

02-225069

PUB. SEWER STATUS VERIFIED BY _____

ISSUE DATE: _____

APPROVAL DATE: _____

PERMIT INDEXED

P _____

A 36427-W

ON-SITE SEWAGE DISPOSAL SYSTEM HOWARD COUNTY HEALTH DEPARTMENT BUREAU OF ENVIRONMENTAL HEALTH

_____ IS PERMITTED TO INSTALL ALTER

ADDRESS: _____ PHONE NUMBER: _____

SUBDIVISION: _____ LOT NUMBER: _____

ADDRESS: 10140 Route 99 PROPERTY OWNER: Rodney Miller

SEPTIC TANK CAPACITY (GALLONS): _____

PUMP CHAMBER CAPACITY (GALLONS): _____

NUMBER OF BEDROOMS: _____

SQUARE FEET PER BEDROOM: _____

LINEAR FEET OF TRENCH REQUIRED: _____

TRENCHES:	Trench to be _____ feet wide. Inlet _____ feet below original grade. Bottom maximum depth _____ feet below original grade. Effective area begins at _____ feet below original grade. _____ feet of stone below distribution pipe.
LOCATION:	
PURPOSE:	Public Sewer, according to Mr. Miller no septic system has ever been installed

PLANS APPROVED: _____ DATE: _____

- NOTE: PERMIT VOID AFTER 2 YEARS
- NOTE: CONTRACTOR RESPONSIBLE FOR SCHEDULING A PRE-CONSTRUCTION INSPECTION FOR ALL INSTALLATIONS
- NOTE: WATERTIGHT SEPTIC TANKS REQUIRED
- NOTE: ALL PARTS OF SEPTIC SYSTEM SHALL BE 100 FEET FROM ANY WATER WELL
- NOTE: MANHOLE RISERS REQUIRED ON ALL SEPTIC TANKS AND PUMP CHAMBERS

**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**

A36427-W

C1 00496 SEQUENCE NO. (OEP USE ONLY)
 (THIS NUMBER IS TO BE PUNCHED IN COLUMNS ON ALL CARDS)

STATE OF MARYLAND
 WELL COMPLETION REPORT
 FILL IN THIS FORM COMPLETELY PLEASE PRINT OR TYPE

THIS REPORT MUST BE SUBMITTED WITHIN 45 DAYS AFTER WELL IS COMPLETED.
 COUNTY NUMBER A-36427-W

DATE Received [] DATE WELL COMPLETED 08/17/86 INDEXED 22 100 26 (TO NEAREST FOOT)
 PERMIT NO. FROM "PERMIT TO DRILL WELL" H0-81-1438

OWNER LAWSON ROSS last name first name TOWN ELLICOTT CITY
 STREET OR RFD RT 99 SECTION PARCEL 517 LOT

WELL LOG
 Not required for driven wells

STATE THE KIND OF FORMATIONS PENETRATED, THEIR COLOR, DEPTH, THICKNESS AND IF WATER BEARING.

DESCRIPTION (Use additional sheets if needed)	FEET		Check if water bearing
	FROM	TO	
OVERBURDEN	0	3	
BRN SHALE	3	40	
SANDSTONE + GRAY ROCK	40	100 X	

GROUTING RECORD
 WELL HAS BEEN GROUTED (Circle Appropriate Box) YES (Y) NO (N)
 TYPE OF GROUTING MATERIAL CEMENT (CM) BENTONITE CLAY (BC)
 NO. OF BAGS 13 NO. OF POUNDS 1300
 GALLONS OF WATER 78
 DEPTH OF GROUT SEAL (to nearest foot) from 0 ft. to 40 ft.

CASING RECORD
 casing types insert appropriate code below
 (S) STEEL (C) CONCRETE (P) PLASTIC (O) OTHER
 MAIN CASING TYPE (S) Nominal diameter (6) Total depth (40) of main casing (nearest foot)

OTHER CASING (if used) diameter inch depth (feet) from to

SCREEN RECORD
 screen type or open hole insert appropriate code below
 (S) STEEL (BR) BRASS (HO) OPEN HOLE (PL) PLASTIC (OT) OTHER

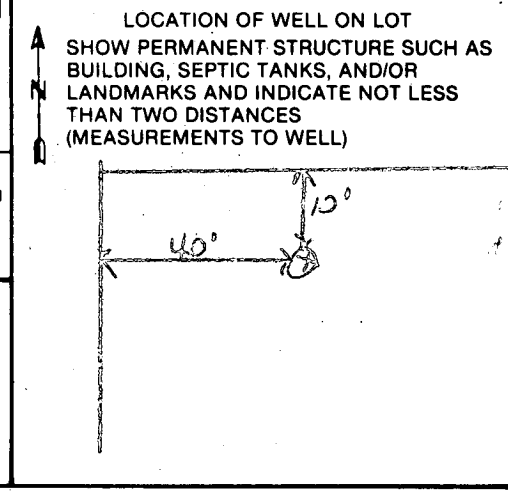
DEPTH (nearest ft.)
 EACH SCREEN 1 40 2 100
 SLOT SIZE 1 2 3
 DIAMETER OF SCREEN (NEAREST INCH) from to

