

LAYOUT 2/2/04 INSP 4 2/26 Flu
 INSP 2 2/10/04 2/11/04 INSP 5 2/2/04
 INSP 3 2/25/04 - PM INSP 6 5/12/04 - 10 AM

ISSUE DATE: 1-12-04
 APPROVAL DATE: 5/12/04

P 520025
 A 514292-A

PERMIT
INDEXED

RPS# ⁰⁵⁻ 356571

ON-SITE SEWAGE DISPOSAL SYSTEM
HOWARD COUNTY HEALTH DEPARTMENT
BUREAU OF ENVIRONMENTAL HEALTH
3525-H ELLICOTT MILLS DRIVE, ELLICOTT CITY, MD 21043

Fogles Septic Clean, Inc IS PERMITTED TO INSTALL ALTER
 ADDRESS: 580 Obrecht Road, Sykesville PHONE NUMBER: 410-795-5670
 SUBDIVISION: Pindell Chase LOT NUMBER: 1
 ADDRESS: 11704 Pindell Chase Drive PROPERTY OWNER: Toll MD II
 SEPTIC TANK CAPACITY (GALLONS): 1500 OUTLET BAFFLE FILTER REQUIRED
 PUMP CHAMBER CAPACITY (GALLONS): 1500 N/A COMPARTMENTED TANK REQUIRED
 NUMBER OF BEDROOMS: 5
 SQUARE FEET PER BEDROOM: 210
 LINEAR FEET OF TRENCH REQUIRED: 210 HOUSE SERVED BY PUBLIC WATER

TRENCHES:	Trench to be 3.0 feet wide. Inlet 3.0 feet below original grade. Bottom maximum depth 5.0 feet below original grade. Effective area begins at 3.0 feet below original grade. 2.0 feet of stone below distribution pipe.
LOCATION:	
NOTES:	Install 3-72' long trenches with 9' edge to edge trench separation.

PLANS APPROVED: John A. Boris KN DATE: 11/12/03

NOTES: PERMIT VOID AFTER 2 YEARS
 CONTRACTOR IS RESPONSIBLE FOR SCHEDULING A PRE-CONSTRUCTION INSPECTION FOR ALL INSTALLATIONS
 WATERTIGHT SEPTIC TANKS REQUIRED
 ALL PARTS OF SEPTIC SYSTEM SHALL BE 100 FEET FROM ANY WATER WELL UNLESS SPECIFICALLY AUTHORIZED
 MANHOLE RISERS REQUIRED ON ALL SEPTIC TANKS AND PUMP CHAMBERS UNLESS SPECIFICALLY AUTHORIZED
 CONTRACTOR RESPONSIBLE FOR COMPLIANCE WITH APPLICABLE REGULATIONS, GUIDELINES AND THE TERMS OF THIS PERMIT

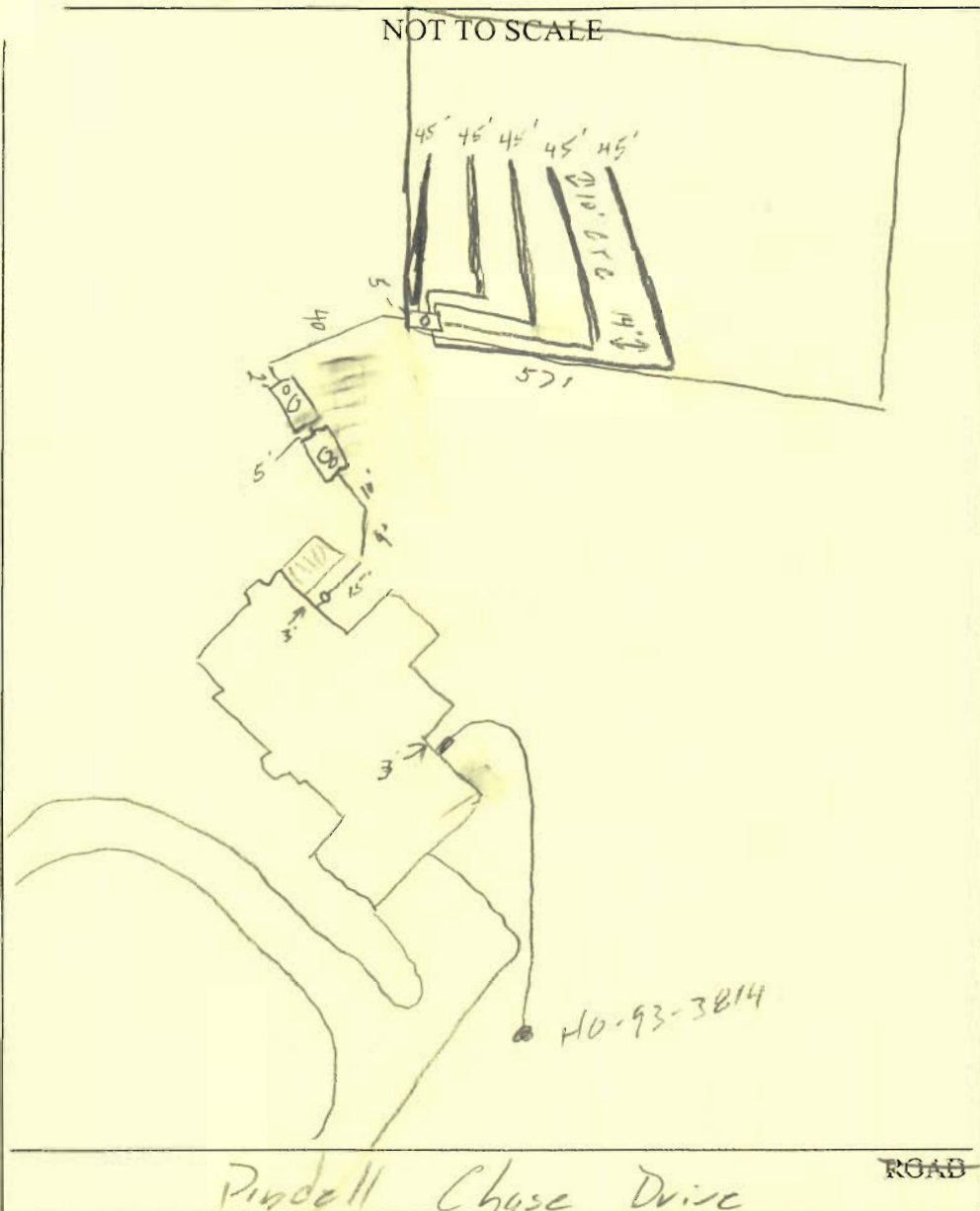
NEITHER THE HOWARD COUNTY COUNCIL NOR THE HEALTH DEPARTMENT IS RESPONSIBLE FOR THE SUCCESSFUL OPERATION OF ANY SYSTEM PERMITTEE RESPONSIBLE FOR OBTAINING FINAL APPROVAL ON THIS PERMIT CALL 410-313-2640 FOR INSPECTION OF SEPTIC SYSTEM DO NOT LEAVE ANY REQUEST FOR INSPECTION ON VOICEMAIL

