

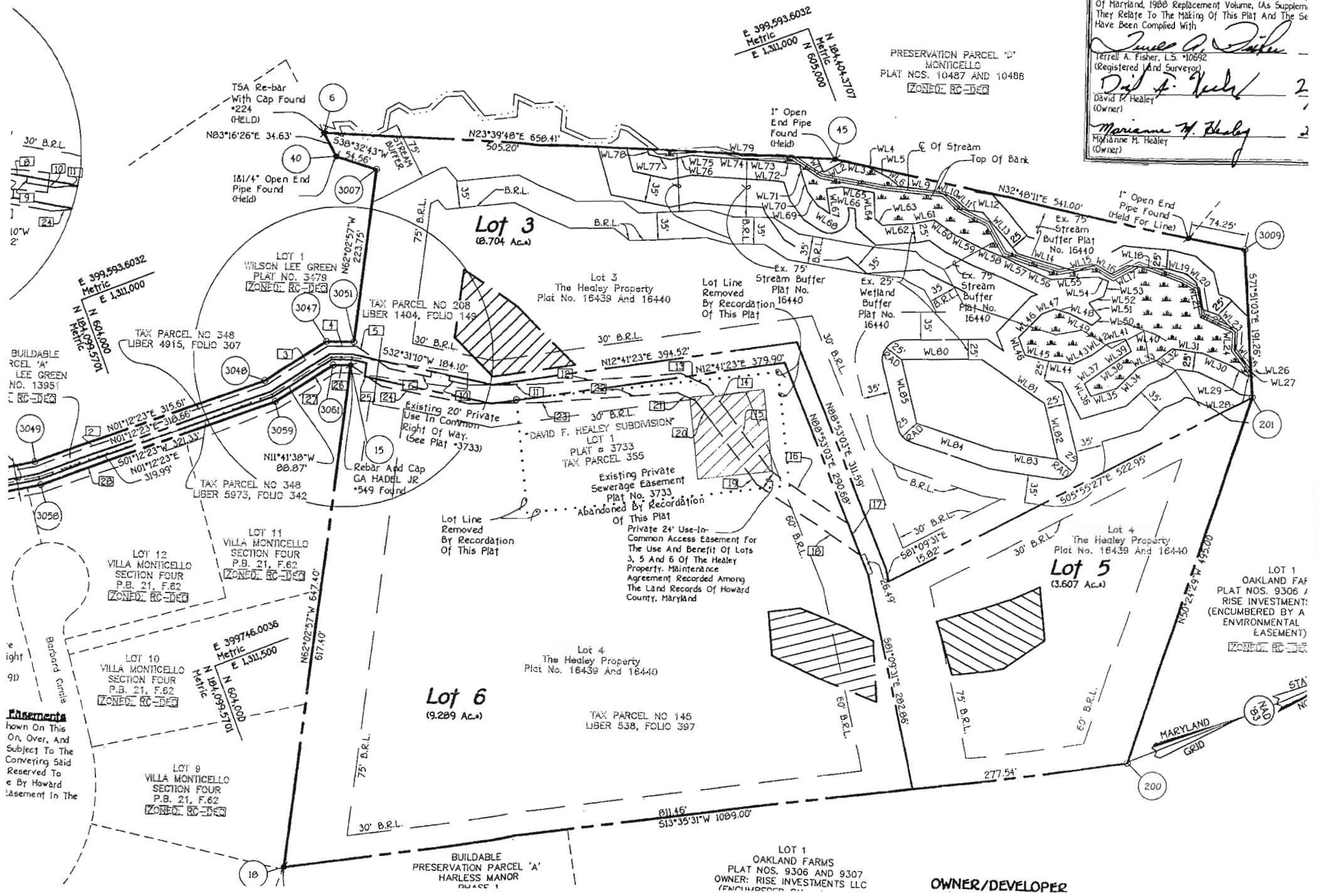


The Requirements b3-108, The Real Property Article, Of Maryland, 1988 Replacement Volume, (As Supplied) They Relate To The Making Of This Plat And The Same Have Been Complied With

*Terrell A. Fisher*  
 Terrell A. Fisher, L.S. #10592  
 (Registered Land Surveyor)

*David F. Healey* 2  
 David F. Healey  
 (Owner)

*Marianne H. Healey* 2  
 Marianne H. Healey  
 (Owner)



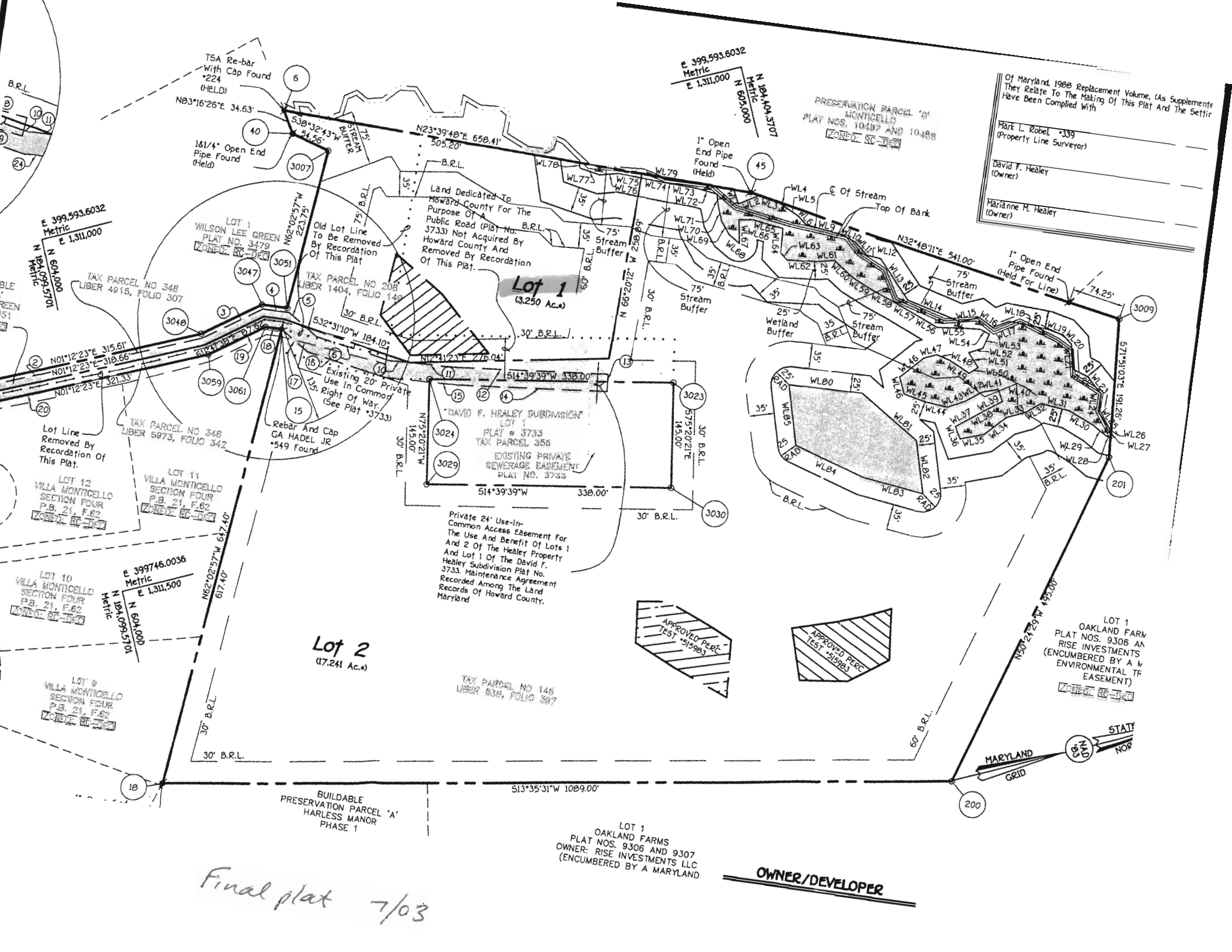
Final plat 2/04

OWNER/DEVELOPER

LOT 1  
 OAKLAND FARMS  
 PLAT NOS. 9306 AND 9307  
 OWNER: RISE INVESTMENTS LLC  
 (ENCUMBERED BY AN ENVIRONMENTAL EASEMENT)

**Easements**  
 Shown On This Plat  
 On, Over, And  
 Subject To The  
 Conveying Said  
 Easement Reserved To  
 Be By Howard  
 Easement In The





Of Maryland, 1988 Replacement Volume, (As Supplemente  
They Relate To The Making Of This Plat And The Settler  
Have Been Complied With

Mark L. Robel, \*339  
(Property Line Surveyor)

David F. Healey  
(Owner)

Marianne M. Healey  
(Owner)

E 399,593.6032  
Metric  
E 1,311,000  
N 104,404,3701  
N 604,000

E 399,593.6032  
Metric  
E 1,311,000  
N 104,404,3701  
N 604,000

PRESERVATION PARCEL 'B'  
MONTICELLO  
PLAT NOS. 10487 AND 10488  
ZONED: RC-10

LOT 12  
VILLA MONTICELLO  
SECTION FOUR  
P.B. 21, F.62  
ZONED: RC-10

LOT 10  
VILLA MONTICELLO  
SECTION FOUR  
P.B. 21, F.62  
ZONED: RC-10

LOT 9  
VILLA MONTICELLO  
SECTION FOUR  
P.B. 21, F.62  
ZONED: RC-10

LOT 1  
WILSON LEE GREEN  
PLAT NO. 3479  
ZONED: RC-10

TAX PARCEL NO 208  
LIBER 1404, FOLIO 149

TAX PARCEL NO 348  
LIBER 5873, FOLIO 342

LOT 11  
VILLA MONTICELLO  
SECTION FOUR  
P.B. 21, F.62  
ZONED: RC-10

Land Dedicated To  
Howard County For The  
Purpose Of A  
Public Road (Plat No.  
3733) Not Acquired By  
Howard County And  
Removed By Recordation  
Of This Plat.

"DAVID F. HEALEY SUBDIVISION"  
LOT 1  
PLAT # 3733  
TAX PARCEL 358  
EXISTING PRIVATE  
SEWERAGE EASEMENT  
PLAT NO. 3733

Private 24' Use-In-  
Common Access Easement For  
The Use And Benefit Of Lots 1  
And 2 Of The Healey Property  
And Lot 1 Of The David F.  
Healey Subdivision Plat No.  
3733. Maintenance Agreement  
Recorded Among The Land  
Records Of Howard County,  
Maryland

TAX PARCEL NO 146  
LIBER 838, FOLIO 387

Lot 2  
(7.241 Ac.)

