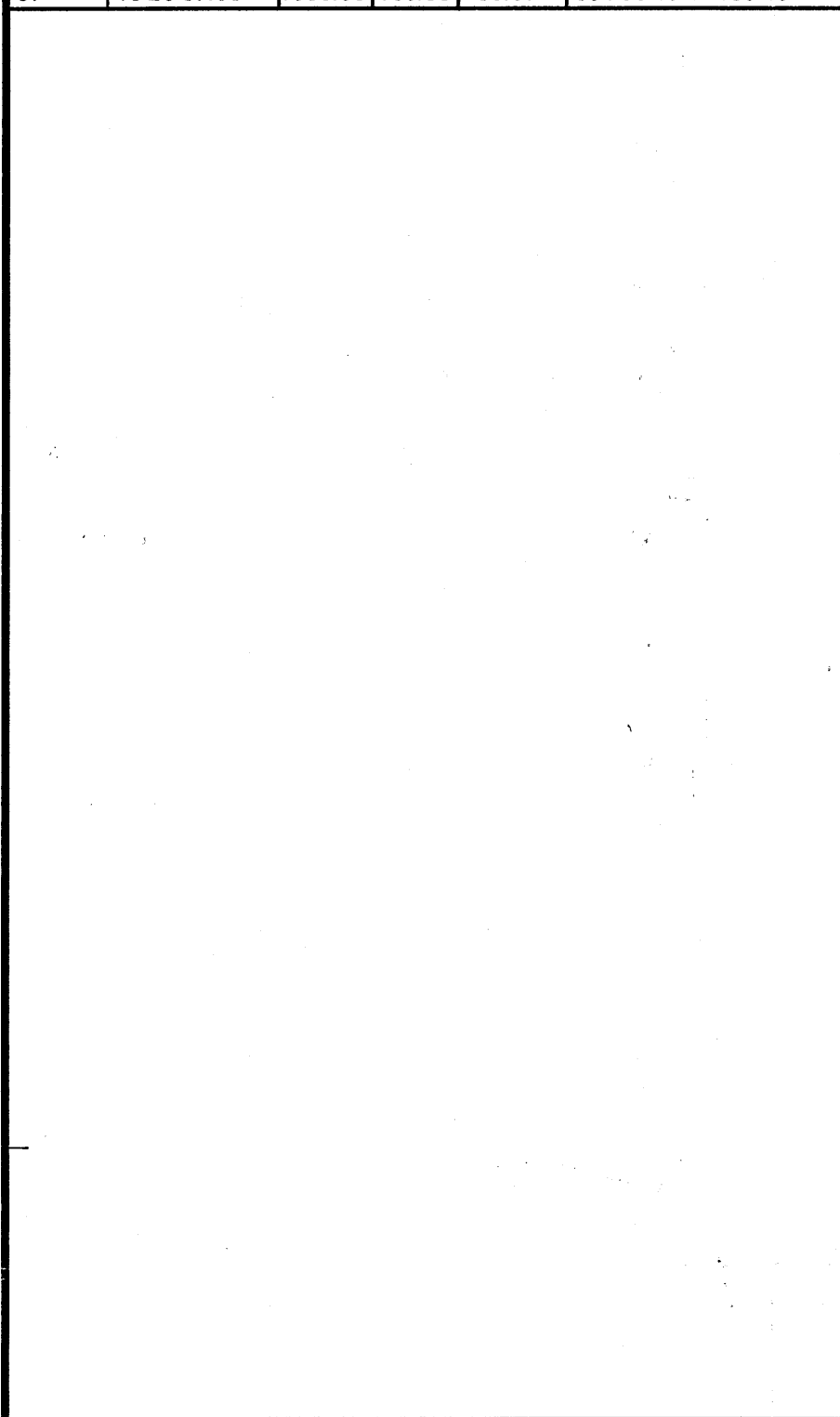
**COORDINATE SYSTEM BASED ON PLAT 3896-3897**

No.	NORTH	EAST
LAPc4	4419.01839	3922.57736
LAPc5	4257.85978	3838.81121
LAPc21	4355.71122	3838.81121
LAPc22	4109.54036	4069.03842

**CURVE DATA**

NUMBER	DELTA	RADIUS	ARC	TANGENT	CHORD
C1	10°20'37.65"	1000.00	180.53	90.51	S34°38'46"W 180.29'



**AREA TABULATION**

A. Total Number of lots to be recorded: 1  
 B. Total Area of lots to be recorded: 1.02867 Ac  
 C. Total Area of Roadway to be recorded: 0.00 Ac  
 D. Total Area of Subdivision to be recorded: 1.02867 Ac

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.