BUILDING PERMIT SIGNED AND RETURNED

2/16/06 B00158162 - Finish Basement

A 514292-A

NOT TO SCALE



TRENCH/DRAINFIELD DATA		
WIDTH	INLET	BOTTOM
3'	3'	5'
NUMBER OF TRENCHES		5
TOTAL LENGTH		225'
ABSORPTION AREA		675A
DISTRIBUTION BOX LEVEL		✓
DISTRIBUTION BOX BAFFLE		✓
DISTRIBUTION BOX PORT		✓

SEPTIC TANK DATA	
SEPTIC TANK 1 LEVEL	✓
CAPACITY	1500 GAL
SEAM LOC	Top
TANK LID DEPTH	3'
BAFFLES	✓
BAFFLE FILTER	✓
MANHOLE LOC	Center
6" PORT LOC	Front
WATERTIGHT TEST	—
SEPTIC TANK 2 LEVEL	✓
CAPACITY	1500 GAL
SEAM LOC	Top
TANK LID DEPTH	3'
BAFFLES	✓
BAFFLE FILTER	—
MANHOLE LOC	Center
6" PORT LOC	Front
WATERTIGHT TEST	—

PRE-CONSTRUCTION 2/2/04 - SRA stated, contract not accurate, install (5) 42.5' trenches to stay out of area falling off. (SO)

INSTALLATION 2/25/04 - 2nd layout, different crew. (SO)

2/26/04 - Tanks set, 1st trench installed. OK to cover. (SO)

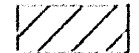
2/27/04 - OK to cover all work. Pump & Alarm tests needed (SO)

5/12/04 - Pump & Alarm tests OK (SO)

FINAL INSPECTOR [Signature] DATE OF APPROVAL 5/12/04

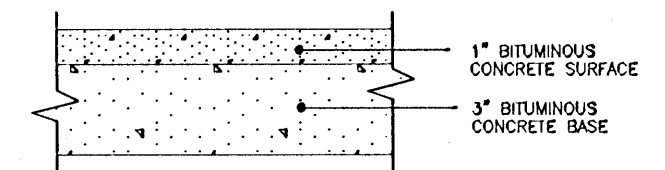
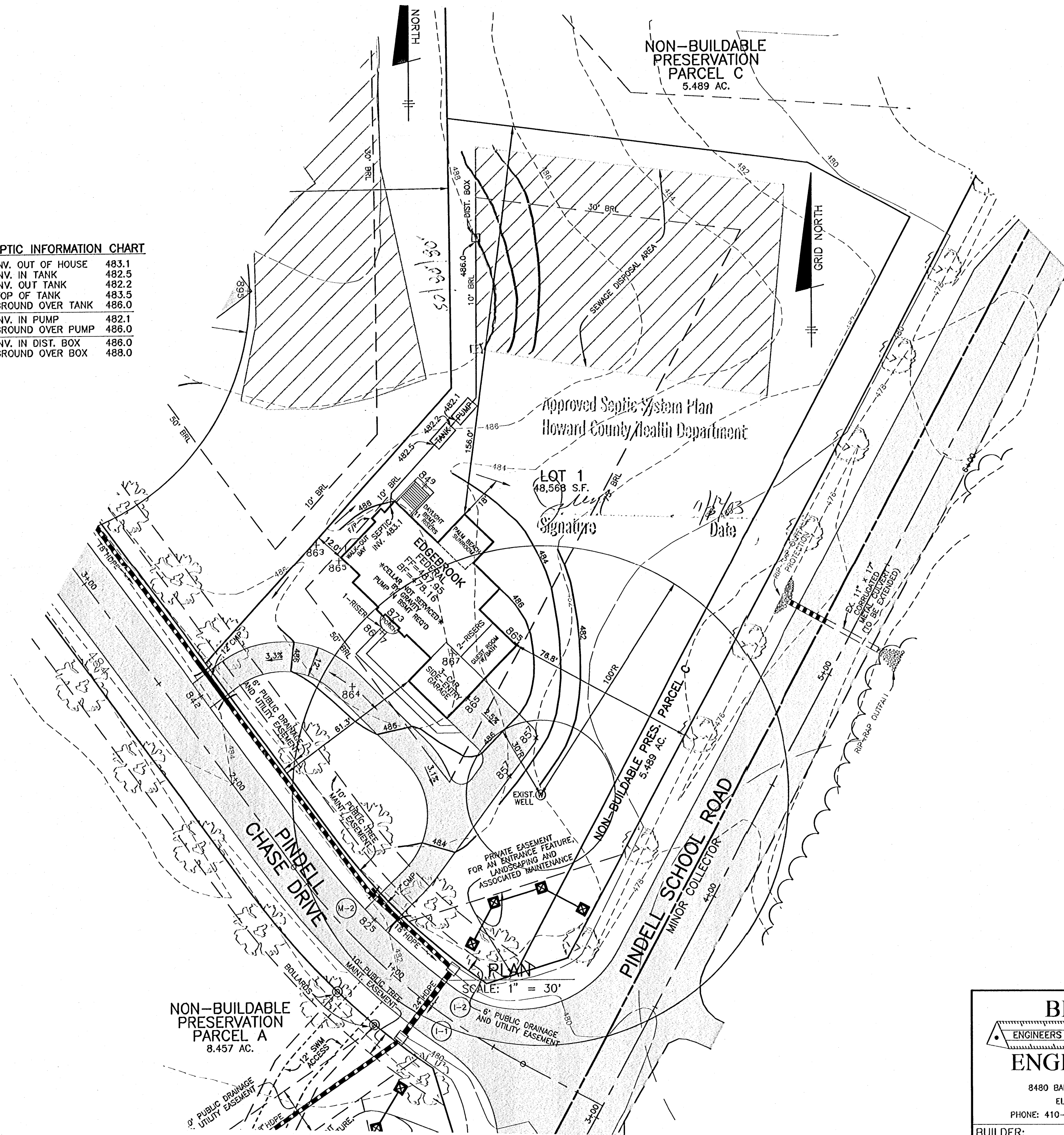
BUILDING PERMIT SIGNED AND RETURNED