GRAVEL PACK IF WELL DRILLED WAS FLOWING WELL INSERT F IN BOX 68

OEP USE ONLY (NOT TO BE FILLED IN BY DRILLER)
 T (E.R.O.S.) WQ
 TELESCOPE CASING LOG INDICATOR OTHER DATA

PUMPING TEST
 HOURS PUMPED (nearest hour) 3
 PUMPING RATE (gal. per min. to nearest gal.) 1428
 METHOD USED TO MEASURE PUMPING RATE SUBMERSIBLE
 WATER LEVEL (distance from land surface) BEFORE PUMPING 7 WHEN PUMPING 25' 5"
 TYPE OF PUMP USED (for test) (A) air (P) piston (T) turbine (C) centrifugal (R) rotary (O) other (describe below) (J) jet (S) submersible

PUMP INSTALLED
 DRILLER WILL INSTALL PUMP YES (NO)
 IF DRILLER INSTALLS PUMP, THIS SECTION MUST BE COMPLETED FOR ALL WELLS EXCEPT HOME USE
 TYPE OF PUMP INSTALLED PLACE (A,C,J,P,R,S,T,O) IN BOX - SEE ABOVE:
 CAPACITY: GALLONS PER MINUTE (to nearest gallon) PUMP HORSE POWER PUMP COLUMN LENGTH (nearest ft.) CASING HEIGHT (circle appropriate box and enter casing height) (+) above () below LAND SURFACE (nearest foot)



CIRCLE APPROPRIATE LETTER
 A A WELL WAS ABANDONED AND SEALED WHEN THIS WELL WAS COMPLETED
 E ELECTRIC LOG OBTAINED
 P TEST WELL CONVERTED TO PRODUCTION WELL

I HEREBY CERTIFY THAT THIS WELL HAS BEEN CONSTRUCTED IN ACCORDANCE WITH COMAR 10.17.13 "WELL CONSTRUCTION" AND IN CONFORMANCE WITH ALL CONDITIONS STATED IN THE ABOVE CAPTIONED PERMIT, AND THAT THE INFORMATION PRESENTED HEREIN IS ACCURATE AND COMPLETE TO THE BEST OF MY KNOWLEDGE.

DRILLERS IDENT. NO. 120
 DRILLERS SIGNATURE (MUST MATCH SIGNATURE ON APPLICATION)
 SITE SUPERVISOR (sign. of driller or journeyman responsible for sitework if different from permittee)

11/10/93
Seen 1:40 P.M. CBB
Done m

ON PUBLIC SEWER ???

(Logged)

11/10/93
Final
CBB

HOWARD COUNTY HEALTH DEPARTMENT
Bureau of Environmental Health
3525-H Ellicott Mills Drive
Ellicott City, MD 21043
461-9933

APPLICATION FOR PITLESS ADAPTER, WELL PUMP AND PRESSURE TANK INSTALLATION

New Installation
Replacement

Receipt # -0-
Date 11-8-93

Name of Installer Manno P+H Inc.

Telephone 747-5615

License Number M-3095

Certified Well Pump Installer Well Driller Registered Plumber

Name of Property Owner Wm + Carol Porter

Telephone 750-2098

Subdivision LAWSON PROPERTY Lot # 1

Well Tag # HO-81-1438 ✓

Site Address 10140 OLD FREDERICK RD

Pump

- Type
 - Deep well jet ~~_____~~
 - Shallow well jet _____
 - Submersible
- Make BOULDS
- Model # TRH03412
- Capacity 7 GPM
- Pump exceeds well capacity Yes No
- If Yes, is low pressure cutoff switch installed? Yes No
- What methods are used to protect the pump and electrical wiring from vibrations? Torque arrestors YES Cable guards YES Other Rope

Motor

- Horsepower 1/3
- RPM _____
- Voltage _____
 - 110 _____
 - 220

Pitless Adapter

- Make BRASS (Campbell)
- Model # B-10X
- Depth 42"

Tank

- Capacity 11X203
- Pressure relief valve? YES

Piping

- Type PLASTIC
- Size 1"
- NSF and/or BOCA Code approved YES
- Depth of supply line 80

Well data

- Depth 10 ft.
- Yield 15 GPM
- Static water level 21 ft.
- Will water supply be disinfected by installer? OWNER

I understand that it is my responsibility to notify the Howard County Health Department when the installation is ready for inspection (otherwise this permit is null and void).

All information given above is true to the best of my knowledge.

Signature of Applicant: Joseph P Manno

Date: 11-8-93

[Card CBB 11/10/93]

Note: A sticker indicating approval/status of the installation will be placed on the well casing at the time of the inspection.

HD-215

(1) No dents seen in casing
(2) Public sewer serves property CBB
(3) No dents seen in casing of inspector's water well

Howard County Department of Planning and Zoning

WAIVER PETITION APPLICATION

Date Submitted/Accepted _____

DPZ File Number _____

I. Site Description

Subdivision Name/Property Identification: 1/2 acre as set forth on Exhibit A, also known as 10140 Old Frederick Road

Location of property: Off of Old Frederick Road

(Existing Use)

(Proposed Use)

17

517

2nd

(Tax Map)

(Parcel Number)

(Election District)

R-20

1/2 acre

(Zoning District)

(Total Area)

Provide a brief site history including reference to all previously submitted or currently active plans on file with the County (subdivision plans, Board of Appeals petitions, waiver petitions, etc.)

See attached.

