

PLAT FOR VARIANCE
REQUEST PRIVATE DRIVEWAY ACCESS TO
A MAJOR ARTERIAL STATE OWNED
HIGHWAY.

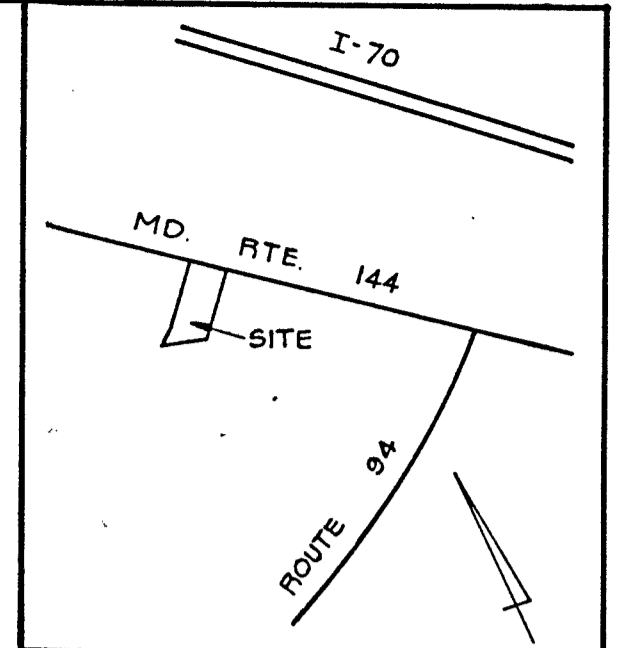
"STANLEY MILLER PROPERTY"
A RESUBDIVISION PLAT OF LOT 16
PLAT BOOK 27 FOLIO 22
ELECTION DISTRICT No. 4 HOWARD CO., MD
SCALE 1"=50' FEBRUARY, 1973

HODDING ASSOCIATES
291 JONES ROAD
COLUMBIA, MD

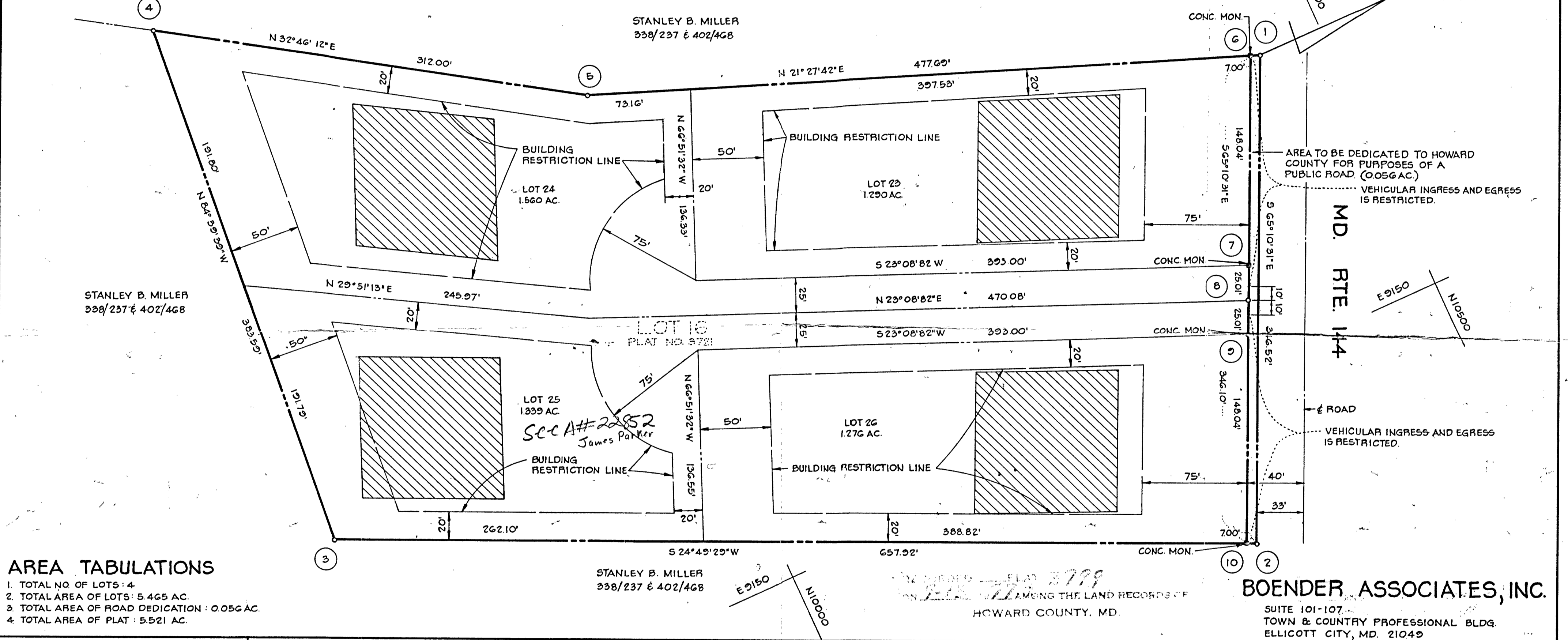
COORDINATES		
NO.	NORTH	EAST
1	10455.896	8952.378
2	10310.412	9266.878
3	9715.286	8990.654
4	9748.979	8608.728
5	10011.324	8777.604
6	10449.366	8949.820
7	10387.213	9084.181
8	10376.712	9106.880
9	10366.212	9129.579
10	10304.058	9263.939