NOTES:

1. THE LOT SHOWN HEREON WAS RECORDED ON PLAT NUMBER 16073. REFER TO THIS PLAT FOR LOT DIMENSIONS, LOT AREAS, ALL EASEMENTS AND BUILDING RESTRICTIONS.
2.  THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF 10,000 SQUARE FEET AS REQUIRED BY THE STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENT INTO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED SEWERAGE EASEMENT PLAT SHALL NOT BE NECESSARY.
3. SEDIMENT AND EROSION CONTROLS WERE APPROVED BY HOWARD SOIL CONSERVATION DISTRICT UNDER F-03-28 AND SHALL COMPLY WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
4. EXACT LENGTH OF SEPTIC TRENCHES ARE TO BE DETERMINED BY THE HEALTH DEPARTMENT AT THE TIME OF PRECONSTRUCTION INSPECTION.
5. SPOIL FROM THE TRENCHING OF THE SEPTIC AREA IS TO BE PLACED ON THE UPHILL SIDE OF THE EXCAVATION FOR EACH INDIVIDUAL LOT.
6. STORMWATER MANAGEMENT FOR THIS LOT WAS PROVIDED UNDER F-03-28.
7. COMPUTATIONS FOR THE PROPOSED DRIVEWAY CULVERT WERE APPROVED UNDER F-03-28
8. THE EXISTING WELL (TAG NO. H0-94-3814) SHOWN ON THIS PLAN HAS BEEN FIELD LOCATED BY BENCHMARK ENGINEERING, INC. ON OCTOBER 14, 2003 AND IS ACCURATELY SHOWN.

SEPTIC INFORMATION CHART

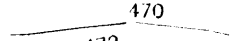
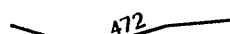




INV. OUT OF HOUSE	483.1
INV. IN TANK	482.5
INV. OUT TANK	482.2
TOP OF TANK	483.5
GROUND OVER TANK	486.0
INV. IN PUMP	482.1
GROUND OVER PUMP	486.0
INV. IN DIST. BOX	486.0
GROUND OVER BOX	488.0



FULL DEPTH BIT. CONC. ALTERNATIVE

P-1 PAVING DETAIL
NOT TO SCALE

LEGEND

-  170 EXISTING CONTOURS AS SHOWN ON F-98-187
-  172 PROPOSED CONTOURS
-  EXISTING TREELINE
-  SEWAGE DISPOSAL AREA
-  FIELD SURVEYED WELL LOCATION
-  STREET TREE INSTALLED UNDER F-03-28

BENCHMARK
ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS
ENGINEERING, INC.

8480 BALTIMORE NATIONAL PIKE ▲ SUITE 418
ELLCOTT CITY, MARYLAND 21043
PHONE: 410-465-6105 FAX: 410-465-6644

BUILDER: TOLL BROTHERS, INC.
7164 COLUMBIA GATEWAY DRIVE
SUITE 230
COLUMBIA, MARYLAND 21046
410-872-9105

PROJECT: PINELL CHASE LOT 1	
LOCATION: 11704 PINELL CHASE DRIVE TAX MAP 41, GRID 7,8,13,14 - PARCEL 59 5th ELECTION DISTRICT HOWARD COUNTY, MARYLAND	
TITLE: PLOT PLAN	
HOUSE TYPE: EDGEBROOK	
DATE: OCTOBER 20, 2003	PROJECT NO. 1638
SCALE: AS SHOWN	DRAWING 1 OF 1

N 166970.3355
Metric
N 547500

AMENDED PLAT
"ASHLEIGH GREENE"
SECTION 2 AREA 1
Lots 29-34
Plat 10669

ZONED RR-DEO

Simpson Road
Minor Collector
60' Right-Of-Way

Simpson Road
(Minor Collector)
60' Right-Of-Way

"EASTERN VIEW"
Plat No. 12458
ZONED RR-DEO

Lot 21
Open Space

Lot 8

Reservation Of Public Utility And Forest Conservation Easements

Developer Reserves Unto Itself, Its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage And Other Public Utilities, Located In, On, Over, And Through Lot 1 And Non-Buildable Preservation Parcel 'C'. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lot(s). Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County.