BUILDABLE  
PRESERVATION PARCEL 'A'  
HARLESS MANOR  
PHASE 1

LOT 1  
OAKLAND FARMS  
PLAT NOS. 9306 AND 9307  
OWNER: RISE INVESTMENTS LLC  
(ENCUMBERED BY A MARYLAND

LOT 1  
OAKLAND FARM  
PLAT NOS. 9306 AND  
RISE INVESTMENTS  
(ENCUMBERED BY A  
ENVIRONMENTAL TR  
EASEMENT)  
ZONED: RC-10

APPROVED PERC  
TEST #15983

APPROVED PERC  
TEST #15983

MARYLAND  
GRID

STAT  
NOR

**OWNER/DEVELOPER**

Final plat 7/03

**U.S. Equivalent Coordinate Table**

Point	North	East	Point	North	East
6	604369.256	1310907.303	6	104212.110	399565.345
15	604296.933	1311200.040	15	104190.074	399654.574
18	603993.400	1311771.920	18	104097.503	399820.003
40	604373.312	1310941.692	40	104213.354	399575.027
45	604972.300	131171.565	45	104395.920	399645.092
200	605051.989	1312027.049	200	104226.360	399906.000
201	605367.461	1311646.401	201	104516.371	399790.623
3007	604415.901	1310975.600	3007	104226.360	399586.109
3009	605427.030	1311464.653	3009	104534.530	399735.226
3047	604270.150	1311160.021	3047	104104.351	399642.610
3048	604107.112	1311179.666	3048	104156.600	399640.362
3049	603071.560	1311173.021	3049	104060.422	399646.336
3050	603635.206	1311311.120	3050	103900.403	399633.565
3051	604311.105	1311173.340	3051	104194.393	399646.433
3057	603632.151	1311161.032	3057	103907.447	399642.602
3058	603060.616	1311202.966	3058	104059.523	399655.464
3059	604109.072	1311209.731	3059	104157.442	399657.526
3061	604275.676	1311191.971	3061	104103.594	399652.112
3023	604007.500	1311400.056	3023	104345.697	399715.700
3024	604400.512	1311315.310	3024	104246.029	399609.706
3029	604443.014	1311455.509	3029	104234.043	399732.463
3030	604770.009	1311541.135	3030	104334.511	399750.537

The Requirements S-3-100, The Real Property Article, Annotated Code of Maryland, 1980 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With

*Mark L. Robel* 11/14/03  
 (Registered Property Line Surveyor)  
*David F. Healey* 11/14/03  
 (Owner)  
*Marianne M. Healey* 11/14/03  
 (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 Lots 3 And 4. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Lots. 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 Deeds Of Easement In The Land Records Of Howard County.

**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 Authority To Grant Variances For Encroachments Into 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 RC-DEO Per 10/10/93 Comprehensive Zoning Plan.
- Coordinates Based On NAD 83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 0018 And No. 007A.  
 Sta. 0018 N 1030991.670 meters E 390437.1450 (meters)  
 Sta. 007A N 104620.5600 (meters) E 390700.0556 (meters)
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About January, 2002, By Fisher, Collins And Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin With Cap Set "C.C. 100".
- Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Of Boundary Or Right-Of-Way.
- Denotes Concrete Monument With Cap Set "C.C. 100".
- Denotes Concrete Monument Or Stone Found.
- For Flag Or Pipestem Lot, Refuse Collection, Snow Removal And Road Maintenance To Be Provided At The Junction Of The Flag Or Pipestem And Rep's Road Right-Of-Way Line And Not Onto The Flag Or Pipestem Lot Driveway.
- Driveway(s) Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwelling To Insure Safe Access For Fire And Emergency Vehicles Per The Following Minimum Requirements:  
 a) Width - 12 Feet Or 4 Feet Serving More Than One Residence  
 b) Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. 1/2" Minimum  
 c) Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius  
 d) Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (425-Loadings)  
 e) Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surfaces  
 f) Structure Clearances - Minimum 12 Feet  
 g) Maintenance - Sufficient To Ensure All Weather Use.
- All Areas Are More Or Less.
- Distances Shown Are Based On Surface Measurement And Not Reduced To Nad 83 Grid Measurement.
- No Grading, Removal Of Vegetative Cover Or Trees, Or Placement Of New Structures Is Permitted Within The Limits Of Wetlands, Streambeds, Or Their Buffers.
- Wetlands Shown Are Based On A Site Evaluation By Eco-Science Professionals During February 13, 2002.
- Previous Department Of Planning And Zoning File Numbers F-77-71, F-99-109, F-03-50 And F-03-105.
- No Cemeteries Exist On Site Based On A Site Inspection And On An Examination Of The Howard County Cemetery Inventory Map.
- The Existing Dwelling On Lot 3 Healey Property Is Non-conforming With Respect To The Building Restriction Lines As Set Forth Under Section 100.D Of The Zoning Regulations. There Is An Existing Dwelling (Structure) Located On Lot 3 Which Is To Remain. No New Buildings, Extensions Or Additions To The Existing Dwelling(s) Or Accessory Structures Are To Be Constructed At A Distance Less Than The Zoning Regulations Require.
- This Project Is Exempt From Perimeter Landscaping In Accordance With Section 16.124 Of The Howard County Code And Landscape Manual, Since It Is A Plat To Revise Property Lines Between Two Bulkable Properties And Does Not Create Any Additional Lots.
- This Plan Is Exempt From Forest Conservation With Section 16.1202(b)(4)(vii) Of The Howard County Code And Forest Management Manual Since It Is A Resubdivision That Does Not Create Any Additional Lots.
- This Plat Is In Compliance With The Fifth Edition Of The Subdivision And Land Development Regulations And The Planning And Zoning Regulations As Amended Under Council Bill 950-2001.
- Denotes Wetlands Area.
- In Accordance With The Howard County Design Manual, Volume One, Section 512.B.2, Lot 3 Is Exempt From Providing Stormwater Management Since Lot 3 Contains An Existing House. The Improvements On Lot 4 Do Not Disturb Over 5,000 Sq. Ft. Of Area. Therefore, Lot 4 Is Exempt From The Provisions And Requirements Of Providing Stormwater Management In Accordance With Section 512.B.2 Of The Howard County Design Manual, Volume 1. If The Disturbance Exceeds 5,000 Square Feet Then Stormwater Management Will Be Provided At The Plat Plan Stage.
- Denotes Top Of Stream Bank. Stream Buffer Are Measured From Top Of Stream Bank.
- Open Space Fee-In-Lieu Is Not Required For This Project Because It Does Not Involve The Creation Of A New Lot.
- The Existing Pond Falls Entirely Within The Limits Of Lot 3. The Property Is Currently Owned And Maintained By David F. Healey And Marianne M. Healey And Following The Recordation Of This Plat, Lot 3 Will Remain In The Ownership Of David F. Healey And Marianne M. Healey. The Healey's Will Assume All Responsibility For Pond Maintenance And Liability. Prior To The Sale Or Transfer Of Lot 3, The Pond Must Be Brought Into Compliance With MD-370 Standards.
- The Existing Well Located On Lot 3 Is To Remain As An Agricultural Well Only.
- This Plan Is Subject To WP-03-142. A Waiver To Section 16.1206(b)(1)(ii)(b) Was Granted On July 10, 2003. This Waiver Allows A Lot Or Bulkable Parcel Of 10 Acres Or Less To Contain Wetlands, Floodplains, Streams And Buffers And Forest Conservation Easements To Be Located On The Lot.
- No 100 Year Flood Plain Exists On This Site.
- Previous Plat For Lots 1 And 2, The Healey Property, Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 16210 Thru 16219.

**Minimum Lot Size Chart**

LOT No.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
3	0.704 Ac.±	0.250 Ac.±	0.454 Ac.±
4	11.707 Ac.±	0.216 Ac.±	11.571 Ac.±

**Wetland Tabulation**

Sym.	Bearing And Distance	Sym.	Bearing And Distance	Sym.	Bearing And Distance
WL1	N04°54'54"W 7.73'	WL20	S20°39'20"W 5.43'	WL55	S41°34'47"W 15.20'
WL2	N23°39'40"E 217.54'	WL29	S53°31'40"W 23.67'	WL56	S17°21'21"W 25.43'
WL3	N05°07'00"E 20.61'	WL30	S45°26'20"W 39.70'	WL57	S15°29'40"W 33.07'
WL4	N08°08'42"W 30.60'	WL31	S20°50'23"W 40.55'	WL58	S45°05'51"W 29.43'
WL5	N32°40'11"E 26.75'	WL32	S16°24'05"E 24.52'	WL59	S44°16'01"W 40.33'
WL6	N47°22'21"E 14.45'	WL33	S01°01'56"E 26.59'	WL60	S43°03'53"W 31.40'
WL7	N47°10'04"E 20.52'	WL34	S22°51'50"E 39.04'	WL61	S46°47'51"W 35.55'
WL8	N61°08'04"E 15.92'	WL35	S04°09'46"W 33.66'	WL62	S56°40'35"W 33.07'
WL9	N28°40'12"E 51.04'	WL36	S03°12'28"W 17.90'	WL63	S10°24'41"W 23.04'
WL10	N42°01'29"E 21.33'	WL37	N14°19'28"W 26.92'	WL64	S17°01'16"W 42.60'
WL11	N61°08'02"E 25.07'	WL38	N14°08'26"W 23.73'	WL65	S61°25'10"W 13.19'
WL12	N28°34'20"E 19.00'	WL39	N13°25'11"W 22.61'	WL66	N71°50'51"W 34.03'
WL13	N70°01'54"E 69.72'	WL40	S04°07'40"W 17.99'	WL67	S30°17'24"W 42.15'
WL14	N35°51'03"E 70.91'	WL41	S04°05'07"W 23.00'	WL68	S13°43'20"W 19.03'
WL15	N00°42'40"E 26.92'	WL42	S15°08'15"E 25.70'	WL69	S77°29'51"E 32.02'
WL16	N50°50'54"E 23.61'	WL43	S04°06'30"E 23.01'	WL70	S94°00'15"W 10.91'
WL17	N07°16'47"W 23.74'	WL44	S26°54'40"W 32.79'	WL71	S75°30'34"W 21.05'
WL18	N25°15'52"E 53.10'	WL45	S35°04'21"W 30.10'	WL72	N00°22'41"W 21.39'
WL19	N35°12'07"E 24.00'	WL46	S00°56'19"W 24.17'	WL73	N02°57'40"W 14.89'
WL20	N61°40'02"E 16.73'	WL47	N24°19'04"W 42.62'	WL74	S29°02'41"W 29.17'
WL21	S01°49'33"E 35.65'	WL48	N00°15'55"E 17.72'	WL75	S23°40'03"W 41.93'
WL22	N11°09'31"E 22.35'	WL49	N36°36'31"E 19.91'	WL76	S25°10'22"W 40.15'
WL23	N66°00'50"E 30.29'	WL50	N47°50'59"E 32.19'	WL77	S25°10'05"W 20.00'
WL24	S60°40'59"E 25.31'	WL51	N19°26'50"W 14.71'	WL78	S09°33'44"W 26.92'
WL25	N70°36'50"E 20.70'	WL52	S71°43'26"W 23.02'	WL79	S32°49'13"W 20.64'
WL26	N30°27'22"E 1.26'	WL53	N03°30'21"W 20.55'		
WL27	S71°51'03"E 10.17'	WL54	N51°16'02"W 21.10'		

**TOTAL AREA TABULATION**

	TOTAL
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	2
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS TO BE RECORDED	2
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	20.491 Ac.±
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF LOTS TO BE RECORDED	20.491 Ac.±
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	20.491 Ac.±

**OWNER/DEVELOPER**

Mr. David Healey And  
 Mrs. Marianne M. Healey  
 14090 Monticello Drive  
 Cooksville, MD 21723

**OWNER'S CERTIFICATE**

David F. Healey And Marianne M. Healey, 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 Right-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 Right-Of-Way. Witness My Hand This 20th Day Of October, 2003.