II. Waiver Request

In accordance with Section 16.104 of the Howard County Subdivision and Land Development Regulations, the Department of Planning and Zoning, in conjunction with the Subdivision Review Committee, may grant waivers of modifications to the minimum requirements stipulated within the Regulations.

In the area below, the petitioner should enumerate the specific numerical section(s) from which a waiver is being requested and provide a brief summary of the regulation. Attach a separate sheet if additional information is appropriate.

See attached.

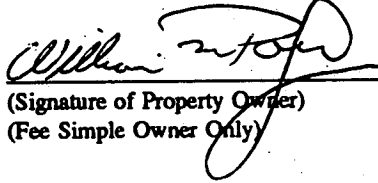
CP 16851 10/10/30

- 4. Location, extent, boundary lines and area of any proposed lots.
- 5. Any existing or proposed building(s), structures, points of access, driveways, topography, natural features and other objects and/or uses on subject property which may be relevant to the petition; i.e. historic structures, cemeteries or environmentally sensitive areas.
- 6. Delineation of building setback lines.
- 7. Delineation of all existing public road and/or proposed street systems.
- 8. Identification and location of all easements.
- 9. Approximate delineation of floodplain or wetland areas, if applicable.
- 10. Road profile to evaluate sight distance, if the application includes a request for direct access to a major collector or more restrictive roadway classification.
- 11. Any additional information to allow proper evaluation (e.g. for waivers to wetland buffers an alternative analysis and mitigation proposal are needed; for waivers to SDP requirements where there is no subdivision of land, an APFO Roads Test evaluation may be needed).

V. All checks shall be made payable to the *Director of Finance*. The petition will not be accepted for processing until the fee has been paid. Incomplete or incorrect information will result in the rejection of the application and could cause additional time to be required to revise the petition for resubmittal and re-review.

VI. *Owner's/Petitioner's Certification*

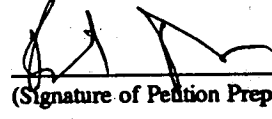
I/WE the undersigned fee simple owner(s) hereby make application to the Howard County Department of Planning and Zoning to relax the minimum requirements of the Howard County Subdivision and land Development Regulations. The undersigned hereby certifies the information supplied herewith is correct and complete, confirms that the regulations and policies as referred to in the attached are understood, and authorizes periodic on-site inspections by the Howard County Subdivision Review Committee agencies. If the applicant is the owner's/developer's agent, written documentation from owner/developer granting that authority is required.



 (Signature of Property Owner)
 (Fee Simple Owner Only)

4/20/94

 (Date)



 (Signature of Petition Preparer)

4/20/94

 (Date)

William Porter

 (Name of Property Owner)

Richard B. Talkin

 (Name of Petition Preparer, Surveyor/Engineer or Agent/Developer)

3839 Paul Mill Road

 (Address)

9175 Guilford Road, Suite 301

 (Address)

Ellicott City, Maryland 21043

 (City, State, Zip Code)

Columbia, Maryland 21046

 (City, State, Zip Code)

410 750-2898

 (Telephone)

410 730-7733

 (Telephone)

APR 20 1994 38

This property was conveyed by virtue of a deed recorded among the Land Records of Howard County in Liber 456, Folio 209 from Irvin Yowell, et al. dated July 6, 1966 to Ross H. Lawson, et al. Subsequent thereto, by a deed dated October 13, 1993 and recorded among the Land Records in Liber 3023, Folio 28, said property was conveyed by Ross H. Lawson, et al. to William Porter, et al.

In 1987 a subdivision plat was recorded among the Land Records of Howard County as Plat No. 7147. Said Subdivision Plat, executed by the then Director of the Howard County Department of Planning and Zoning, showed the subject site as previously having been conveyed by the deed recorded in Liber 456, and as being a parcel separate from the balance of the Yowell property shown on that subdivision plat. Subsequent thereto, in 1993, a building permit was issued to Applicant by Howard County after approval by the Department of Planning and Zoning. A copy of said building permit is attached hereto.

On November 19, 1993 the Department of Planning and Zoning issued a letter to the Applicant herein, a copy of which is attached hereto, concerning the subject property and requiring the Petitioner to stop work on the house construction previously commenced pursuant to the building permit.

On March 7, 1994, the Applicant's attorney, Richard B. Talkin, wrote to the Department of Planning and Zoning setting forth the position of the Applicant concerning the status of the property. A copy of that letter is enclosed herewith.

The Applicant, pursuant to the building permit, commenced construction of a house on the subject property and construction has now been stopped, exposing the construction site to the elements and the ravages of time and weather. It is essential for the Applicant to complete construction or all that has been done to date will be lost.

In addition, the Applicant has suffered great cost and expense in purchasing the property, paying settlement costs, taxes, etc. and otherwise.

While the Applicant believes that the lot is a legal lot and that he is entitled to proceed with construction, without prejudice to such claims, the Applicant is filling this Waiver Petition in order to facilitate the matters related to this property.

This Waiver Petition is requesting the Department of Planning and Zoning to grant a waiver to the subdivision process in its entirety as it relates to this property, including, but not limited to, any requirement that the property fronts on a public road and other formalities of a subdivision plat. It should be noted that

44-38-55, 44-38-39

the subject property is a recorded residue of the aforesaid property subdivided by Yowell on Plat 7147, and it is served by a right-of-way that has been in continual use.