Existing 20' Public Drainage And Utility Easement Plat No. 16073

LINE	BEARING AND DISTANCE
DU1	N33°18'41"E 20.00'
DU2	S57°57'21"E 229.65'
DU3	S04°13'27"W 22.61'
DU4	N57°57'21"W 249.41'

Existing Private Stormwater Management, Drainage, Utility And Access Easement Plat No. 16073

LINE	BEARING AND DISTANCE
SWM1	S57°57'21"E 20.00'
SWM2	S33°18'41"E 376.65'
SWM3	N56°41'19"W 20.00'
SWM4	N33°18'41"E 194.10'
SWM5	N66°31'09"W 268.60'
SWM6	N27°25'56"E 278.05'
SWM7	S06°25'28"E 152.19'
SWM8	S41°08'01"E 42.19'
SWM9	S04°13'27"W 154.82'
SWM10	S50°19'36"W 160.21'
SWM11	S66°31'09"E 93.22'
SWM12	N33°18'41"E 161.01'

The Requirements §3-100, The Real Property Article, Annotated Code Of Maryland, 1996 Supplement Volume, (As Supplemented As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With.

Terrell A. Fisher 10/10/03
Terrell A. Fisher, L.S. #0692
(Registered Land Surveyor)

Douglas C. Shipe 10-20-03
Toll MD II Limited Partnership
Douglas C. Shipe, Vice President
(Owner)

Patrick M. Kirby 10-21-03
Toll MD II Limited Partnership
Patrick M. Kirby, Assistant Secretary
(Owner)

N 546500
E 1334000
E 106040173

N 546000
N 166421345
Metric

Area Tabulation

Total Number Of Lots And/Or Parcels To Be Recorded	1
Buildable Lots	1
Non-Buildable Preservation Parcels	1
Open Space Lots	0
Buildable Preservation Parcels	0
Total Area Of Lots And/Or Parcels:	
Buildable Lots	1.115 Ac.
Non-Buildable Preservation Parcels	5.489 Ac.
Open Space Lots	0.000 Ac.
Preservation Parcels	0.000 Ac.
Total Area Of Roadway To Be Recorded Including Widening Strips	0.000 Ac.
Total Area Of Subdivision To Be Recorded	6.604 Ac.

OWNER AND DEVELOPER

TOLL MD II LIMITED PARTNERSHIP
C/O TOLL BROTHERS, INC.
ATTN: MR. SCOTT HARE
7164 COLUMBIA GATEWAY DR., SUITE 230
COLUMBIA, MARYLAND 21046

OWNER'S CERTIFICATE

Toll MD II Limited Partnership By Douglas C. Shipe, Vice President And Patrick M. Kirby, Assistant Secretary, Owner Of The Property Shown And Described Hereon, Hereby Adopts 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 20th Day Of October, 2003.

Douglas C. Shipe
Toll MD II Limited Partnership
Douglas C. Shipe, Vice President

Patrick M. Kirby
Toll MD II Limited Partnership
Patrick M. Kirby, Assistant Secretary

Terrell A. Fisher
Witness

Patrick M. Kirby
Witness

SURVEYOR'S CERTIFICATE

I Hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of All Of The Lands Conveyed By Maple Lawn Farms, Inc To Toll MD II Limited Partnership. By Deed Dated May 9, 2003 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 7200 At Folio 332, And That All Monuments Are In Place Or Will Be In Place Prior To 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
Terrell A. Fisher, Professional Land Surveyor No. 10692
10/10/03
Date

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

Revision Plat
Pindell Chase
Lot 1 And
Non-Buildable Preservation Parcel 'C'

(A Revision To Lot 1 And Non-Buildable Preservation Parcel 'C' - Plat Nos. 16072 Thru 16075)
Zoned RR-DEO
Tax Map 41 Parcel 59 Grid 14
Fifth Election District
Howard County, Maryland

