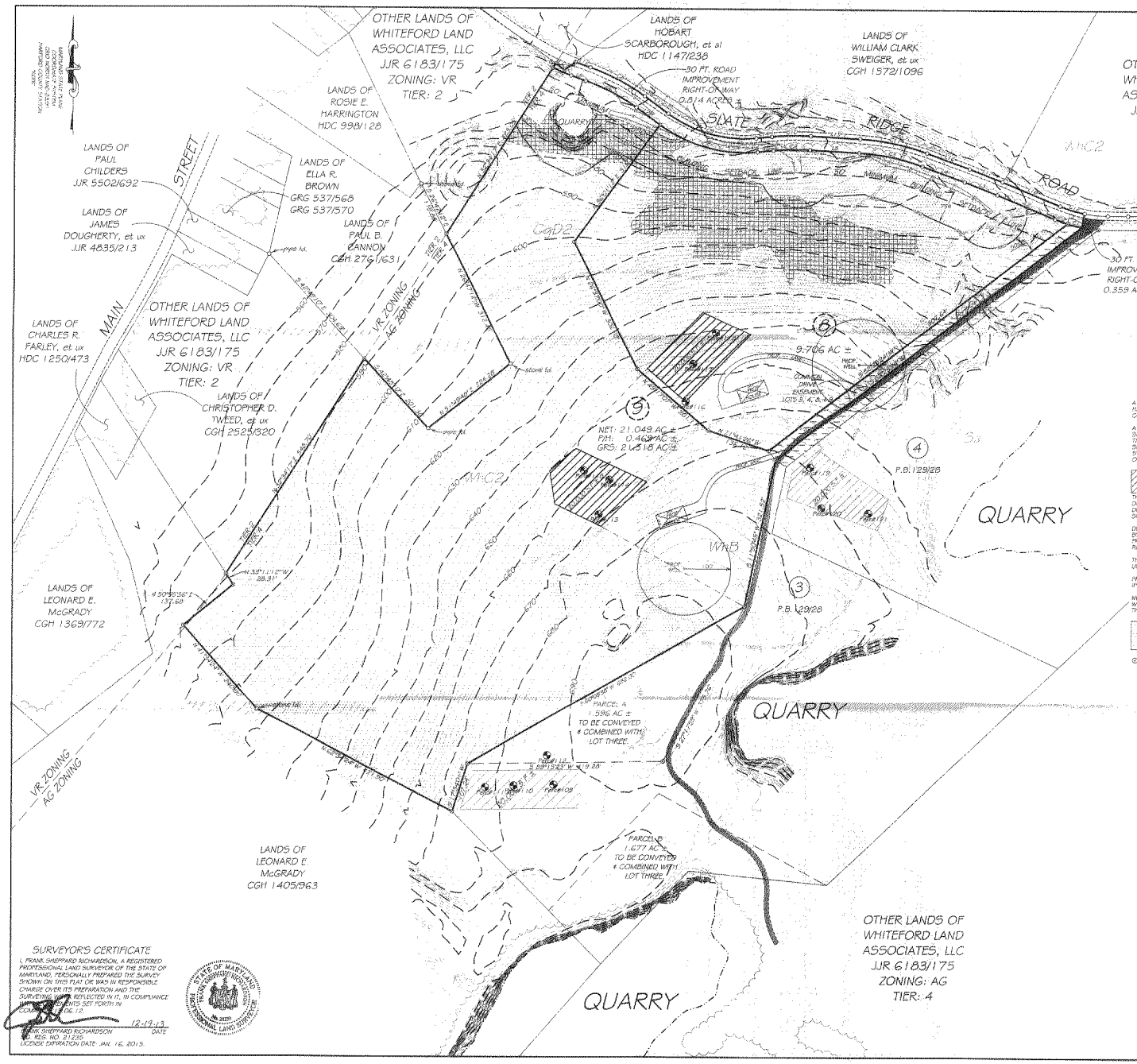

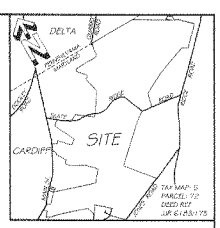

VICINITY MAP
SCALE: 1" = 2000'