The granting of this Waiver would do substantial justice and serve the public interest, in that the aforesaid matters show that the property appeared on a subdivision plat recorded among the Land Records and the Applicant obtained a building permit approved by the Department of Planning and Zoning.

The waiver, if granted, will avoid the practical difficulties that could occur by virtue of requiring that various elements of subdivision approval and strict compliance with the subdivision regulations.

Based on the information contained and referred to herein, extraordinary hardship has occurred and will continue to occur if the Waiver Petition is not granted. The Applicant will not be able to proceed with his construction and irreparable damage will occur.

Furthermore, the criteria set forth in Section 16.104(b) of the Howard County Code will be met by the granting of this Waiver since it is desirable, it would not nullify the intent and purpose of the regulation and it could be noted on a final plat showing the property.

Petitioner also requests a waiver of the Waiver Petition Fee.

02:01 PM 12/29/10
-2015851 UN10: 20
RECEIVED
PLANNING & ZONING
DEPARTMENT
HOWARD COUNTY
MAY 11 2011

EXHIBIT "A"

BEGINNING FOR THE SAME at an iron pipe found in a fence corner at the end of the Second or North 79 3/4 degrees West 111.5 feet line of that parcel of land which is deed dated September 10, 1953 and recorded among the Land Records of Howard County, Maryland in Liber M.W.B. No. 250, folio 297, was granted and conveyed by Irvin J. Yowell and Bessie Mildred Yowell, his wife, and running thence binding reversely along said Second line as now surveyed and along said fence line South 55 degrees 15 minutes 10 seconds East 111.39 feet to an iron pipe found in a fence corner on the northwesternmost right of way line of an existing 16.00 feet wide road, thence binding along said northwesternmost line of said road and along a fence line South 33 degrees 49 minutes 08 seconds West 194.77 feet, thence leaving said road and said road and said fence and running for a new line of division as now drawn North 27 degrees 41 minutes 54 seconds west 182.73 feet to a point in a fence line, thence binding along said fence line North 58 degrees 02 minutes 22 seconds East 120.00 feet to the point of beginning. Containing 0.500 acres of land, more or less.

TOGETHER WITH the right to the use in common with others having a light turn to a 16 foot wide right of way for ingress and egress to and from the above described parcel of land to the Old Frederick Road (Maryland Route No. 99).

88/11/51 11:10:38

11/10/51
11:10:38

2/11/94

RICHARD B. TALKIN, P.A.

ATTORNEYS AT LAW
SUITE 301
QUARRY PARK PLACE
9175 GUILFORD ROAD
COLUMBIA, MARYLAND 21046

(410) 730-7733 (COLUMBIA)
(410) 792-8111 (BALTIMORE)
(301) 953-3033 (WASHINGTON)
(410) 792-4694 (FAX)

March 7, 1994

Mr. Joseph Rutter, Director
Department of Planning and Zoning
3430 Courthouse Drive
George Howard Building
Ellicott City, Maryland 21043

Re: William Porter, 10140 Old Frederick Road
Ellicott City, Maryland 21043

Dear Mr. Rutter:

As you know, I represent Mr. and Mrs. William Porter with regard to the above property, sometimes known as the Lawson property, which was referred to in your November 19, 1993 letter.

In your letter, you indicated a willingness to resolve the matter and reinstate your approval of the permit upon receipt of documentation substantiating the legal subdivision of the property.

Since that time, we have referred you to the plat recorded among the Land Records of Howard County, Maryland as Plat No. 7147. That plat, which was signed by the then Director of the Office of Planning and Zoning, Thomas Harris, on April 10, 1987, adopted the subdivision of the Yowell Property, Lots 1 and 2, as shown on that plat, leaving as a residue thereof the subject property now belonging to Mr. Porter. I believe that you are aware of a number of instances in Howard County where subdivision plats have been recorded for portions of properties leaving a residue. Therefore, the concept of the subject property as a residue is consistent with prior actions of the Department of Planning and Zoning, but, notwithstanding that, the property has been approved in this instance by the recordation of the aforesaid plat.

We have further referred you to the original building permit form, wherein the Office of Planning and Zoning approved the issuance of the building permit by the signature of Tim Borum on

83:01M TS 528.12
MAR 10 1994

Mr. Joseph Rutter, Director
Department of Planning and Zoning
March 7, 1994
Page 2.

October 25, 1993. I have further referred you to Section 4-110 of the Real Property Article of the Annotated Code of Maryland, which I likewise think is applicable in this matter.

Therefore, by virtue of the recorded plat, and also by virtue of the passage of time, our clients are entitled to proceed with the full development of the lot which they purchased in 1993. Furthermore, by virtue of the execution of that plat by the Office of Planning and Zoning and by the approval of the building permit application, the Department of Planning and Zoning is estopped from denying the validity of the lot in question.

Notwithstanding the foregoing, the Department of Planning and Zoning is not authorized to in any way interfere with a building permit once it has been issued. As you are aware, building permits are under the authority of the Department of Inspections, Licenses and Permits of Howard County and only that Department can issue the building permit and only that department can "revoke" or "suspend" that building permit. Therefore, once a permit has been issued by the Department of Inspections, Licenses and Permits, it is beyond the purview of the Department of Planning and Zoning to in any way interfere with pursuit of the matters under that permit. Since neither conditions for suspension or revocation apply in this instance, any interference with permit should terminate.