GENERAL NOTES

1. THE LOTS SHOWN HEREON COMPLIES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.
2. ALL PERC TEST HOLE LOCATIONS HAVE BEEN FIELD LOCATED.
3. THIS AREA INDICATES A PRIVATE SEWAGE EASEMENT OF APPROXIMATELY 10,000 SQ. FT. AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE FOR INDIVIDUAL DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE AND SERVICING ANY RESIDENTIAL STRUCTURES CONSTRUCTED ON THESE BUILDING SITES. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM.
4. SUBJECT TO V.P. 76-74
5. DEED REFERENCE: PLAT NO. 3721
6. COORDINATES SHOWN HEREON ARE ASSUMED.
7. FOR FLAG OR PIPE STEM LOTS REFUSE COLLECTION, SNOW REMOVAL ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPE STEM AND THE ROAD RIGHT-OF-WAY LINE ONLY AND NOT ONTO THE FLAG OR PIPE STEM DRIVEWAY.



VICINITY MAP
SCALE: 1" = 2000'



AREA TABULATIONS

1. TOTAL NO. OF LOTS: 4
2. TOTAL AREA OF LOTS: 5.465 AC.
3. TOTAL AREA OF ROAD DEDICATION: 0.056 AC.
4. TOTAL AREA OF PLAT: 5.521 AC.

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

Joan M. Boyles 8-31-77
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.

Shirley A. Smith 9-9-77
DIRECTOR DATE

APPROVED: FOR STORM DRAINAGE SYSTEMS AND PUBLIC ROADS. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

Pat Pegg 9-6-77
DIRECTOR DATE

OWNERS STATEMENT

I, STANLEY B. MILLER, JR. OWNER 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 OFFICE OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MD. 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 RIGHT OF WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) DEDICATE TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR ONE DOLLAR CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE; 3) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHT OF WAYS AND 4) IT IS FURTHER AGREED THAT MAINTENANCE OF ALL WATERWAYS, DRAINAGE EASEMENTS, AND/OR FLOOD PLAINS SHOWN HEREON ARE THE RESPONSIBILITY OF THE PROPERTY OWNERS, ITS SUCCESSORS AND ASSIGNS. WITNESS OUR HANDS THIS 25TH DAY OF MARCH, 1977.

Stanley B. Miller, Jr.
STANLEY B. MILLER, JR.
338/237 & 402/468

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 STANLEY B. MILLER AND DORIS R. MILLER, HIS WIFE, TO STANLEY B. MILLER, JR. BY DEED DATED FEBRUARY 28, 1976 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 756 AT FOLIO 519, AND THAT ALL MONUMENTS ARE IN PLACE AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

William G. Hartel 3/11/77
WILLIAM G. HARTEL P.L.S. NO. 9436 DATE

OWNER & DEVELOPER

STANLEY B. MILLER, JR.
2800 FLORENCE ROAD
WOODBINE, MD. 21797

STANLEY B. MILLER PROPERTY
LOTS 23 - 26
A RESUBDIVISION OF LOT 16

TAX MAP 7 PART OF PARCEL 82
FOURTH ELECTION DISTRICT HOWARD COUNTY, MD.
SCALE: 1" = 50' MARCH 25, 1977

F-76-17