Scale: 1" = 100'
Date: October 9, 2003
Sheet 2 of 2

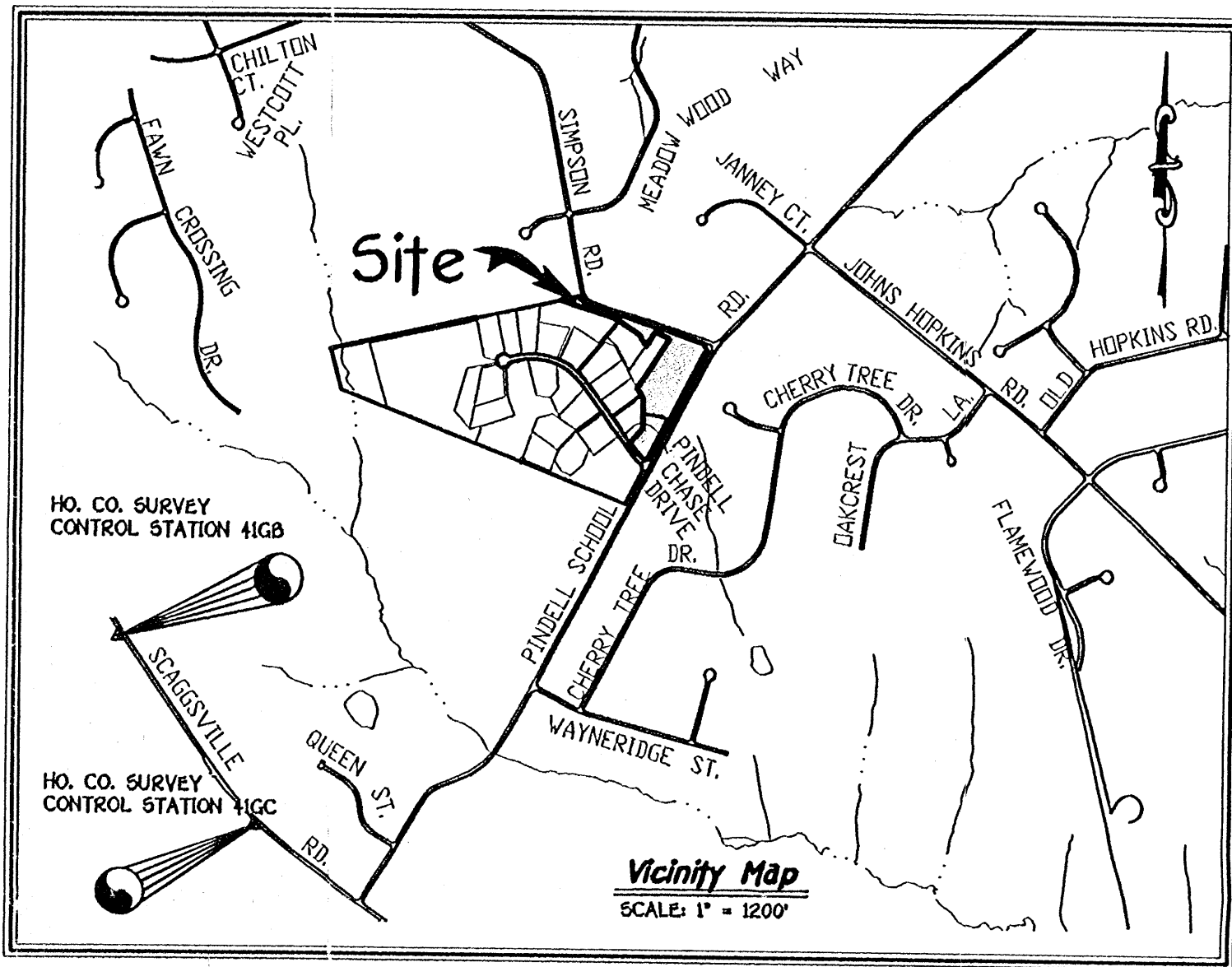
FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL FREE
ELLCOTT CITY, MARYLAND 21042
(410) 461 - 2025

Coordinate Table

POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
401	546067.0601	1334673.4927	166441.572014	406809.294239
402	546057.0446	1334640.7796	166438.520074	406799.323252
405	546115.9942	1334579.4673	166456.487972	406780.635246
425	546185.4486	1334528.0266	166477.657700	406764.956076
426	546295.2697	1334627.3226	166511.131251	406795.221561
433	546516.5686	1334624.9974	166578.583298	406794.512852
436	546595.8621	1334579.8809	166602.751979	406780.761293
446	546912.2903	1334639.8300	166699.199484	406799.033811
447	547014.8253	1334709.3051	166730.391269	406820.209884
448	546962.1362	1334820.5811	166714.392548	406854.126862
451	547095.6837	1334431.8744	166755.097933	406735.648840
452	546989.1238	1334590.2048	166722.618404	406783.908027
457	547119.2186	1334379.1639	166782.271363	406719.582633
462	547243.0513	1333988.2948	166800.015647	406600.445483
908	547273.9094	1334131.1130	166809.421224	406643.976585
909	547202.9842	1334220.9232	166787.803187	406671.350789
910	547054.7908	1334703.3316	166742.633749	406818.389161
911	547009.4351	1334845.6410	166728.809281	406861.765155
912	546929.6094	1335087.3119	166704.478386	406935.426567
913	546881.9599	1335102.9563	166689.954777	406940.194987
914	546820.9765	1335068.6306	166671.366986	406929.732510
915	546314.1465	1334805.5516	166516.884889	406849.545873
916	546279.2240	1334787.1361	166506.240494	406843.932815

Curve Data Chart

Pnt-Pnt	Radius	Arc Length	Delta	Tangent	Chord Bearing And Distance
405-402	255.00	85.45	19°12'02"	43.13	S46°07'32"E 85.05'
908-518	158.07	21.76	7°53'11"	10.90	N34°25'19"W 21.74'
910-911	7,119.37	149.37	01°12'07"	74.69	S72°19'20"E 149.36'
913-914	1,032.84	70.00	03°52'58"	35.01	S29°22'26"W 69.98'
915-916	3,044.90	39.49	00°44'34"	19.74	S27°48'14"W 39.48'
518-909	158.07	95.34	34°33'29"	49.17	S55°30'39"E 93.90'



General Notes:

