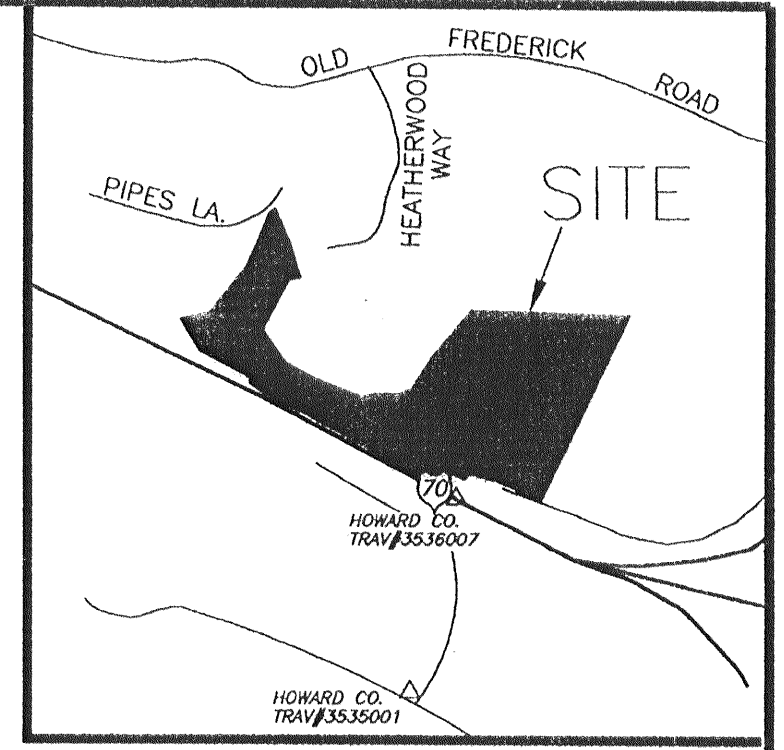


NOTES:

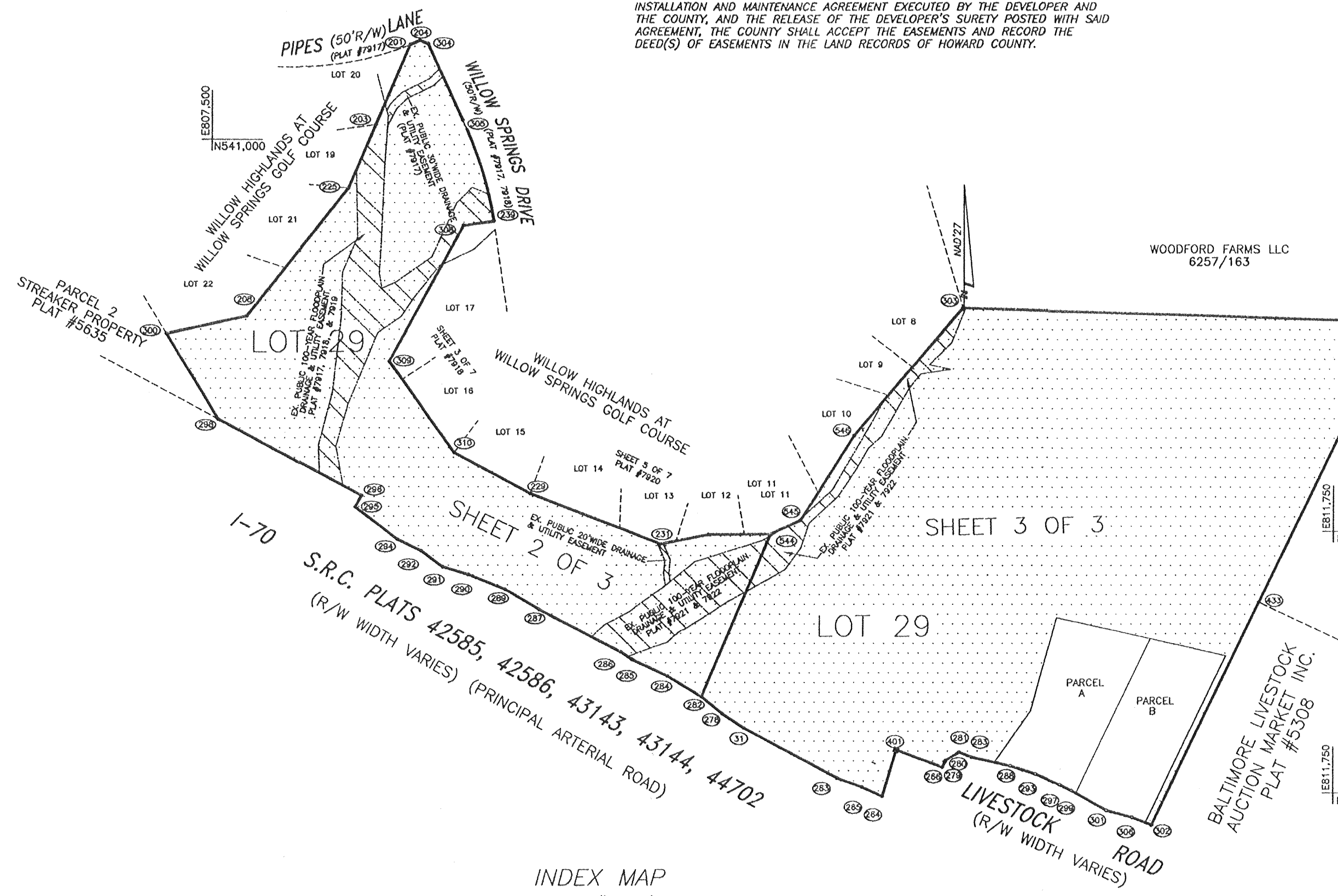
- COORDINATES BASED ON NAD '27 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY TRAVERSE POINT NUMBERS, 3536007 & 3535001
- THE SUBJECT PROPERTY IS ZONED 'RC-DEO' & 'POR' PER THE 2/02/04 COMPREHENSIVE ZONING PLAN.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12 FEET (14 FEET IF SERVING MORE THAN 1 RESIDENCE)
  - SURFACE - SIX (6) INCHES OF COMPACTED "CRUSHER RUN" BASE WITH TAR AND CHIP COATING (1-1/2" MIN).
  - GEOMETRY - MAX. 15% GRADE, MAX 10% GRADE CHANGE AND MINIMUM 45' TURNING RADIUS.
  - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING)
  - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1-FOOT DEPTH OVER DRIVEWAY SURFACE.
  - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- THIS AREA DESIGNATES A PROPOSED PRIVATE SEWAGE RESERVE AREA 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 SEWAGE IS AVAILABLE. THIS RESERVE AREA SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS INTO THE PRIVATE SEWAGE RESERVE AREA.
- THERE ARE EXISTING STRUCTURES LOCATED ON LOT 29 TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLINGS ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.
- B.R.L. DESIGNATES BUILDING RESTRICTION LINE
- THE REQUIREMENTS OF § 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 THE MARKERS HAVE BEEN COMPLIED WITH.
- SCOTT SHANABERGER DATE 7/13/05  
THOMAS C. BEACH III DATE 7/26/05  
PRESIDENT OF GEN. PARTNER
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED BY SHANABERGER & LANE IN 1986.
- THE AREAS SHOWN HEREON ARE NOT EXACT BUT ARE ROUNDED TO THE NEAREST 1 SQUARE FOOT AND THE NEAREST 0.0001 ACRE.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS OR THEIR BUFFERS AND FOREST CONSERVATION EASEMENT AREAS.
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND ROAD RIGHT-OF-WAY LINE AND NOT TO THE PIPESTEM LOT DRIVEWAY.
- WP-05-88 WAS GRANTED ON MARCH 24, 2005 TO WAIVE SECTIONS OF THE HOWARD COUNTY SUBDIVISION REGULATIONS. SECTION 16.115.(d) WHICH REQUIRES DELINEATION OF FLOODPLAIN AREAS ON FINAL SUBDIVISION PLANS; SECTION 16.116.a.(4) WHICH REQUIRES DELINEATION OF STREAMS AND WETLANDS ON FINAL PLATS; AND SECTION 16.1201 WHICH REQUIRES THE GROSS ACREAGE OF THE PROPERTY, LESS ANY AREA OF FLOODPLAIN, TO BE USED IN DETERMINING THE "NET TRACT AREA" FOR FOREST CONSERVATION REQUIREMENTS.
- THERE ARE NO STREAMS OR WETLANDS WITHIN 100' OF THE PROPERTY BOUNDARIES FOR PARCELS A AND B AS PER AN EVALUATION DONE BY EXPLORATION RESEARCH ON MARCH 31, 2005.
- DESIGNATES A PRESERVATION EASEMENT PER F-05-077 (PLATS 17567-8).
- THIS PLAN IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.

