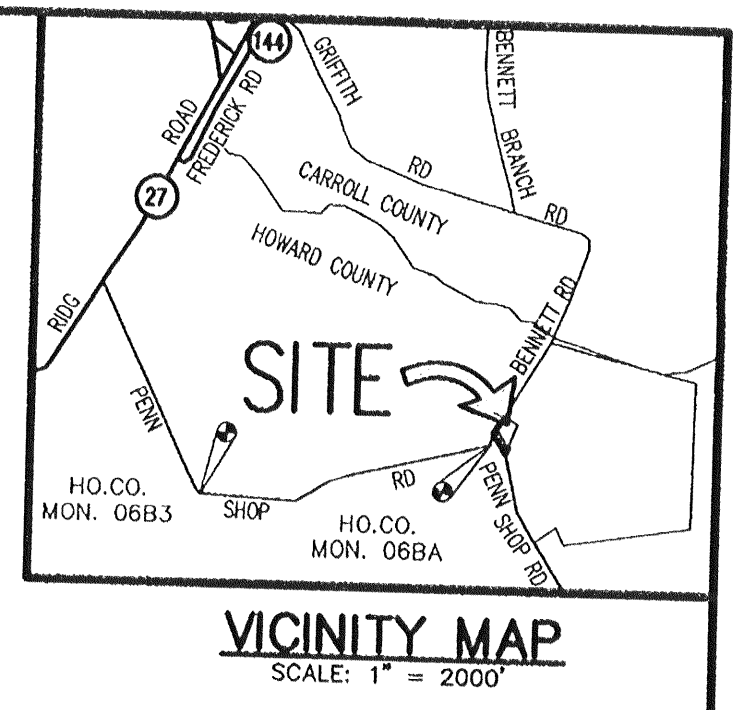


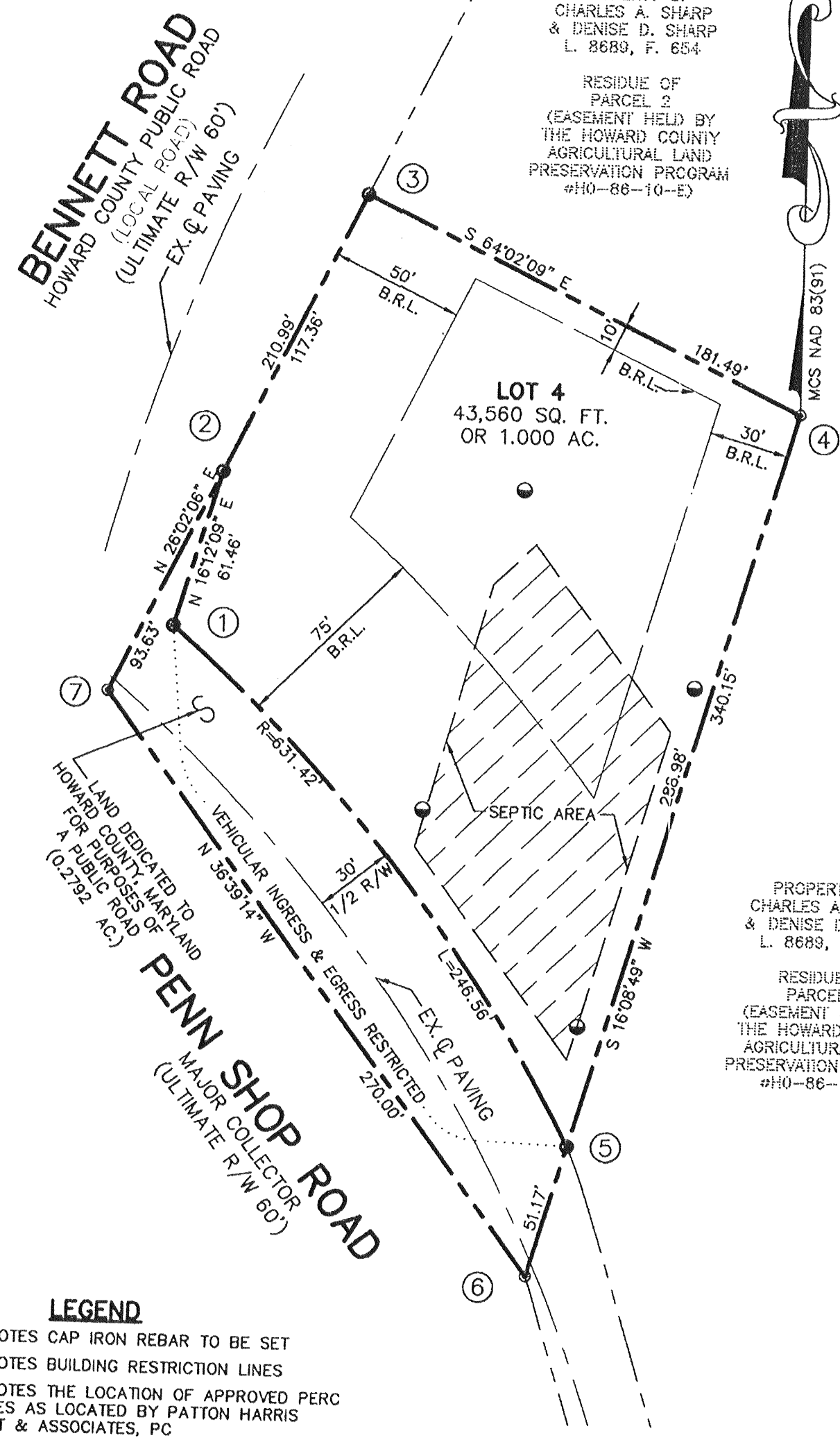
COORDINATES LIST			CURVE TABLE						
POINT	NORTH	EAST	CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1	611720.2680	1267603.8614	1-5	631.42'	246.56'	124.87'	245.00'	N 38°11'20" W	22°22'23"
2	611779.2915	1267621.0120							
3	611884.7442	1267672.5245							
4	611805.2854	1267835.6977							
5	611527.7060	1267755.3317							
6	611478.5554	1267741.1014							
7	611695.1646	1267579.9169							