- 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 Adjustments To 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.
- Subject Property Zoned RR-DEO Per 10/18/93 Comprehensive Zoning Plan.
- Coordinates Based On Nad '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 41GB And No. 41GC. Sta. 41GB N 544,580.380 E 1,330,741.359 Sta. 41GC N 543,290.643 E 1,331,697.835
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About December, 2000, By Fisher, Collins And Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin With Cap Set "F.C.C. 106".
- Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
- Denotes Concrete Monument With Cap Set "F.C.C. 106".
- ✱ Denotes Concrete Monument Or Stone Found.
- Driveways Shall Be Provided Prior To Residential Occupancy To Ensure Safe Access For Fire And Emergency Vehicles Per The Following (Minimum) Requirements:
 - Width - 12 Feet (14 Feet Serving More Than One Residence);
 - Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (1 -1/2" Minimum);
 - Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;
 - Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (125-Loading);
 - Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface;
 - Maintenance - Sufficient To Ensure All Weather Use.
- No Public 100 Year Flood Plain Exists On Lot 1 Or Non-Buildable Preservation Parcel 'C' Of This Revision Plat.
- This Plat Is Subject To Prior Department Of Planning And Zoning File S-01-15, P-02-06, F-03-28.
- 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)(vii) 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.
- No Grading, Removal Of Vegetative Cover Or Trees, Or Placement Of New Structures Is Permitted Within The Limits Of Wetlands, Stream(s), Or Their Buffers And Forest Conservation Easement Areas.
- All Lot Areas Are More Or Less (±).
- Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '83 Grid Measurement.
- Traffic Study Was Prepared By The Street Traffic Studies, LTD On July 21, 2000, Revised On March 8, 2001, And Approved Under S-01-15 On June 1, 2001.
- As Per Section 105.F.4.b Of Council Bill 50-2001, Only One Easement Holder Is Required For Preservation Parcels Designed Solely For SWM Facilities Or Community Sewerage Disposal Systems. Non-Buildable Preservation Parcel 'C' To Be Privately Owned And Maintained By H.O.A. And The Easement Holder Shall Be Howard County, Maryland. This Agreement Prohibits Further Subdivision Of The Parcels, Outlines The Maintenance Responsibilities Of Their Owners And Enumerates The Uses Permitted On The Parcels.
- Forest Stand Delineation And Wetland Delineation Was Prepared By Eco-Science Professionals, Inc., Dated December, 2000, And Approved Under Sketch Plan S-01-15 On June 1, 2001.
- Articles Of Incorporation Of The Pindell Chase Homeowner's Association By The State Department Of Assessments And Taxation Filed On April 4, 2003. Receipt Number D07307341 At Liber 501, Folio 612.
- As A Consequence Of The Sketch Plan, S-01-05 Approval Prior To The Effective Date Of 11-15-01 For The Fifth Edition Of The Regulations, This Subdivision Plan Is Grandfathered To The Fourth Edition Of The Subdivision And Land Regulations. This Subdivision Is Subject To Council Bill 50-2001 Which Amended Portions Of The Zoning Regulations Effective 01-08-02.
- A Public Tree Maintenance Easement, Ten Feet In Width, Running Along The Edge Of The Public Road Right-Of-Way As Shown On This Plat Of Subdivision Is Reserved Upon All Lots Fronting On The Said Public Road Right-Of-Way. This Easement Allows Howard County The Right To Access The Property, When Necessary, For The Specific Purpose Of Installation, Repair And Maintenance Of County-Owned Trees Located Within The Boundaries Of Private Lots. No Building Or Structure Of Any Kind Shall Be Located On Or Over The Said Easement Area.
- Stormwater Management Will Be Provided In Accordance With Howard County And Maryland 378 Specification. Recharge Volume Will Be Provided Through The Use Of The Natural Area Conservation Credit, Sheet Flow To Buffer Credit, Grass Channel Credit, And A Dry Swale. Water Quality And Channel Protection Volume Will Be Provided By Three Micropool Extended Detention Ponds. Overbank Flood Protection Volume And Extreme Flood Volume Are Not Required For This Site. These Facilities Will Be Privately Owned And Maintained By Pindell Chase Homeowners Association, Inc.
- This Subdivision Is In Compliance With The Landscaping Requirements Of Section 16.124 Of The Howard County Code And The Landscape Manual With A Certified Plan On File With The Approved Road Construction Drawings.
- The Purpose Of Non-Buildable Preservation Parcels "A" And "C" Is To Establish Storm Water Management Facilities And Non-Buildable Preservation Parcel "B" Is To Provide Environmental Protection Of Existing Forest Resources.

OWNER AND DEVELOPER

TOLL MD II LIMITED PARTNERSHIP
C/O TOLL BROTHERS, INC.
ATTN: MR. SCOTT HARE
7164 COLUMBIA GATEWAY DR., SUITE 230
COLUMBIA, MARYLAND 21046

The Requirements §3-106, The Real Property Articles, 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.

Terrell A. Fisher 10/10/03
Terrell A. Fisher, L.S. #0692
(Registered Land Surveyor)

Douglas C. Shipe 10-20-03
Douglas C. Shipe, Vice President
(Owner)

Patrick M. Kirby 10-20-03
Patrick M. Kirby, Assistant Secretary
(Owner)

Reservation Of Public Utility And Forest Conservation Easements

Developer Reserves Unto Itself, Its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage And Other Public Utilities, Located In, On, Over, And Through Lot 1 And Non-Buildable Preservation Parcel 'C'. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lot(s). Developer Shall Execute And Deliver Deeds For The Easements Herein Reserved To Howard County. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, The County Shall Accept The Easements And Record The Deed(s) Of Easement In The Land Records Of Howard County.

Area Tabulation

Total Number Of Lots And/Or Parcels To Be Recorded:	
Buildable Lots:	1
Non-Buildable Preservation Parcels:	1
Open Space Lots:	0
Buildable Preservation Parcels:	0
Total Area Of Lots And/Or Parcels:	
Buildable Lots:	1.115 Ac*
Non-Buildable Preservation Parcels:	5.489 Ac.*
Open Space Lots:	0.000 Ac.
Preservation Parcels:	0.000 Ac.
Total Area Of Roadway To Be Recorded Including Widening Strips:	0.000 Ac.
Total Area Of Subdivision To Be Recorded:	6.604 Ac*

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

The Purpose Of This Revision Plat Is To Add A Private Easement For An Entrance Feature, Landscaping And Associated Maintenance Within Lot 1 And Non-Buildable Preservation Parcel 'C'

APPROVED: For Private Water And Private Sewerage Systems, Howard County Health Department.