In addition, the applicable building code provides that a "stop work" order can only be issued when any building or structure is being prosecuted contrary to provisions of the code or in an unsafe and dangerous manner. Since neither of those conditions precedent to a stop work order exist, the stop work order should be lifted at this time. Furthermore, a stop work order, being temporary in nature, will no longer apply since the aforesaid conditions precedent to the issuance of the stop work order do not apply.

However, without prejudice, to the extent that any of the actions of the Department of Planning and Zoning or other agencies of Howard County may have been validly pursued pursuant to statutory authority, this letter will indicate that (1) the conditions alleged either are not applicable or have been satisfactorily explained, and (2) to the extent that it is necessary, that the stop work order be lifted and that you approve the permit. Otherwise, we need a definitive ruling so that this matter can be appealed.

Very truly yours,

RICHARD B. TALKIN, P.A.

Richard B. Talkin 1/27/94

By: Richard B. Talkin

RBT/tls



DEPARTMENT OF PLANNING & ZONING

Joseph W. Rutter, Jr., Director

November 19, 1993

William Porter
3829 Paul Mill Rd.
Ellicott City, MD 21043

Dear Mr. Porter:

RE: Lawson Property

I am writing in reference to building permit number 51132 involving the property described as Parcel 517 of the Lawson property. This building permit was approved by the Department of Planning and Zoning on October 25, 1993 and issued by the Department of Inspections, Licenses and Permits on November 1, 1993. The approval of the permit by the Department was based upon the submittal of a plot plan which was titled site plan, Lawson Property and which contained a surveyors stamp for C. Brooke Miller. A review of this plot plan indicated that it corresponded with parcel 517 shown on block 7 of tax map 17.

After the approval and issuance of this permit, I was contacted by Councilman Charles Feaga who in responding to an inquiry from a constituent questioned how this lot was approved for subdivision and how a building permit could be approved given this property's topography, drainage and access. After a site visit conducted by Councilman Feaga and myself, I initiated a review of the deeds for the property to ascertain how parcel 517 had been created and if it had gone through the subdivision process. Although this Department is not in the position to issue a definitive legal opinion in this matter, our review has caused us to have serious concerns as to whether this property has ever been a legally subdivided and hence buildable lot.

While we recognize that placing a stop-work order on this property has caused a substantial hardship, we felt this action was both necessary and preferable to allowing the completion of a dwelling on a property which may have a cloud over the title. We look forward to the resolution of this matter and will immediately reinstate our approval of the permit upon receipt of documentation substantiating the legal subdivision of this property. Should you have any questions concerning this matter please do not hesitate to contact me.

Sincerely,

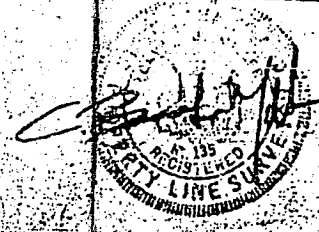
Joseph W. Rutter, Jr., Director

JWR/WFO:jh

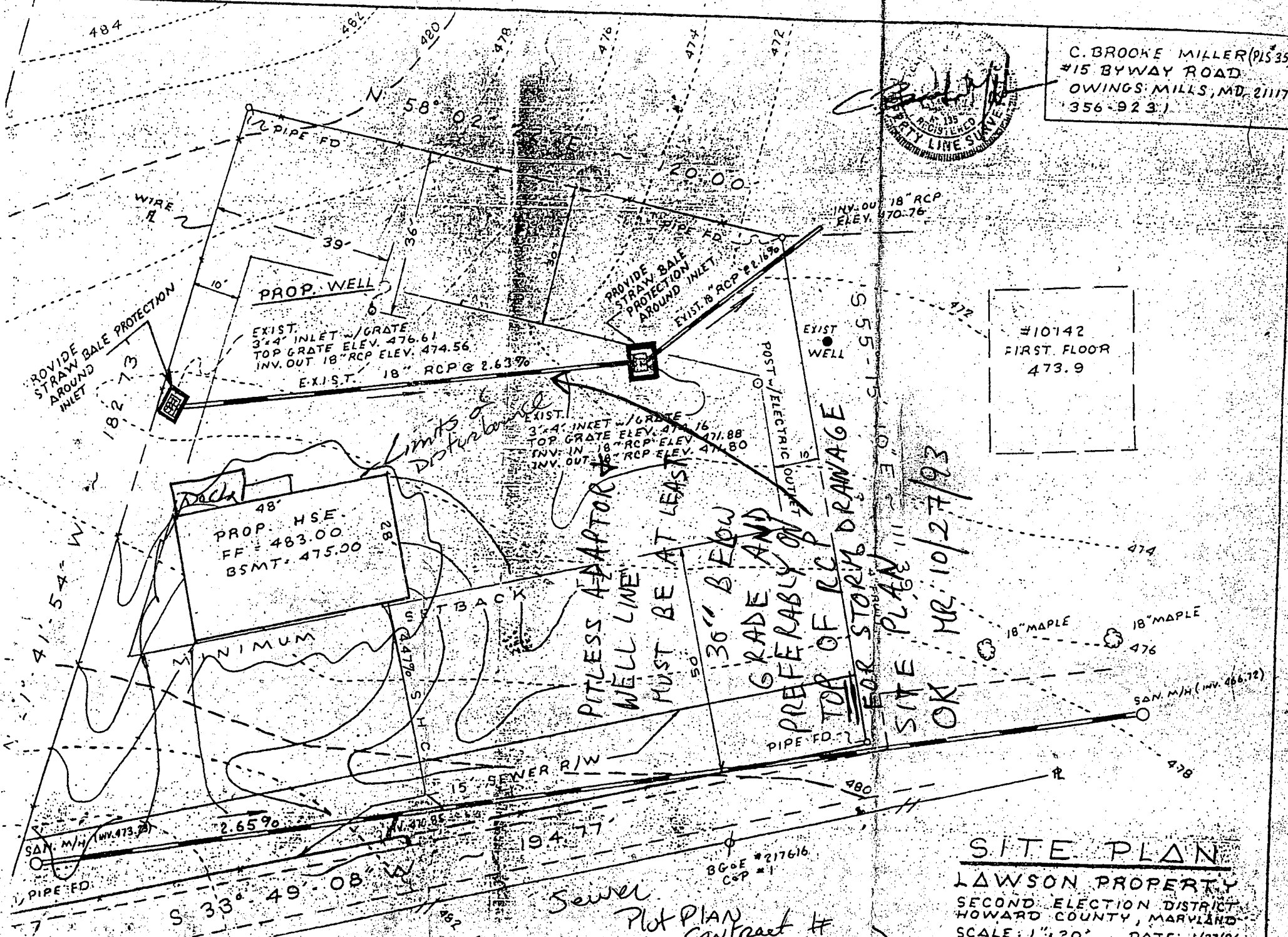
cc: Charles I. Ecker, County Executive
Charles Feaga, Councilman
David Hammerman, Director, Director, Department of Inspections License & Permits
William O'Brien, Chief, Division of Comprehensive Planning and Zoning Administration