*David F. Healey*  
 David F. Healey  
*Marianne M. Healey*  
 Marianne M. Healey  
*Mark L. Robel*  
 Witness  
*Mark L. Robel*  
 Witness

**SURVEYOR'S CERTIFICATE**

I Hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of 1) All The Lands Conveyed By Mary L. Schleupner, Widow To David F. Healey And Marianne Healey, His Wife, By Deed Dated October 12, 1905 And Recorded Among The Aforesaid Land Records In Liber No. 1404 At Folio 149; 2) All Of The Lands Conveyed By Wilson Lee Green And Kathleen D. Green To David F. Healey And Marianne Healey By Deed Dated July 20, 1999 And Recorded Among The Aforesaid Land Records In Liber No. 4915 At Folio 307; And 3) All Of The Lands Conveyed By Wilson Lee Green And Kathleen Debra Green, His Wife To David F. Healey And Marianne M. Healey, His Wife, By Deed Dated November 30, 2001 And Recorded Among The Aforesaid Land Records In Liber No. 5973 At Folio 342 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 In Accordance With The Howard County Subdivision Regulations.

*Mark L. Robel*  
 Mark L. Robel, Property Line Surveyor No. 339  
 11/14/03  
 Date

RECORDED AS PLAT No. 16439 ON 12-30-03  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Revision Plat  
 The Healey Property  
 Lots 3 and 4**

A Resubdivision Of Lots 1 And 2,  
 The Healey Property, Plat Nos. 16210 thru 16219  
 Zoned RC-DEO  
 Tax Map 0 Grid 10 Parcel 145, 200  
 Tax Map 0 Grid 24 P/O Parcel 340  
 Fourth Election District Howard County, Maryland  
 Scale As Shown  
 Date November 13, 2003

Sheet 1 of 2  
 F-04-75

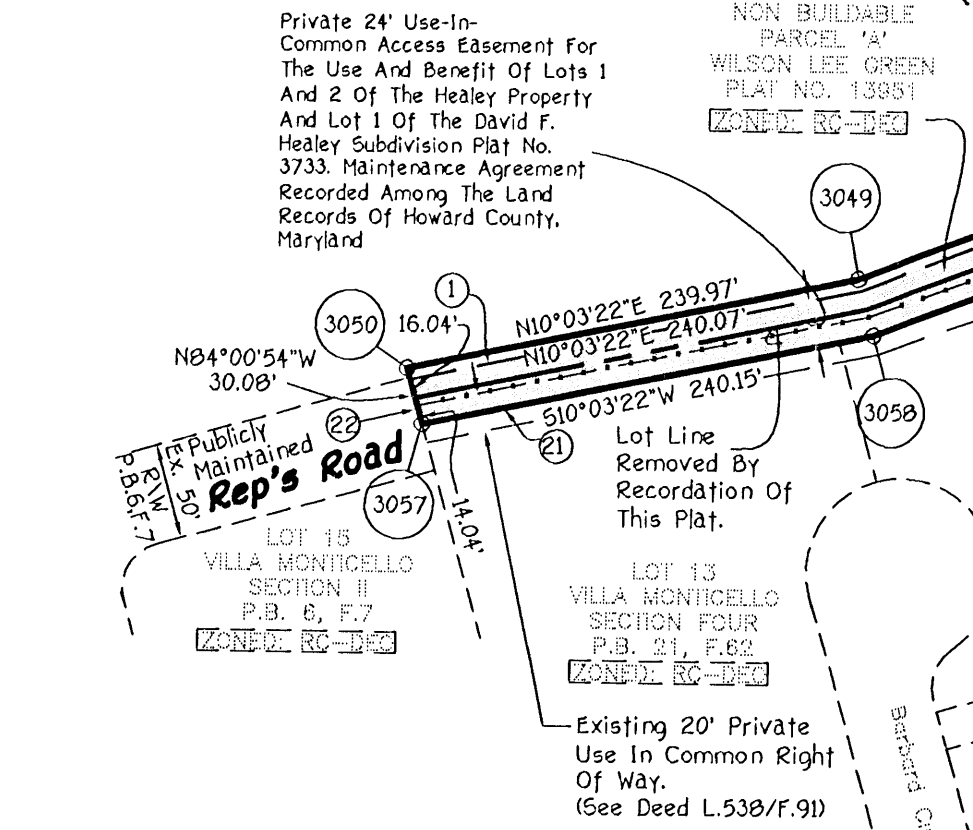
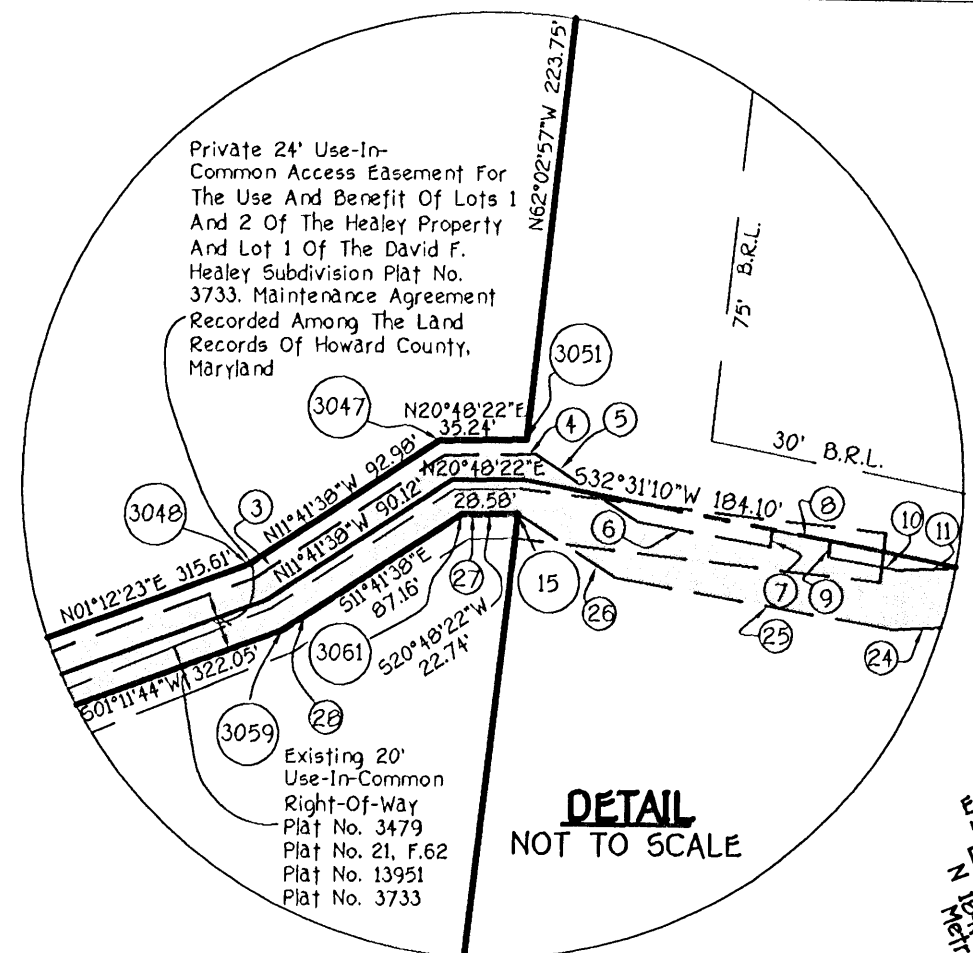


The Requirements §3-108, The Real Property Article, Annotated Code Of Maryland, 1988 Replacement Volume, (As Supplemented) As Far As They Relate To The Making Of This Plat And The Setting Of Markers Have Been Complied With

Mark L. Robel, \*339 \_\_\_\_\_ Date  
 (Property Line Surveyor)

David F. Healey \_\_\_\_\_ Date  
 (Owner)

Marianne M. Healey \_\_\_\_\_ Date  
 (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 Lots 1 And 2. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Lots. 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 Deeds Of Easement In The Land Records Of Howard County.

**AREA TABULATION**

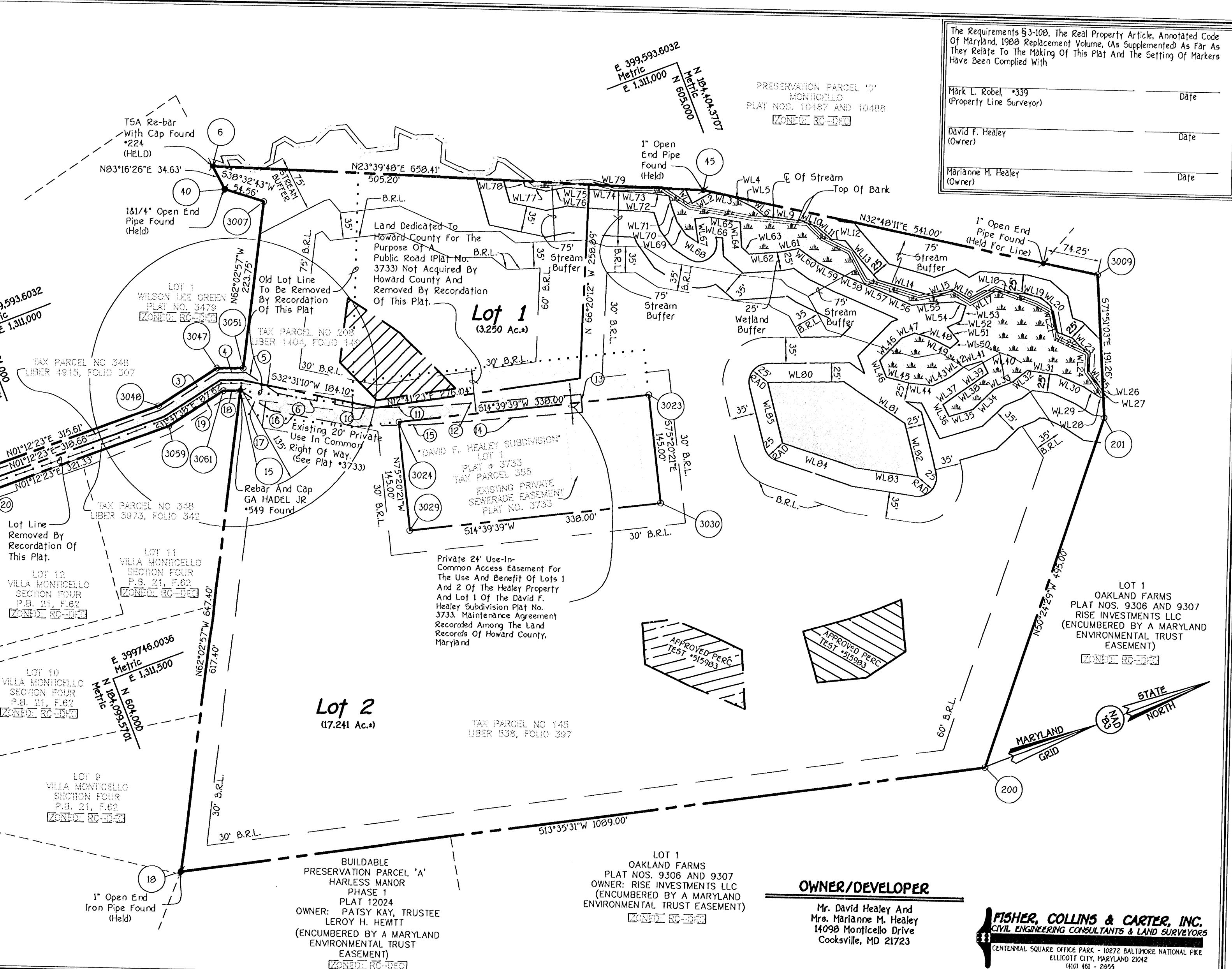
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TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
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TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	20,491 Ac.±
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF LOTS TO BE RECORDED	20,491 Ac.±
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	20,491 Ac.±

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

*Penny Borstein MD per F.S.* 8-12-03  
 Howard County Health Officer BB Date

APPROVED: Howard County Department Of Planning And Zoning.