NOTES (continued):

- IN ACCORDANCE WITH WP-05-88 THE FOREST CONSERVATION OBLIGATION FOR PARCELS A AND B WILL BE ADDRESSED AT THE SITE DEVELOPMENT PLAN STAGE.
- LANDSCAPING REQUIREMENTS FOR PARCELS A AND B WILL BE ADDRESSED AT THE SITE DEVELOPMENT PLAN STAGE.
- DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, AND OTHER PUBLIC UTILITIES, AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, OVER, AND THROUGH LOT 29 AND PARCELS 'A' AND 'B', OR PORTIONS THEREOF, AND SHOWN ON THIS PLAT AS THE FOREST CONSERVATION AREA. ANY AND ALL CONVEYANCES OF AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID LOT(S). DEVELOPER SHALL EXECUTE AND DELIVER A DEED(S) FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY, WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, AND, IN CASE OF A FOREST CONSERVATION EASEMENT(S), UPON COMPLETION OF DEVELOPER'S OBLIGATION UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT EXECUTED BY THE DEVELOPER AND THE COUNTY, AND THE RELEASE OF THE DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEED(S) OF EASEMENTS IN THE LAND RECORDS OF HOWARD COUNTY.



VICINITY MAP  
SCALE: 1"=2000'



INDEX MAP  
SCALE: 1"=400'

TABULATION OF FINAL PLAT

|   |                 |
|---|-----------------|
| TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:                 |                 |
| BUILDABLE   | 2               |
| NON-BUILDABLE   | 0               |
| OPEN SPACE  | 0               |
| PRESERVATION PARCELS  | 1               |
| TOTAL AREA OF LOTS AND/OR PARCELS                                   |                 |
| BUILDABLE   | 9.0411 ACRES±   |
| NON-BUILDABLE   | 0               |
| OPEN SPACE  | 0               |
| PRESERVATION PARCELS  | 100.8753 ACRES± |
| TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED INCLUDING WIDENING STRIPS | 0               |
| TOTAL AREA OF SUBDIVISION TO BE RECORDED                            | 109.9164 ACRES± |

- LEGEND:
- DESIGNATES IRON PIN OR IRON PIPE
  - ▨ DESIGNATES PRESERVATION EASEMENT
  - ▧ DESIGNATES OTHER EASEMENT
  - ②②② DESIGNATES COORDINATE POINT NUMBER

APPROVED: FOR PRIVATE WATER & PRIVATE SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPARTMENT  
Robert J. Weldon 10/07/05  
COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING  
Mark J. Lange 10/10/05  
DIRECTOR

OWNERS CERTIFICATE  
WILLOW SPRINGS I LIMITED PARTNERSHIP, BY THOMAS C. BEACH, III PRESIDENT OF WILLOW SPRINGS INC., GENERAL PARTNER, OWNER OF THE PROPERTY SHOWN 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 MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MARYLAND ITS SUCCESSORS AND ASSIGNS,

- THE RIGHT TO LAY, CONSTRUCT, AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES, IN AND UNDER ALL ROADS AND STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENTS SHOWN HEREON;
- THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOODPLAINS AND OPEN SPACES, WHERE APPLICABLE, AND FOR OTHER GOOD AND 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 SPACES, WHERE APPLICABLE; AND
- THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; AND
- THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS.