E 1267500
N 611900

N 611900
E 1267900

N 611500
E 1267900



PROPERTY OF CHARLES A. SHARP & DENISE D. SHARP L. 8689, F. 654

RESIDUE OF PARCEL 2 (EASEMENT HELD BY THE HOWARD COUNTY AGRICULTURAL LAND PRESERVATION PROGRAM #10-86-10-E)

PROPERTY OF CHARLES A. SHARP & DENISE D. SHARP L. 8689, F. 654

RESIDUE OF PARCEL 2 (EASEMENT HELD BY THE HOWARD COUNTY AGRICULTURAL LAND PRESERVATION PROGRAM #10-86-10-E)

GENERAL NOTES (CONTINUED)

15. THIS SUBDIVISION IS EXEMPT FROM THE REQUIREMENTS OF THE FOREST CONSERVATION PROGRAM PER SECTION 16.1202(b)(1)(vi) OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS BECAUSE THE PROPERTY IS IN THE AGRICULTURAL PRESERVATION PROGRAM.
16. LOT 4 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. LANDSCAPING REQUIREMENTS FOR PERIMETER WILL BE SATISFIED BY EXISTING PLANT MATERIAL ON SITE.
18. IN ACCORDANCE WITH SECTION 16.102(c)(2) OF THE SUBDIVISION REGULATIONS, THE PLATTING OF THE RESIDUE PARCEL IS NOT REQUIRED SINCE THE PARCEL IS ENCUMBERED WITH AN AGRICULTURAL PRESERVATION EASEMENT AND HAS NOT BEEN PREVIOUSLY INCLUDED IN A RECORD PLAT.
19. DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
 - a) WIDTH- 12'(14' SERVING MORE THAN ONE RESIDENCE);
 - b) SURFACE- 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1/2" MIN.);
 - c) GEOMETRY- MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. 45' 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 1 FOOT DEPTH OVER DRIVEWAY SURFACE;
 - f) MAINTENANCE- SUFFICIENT TO INSURE ALL WEATHER USE.
20. LOT 4 IS CREATED IN ACCORDANCE WITH SECTION 104.F.6 OF THE HOWARD COUNTY ZONING REGULATIONS.
21. ACCESS TO LOT 4 WILL BE FROM BENNETT ROAD.