Chief, Development Engineering Division \_\_\_\_\_ Date  
 Director \_\_\_\_\_ Date



**OWNER'S CERTIFICATE**

David F. Healey And Marianne M. Healey, 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This \_\_\_\_\_ Day Of January, 2003.

David F. Healey \_\_\_\_\_ Witness  
 Marianne M. Healey \_\_\_\_\_ Witness

**SURVEYOR'S CERTIFICATE**

I Hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of 1) All The Lands Conveyed By Mary L. Schleupner, Widow To David F. Healey And Marianne Healey, His Wife, By Deed Dated October 12, 1985 And Recorded Among The Aforesaid Land Records In Liber No. 1404 At Folio 149; 2) All Of The Lands Conveyed By Wilson Lee Green And Kathleen D. Green To David F. Healey And Marianne Healey By Deed Dated July 20, 1999 And Recorded Among The Aforesaid Land Records In Liber No. 4915 At Folio 307; And 3) All Of The Lands Conveyed By Wilson Lee Green And Kathleen Debra Green, His Wife To David F. Healey And Marianne M. Healey, His Wife, By Deed Dated November 30, 2001 And Recorded Among The Aforesaid Land Records In Liber No. 5973 At Folio 342 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, Maryland As Shown On The Plat In Accordance With The Annotated Code Of Maryland, As Amended, And Monumentation Is In Accordance With The Howard County Subdivision Regulations.

*Mark L. Robel* 7/31/03  
 Mark L. Robel, Property Line Surveyor No. 339 Date

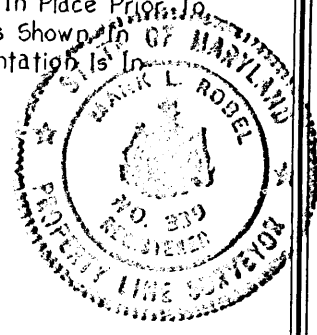
RECORDED AS PLAT No. \_\_\_\_\_ ON  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**The Healey Property**  
 Lots 1 and 2

(A Resubdivision Of Non-Buildable Parcel 'A', Wilson Lee Green Subdivision (Plat No. 13951) And A Subdivision Of A Deeded Tax Parcel 208 Recorded In Liber 1404, Folio 149; Deeded Tax Parcel 348 Recorded In Liber 5973, Folio 342 And Part Of Deeded Tax Parcel 145 Recorded In Liber 538, Folio 397)

Zoned: RC-DEO  
 Tax Map: 8 Parcels: 145, 208 Grid: 18  
 Tax Map: 8 P/O Parcel: 348 Grid: 24  
 Fourth Election District Howard County, Maryland

Scale: 1" = 100'  
 Date: July 31, 2003  
 Sheet 2 of 2  
 F-03-105



U.S. Equivalent Coordinate Table			Metric Coordinate Table		
Point	North	East	Point	North	East
6	604369.256	1310907.303	6	104212.118	399565.345
15	604296.933	1311200.048	15	104190.074	399654.574
18	603993.488	1311771.928	18	104097.583	399828.883
40	604373.312	1310941.692	40	104213.354	399575.827
45	604972.308	1311171.565	45	104395.928	399645.892
200	605051.989	1312027.849	200	104420.215	399906.888
201	605367.461	1311646.401	201	104516.371	399790.623
3007	604415.981	1310975.688	3007	104226.360	399586.189
3009	605427.038	1311464.653	3009	104534.530	399735.226
3047	604278.158	1311160.821	3047	104184.351	399642.618
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3050	603635.286	1311131.120	3050	103988.403	399633.565
3051	604311.105	1311173.340	3051	104194.393	399646.433
3057	603632.151	1311161.032	3057	103987.447	399642.682
3058	603868.616	1311202.966	3058	104059.523	399655.464
3059	604189.872	1311209.731	3059	104157.442	399657.526
3061	604275.676	1311191.971	3061	104183.594	399652.112
3023	604807.508	1311400.856	3023	104345.697	399715.780
3024	604480.512	1311315.310	3024	104246.029	399689.706
3029	604443.814	1311455.589	3029	104234.843	399732.463
3030	604770.809	1311541.135	3030	104334.511	399758.537

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

Mark L. Robel \*339  
(Registered Property Line Surveyor)

David F. Healey  
(Owner)

Marianne M. Healey  
(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 Lots 1 And 2. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds 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 Deeds Of Easement In The Land Records Of Howard County."

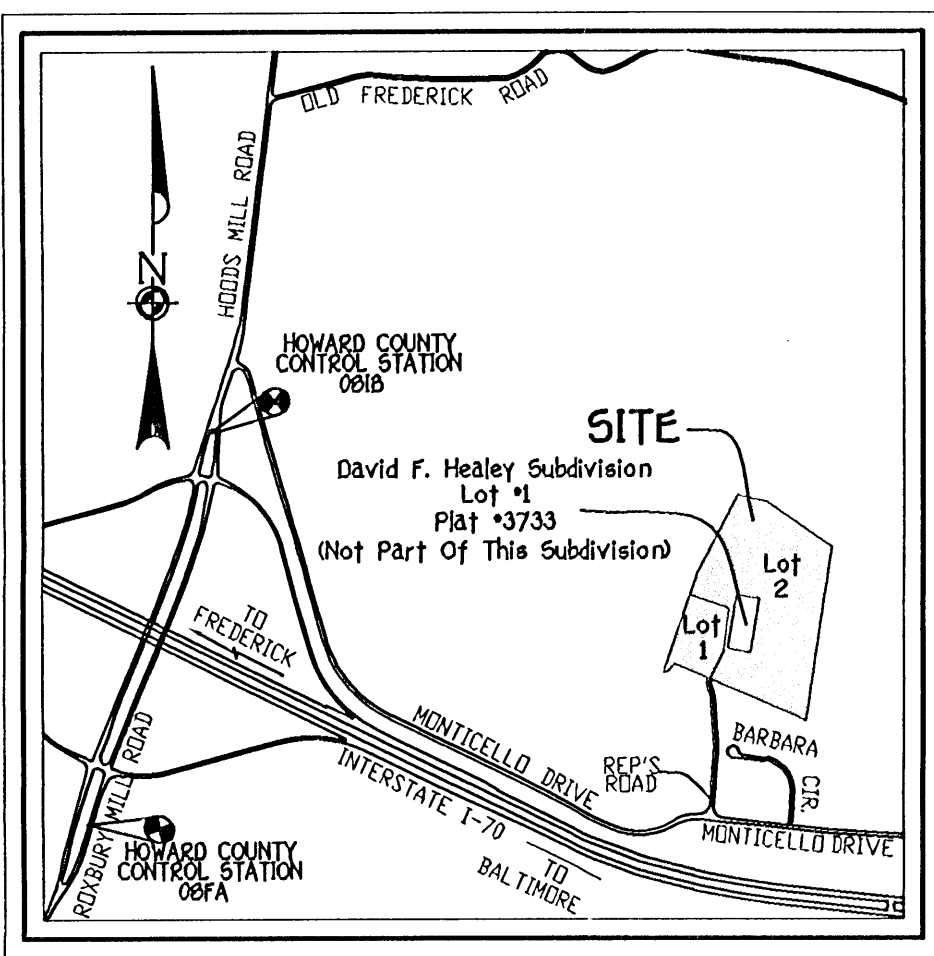
- General Notes:**
- This Area Designates A Private Sewerage Easement Of 10,000 Square Feet As Required By The Maryland State Department Of The Environment For Individual Sewage Disposal. Improvements Of Any Nature In This Area Are Restricted Until Public Sewerage Is Available. These Easements Shall Become Null And Void Upon Connection To A Public Sewerage System. The County Health Officer Shall Have The Authority To Grant Variances For Encroachments Into 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 RC-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. 081B And No. 087A.  
Sta. 081B N 103899.1670 meters E 398437.1458 (meters)  
Sta. 087A N 104828.5608 (meters) E 398700.8556 (meters)
  - This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About January, 2002, By Fisher, Collins And Carter, Inc.
  - B.R.L. Denotes Building Restriction Line.
  - Denotes Iron Pin With Cap Set "F.C.C. 105".
  - Denotes Iron Pipe Or Iron Bar Found.
  - Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
  - o Denotes Concrete Monument With Cap Set "F.C.C. 105".
  - Denotes Concrete Monument Or Stone Found.
  - For Flag Or Pipestem Lots: Refuse Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of The Flag Or Pipestem And Rep's Road Right-Of-Way Line And Not To The Pipestem Lot Driveway.
  - Driveway(s) Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwelling To Insure Safe Access For Fire And Emergency Vehicles Per The Following Minimum Requirements:
    - Width - 12 Feet (4 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 (225-Loading)
    - Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surfaces
    - Structure Clearances - Minimum 12 Feet
    - Maintenance - Sufficient To Ensure All Weather Use.
  - All Lot Areas Are More Or Less (A).
  - Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '83 Grid Measurement.
  - 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.
  - Wetlands Shown Are Based On A Site Evaluation By Eco-Science Professionals During February 15, 2002.
  - Previous Department Of Planning And Zoning File Numbers F-77-71, F-99-189 And F-03-58.
  - No Cemeteries Exist On Site By Visual Observation.
  - The Existing Dwelling On Lot #1 Healey Property Is Non-conforming With Respect To The Building Restriction Lines As Set Forth Under Section 108.D Of The Zoning Regulations. There Is An Existing Dwelling/Structure(s) Located On Lot 1 Which Is To Remain. No New Buildings, Extensions Or Additions To The Existing Dwelling(s) Or Accessory Structures Are To Be Constructed At A Distance Less Than The Zoning Regulations Require.
  - This Project Is Exempt From Perimeter Landscaping In Accordance With Section 16.124 Of The Howard County Code And Landscape Manual, Since It Is A Plat To Revise Property Lines Between Two Buildable Properties And Does Not Create Any Additional Lots.
  - A Forest Conservation Declaration Of Intent Has Been Filed With The Submission Of This Plat. This Is Exempt From Providing A Forest Retention Surety Since This Subdivision Plat Does Not Create Any New Additional Building Lots.
  - This Plat Is In Compliance With The Fifth Edition Of The Subdivision And Land Development Regulations And The Planning And Zoning Regulations As Amended Under Council Bill #50-2001.
  - Denotes Wetlands Area.
  - In Accordance With The Howard County Design Manual, Volume One, Section 51.2.B.2, Lot 1 Is Exempt From Providing Stormwater Management Since Lot 1 Contains An Existing House. The Improvements On Lot 2 Do Not Disturb Over 5,000 Sq. Ft. Of Area. Therefore, Lot 2 Is Exempt From The Provisions And Requirements Of Providing Stormwater Management In Accordance With Section 51.2.B.2 Of The Howard County Design Manual, Volume 1. If The Disturbance Exceeds 5,000 Square Feet Then Stormwater Management Will Be Provided At The Plot Plan Stage.
    - Denotes Top Of Stream Bank.
  - Denotes Land Dedicated To Howard County For The Purpose Of A Public Roadway Recorded On Plat No. 3733 That Was Not Acquired By Howard County Maryland. Howard County Relinquishes This Area From Dedication And Does Not Require Howard County Council Resolution To Ratify This Action.
  - Open Space Fee-In-Lieu Is Not Required For This Project Because It Does Not Involve The Creation Of A New Lot.
  - The Existing Pond Falls Entirely Within The Limits Of Lot 1. The Property Is Currently Owned And Maintained By David F. Healey And Marianne M. Healey And Following The Recordation Of This Plat, Lot 1 Will Remain In The Ownership Of David F. Healey And Marianne M. Healey. The Healey's Will Assume All Responsibility For Pond Maintenance And Liability. Prior To The Re-subdivision, Sale Or Transfer Of Lot 1, The Pond Must Be Brought Into Compliance With MD-378 Standards.
  - The Existing Well Located On Lot #1 Is To Remain As An Agricultural Well Only.
  - This Plan Is Subject To WP-03-142. A Waiver To Section 16.120(b)(4)(iii)(b) Was Granted On July 10, 2003. This Waiver Allows A Lot Or Buildable Parcel Of 10 Acres Or Less To Contain Wetlands, Floodplains, Streams And Buffers And Forest Conservation Easements To Be Located On The Lot.