WILLOW SPRINGS INC. GENERAL PARTNER  
THOMAS C. BEACH III, PRESIDENT  
WITNESS BY OUR HANDS THIS 26 DAY OF July, 2005.  
7/26/2005 DATE  
7/26/2005 DATE

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 MAUDE V. BOWMAN TO WILLOW SPRINGS I LIMITED PARTNERSHIP BY DEED DATED OCTOBER 31, 1986 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 1561, FOLIO 713 AND ALL OF THE LANDS CONVEYED BY GEORGE W. BOWMAN JR. ET. UX. TO WILLOW SPRINGS I LIMITED PARTNERSHIP BY DEED DATED JULY 6, 1987 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 1686 FOLIO 624, AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE SURVEY. THIS SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

C. Scott Shanaberger  
PROFESSIONAL L.S. #10849

RECORDED AS PLAT 17765 ON 10/21/05 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

SHANABERGER & LANE  
8726 TOWN & COUNTRY BLVD. SUITE 201  
ELLICOTT CITY, MD. 21043  
(410) 461-9563

FINAL PLAT  
LOT 29 AND PARCELS A & B  
WILLOW SPRINGS GOLF COURSE  
(A RESUBDIVISION OF LOT 18, WILLOW HIGHLANDS AT WILLOW SPRINGS GOLF COURSE, (PLATS 17567-8)  
3RD ELECTION DISTRICT, HOWARD COUNTY, MD  
TAX MAP 15 BLOCK 4 P/O PARCEL 145  
ZONED: RC-DEO, POR  
SCALE: 1"=400'  
MAY 2, 2005  
PREVIOUS FILES: BA-86-04, S-87-17, P-87-71, VP-87-121, F-88-195, BA-90-09E  
WP-05-88, F-05-77  
SHEET 1 OF 3

| COORDINATES |             |             |
|-------------|-------------|-------------|
| 201         | 541363.2310 | 808246.4590 |
| 203         | 541058.2010 | 808117.9120 |
| 204         | 541378.9320 | 808283.2430 |
| 208         | 540321.0000 | 807632.0000 |
| 225         | 540814.0000 | 808015.0000 |
| 229         | 539644.0000 | 808705.0000 |
| 231         | 539450.0000 | 809200.0000 |
| 239         | 540686.1840 | 808564.5580 |
| 282         | 538865.1052 | 809355.8039 |
| 284         | 538943.0980 | 809227.4250 |
| 285         | 539006.9940 | 809091.4790 |
| 286         | 539035.0470 | 809049.7900 |
| 287         | 539198.8210 | 808740.4640 |
| 289         | 539275.9330 | 808611.6130 |
| 290         | 539333.6610 | 808472.3560 |
| 291         | 539363.3350 | 808374.7880 |
| 292         | 539423.8480 | 808293.7740 |
| 294         | 539467.6190 | 808203.7740 |
| 295         | 539592.1680 | 808043.6380 |
| 296         | 539636.2230 | 808067.2880 |
| 298         | 539927.1318 | 807525.3512 |
| 300         | 540253.4000 | 807328.4530 |
| 304         | 541366.3260 | 808316.2750 |
| 305         | 541043.3310 | 808460.8350 |
| 308         | 540669.4734 | 808449.6871 |
| 309         | 540147.1822 | 808171.0894 |
| 310         | 539800.0000 | 808417.0000 |
| 543         | 539487.0000 | 809382.0000 |
| 544         | 539490.0000 | 809617.0000 |

| BOUNDARY TABLE |             |        |
|----------------|-------------|--------|
| B15            | N52°07'31"W | 202.87 |
| B16            | N64°03'51"W | 100.08 |
| B17            | N53°14'32"W | 101.12 |
| B18            | N73°05'01"W | 101.98 |
| B19            | N67°29'02"W | 150.75 |
| B20            | N59°06'04"W | 150.16 |
| B21            | N56°03'47"W | 50.25  |
| B22            | N64°49'34"W | 150.21 |
| B23            | N58°43'14"W | 150.21 |