GENERAL NOTES

1. COORDINATES BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD GEODETIC CONTROL STATIONS Nos. 06BA AND 06B3.
2. ALL AREAS SHOWN ON THIS PLAT ARE MORE OR LESS.
3. THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED IN NOVEMBER 30, 2004 BY PATTON HARRIS RUST & ASSOCIATES, PC.
4. THE SUBJECT PROPERTY IS ZONED RC-DEO AS PER 02-02-04 COMPREHENSIVE ZONING PLAN.
5. THERE ARE NO VISIBLE SIGNS OF CEMETERIES WITHIN THE SUBJECT PROPERTY.
6. LOT 4 IS SUBJECT TO STORMWATER MANAGEMENT IF THE LIMITS OF DISTURBANCE EXCEED 5,000 SQ. FT.
7. NO WETLANDS WERE PRESENT ON SITE AS FIELD VERIFIED BY EXPLORATION RESEARCH, INC., ON JANUARY 3, 2005.
8. THERE ARE NO FLOODPLAIN LIMITS WITHIN THE LIMITS OF THE SUBJECT PROPERTY.
9. THERE ARE NO EXISTING STRUCTURES LOCATED ON LOT 4.
10. THIS AREA DESIGNATES A PRIVATE SEWAGE DISPOSAL EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A REVISED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
11. LOT 4 IS BEING CREATED IN ACCORDANCE WITH THE DEED OF AGRICULTURAL LAND PRESERVATION EASEMENT AND SECTION 15.509 OF THE PRE-1993 AGRICULTURAL LAND PRESERVATION ACT OF HOWARD COUNTY AND SECTION 15.514(b) OF THE AGRICULTURAL LAND PRESERVATION ACT OF HOWARD COUNTY.
12. PERC TEST HOLES SHOWN HEREON HAVE BEEN FIELD LOCATED BY PATTON HARRIS RUST & ASSOCIATES, PC.
13. THIS PLAT IS SUBJECT TO SECTION 15.514(b) OF THE AGRICULTURAL PRESERVATION PROGRAM.
14. THIS PROPERTY IS SUBJECT TO A DEED OF AGRICULTURAL LAND PRESERVATION EASEMENT RECORDED IN LIBER 2651 AT FOLIO 0462 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AND IS HOWARD COUNTY AGRICULTURAL LAND PRESERVATION EASEMENT #10-86-10-E.

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.

Charles A. Sharp Oct 18/05
CHARLES A. SHARP DATE

Denise D. Sharp 10-18-05
DENISE D. SHARP DATE

A. Botterill 10/17/05
ARTHUR M. BOTTERILL NO. 10886 DATE

TOTAL TABULATION THIS SUBMISSION	TOTALS
TOTAL NUMBER OF LOTS TO BE RECORDED:	
BUILDABLE LOTS	1
NON-BUILDABLE LOTS	0
OPEN SPACE	0
PRESERVATION PARCELS	0
TOTAL AREA OF LOTS TO BE RECORDED:	
BUILDABLE LOTS	1.0000 AC. ±
NON-BUILDABLE LOTS	0
OPEN SPACE	0
PRESERVATION PARCELS	0
TOTAL AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED INCLUDING WIDENING STRIPS:	0.2792 AC. ±
TOTAL GROSS AREA OF SUBDIVISION TO BE RECORDED	1.2792 AC. ±

Patton Harris Rust & Associates, pc
Engineers. Surveyors. Planners. Landscape Architects.

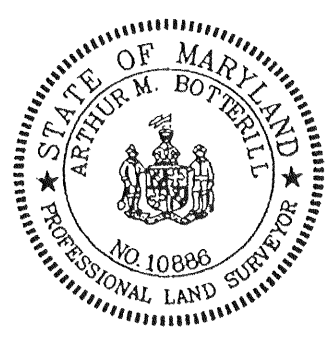
PHRA 8818 Centre Park Drive
Columbia, MD 21045
T 410.997.8900
F 410.997.9282

LEGEND

- DENOTES CAP IRON REBAR TO BE SET
- B.R.L. = DENOTES BUILDING RESTRICTION LINES
- DENOTES THE LOCATION OF APPROVED PERC HOLES AS LOCATED BY PATTON HARRIS RUST & ASSOCIATES, PC

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS PART OF THE LANDS CONVEYED BY LARRY L. PETERS AND GWEN C. PETERS TO CHARLES A. SHARP AND DENISE D. SHARP, BY DEED DATED AUGUST 12, 2004 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 8689 AT FOLIO 654 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.



A. Botterill 10/17/05
ARTHUR M. BOTTERILL
PROFESSIONAL LAND SURVEYOR
MD REGISTRATION NO. 10886
DATE

OWNER'S CERTIFICATE

WE, CHARLES A. SHARP AND DENISE D. SHARP, 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 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS MY/OUR HANDS THIS 18 DAY OF Oct., 2005.

Charles A. Sharp 10-18-05
CHARLES A. SHARP DATE

Denise D. Sharp 10-18-05
DENISE D. SHARP DATE

A. Botterill 10/18/05
WITNESS DATE

A. Botterill 10/18/05
WITNESS DATE

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

Robert J. Wala 3/30/06
HOWARD COUNTY HEALTH OFFICER KM DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

Mark Dreyer 12/30/05
CHIEF, DEVELOPMENT ENGINEERING DIVISION ya DATE

Mark Dreyer 5/1/06
DIRECTOR DATE

RECORDED AS PLAT No. 18248
ON 5/5/06
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

AGRICULTURAL PRESERVATION SUBDIVISION PLAT FOR FARMINGTON LOT 4

F-80-106 & VP-80-66
4TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
TAX MAP NO. 6 GRID NO. 4 PARCEL 2 ZONED: RC-DEO
SCALE: 1" = 50' DATE: 10-03-2005 SHEET: 1 OF 1
13068/1-0/SURVEY/FINAL/001PLAT.DWG