**Minimum Lot Size Chart**

LOT No.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
1	3.250 Ac.*	0.250 Ac.*	3.00 Ac.*
2	17.241 Ac.*	0.216 Ac.*	17.025 Ac.*

**Wetland Tabulation**

Sym.	Bearing And Distance	Sym.	Bearing And Distance	Sym.	Bearing And Distance
WL1	N84°54'54"W 7.73'	WL28	S28°39'20"W 5.43'	WL55	S41°34'47"W 15.20'
WL2	N23°39'48"E 217.54'	WL29	S53°31'48"W 23.67'	WL56	S17°21'21"W 25.43'
WL3	N85°07'00"E 20.61'	WL30	S45°26'20"W 39.70'	WL57	S15°29'40"W 33.87'
WL4	N08°08'42"W 30.68'	WL31	S28°50'23"W 40.55'	WL58	S45°05'51"W 29.43'
WL5	N32°48'11"E 26.75'	WL32	S16°24'05"E 24.52'	WL59	S44°16'01"W 40.33'
WL6	N47°22'21"E 14.45'	WL33	S01°01'56"E 26.59'	WL60	S43°03'53"W 31.48'
WL7	N47°40'04"E 20.52'	WL34	S22°51'58"E 39.04'	WL61	S46°47'51"W 35.55'
WL8	N61°08'04"E 15.92'	WL35	S04°09'46"W 33.66'	WL62	S56°40'35"W 33.87'
WL9	N28°40'12"E 51.04'	WL36	S83°12'28"W 17.98'	WL63	S10°24'41"W 23.84'
WL10	N42°01'29"E 21.33'	WL37	N14°19'28"W 26.92'	WL64	S17°01'16"W 42.60'
WL11	N61°08'02"E 25.07'	WL38	N14°08'26"W 23.73'	WL65	S61°25'10"W 13.19'
WL12	N28°34'20"E 19.00'	WL39	N13°25'11"W 22.61'	WL66	N71°58'51"W 34.03'
WL13	N70°01'54"E 69.72'	WL40	S84°07'48"W 17.99'	WL67	S30°17'24"W 42.15'
WL14	N36°51'03"E 78.91'	WL41	S04°05'07"W 23.08'	WL68	S13°43'28"W 19.83'
WL15	N00°42'40"E 26.92'	WL42	S15°08'15"E 25.78'	WL69	S77°29'51"E 32.82'
WL16	N50°58'54"E 23.61'	WL43	S04°06'30"E 25.81'	WL70	S54°00'15"W 18.91'
WL17	N07°46'47"W 23.74'	WL44	S26°54'48"W 32.79'	WL71	S75°30'34"W 21.89'
WL18	N25°15'52"E 53.10'	WL45	S35°04'21"W 30.18'	WL72	N88°22'41"W 21.39'
WL19	N35°12'07"E 24.00'	WL46	S88°56'19"W 24.17'	WL73	N82°57'40"W 14.89'
WL20	N61°48'02"E 16.73'	WL47	N24°19'04"W 42.62'	WL74	S29°02'41"W 29.17'
WL21	S81°49'33"E 35.65'	WL48	N00°15'55"E 17.72'	WL75	S23°48'03"W 41.93'
WL22	N41°09'31"E 22.35'	WL49	N36°36'31"E 19.91'	WL76	S25°10'22"W 40.15'
WL23	N66°00'58"E 30.29'	WL50	N47°50'59"E 32.19'	WL77	S25°16'05"W 28.06'
WL24	S68°48'59"E 25.31'	WL51	N19°26'58"W 14.71'	WL78	S09°33'44"W 26.92'
WL25	N70°36'50"E 28.78'	WL52	S71°43'26"W 23.82'	WL79	S32°49'13"W 28.64'
WL26	N30°27'22"E 1.26'	WL53	N03°38'21"W 20.55'		
WL27	S71°51'03"E 10.17'	WL54	N51°16'02"W 21.18'		



**Vicinity Map**  
Scale: 1" = 1200'

**PRIVATE 24' USE-IN-COMMON ACCESS EASEMENT**

Sym.	Bearing And Distance	Sym.	Bearing And Distance
①	N10°03'22"E 240.01'	⑫	S16°19'05"W 209.09'
②	N01°12'23"E 316.76'	⑬	S73°40'55"E 24.00'
③	N11°41'38"W 91.91'	⑭	S16°19'05"W 209.09'
④	N20°48'22"E 37.03'	⑮	S19°37'37"W 96.80'
⑤	S54°37'39"W 50.05'	⑯	S31°35'58"W 114.68'
⑥	S31°35'58"W 55.07'	⑰	S54°37'39"W 47.64'
⑦	N63°13'55"W 7.07'	⑱	S20°48'22"W 22.74'
⑧	N32°31'10"E 24.12'	⑲	S11°41'38"E 87.16'
⑨	N63°13'55"W 6.68'	⑳	S01°11'44"W 322.05'
⑩	S31°35'58"W 28.12'	㉑	S10°03'22"W 239.88'
⑪	S19°37'37"W 94.28'	㉒	N84°00'54"W 24.06'

**TOTAL AREA TABULATION**

	TOTAL
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	2
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS TO BE RECORDED	2
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	20.491 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF LOTS TO BE RECORDED	20.491 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	20.491 Ac.*

**OWNER/DEVELOPER**

Mr. David Healey And  
Mrs. Marianne M. Healey  
14098 Monticello Drive  
Cooksville, MD 21723

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS

CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
ELLCOTT CITY, MARYLAND 21042  
(410) 461 - 2895

The Purpose Of This Plat Is: (1) To Relocate The Common Property Line Between 2 Buildable Deeded Parcels Identified On Tax Map 8 As Parcels 145 And 208; (2) Provide Fee Simple Pipestem Frontage Of Tax Parcels 145 And 208 Onto A Public Road (Reps Road) In Lieu Of The Recorded Private Access Easement; (3) Relocate The Private Sewerage Easement For Tax Parcel 208 Within The Fee Simple Boundary Of Lot 1; (4) Relinquish Public Roadway Dedication Area Within Tax Parcel 145 Identified On Plat No. 3733 As A Future Reservation For Reps Road.

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

*Denny Brantley* MD, PLS  
Howard County Health Officer *BB* Date *8-12-03*

APPROVED: Howard County Department Of Planning And Zoning.

Chief, Development Engineering Division \_\_\_\_\_ Date \_\_\_\_\_

Director \_\_\_\_\_ Date \_\_\_\_\_

**OWNER'S CERTIFICATE**

David F. Healey And Marianne M. Healey, Owners Of The Property Shown And Described Hereon, Herby 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, Herby 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 \_\_\_\_\_ Day Of January, 2003.

David F. Healey \_\_\_\_\_ Witness \_\_\_\_\_

Marianne M. Healey \_\_\_\_\_ Witness \_\_\_\_\_

**SURVEYOR'S CERTIFICATE**

I Herby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of 1) All The Lands Conveyed By Mary L. Schlepner, Widow To David F. Healey And Marianne Healey, His Wife, By Deed Dated October 12, 1985 And Recorded Among The Aforesaid Land Records In Liber No. 1404 At Folio 149; 2) All Of The Lands Conveyed By Wilson Lee Green And Kathleen D. Green To David F. Healey And Marianne Healey By Deed Dated July 20, 1999 And Recorded Among The Aforesaid Land Records In Liber No. 4915 At Folio 307; And 3) All Of The Lands Conveyed By Wilson Lee Green And Kathleen Debra Green, His Wife To David F. Healey And Marianne M. Healey, His Wife, By Deed Dated November 30, 2001 And Recorded Among The Aforesaid Land Records In Liber No. 5973 At Folio 342 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 On This Plat In Accordance With The Annotated Code Of Maryland, As Amended, And Monumentations In Accordance With The Howard County Subdivision Regulations.

*Mark L. Robel*  
Mark L. Robel, Property Line Surveyor No. 339 Date *7/31/03*

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

**The Healey Property**  
**Lots 1 and 2**

(A Resubdivision Of Non-Buildable Parcel 'A', Wilson Lee Green Subdivision (Plat No. 13951) And A Subdivision Of A Deeded Tax Parcel 208 Recorded In Liber 1404, Folio 149; Deeded Tax Parcel 348 Recorded In Liber 5973, Folio 342 And Part Of Deeded Tax Parcel 145 Recorded In Liber 538, Folio 397)

Zoned: RC-DEO

Tax Map: 8 Parcels: 145, 208, Grid: 18  
Tax Map: 8 P/O Parcel: 348 Grid: 24  
Fourth Election District: Howard County, Maryland  
Scale: As Shown  
Date: July 31, 2003