NOV 23 1993 10:30

10140 RT 99



C. BROOKE MILLER (PLS 35)
#15 BYWAY ROAD
OWINGS MILLS, MD. 21117
'356-9231



#10142
FIRST FLOOR
473.9

PROP. H.S.E.
FF = 483.00
BSMT = 475.00

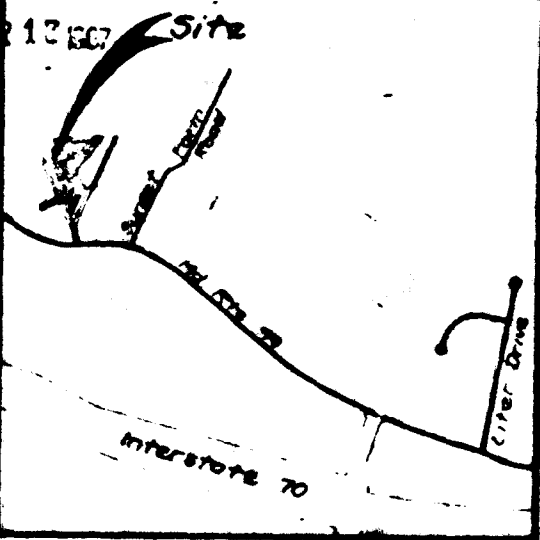
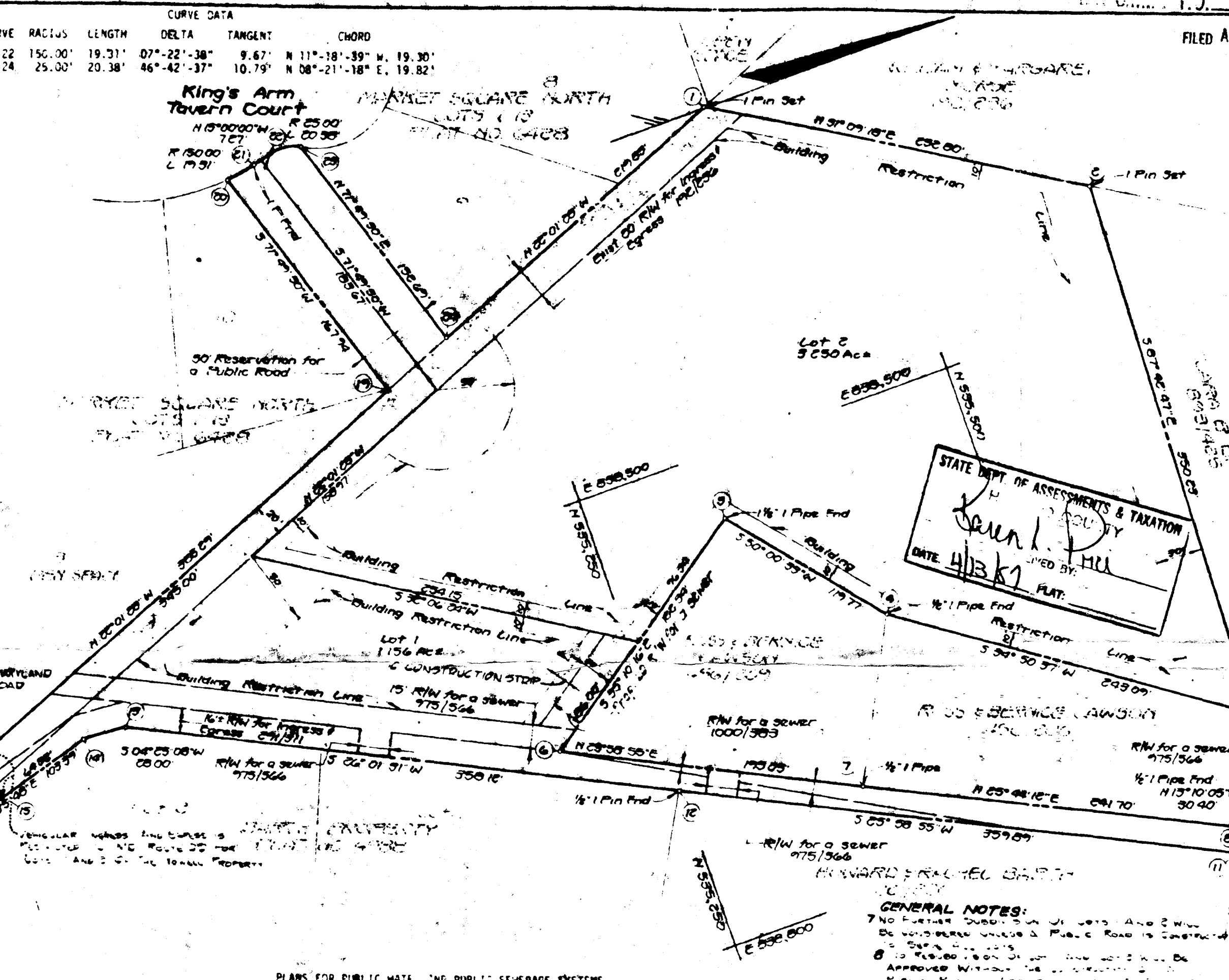
SITE PLAN
LAWSON PROPERTY
SECOND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SCALE: 1" = 20' DATE: 1/27/96