*David R. Selby* 2006-01-13  
 (Signature of Platting Surveyor) DATE

Richard H. Myers  
 (Name of Firm or Partnership that owns the property being recorded by this plat)

*Richard H. Myers* 1-13-06  
 (Signature of Owner) DATE

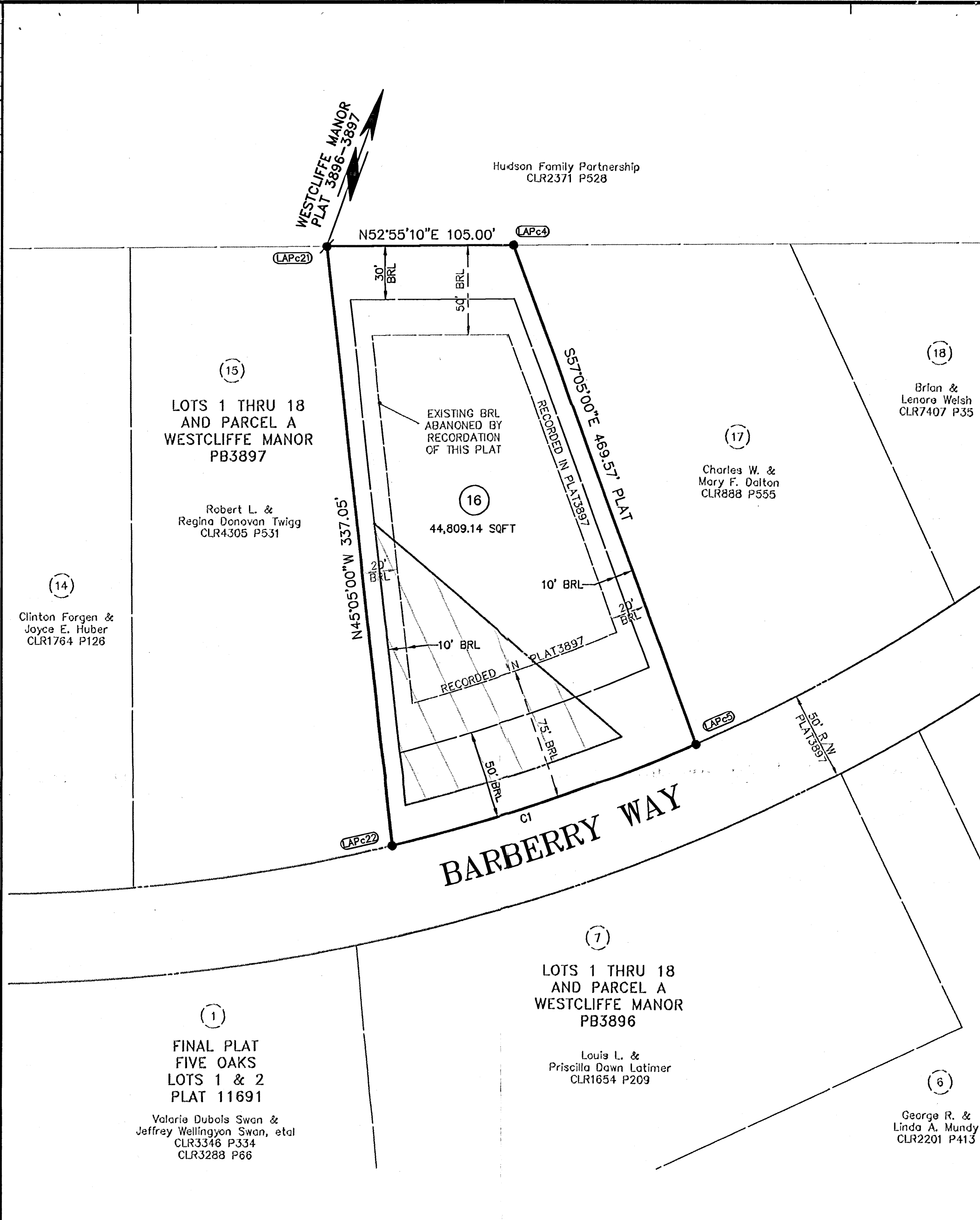
**APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT**