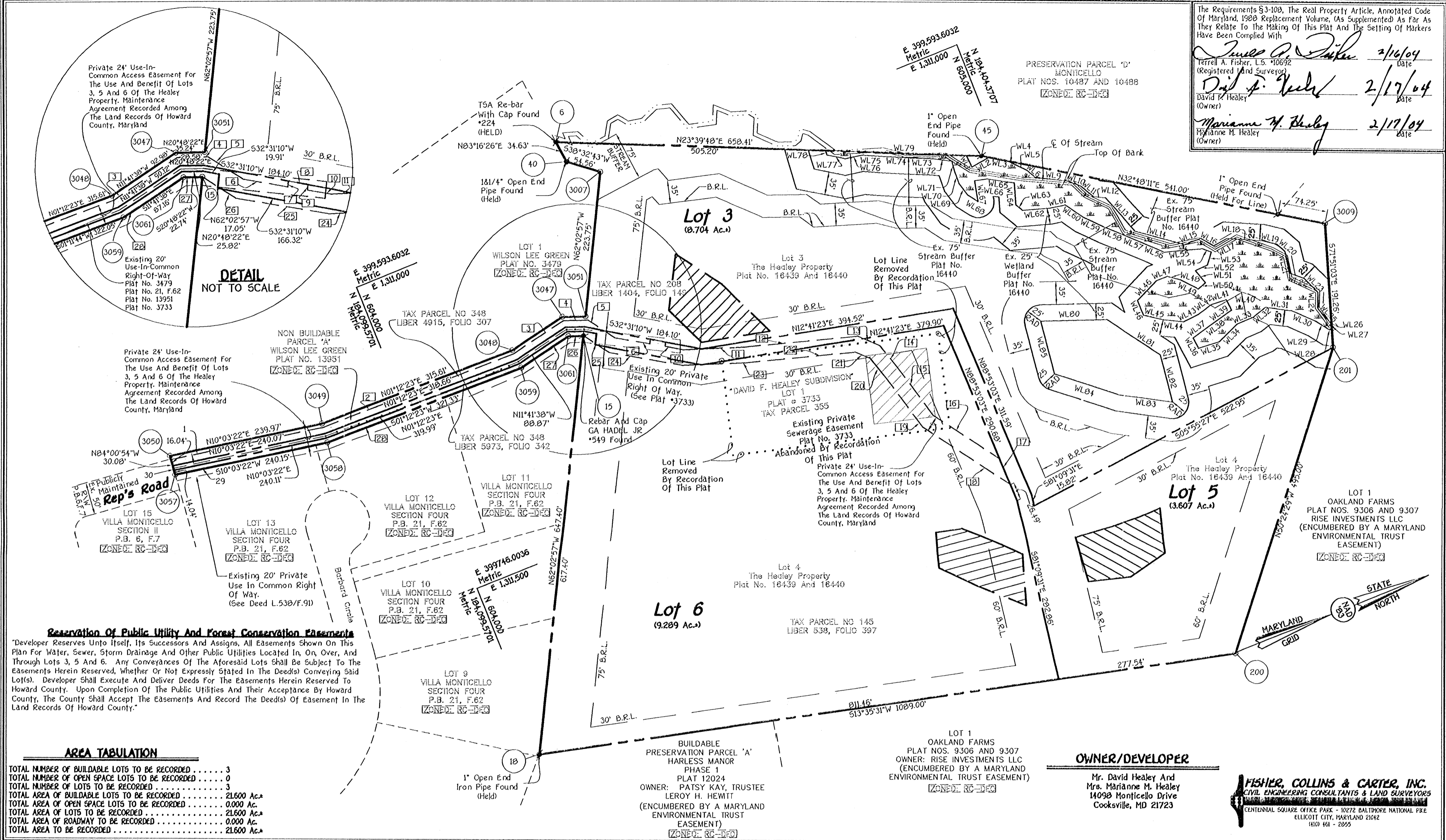
Sheet 1 of 2  
F-03-185

The Requirements S3-108, 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

*Terrell A. Fisher* 2/16/04  
 Terrell A. Fisher, L.S. #10692  
 (Registered Professional Land Surveyor)  
 Date

*David F. Healey* 2/17/04  
 David F. Healey  
 (Owner)  
 Date

*Marianne M. Healey* 2/17/04  
 Marianne M. Healey  
 (Owner)  
 Date



**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 Lots 3, 5 And 6. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Lots. 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 Deeds Of Easement In The Land Records Of Howard County."

**AREA TABULATION**

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	3
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS TO BE RECORDED	3
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	21.600 Ac.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.
TOTAL AREA OF LOTS TO BE RECORDED	21.600 Ac.
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	21.600 Ac.

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**

David F. Healey And Marianne M. Healey, Owners Of The Property Shown And Described Hereon, Herby 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, Herby 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 17th Day Of February, 2004.

*David F. Healey* \_\_\_\_\_ *Marianne M. Healey* \_\_\_\_\_  
 David F. Healey \_\_\_\_\_ Marianne M. Healey \_\_\_\_\_  
 Witness \_\_\_\_\_

**SURVEYOR'S CERTIFICATE**

I Herby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of 1) All The Lands Conveyed By Mary L. Schieupner, Widow To David F. Healey And Marianne Healey, His Wife, By Deed Dated October 12, 1985 And Recorded Among The Aforesaid Land Records In Liber No. 1404 At Folio 149; 2) All Of The Lands Conveyed By Wilson Lee Green And Kathleen D. Green To David F. Healey And Marianne Healey By Deed Dated July 20, 1999 And Recorded Among The Aforesaid Land Records In Liber No. 4915 At Folio 307; And 3) All Of The Lands Conveyed By Wilson Lee Green And Kathleen Debra Green, His Wife To David F. Healey And Marianne M. Healey, His Wife, By Deed Dated November 30, 2001 And Recorded Among The Aforesaid Land Records In Liber No. 5973 At Folio 342 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 Subdivision Regulations Of Maryland, As Amended, And Monumentation Is In Accordance With The Subdivision Regulations.

*Terrell A. Fisher* \_\_\_\_\_  
 Terrell A. Fisher, Professional Land Surveyor No. 10692  
 Date 2/16/04

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

**Revision Plat**  
**The Healey Property**  
**Lot 3**  
 (A Revision To Lot 3 - "Healey Property" - Plat Nos. 16439 And 16440)  
**Lots 5 And 6**  
 (A Resubdivision To Lot 1 - "David F. Healey Subdivision" - Plat No. 3733 And To Lot 4 - "Healey Property" - Plat Nos. 16439 And 16440)

Zoned RC-DEO  
 Tax Map: 0 Grid: 10 Parcels: 145, 208, 355  
 Tax Map: 0 Grid: 24 P/O Parcel: 348  
 Fourth Election District Howard County, Maryland  
 Scale: As Shown  
 Date: February 6, 2004  
 Sheet 2 of 2  
 F-04

**FISHER, COLLINS & CARTER, INC.**  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALDWIN NATIONAL PkE  
 ELLICOTT CITY, MARYLAND 21042  
 (410) 461 - 2955

U.S. Equivalent Coordinate Table			Metric Coordinate Table		
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200	605051.989	1312027.849	200	184420.215	399906.888
201	605367.461	1311646.401	201	184516.371	399790.623
3007	604415.981	1310975.688	3007	184226.360	399586.189
3009	605427.038	1311464.653	3009	184534.530	399735.226
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3048	604187.112	1311179.666	3048	184156.600	399648.362
3049	603871.568	131173.021	3049	184060.422	399646.336
3050	603635.286	131131.120	3050	183988.403	399633.565
3051	604311.105	131173.340	3051	184194.393	399646.433
3057	603632.151	131161.032	3057	183987.447	399642.682
3058	603868.616	1311202.966	3058	184059.523	399655.464
3059	604189.872	1311209.731	3059	184157.442	399657.526
3061	604275.676	131191.971	3061	184183.594	399652.112

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

*Terrill A. Fisher* 2/16/04  
TERRILL A. FISHER, L.S. 10692  
(Registered Land Surveyor)  
Date

*David F. Healey* 2/17/04  
David F. Healey  
(Owner)  
Date

*Marianne M. Healey* 2/17/04  
Marianne M. Healey  
(Owner)  
Date

**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 Lots 3, 5 And 6. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds 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 Deeds Of Easement In The Land Records Of Howard County.

- General Notes:**
1. [Symbol] 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 Variances For Encroachments Into The Private Sewerage Easement. Recordation Of A Modified Easement Shall Not Be Necessary.
  2. The Lots Shown Hereon Comply With The Minimum Ownership Width And Lot Area As Required By The Maryland State Department Of The Environment.
  3. Subject Property Zoned RC-DEO Per 10/18/93 Comprehensive Zoning Plan.  
Coordinates Based On Nad '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations 0818 And No. 0874.  
Sta. 0818 N 183899.1870 meters E 398437.1158 (meters)  
Sta. 0874 N 184628.5686 (meters) E 398700.8556 (meters)
  4. This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About January, 2002, By Fisher, Collins And Carter, Inc.
  5. B.R.L. Denotes Building Restriction Line.
  6. \* Denotes Iron Pin With Cap Set "F.C.C. 105".
  7. - Denotes Iron Pipe Or Iron Bar Found.
  8. - Denotes Angular Change In Bearing Of Boundary Or Right-Of-Way.
  9. o Denotes Concrete Monument With Cap Set "F.C.C. 106".
  10. = Denotes Concrete Monument Or Stone Found.
  11. For Flag Or Pipestem Lots; Refuse Collection, Snow Removal And Road Maintenance To Be Provided At The Junction Of The Flag Or Pipestem And Rep's Road Right-Of-Way Line And Not Onto The Flag Or Pipestem Lot Driveway.
  12. Driveway(s) Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwelling To Insure Safe Access For Fire And Emergency Vehicles Per The Following Minimum Requirements:  
a) Width - 12 Feet (4 Feet Serving More Than One Residence);  
b) Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (18 1/2" Minimum);  
c) Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;  
d) Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (82.5-Loading);  
e) Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface;  
f) Structure Clearances - Minimum 12 Feet;  
g) Maintenance - Sufficient To Ensure All Weather Use.
  13. All Areas Are More Or Less(a).
  14. Distances Shown Are Based On Surface Measurement And Not Reduced To Nad '83 Grid Measurement.
  15. 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.
  16. Wetlands Shown Are Based On A Site Evaluation By Eco-Science Professionals During February 15, 2002.
  17. Previous Department Of Planning And Zoning File Numbers F-77-71, F-99-189, F-03-58, F-03-185 And F-04-76.
  18. No Cemeteries Exist On Site Based On A Site Inspection And On An Examination Of The Howard County Cemetery Inventory Map.
  19. The Existing Dwelling On Lot 3 Healey Property Is Non-conforming With Respect To The Building Restriction Lines As Set Forth Under Section 108.D Of The Zoning Regulations. There Is An Existing Dwelling/Structure(s) Located On Lot 3 Which Is To Remain. No New Buildings, Extensions Or Additions To The Existing Dwelling(s) Or Accessory Structures Are To Be Constructed At A Distance Less Than The Zoning Regulations Require.
  20. This Project Is Exempt From Perimeter Landscaping In Accordance With Section 16.124 Of The Howard County Code And Landscape Manual, Since It Is A Plat To Revise Property Lines Between Two Buildable Properties And Does Not Create Any Additional Lots.
  21. This Plan Is Exempt From Forest Conservation With Section 16.1202(b)(1)(iv) Of The Howard County Code And Forest Conservation Manual Since It Is A Resubdivision That Does Not Create Any Additional Lots.
  22. This Plat Is In Compliance With The Fifth Edition Of The Subdivision And Land Development Regulations And The Planning And Zoning Regulations As Amended Under Council Bill #50-2001.
  23. \* Denotes Wetlands Area.
  24. In Accordance With The Howard County Design Manual, Volume One, Section 512.B.2, Lots 3 And 6 Are Exempt From Providing Stormwater Management Since Both Lots 3 And 6 Each Contain An Existing House. The Improvements On Lot 5 Do Not Disturb Over 5,000 Sq. Ft. Of Area. Therefore, Lot 5 Is Exempt From The Provisions And Requirements Of Providing Stormwater Management In Accordance With Section 512.B.2 Of The Howard County Design Manual, Volume 1. If The Disturbance Exceeds 5,000 Square Feet Then Stormwater Management Will Be Provided At The Plat Plan Stage.
  25. --- Denotes Top Of Stream Bank. (Stream Buffer Are Measured From Top Of Stream Bank)
  26. Open Space Fee-In-Lieu Is Not Required For This Project Because It Does Not Involve The Creation Of A New Lot.
  27. The Existing Pond Falls Entirely Within The Limits Of Lot 3. The Property Is Currently Owned And Maintained By David F. Healey And Marianne M. Healey And Following The Recordation Of This Plat, Lot 3 Will Remain In The Ownership Of David F. Healey And Marianne M. Healey. The Healey's Will Assume All Responsibility For Pond Maintenance And Liability. Prior To The Sale Or Transfer Of Lot 3, The Pond Must Be Brought Into Compliance With MD-378 Standards.
  28. The Existing Well Located On Lot 3 Is To Remain As An Agricultural Well Only.
  29. This Plan Is Subject To WP-03-142. A Waiver To Section 16.120(b)(4)(ii)(b) Was Granted On July 10, 2003. This Waiver Allows A Lot Or Buildable Parcel Of 10 Acres Or Less To Contain Wetlands, Floodplains, Streams And Buffers And Forest Conservation Easements To Be Located On The Lot.
  30. No 100 Year Flood Plain Exists On Lots 3, 5 And 6.
  31. Existing Dwelling On Lot 6 To Remain. No New Buildings, Extensions Or Additions To The Existing Dwelling(s) Or Accessory Structures Are To Be Constructed At A Distance Less Than The Zoning Regulations Require.