LINE	BEARING	DISTANCE
L1	N 12°50'18" W	20.60'
L2	N 67°49'20" W	34.90'
L3	N 58°49'53" W	73.08'
L4	N 69°47'09" W	97.14'
L5	N 88°50'09" W	06.73'
L6	S 84°27'13" W	54.21'
L7	N 53°58'48" W	22.53'
L8	N 70°37'35" W	33.35'
L9	N 52°34'17" E	13.91'
L10	N 71°41'24" E	23.30'
L11	N 53°16'37" E	26.44'
L12	S 19°55'07" E	54.33'
L13	S 53°54'24" E	62.53'
L14	S 00°00'00" E	24.79'
L15	S 86°58'39" E	107.79'
L16	S 69°47'09" E	99.39'
L17	S 09°49'57" E	75.97'
L18	S 67°49'20" E	34.31'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	305.00'	72.33'	71.86'	N 75°02'28" W
C2	305.00'	65.38'	65.27'	N 70°25'12" W
C3	470.00'	39.90'	39.88'	N 78°46'45" W
C4	529.00'	78.79'	78.72'	N 80°48'53" E
C5	305.00'	251.21'	244.45'	N 74°45'49" W
C6	225.00'	93.23'	92.60'	S 69°39'16" E
C7	538.00'	42.39'	42.38'	N 07°39'38" W
C8	495.00'	31.97'	31.97'	S 62°37'13" E
C9	675.00'	99.13'	99.16'	N 76°05'48" W
C10	255.00'	84.30'	84.27'	N 58°48'53" E
C11	700.00'	148.83'	148.55'	S 79°38'46" E
C12	370.00'	54.43'	54.38'	N 73°13'51" W

NOTES

A WELL SHALL BE DRILLED AND SHALL BE APPROVED BY THE HARFORD COUNTY HEALTH DEPARTMENT PRIOR TO THE ISSUANCE OF A BUILDING PERMIT.

A PLOT PLAN, DRAWN TO SCALE SHALL BE SUBMITTED WITH THE SANITARY CONSTRUCTION PERMIT APPLICATION THAT INDICATES THE APPROVED WELL SITE, PROPOSED DWELLING SITE, PROPOSED SEWAGE SYSTEM AREA AND ANY EXISTING WELLS AND/OR SEWAGE SYSTEMS OR WASTE DISPOSAL AREAS LOCATED WITHIN 100 FEET OF THE BOUNDARY OF THE LOT.

DENOTES THE 20,000 SQ. FT. WASTE DISPOSAL SYSTEM AREA WHEREIN NO CONSTRUCTION IS PERMITTED IN THE DESIGNATED AREA AND ANY AREA WITHIN 30 FEET OF A WASTE DISPOSAL AREA WITHOUT PERMIT APPROVAL OF THE COUNTY HEALTH DEPARTMENT. EXCEPTIONS UP TO THE WASTE DISPOSAL SYSTEM AREA, BUT NOT WITHIN IT ARE PERMITTED FOR DRIVEWAYS, UTILITIES, AND SMALL PHYSICAL STRUCTURES (POOL SHEDS, ETC).

DRIVEWAY ENTRANCE CONSTRUCTION AND LOCATION TO BE APPROVED BY THE STATE HIGHWAY ADMINISTRATION FOR DRIVEWAY ENTRANCES FRONTING ON STATE ROADS. ENTRANCES FRONTING ON COUNTY ROADS SHALL BE APPROVED BY THE DEPARTMENT OF PUBLIC WORKS.

THIS SUBDIVISION MUST COMPLY WITH STATE REGULATIONS FOR UNDERGROUND ELECTRIC DISTRIBUTION AND TELEPHONE SERVICES.

PRIVATE WELLS AND SEPTIC RESERVE AREAS BECOME NULL AND VOID IF IN THE FUTURE, PUBLIC SERVICES BECOME AVAILABLE

NO APPARENT WELLS OR SEPTIC DISPOSAL AREAS ARE LOCATED WITHIN 100 FEET OF THE PROPERTY LINES EXCEPT AS SHOWN ON THE PRELIMINARY SUBDIVISION PLAT.

DENOTES FOREST RETENTION AREAS WHICH INCLUDE EXISTING FORESTED AREAS AND AREAS REFORESTED OR AFFORESTED THAT SHALL NOT BE DISTURBED IN ANY MANNER WITHOUT PERMIT APPROVAL OF THE DEPARTMENT OF PLANNING AND ZONING

⊙ - DENOTES IRON PIN SET.

DENOTES NATURAL RESOURCE DISTRICT WHEREIN SLOPES ARE IN EXCESS OF 25 %.