*Robert J. Walen* 1/24/06  
 for HOWARD COUNTY HEALTH OFFICER DATE

**APPROVED HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING**

\_\_\_\_\_  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

\_\_\_\_\_  
 DIRECTOR DATE



**OWNERS DEDICATION**

I, RICHARD H. MYERS, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON HEREBY ADOPT THIS PLAN OF SUBDIVISION AND IN THE CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAN 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-WAYS 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; AND (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 RIGHT OF WAYS. WITNESS MY HAND THIS 13th DAY OF JANUARY.

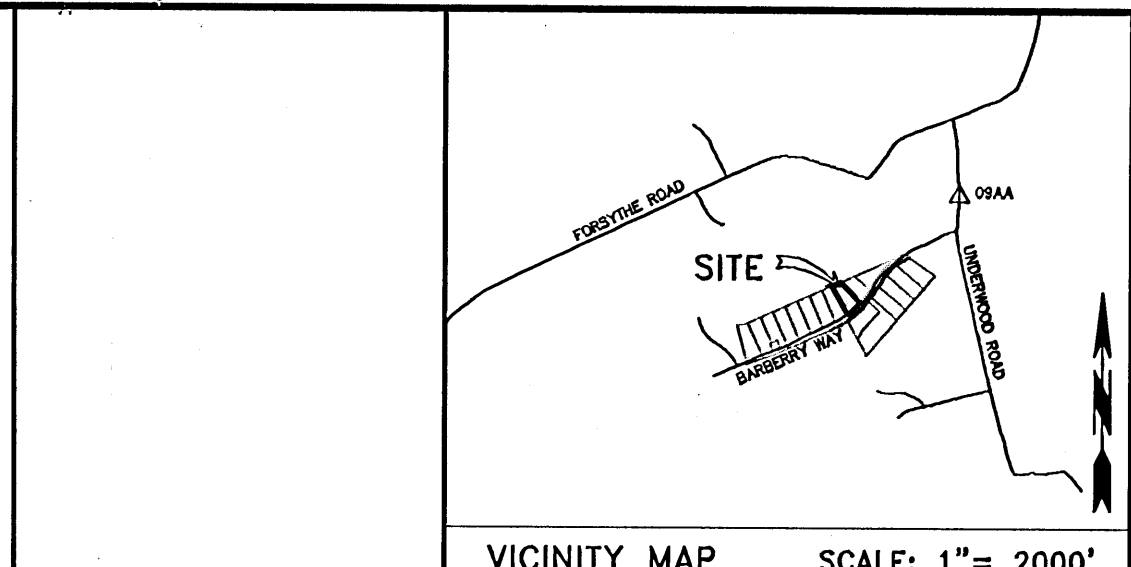
*Richard H. Myers*  
 RICHARD H. MYERS

*Jessie Gray*  
 WITNESS

**SURVEYORS CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY RICHARD H. MYERS & MARY A. MYERS TO RICHARD H. MYERS, BY DEED DATED JANUARY 31, 2003 AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY IN COUNTY LAND RECORD 07178 PAGE 435, 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, AND MONUMENTATION IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