**Minimum Lot Size Chart**

LOT No.	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
3	8.704 Ac.*	0.250 Ac.*	8.454 Ac.*
5	3.607 Ac.*	0.590 Ac.*	3.017 Ac.*
6	9.289 Ac.*	0.216 Ac.*	9.073 Ac.*

**Wetland Tabulation**

Sym.	Bearing And Distance	Sym.	Bearing And Distance	Sym.	Bearing And Distance
WL1	N84°54'54"W 7.73'	WL28	S28°39'20"W 5.43'	WL55	S41°34'47"W 15.20'
WL2	N23°39'48"E 217.54'	WL29	S53°31'48"W 23.67'	WL56	S17°21'21"W 25.43'
WL3	N85°07'00"E 20.61'	WL30	S45°26'20"W 39.70'	WL57	S15°29'40"W 33.87'
WL4	N08°08'42"W 30.68'	WL31	S28°50'23"W 40.55'	WL58	S45°05'51"W 29.43'
WL5	N32°48'11"E 26.75'	WL32	S16°24'05"E 24.52'	WL59	S44°16'01"W 49.33'
WL6	N47°22'21"E 14.45'	WL33	S01°01'56"E 26.59'	WL60	S43°03'53"W 31.48'
WL7	N47°40'04"E 20.52'	WL34	S22°51'58"E 39.04'	WL61	S46°47'51"W 35.55'
WL8	N61°08'04"E 15.92'	WL35	S04°09'46"W 33.66'	WL62	S56°40'35"W 33.87'
WL9	N28°40'12"E 51.04'	WL36	S83°12'28"W 17.98'	WL63	S10°24'41"W 23.84'
WL10	N42°01'29"E 21.33'	WL37	N14°19'28"W 26.92'	WL64	S17°01'16"W 42.60'
WL11	N61°08'02"E 25.07'	WL38	N14°08'26"W 23.73'	WL65	S61°25'10"W 13.19'
WL12	N28°34'20"E 19.00'	WL39	N13°25'11"W 22.61'	WL66	N71°58'51"W 34.03'
WL13	N70°01'54"E 69.72'	WL40	S84°07'48"W 17.99'	WL67	S30°17'24"W 42.15'
WL14	N36°51'03"E 78.91'	WL41	S04°05'07"W 23.08'	WL68	S13°43'28"W 19.83'
WL15	N00°42'40"E 26.92'	WL42	S15°08'15"E 25.78'	WL69	S77°29'51"E 32.82'
WL16	N50°58'54"E 23.61'	WL43	S04°06'30"E 25.81'	WL70	S54°00'15"W 18.91'
WL17	N07°46'47"W 23.74'	WL44	S26°54'48"W 32.79'	WL71	S75°30'34"W 21.85'
WL18	N25°15'52"E 53.10'	WL45	S35°04'21"W 30.18'	WL72	N88°22'41"W 21.39'
WL19	N35°12'07"E 24.00'	WL46	S88°56'19"W 24.17'	WL73	N82°57'40"W 14.89'
WL20	N61°48'02"E 16.73'	WL47	N24°19'04"W 42.62'	WL74	S29°02'41"W 29.17'
WL21	S81°49'33"E 35.65'	WL48	N00°15'55"E 17.72'	WL75	S23°48'03"W 41.93'
WL22	N41°09'31"E 22.35'	WL49	N36°36'31"E 19.91'	WL76	S25°10'22"W 40.15'
WL23	N66°00'58"E 30.29'	WL50	N47°50'59"E 32.19'	WL77	S25°16'05"W 28.06'
WL24	S68°48'59"E 25.31'	WL51	N19°26'58"W 14.71'	WL78	S09°33'44"W 26.92'
WL25	N70°36'50"E 28.78'	WL52	S71°43'26"W 23.82'	WL79	S32°49'13"W 28.64'
WL26	N30°27'22"E 1.26'	WL53	N03°38'21"W 20.55'		
WL27	S71°51'03"E 10.17'	WL54	N51°16'02"W 21.18'		

**TOTAL AREA TABULATION**

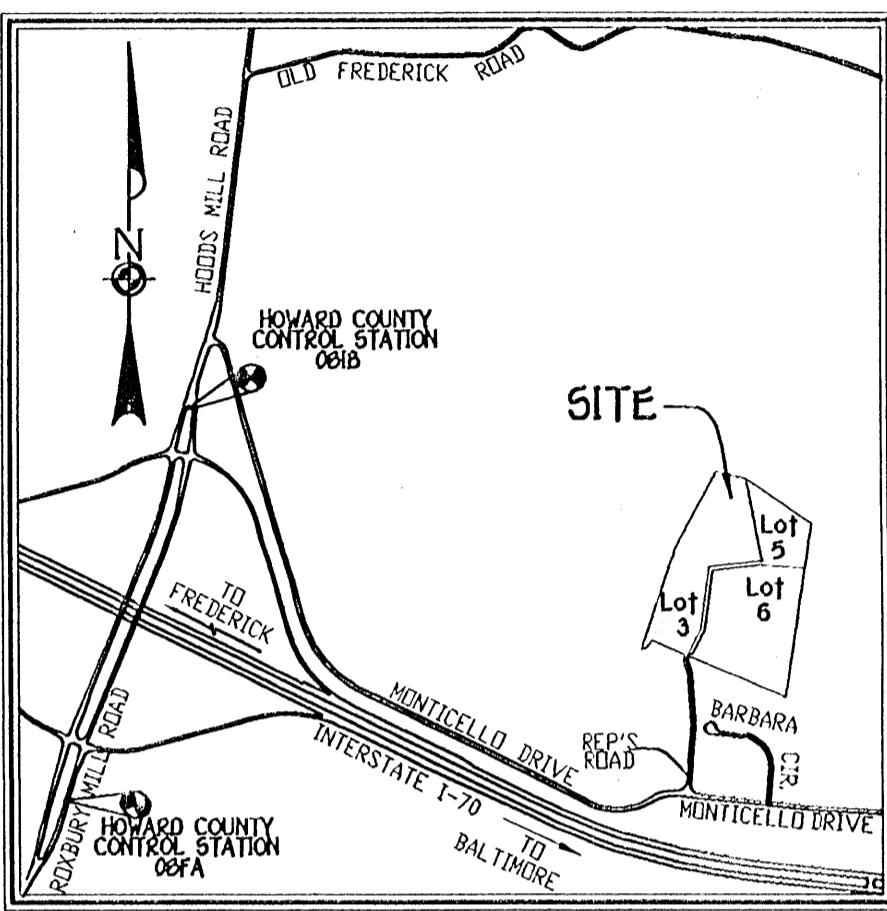
	TOTAL
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	3
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS TO BE RECORDED	3
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	21.600 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF LOTS TO BE RECORDED	21.600 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.*
TOTAL AREA TO BE RECORDED	21.600 Ac.*

**OWNER/DEVELOPER**  
Mr. David Healey And  
Mrs. Marianne M. Healey  
14098 Monticello Drive  
Cooksville, MD 21723

**PRIVATE 24' USE-IN-COMMON ACCESS EASEMENT**

Sym.	Bearing And Distance	Sym.	Bearing And Distance
11	N10°03'22"E 240.01'	16	S54°52'55"W 121.89'
12	N01°12'23"E 316.76'	17	N88°53'03"E 42.92'
13	N11°41'38"W 91.91'	18	S54°52'55"W 161.58'
14	N20°48'22"E 37.03'	19	S74°20'35"W 99.59'
15	S54°37'39"W 50.05'	20	S72°35'53"W 32.74'
16	S31°35'58"W 55.07'	21	N44°52'46"E 24.99'
17	N63°13'55"W 7.07'	22	S16°19'05"W 170.72'
18	N32°31'10"E 24.12'	23	S19°37'37"W 97.49'
19	N63°13'55"W 6.68'	24	S31°35'58"W 114.68'
20	S31°35'58"W 28.12'	25	S54°37'39"W 47.64'
21	S19°37'37"W 94.28'	26	S20°48'22"W 22.74'
22	S16°19'05"W 176.14'	27	S11°41'38"E 87.16'
23	N44°52'46"E 37.02'	28	S01°11'44"W 322.05'
24	S72°35'53"W 39.02'	29	S10°03'22"W 239.88'
25	S74°20'35"W 95.84'	30	N84°00'54"W 24.06'

**Vicinity Map**  
Scale : 1" = 1,200'



**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTENNIAL SQUARE OFFICE PARK - 1872 BALTIMORE NATIONAL PIKE  
ELICOTT CITY, MARYLAND 21042  
(410) 461 - 2855

The Purpose Of This Revision Plat Is (1) To Relocate The Common Lot Line Between Buildable Lot 1 "David F. Healey Subdivision" - Plat No. 3733 And Buildable Lot 4, "The Healey Property" - Plat Nos. 16439 And 16440 To Create Buildable Lots 5 And 6; (2) Include Lot 3, "The Healey Property" - Plat Nos. 16439 And 16440 For The Sole Purpose Of Joining In The Use In Common Maintenance Agreement.

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**  
David F. Healey And Marianne M. Healey, 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 17th Day Of February, 2004.

*David F. Healey* \_\_\_\_\_  
David F. Healey  
*Marianne M. Healey* \_\_\_\_\_  
Marianne M. Healey

*Mark L. Rohlf* \_\_\_\_\_  
Witness  
*Mark L. Rohlf* \_\_\_\_\_  
Witness

**SURVEYOR'S CERTIFICATE**  
I Herby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of 1) All The Lands Conveyed By Mary L. Schlepner, Widow To David F. Healey And Marianne Healey, His Wife, By Deed Dated October 12, 1985 And Recorded Among The Aforesaid Land Records In Liber No. 1404 At Folio 149; 2) All Of The Lands Conveyed By Wilson Lee Green And Kathleen D. Green To David F. Healey And Marianne Healey By Deed Dated July 20, 1999 And Recorded Among The Aforesaid Land Records In Liber No. 4915 At Folio 307; And 3) All Of The Lands Conveyed By Wilson Lee Green And Kathleen Debra Green, His Wife To David F. Healey And Marianne M. Healey, His Wife, By Deed Dated November 30, 2001 And Recorded Among The Aforesaid Land Records In Liber No. 5973 At Folio 342 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.