Howard County Health Officer _____ Date _____

APPROVED: Howard County Department Of Planning And Zoning.

Chief, Development Engineering Division _____ Date _____

Director _____ Date _____

OWNER'S CERTIFICATE

Toll MD II Limited Partnership By Douglas C. Shipe, Vice President And Patrick M. Kirby, Assistant Secretary, 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 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 On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 20th Day Of October, 2003.

Douglas C. Shipe
Toll MD II Limited Partnership
Douglas C. Shipe, Vice President

Patrick M. Kirby
Toll MD II Limited Partnership
Patrick M. Kirby, Assistant Secretary

Terrell A. Fisher
Witness

Terrell A. Fisher
Witness

SURVEYOR'S CERTIFICATE

I Hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of Part Of The Lands Conveyed By Maple Lawn Farms, Inc To Toll MD II Limited Partnership. By Deed Dated May 9, 2003 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 7200 At Folio 332, And That All Monuments Are In Place Or Will Be In Place Prior To 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
Terrell A. Fisher, Professional Land Surveyor No. 10692

10/10/03
Date

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

Revision Plat
Pindell Chase
Lot 1 And
Non-Buildable Preservation Parcel 'C'
(A Revision To Lot 1 And Non-Buildable Preservation Parcel 'C' - Plat Nos. 16072 Thru 16075)
Zoned RR-DEO
Tax Map 41 Parcel 59 Grid 14
Fifth Election District
Howard County, Maryland

Scale: As Shown
Date: October 9, 2003
Sheet 1 of 2

Health

F-04-071 8's only

3/30/03 Maple Lawn Farms Revision Plat Sht 1.dwg, 10/10/2003 3:08:29 PM

C:\Users\jshipe\Documents\Maple Lawn F...

SIMPSON ROAD

LOT 6 ROAD

MINOR COLLECTOR

123.03'
B.R.L.
FF 498.00
BE 489.00

BMP #3
MICROPOOL EXTENDED
RETENTION POND
HAZARD CLASS 'A'