2006-01-13 *David R. Selby*  
 DATE PROFESSIONAL SURVEYOR REG. NO. 10738



- GENERAL NOTES**
- Property zoned "RC" Rural Conservation per the Comprehensive Zoning Plan dated 2004-February-02.
  - Coordinates shown hereon are based on Westcliffe Manor Plat 3897.
  - This Plat is based on a boundary outline identified on Westcliffe Manor Plat 3897.
  - BRL denotes building restriction line  
CLR denotes county land records  
P denotes page
  - All lot areas are more or less.
  - This plat is in compliance with the Amended Fifth Edition of the Subdivision and Land Development Regulations.
  - No public 100 year floodplain, wetlands or streams exist on lot 16.
  - This plat is subject to prior Department of Planning and Zoning file
  - No cemeteries, burial grounds or historic structures exist within the limits of this subdivision by visual observation and/or an examination of the Howard County Cemetery Inventory Map.
  - This plat is exempt from Forest Conservation in accordance with Section 16.1202.(b)(1)(iii) of the Howard County Code and Forest Conservation Manual since it is a Revision Plat that does not create any additional lots.
  - This plat is exempt from perimeter landscaping in accordance with Section 16.124 of the Howard County Code and Landscape Manual since it is a Revision Plat that does not create any additional lots.
  - The existing structures located on lot 16 to remain. No new buildings, extensions or additions to the existing structures are to be constructed at a distance less than the zoning regulations required.
  - Denotes Iron Pin  
# Denotes Iron Pipe
  - ▨ This area designates a private sewerage easement at least 10,000 square feet as required by the Maryland State Department of the Environment for individual sewerage disposal.
  - Previous Howard County Planning & Zoning file #15 F-70-82.

**PURPOSE OF THIS PLAT IS TO REDUCE THE FRONT BUILDING RESTRICTION LINE FROM 75' TO 50', THE SIDE BUILDING RESTRICTION LINE FROM 20' TO 10' AND THE REAR BUILDING RESTRICTION LINE FROM 50' TO 30' AS RECORDED IN WESTCLIFFE MANOR PLAT 3897.**

RECORDED AS PLAT \_\_\_\_\_ ON \_\_\_\_\_  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

**REVISION PLAT**  
**LOT 16**  
**WESTCLIFFE MANOR**  
 REVISION TO LOT 16 WESTCLIFFE MANOR PLAT 3897

ZONED: RURAL CONSERVATION  
 TAX MAP 09 BLOCK 07 PARCEL 304  
 4TH ELECTION DISTRICT HOWARD COUNTY, MD

**OWNER**  
 RICHARD MYERS  
 13726 BARBERRY WAY  
 SYKESVILLE, MD 21784  
 301-674-3400

**D.R.S. & ASSOCIATES**  
**LAND DESIGN CONSULTANTS**  
 52 WINTERS STREET WESTMINSTER, MARYLAND 21157  
 410-848-4060 410-876-6040 F. 410-876-7603