Sewer Plot Plan Contract #
2739-5-8

SITE PLAN
OK MR: 10/27/93

FILED APR 12 1987

PT.	NORTH	EAST	CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD
1	935408.52	838292.12	21-22	150.00'	19.31'	07°-22'-38"	9.67'	N 11°-18'-39" W, 19.30'
2	535624.85	838422.90	23-24	25.00'	20.38'	46°-42'-37"	10.79'	N 08°-21'-18" E, 19.82'
3	535610.88	838772.86						
4	535411.37	838633.97						
5	535334.40	838542.21						
6	535186.35	838647.24						
7	535360.69	838732.69						
8	535578.41	838837.64						
9	535608.02	838844.57						
10	535607.35	838861.30						
11	535572.77	838853.21						
12	535249.25	838695.55						
13	534927.45	838538.42						
14	534899.53	838536.26						
15	534837.70	838554.69						
16	534800.45	838565.79						
17	534801.00	838537.84						
18	534838.43	838522.73						
19	535158.26	838393.35						
20	535105.87	838233.79						
21	535124.80	838230.01						
22	535137.47	838226.61						
23	535157.08	838229.49						
24	535204.71	838234.56						



- Vicinity Map**
Scale 1"=1200'
- GENERAL NOTES:**
- SUBJECT PROPERTY ZONED R-20 PER COMPREHENSIVE ZONING PLAN DATED 8/2/85.
 - THE COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM AND DERIVED FROM THE FOLLOWING BOWARD COUNTY CONTROL STATIONS:
3240001 N 527406.798
E 835762.590
3440001 N 534735.481
E 836286.294
 - CONC. MON. SET - DENOTES CONCRETE MONUMENT SET.
 - I. PIN SET - DENOTES IRON PIN CAPPED "FCC 10692" SET.
 - FOR FLAG OR PIPE STEN LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE TO BE PROVIDED AT THE JUNCTION OF FLAG OR PIPE STEN AND THE ROAD R/W AND NOT ONTO THE FLAG OR PIPE STEN DRIVEWAY.
 - EXISTING STRUCTURE ON LOT 2 1/4" I Pin End

LAND DEDICATED TO THE STATE OF MARYLAND FOR THE PURPOSE OF A PUBLIC ROAD Area 1.099 or 0.025 Acs

Area Tabulation

Total number of lots to be recorded	2
Total area of lots to be recorded	4.406 Acs
Total area of roadway to be recorded	0.025 Acs
Total area to be recorded	4.431 Acs

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY DEPARTMENT OF HEALTH AND MENTAL HYGIENE, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

GENERAL NOTES:

- No further subdivision of Lots 1 and 2 will be considered unless a Public Road is constructed to the lots.
- To the extent of the above, the lots shall be approved without the usual subdivision requirements.

Owner & Developer
Irvin J. Yowell, Et Al
46 C.L. Yowell
10150 Old Frederick Road
Ellicott City, Maryland 21043

Fisher, Collins & Carter, Inc.
Civil Engineers & Land Surveyors
8580 Court Avenue
Ellicott City, Maryland 21043
Tele (301) 461-0555

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.
James G. Jones 4-9-87
HOWARD COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.
Thomas L. Annis 4-10-87
DIRECTOR

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

DIRECTOR

OWNER'S CERTIFICATE:

WE, IRVIN J. YOWELL AND BESSIE MILDRED ALGER, (FORMERLY KNOWN OF RECORD AS BESSIE MILDRED YOWELL), 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 OFFICE 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 BASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE 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 STRUCTURES OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID BASEMENTS AND RIGHTS-OF-WAY.