ROAD

INDLE SCHOOL

PROP. DOLLARDS

MINOR COLLECTOR

Signed
P-02-06

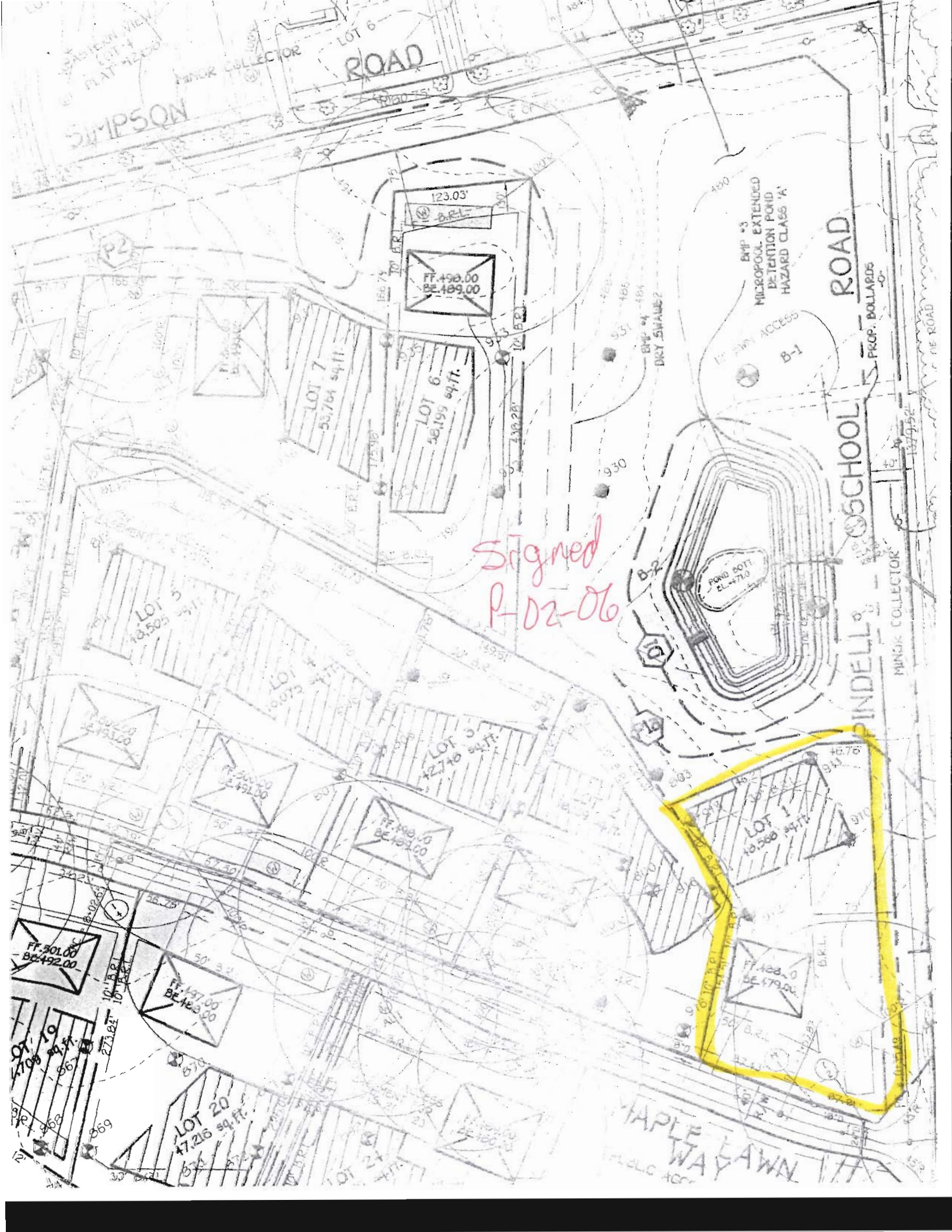
LOT 1
10,588 sq.ft.
FF 428.0
BE 479.00

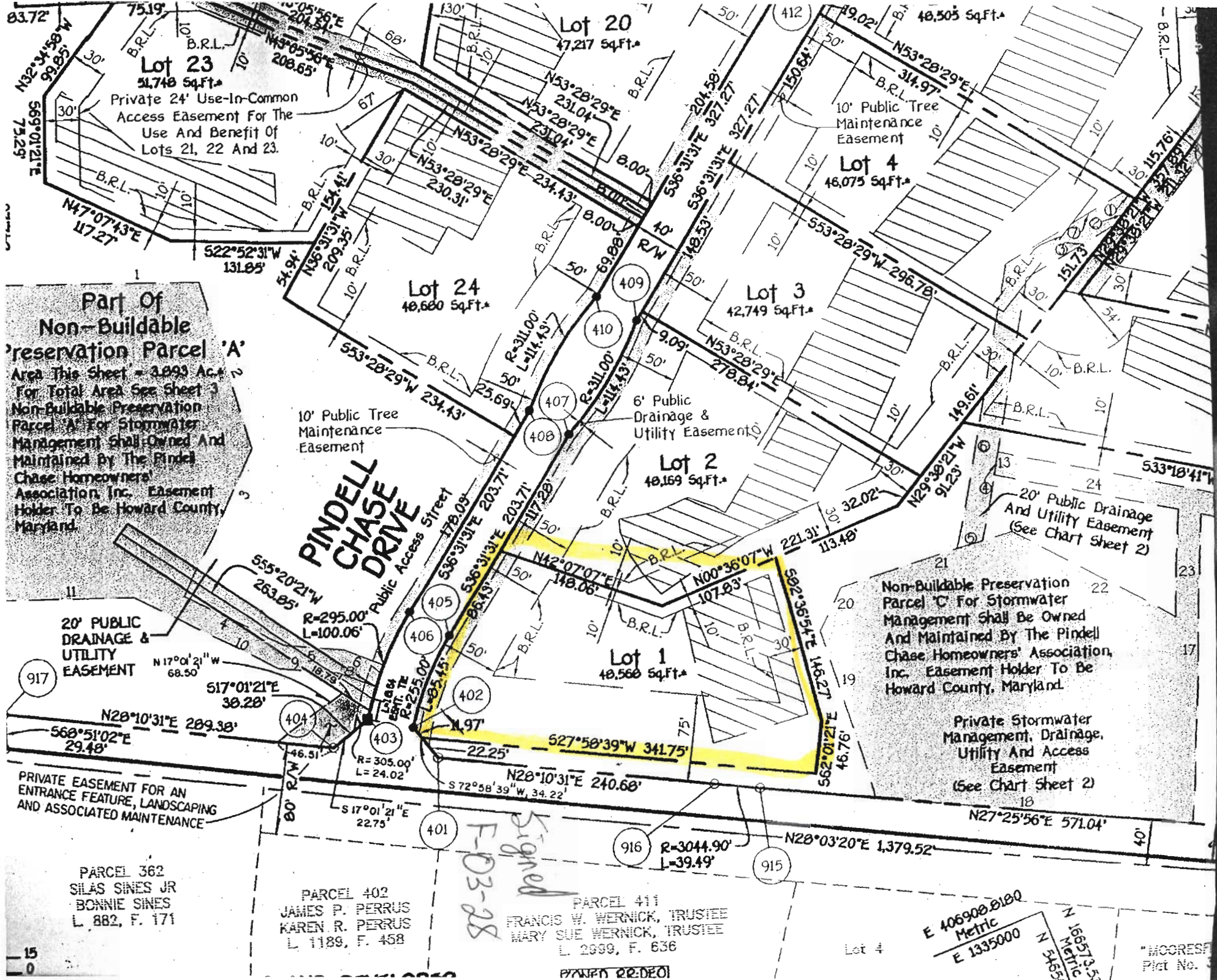
FF 301.00
BE 492.00

FF 497.00
BE 489.80

LOT 20
4726 sq.ft.
FF 472.00
BE 469.80

MAPLE WAY LAWN





Part Of
Non-Buildable
Preservation Parcel 'A'
Area This Sheet = 3.093 Acs.
For Total Area See Sheet 3
Non-Buildable Preservation
Parcel 'A' For Stormwater
Management Shall Owned And
Maintained By The Pindell
Chase Homeowners'
Association, Inc. Easement
Holder To Be Howard County,
Maryland.

Non-Buildable Preservation
Parcel 'C' For Stormwater
Management Shall Be Owned
And Maintained By The Pindell
Chase Homeowners'
Association, Inc. Easement Holder To Be
Howard County, Maryland.

Private Stormwater
Management, Drainage,
Utility And Access
Easement
(See Chart Sheet 2)

PRIVATE EASEMENT FOR AN
ENTRANCE FEATURE, LANDSCAPING
AND ASSOCIATED MAINTENANCE

PARCEL 362
SILAS SINES JR
BONNIE SINES
L. 882, F. 171

PARCEL 402
JAMES P. PERRUS
KAREN R. PERRUS
L. 1189, F. 458

PARCEL 411
FRANCIS W. WERNICK, TRUSTEE
MARY SUE WERNICK, TRUSTEE
L. 2039, F. 636

Signed
F-03-28

E 406908.8180
Metric
E 1335000

"McCRESPIE"
Plat No.

PRINTED REVERSE