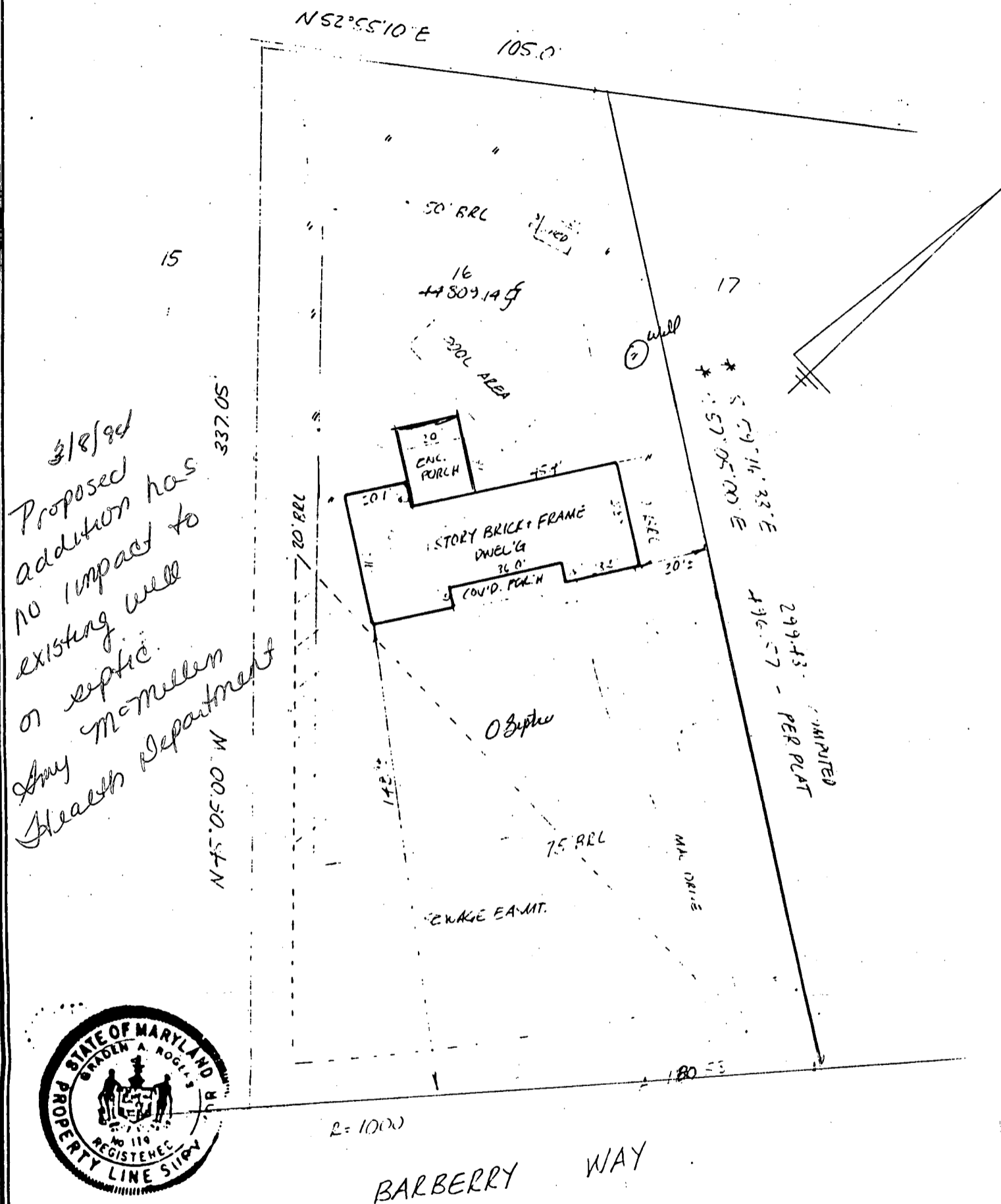
REV.No.	DATE	BY	DESCRIPTION	DATE: 2005-10-26
1	2005-11-30	DRS/jfs	PER HOWARD COUNTY PLANNING & ZONING 2005-11-17	SCALE: 1"=50'
				SHT.NO. :1 OF 1
				DWG.: RP01-01
				HO.CO. FILE NO.

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F-06-137  
 D's only Health



LANDTECH ASSOCIATES INC.  
 1410 CRAIN HIGHWAY N.W. SUITE 7B  
 GLEN BURNIE, MARYLAND 21001  
 (301) 768-2121



3/8/94  
 Proposed addition has no impact to existing well or septic.  
 Amy McMullen  
 Health Department



NOTE: No title report furnished.  
 CERTIFICATION: This is to certify that the improvements indicated hereon are located as shown. This is not a property line survey and should not be used as such.  
 Graden A. Rogers  
 GRADEN A. ROGERS — PROF. L.S. MD. LIC. NO. 119

3716 BARBERRY WAY

LIBER \_\_\_\_\_ FOLIO \_\_\_\_\_  
 LOT \_\_\_\_\_ BLOCK \_\_\_\_\_ SECT. \_\_\_\_\_ PLAT \_\_\_\_\_  
 PLAT ENTITLED WESTCLIFFE MANOR  
 RECORDED IN HOWARD COUNTY MD.  
 PLAT BOOK 3397 FOLIO \_\_\_\_\_

SCALE 1" = 40'  
 DATE 5-1, 1993 CASE NO. 5736  
 JOB NO. 757