NOTE: "ANY DWELLING IN AN AGRICULTURAL ZONING DISTRICT MAY BE SUBJECT TO INCONVENIENCES OR DISCOMFORTS ARISING FROM AGRICULTURAL OPERATIONS, INCLUDING BUT NOT LIMITED TO NOISE, ODORS, FUMES, DUST, THE OPERATIONS OF MACHINERY OF ANY KIND (INCLUDING AIRCRAFT) DURING ANY 24 HOUR PERIOD, THE STORAGE AND DISPOSAL OF MANURE AND THE APPLICATION BY SPRAYING OR OTHERWISE OF CHEMICAL FERTILIZERS, SOIL AMENDMENTS, HERBICIDES AND PESTICIDES. THE COUNTY SHALL NOT CONSIDER AN AGRICULTURAL OPERATION TO BE A PUBLIC OR PRIVATE NUISANCE IF THE OPERATION COMPLIES WITH THESE REGULATIONS AND ALL FEDERAL, STATE OR COUNTY HEALTH OR ENVIRONMENTAL REQUIREMENTS."

SUBDIVISION DATA

TOTAL NUMBER OF LOTS: 2
⊙INDICATES LOT NUMBER
# INDICATES HOUSE NUMBER
DEED REFERENCE: JJR 6183/175
PRESENT ZONING: AG
TOTAL ACREAGE AS OF FEB. 6, 1977: 364.56 ± AC ±
THESE LOTS CREATED AFTER FEB. 6, 1977
TAX MAP: 5 PARCEL: 72

AREA TABULATION

TOTAL ENCLOSED AREA: 32.038 AC ±
ROAD IMPROVEMENT AREA: 0.814 AC ±
FARMHOUSE AREA: 0.469 AC ±
NET LOT AREA: 30.755 AC ±

PLAN TYPE	P
PLAN NO.	14-002
SERIES NO.	1
DATE	12-23-13
DAC DUE	2-5-14

STORMWATER MANAGEMENT NOTES

a) ALL STORMWATER MANAGEMENT PRACTICES SHALL BE INSTALLED IN ACCORDANCE WITH THE APPROVED PLAN. ANY SUBSEQUENT ALTERATION OR MODIFICATION OF THESE PRACTICES REQUIRES APPROVAL FROM HARFORD COUNTY DEPARTMENT OF PUBLIC WORKS. APPROVED PLANS ARE AVAILABLE UPON REQUEST FROM HARFORD COUNTY DEPARTMENT OF PUBLIC WORKS.

b) ACCESS TO ALL STORMWATER MANAGEMENT PRACTICES SHALL BE MADE AVAILABLE TO HARFORD COUNTY AT ALL TIMES DURING CONSTRUCTION AND FOR INSPECTIONS AFTER CONSTRUCTION.

c) THE OWNERS AND SUBSEQUENT OWNERS SHALL MAINTAIN IN GOOD CONDITION AND PROMPTLY REPAIR AND/OR RESTORE ALL STORMWATER PRACTICES IN ACCORDANCE WITH THE APPROVED STORMWATER MANAGEMENT PLANS.

d) IN THE EVENT THE OWNER OR ANY SUBSEQUENT OWNERS FAILS TO ADEQUATELY MAINTAIN THE STORMWATER MANAGEMENT PRACTICE ACCORDING TO THE PROVISIONS OF THE APPROVED PLANS, HARFORD COUNTY DEPARTMENT OF PUBLIC WORKS SHALL REQUIRE CORRECTIVE ACTION AT THE OWNERS EXPENSE. THE COUNTY HAS THE AUTHORITY TO PLACE THIS EXPENSE AS A LIEN ON THE PROPERTY OR PLACED ON THE TAX BILL AND COLLECTED AS ORDINARY TAXES.

"THIS PLAT IS SUBJECT TO REVISION"

SURVEYOR'S CERTIFICATE

I, FRANK SHEPPARD RICHARDSON, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF MARYLAND, PERSONALLY PREPARED THE SURVEY SHOWN ON THIS PLAT OR WAS IN RESPONSIBLE CHARGE OVER ITS PREPARATION AND THE SURVEYING WAS REFLECTED IN IT, IN COMPLIANCE WITH THE REQUIREMENTS SET FORTH IN COMAR 09.13.06.12.

12-13-13
FRANK SHEPPARD RICHARDSON DATE
MD. REG. NO. 21230
LICENSE EXPIRATION DATE: JAN. 16, 2015

STATE OF MARYLAND FRANK SHEPPARD RICHARDSON No. 21230 PROFESSIONAL LAND SURVEYOR

PRELIMINARY PLAT
LOTS 8 & 9

WHITEFORD LAND ASSOCIATES LLC

4420 SLATE RIDGE ROAD
WHITEFORD, MARYLAND 21160-1211

FIFTH ELECTION DISTRICT
HARFORD COUNTY, MARYLAND

HIGHLAND SURVEY ASSOCIATES, INC.

RECEIVED

4501 Fawn Grove Road
Street, Maryland 21154
410-836-1238

Drawn	FSR-CADD	Checked		Scale	1"= 100'	Date	12-18-13	Job	2023017-6