*Terrill A. Fisher* \_\_\_\_\_  
TERRILL A. FISHER  
No. 10692  
LAND SURVEYOR  
2/16/04  
Date

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

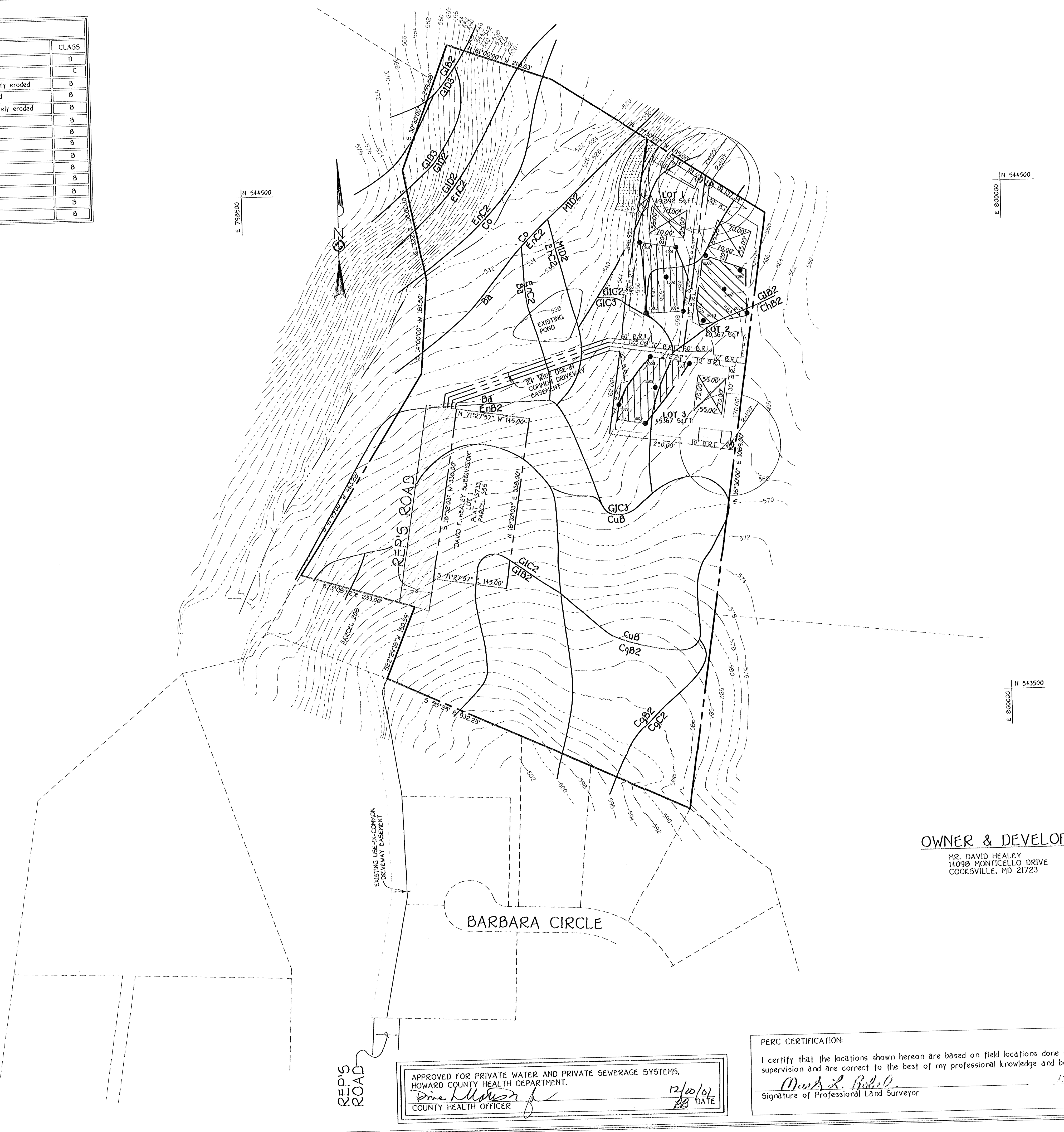
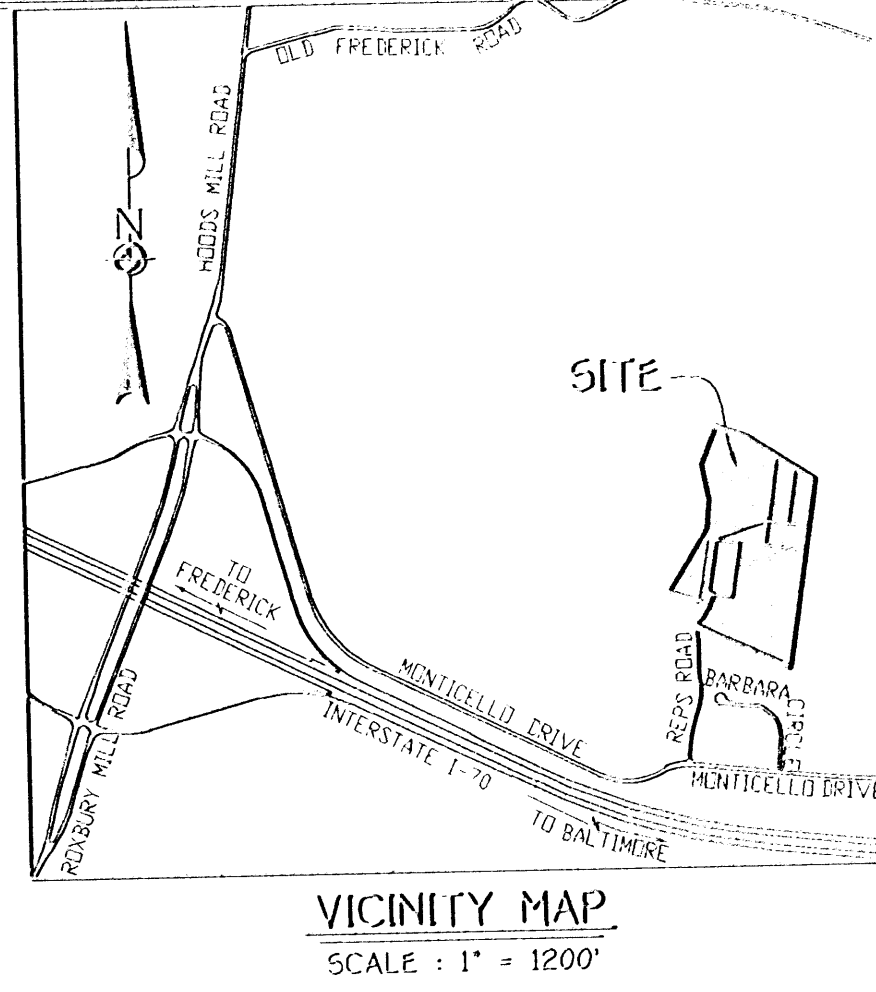
**Revision Plat**  
**The Healey Property**  
**Lot 3**  
(A Revision To Lot 3 - "Healey Property" - Plat Nos. 16439 And 16440)  
**Lots 5 And 6**  
(A Resubdivision To Lot 1 - "David F. Healey Subdivision" - Plat No. 3733 And To Lot 4 - "Healey Property" - Plat Nos. 16439 And 16440)

Zoned: RC-DEO  
Tax Map: 8 Grid: 18 Parcels: 145, 208, 355  
Tax Map: 8 Grid: 24 P/o Parcel: 348  
Fourth Election District: Howard County, Maryland  
Scale: As Shown  
Date: February 6, 2004  
Sheet 1 of 2  
F-04

SOIL	NAME	CLASS
Ba	Bald silt loam	D
Co	Codorus silt loam	C
CgB2	Chester gravelly silt loam, 3 to 8 percent slopes, moderately eroded	B
ChB2	Chester silt loam, 3 to 8 percent slopes, moderately eroded	B
CgC2	Chester gravelly silt loam, 8 to 15 percent slopes, moderately eroded	B
CuB	Corus silt loam, local aluminum, 3 to 8 percent slopes	B
ErB2	Elkboro loam, 3 to 8 percent slopes, moderately eroded	B
ErC2	Elkboro loam, 8 to 15 percent slopes, moderately eroded	B
GIB2	Glenely loam, 3 to 8 percent slopes, moderately eroded	B
GIC2	Glenely loam, 8 to 15 percent slopes, moderately eroded	B
GIC3	Glenely loam, 8 to 15 percent slopes, severely eroded	B
GID2	Glenely loam, 15 to 25 percent slopes, moderately eroded	B
GIJ1	Glenely loam, 15 to 25 percent slopes, severely eroded	B
MID2	Minor loam, 15 to 25 percent slopes, moderately eroded	B

NOTES:  
 \* Hydric soils and/or contains hydric inclusions  
 \*\* May contain hydric inclusions  
 † Generally only within 100-year floodplain areas

- LEGEND**
- EXISTING 2' CONTOURS
  - EXISTING 10' CONTOURS
  - EXISTING TREE LINE
  - SOIL LINES AND TYPES
  - DENOTES PROPOSED WELL
  - DENOTES FAILED PERC
  - DENOTES PASSED PERC
  - DENOTES PROPOSED PERC
  - DENOTES PROPOSED HOUSE
  - DENOTES 15% - 24.9% SLOPES
  - DENOTES 25% AND GREATER SLOPE
  - DENOTES 1500 SQ.FT. ALTERNATE WELL SITE



- 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 SEWERAGE 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 VARIANCES FOR ENCROACHMENT INTO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED SEWERAGE EASEMENT SHALL NOT BE NECESSARY.
  - THE LOT SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
  - EXISTING WELLS AND/OR SEWERAGE EASEMENTS WITHIN 100 FEET OF THE PROPERTY HAVE BEEN SHOWN FROM THE BEST AVAILABLE INFORMATION.
  - ALL SHOWN HOUSE SITES COMPLY WITH MINIMUM BUILDING RESTRICTION REGULATIONS.
  - ALL WELLS SHALL BE DRILLED PRIOR TO FINAL PLAT RECORDATION. IT IS THE DEVELOPER'S RESPONSIBILITY TO SCHEDULE THE WELL DRILLING PRIOR TO FINAL PLAT SUBMISSION. IT WILL NOT BE CONSIDERED "GOVERNMENT DELAY" IF THE WELL DRILLING HOLDS-UP THE HEALTH DEPARTMENT SIGNATURE OF THE RECORD PLAT.
  - IF THE WELL SUCCESS RATE IS ACCOMPLISHED AT VARIOUS LOCATIONS WITHIN THE SITE, THE DEVELOPER SHALL HAVE THE OPTION TO REQUEST RELIEF FROM DRILLING THE REMAINING WELLS PRIOR TO PLAT RECORDATION.
  - TOPOGRAPHY SHOWN IS FROM HOWARD COUNTY GIS TOPOGRAPHY AT 5' CONTOUR INTERVAL INTERPOLATED FOR 2' CONTOUR INTERVAL.
  - BOUNDARY OUTLINE BASED ON A FIELD SURVEY PREPARED BY FISHER, COLLINS & CARTER.

**OWNER & DEVELOPER:**  
 MR. DAVID HEALEY  
 14098 MONTICELLO DRIVE  
 COOKSVILLE, MD 21723



FISHER, COLLINS & CARTER, INC.  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 10000 GREEN TREE PARK - SUITE 300 BALTIMORE, MARYLAND 21286  
 TEL: 410-528-1200 FAX: 410-528-1201

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,  
 HOWARD COUNTY HEALTH DEPARTMENT.  
*David M. Healey*  
 COUNTY HEALTH OFFICER  
 12/20/01  
 DATE

PERC CERTIFICATION:  
 I certify that the locations shown hereon are based on field locations done under my direct supervision and are correct to the best of my professional knowledge and belief.  
*Mark L. Rogel*  
 Signature of Professional Land Surveyor  
 12/20/01  
 Date

**PERCOLATION CERTIFICATION PLAN  
 HEALEY PROPERTY**

This plan was approved by the Health Department but rejected by Planning and Zoning

PARCEL: 115  
 HOWARD COUNTY, MARYLAND  
 DATE: OCTOBER 19, 2001  
 REVISED: DECEMBER 6, 2001