WITNESS OUR HANDS THIS 10th DAY OF JUNE, 1986.
Irvin J. Yowell
IRVIN J. YOWELL

Bessie Mildred Alger
BESSIE MILDRED ALGER

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 GEORGE W. HARBIN AND ANDREW J. HARBIN, BOTH UNMARRIED, TO IRVIN J. YOWELL AND BESSIE MILDRED YOWELL, HIS WIFE, BY DEED DATED DECEMBER 1, 1945 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND LIBER 187 AT FOLIO 378, AND ALL THAT LAND CONVEYED BY 99/70 PROPERTY CORPORATION TO IRVIN J. YOWELL AND BESSIE MILDRED ALGER BY DEED DATED APRIL, 1985 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1005, FOLIO 134, AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS AND THE SUBDIVISION BY HOWARD COUNTY AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

Ronald B. Carter
RONALD B. CARTER, REG. L.S. NO. 1988
6-12-1986
DATE

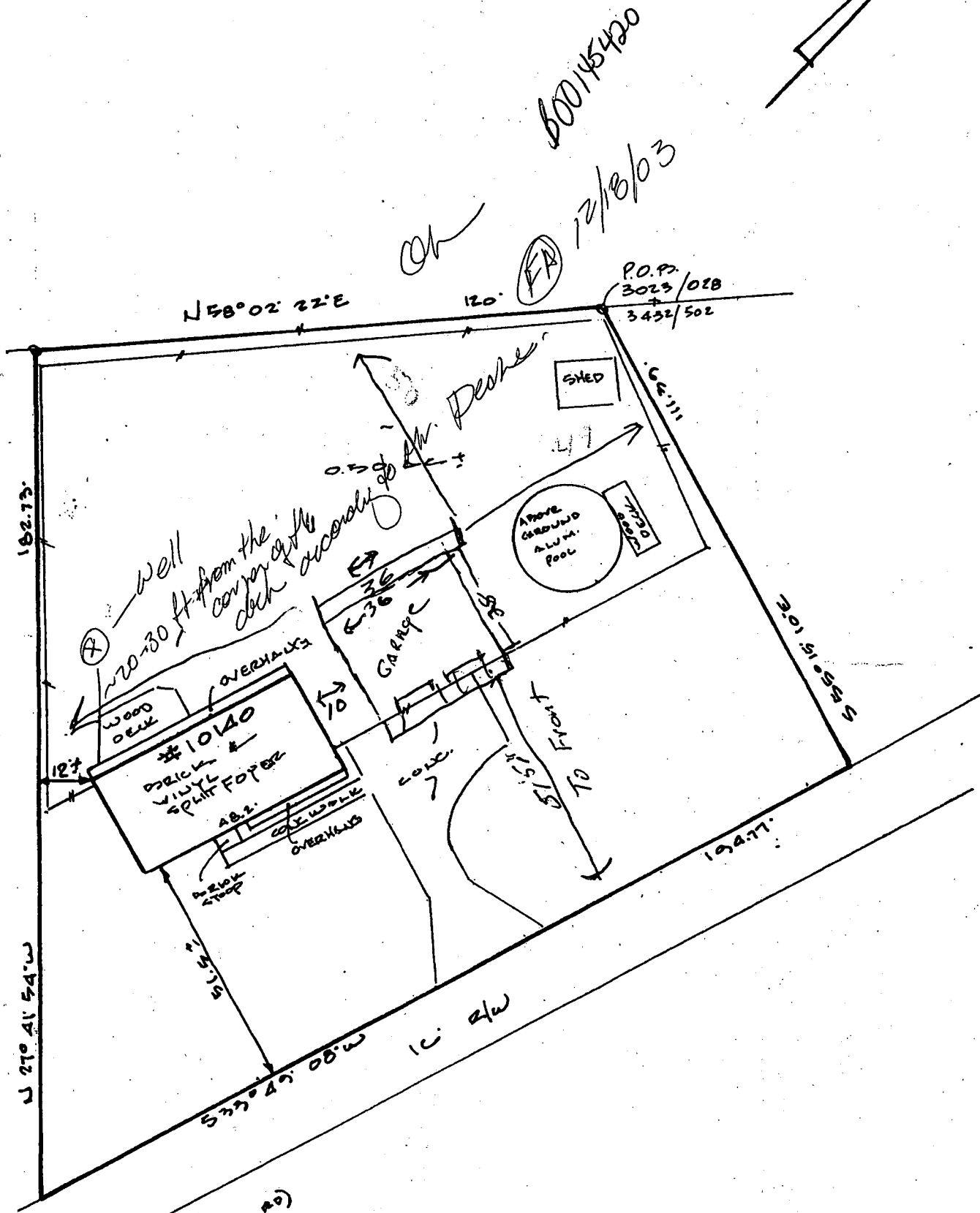
Yowell Property
Lots 1 & 2
Zoning R-20
Parcel 16
Tax Map 17
Second Election District
Howard County, Maryland
Scale 1"=50' June 10, 1986

E-01 24

301153 1110:08

ELECTION DISTRICT
HOWARD COUNTY, MD
410-686-7039

PROPERTY LINES OR CORNERS.



TO ROUTE 97
(OLD FEDERAL RD)

LOCATION DRAWING