**TABULATION OF FINAL PLAT (THIS SHEET)**

|   |                |
|---|----------------|
| TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED: | 0              |
| BUILDABLE   | 0              |
| NON-BUILDABLE                                       | 0              |
| OPEN SPACE  | 0              |
| PRESERVATION PARCELS                                | 1              |
| TOTAL AREA OF LOTS AND/OR PARCELS                   |                |
| BUILDABLE   | 0              |
| NON-BUILDABLE                                       | 0              |
| OPEN SPACE  | 0              |
| PRESERVATION PARCELS                                | 35.1963 ACRES± |
| TOTAL AREA OF RIGHT-OF-WAY TO BE RECORDED           |                |
| INCLUDING WIDENING STRIPS                           | 0              |
| TOTAL AREA OF SUBDIVISION TO BE RECORDED            | 35.1963 ACRES± |

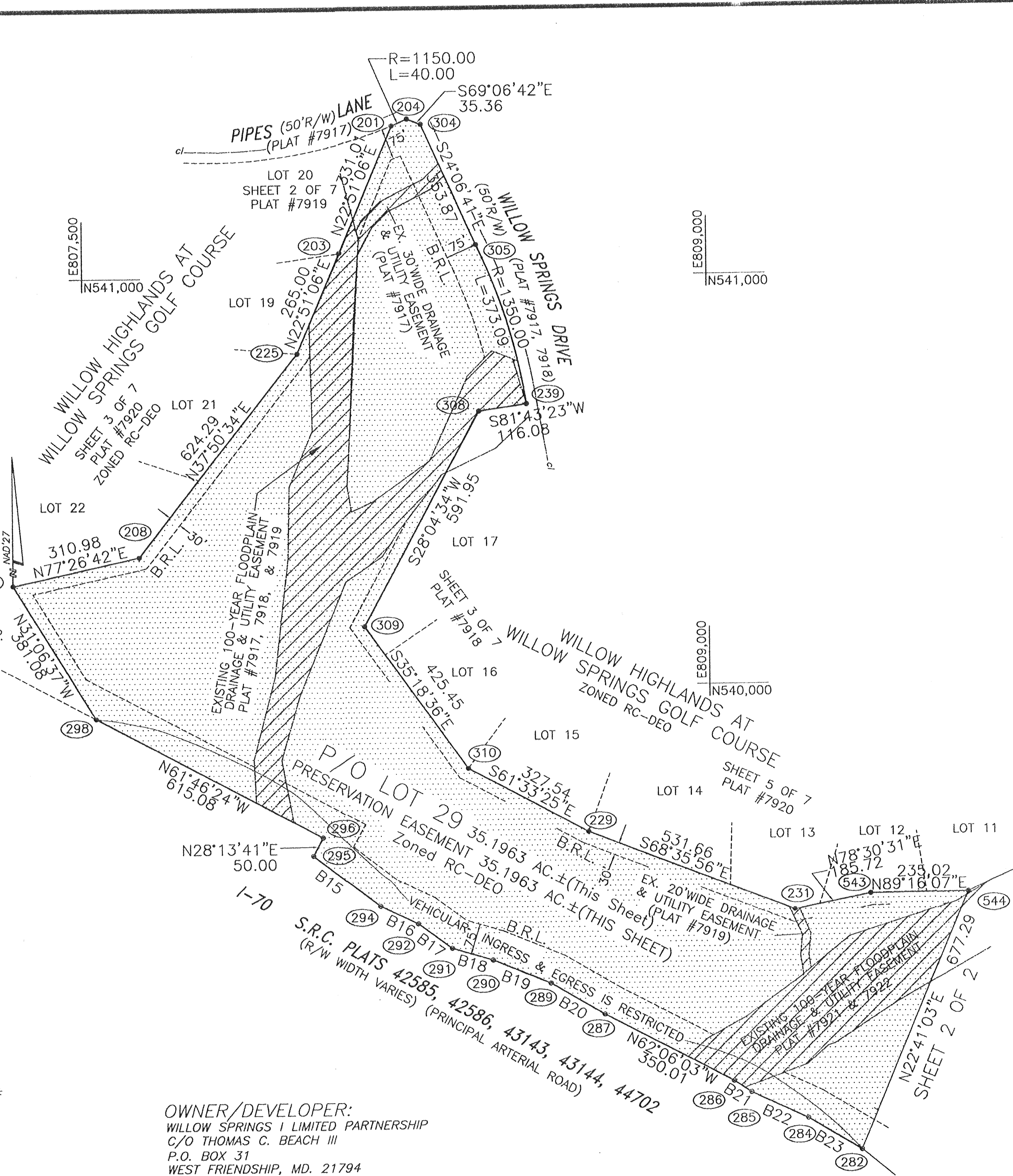
**APPROVED:** FOR PRIVATE WATER & PRIVATE SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPARTMENT

*Robert J. Wilson* 10/07/05  
COUNTY HEALTH OFFICER

**APPROVED:** HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

*Charles J. Williams* 10/17/05  
CHIEF, DEVELOPMENT ENGINEERING DIVISION

*James M. Leight* 10/18/05  
DIRECTOR



| CURVE DATA |          |         |           |         |                     |
|------------|----------|---------|-----------|---------|---------------------|
| CURVE      | RADIUS   | LENGTH  | DELTA     | TANGENT | CHORD BRG & DIST.   |
| 201-204    | 1150.00' | 40.00'  | 01°59'34" | 20.00'  | N66°53'06"E 39.99'  |
| 305-239    | 1350.00' | 373.09' | 15°50'04" | 187.74' | S16°11'40"E 371.90' |

**LEGEND:**

- DESIGNATES IRON PIN OR IRON PIPE
- ▨ DESIGNATES PRESERVATION EASEMENT
- ▧ DESIGNATES OTHER EASEMENT
- ②②② DESIGNATES COORDINATE POINT NUMBER

**OWNER/DEVELOPER:**  
WILLOW SPRINGS I LIMITED PARTNERSHIP  
C/O THOMAS C. BEACH III  
P.O. BOX 31  
WEST FRIENDSHIP, MD. 21794

**OWNERS CERTIFICATE**

WILLOW SPRINGS I LIMITED PARTNERSHIP, BY THOMAS C. BEACH, III, PRESIDENT OF WILLOW SPRINGS INC., GENERAL PARTNER, OWNER OF THE PROPERTY SHOWN 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 MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MARYLAND IT'S

- THE RIGHT TO LAY, CONSTRUCT, AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES, IN AND UNDER ALL ROADS AND STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENTS SHOWN HEREON;
- THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOODPLAINS AND OPEN SPACES WHERE APPLICABLE, AND FOR OTHER GOOD AND 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 SPACES, WHERE APPLICABLE; AND
- THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; AND
- THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER THE SAID EASEMENTS AND

WITNESS BY OUR HANDS THIS 26th DAY OF July, 2005.

WILLOW SPRINGS INC. GENERAL PARTNER  
THOMAS C. BEACH III, PRESIDENT

7/26/2005 DATE

**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 MAUDE V. BOWMAN TO WILLOW SPRINGS I LIMITED PARTNERSHIP BY DEED DATED OCTOBER 31, 1986 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 1561, FOLIO 713 AND ALL OF THE LANDS CONVEYED BY GEORGE W. BOWMAN JR. ET. UX. TO WILLOW SPRINGS I LIMITED PARTNERSHIP BY DEED DATED JULY 6, 1987 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY IN LIBER 1686 FOLIO 624, AND THAT ALL EASEMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THIS PLAT BY THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

G. SCOTT SHANABERGER  
PROFESSIONAL L.S. #10849

7/26/2005 DATE

RECORDED AS PLAT # 17766  
ON 10/21/05 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**SHANABERGER & LANE**  
8726 TOWN & COUNTRY BLVD.  
SUITE 201  
ELLCOTT CITY, MD. 21043  
(410) 461-9563

FINAL PLAT  
LOT 29 AND PARCELS A & B  
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SHEET 2 OF 3

