

TIMOTHY J. MARTIN
PROFESSIONAL LAND SURVEYOR #10989
EXPIRATION DATE: AUGUST 3, 2018
BAY ENGINEERING INC.
2661 RIVA ROAD, BUILDING 800
ANNAPOLIS, MD 21401
PHONE: 410-897-9290



ALLOCATION NOTE

THIS SUBDIVISION PLAT IS SUBJECT TO THE REQUIREMENTS OF ARTICLE 12 TITLE 5 OF THE ANNE ARUNDEL COUNTY CODE AS IT RELATES TO THE ALLOCATION OF WATER AND WASTEWATER CAPACITY. FAILURE TO COMPLY WITH THE PROVISIONS OF THIS LAW MAY CAUSE THIS SUBDIVISION PLAT TO BECOME VOID OR CAUSE THE PROPERTIES SHOWN HEREON TO BE SUBJECT TO A LIEN FOR UNPAID CHARGES.

TELEPHONE AGREEMENT NOTE

THESE PLATS HAVE BEEN APPROVED FOR RECORDING SUBJECT TO AN AGREEMENT WITH VERIZON DATED DECEMBER 12, 2017 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 31656, FOLIO 329.

ELECTRIC AGREEMENT NOTE

THESE PLATS HAVE BEEN APPROVED FOR RECORDING SUBJECT TO AN AGREEMENT WITH BALTIMORE GAS AND ELECTRIC COMPANY DATED DECEMBER 12, 2017 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 31656, FOLIO 330.

PRIVATE ACCESS EASEMENT AND SHARED COMMON MAINTENANCE AGREEMENT STATEMENT - DARK HORSE WAY

THE VARIABLE WIDTH PRIVATE ACCESS EASEMENTS SHOWN HEREON ARE INTENDED TO PROVIDE ACCESS AND UTILITIES TO AND FROM LOTS 5, 6, 10 & 11. THE OWNERS OF THESE LOTS ARE RESPONSIBLE FOR MAINTENANCE OF THE ACCESS EASEMENT AND ARE NOT ELIGIBLE TO RECEIVE COUNTY SERVICES PROVIDED TO LOT OWNERS ABUTTING COUNTY ROADS. SEE DECLARATION OF RIGHT OF WAY AND MAINTENANCE AGREEMENT RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32264, FOLIO 292.

PRIVATE ACCESS EASEMENT AND SHARED COMMON MAINTENANCE AGREEMENT STATEMENT - DARK HORSE COURT

THE VARIABLE WIDTH PRIVATE ACCESS EASEMENTS SHOWN HEREON ARE INTENDED TO PROVIDE ACCESS AND UTILITIES TO AND FROM LOTS 8 & 9. THE OWNERS OF THESE LOTS ARE RESPONSIBLE FOR MAINTENANCE OF THE ACCESS EASEMENT AND ARE NOT ELIGIBLE TO RECEIVE COUNTY SERVICES PROVIDED TO LOT OWNERS ABUTTING COUNTY ROADS. SEE DECLARATION OF RIGHT OF WAY AND MAINTENANCE AGREEMENT RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32264, FOLIO 291.

AREA TABULATIONS

LOT	SQ. FT.	ACRES
1	10,002	0.230
2	10,004	0.230
3	10,002	0.230
4	10,009	0.230
5	12,877	0.296
6	12,543	0.288
7	31,911	0.733
8	13,035	0.299
9	17,238	0.396
10	12,112	0.278
11	12,144	0.279
12	13,726	0.315
13	12,928	0.297
14	12,230	0.281
15	11,068	0.254
16	10,012	0.230
OPEN SPACE 'A'	257,870	5.920
OPEN SPACE 'B'	26,109	0.599
15' PUBLIC ROAD WIDENING	5,938	0.136
McCARTER LANE AREA	21,417	0.492
DARK HORSE CT.	33,765	0.775
TOTAL	556,940	12.786

EASEMENT TABULATIONS

CONSERVATION EASEMENT 'A'	72,259 SQ. FT.	1.659 AC.
CONSERVATION EASEMENT 'B'	37,731 SQ. FT.	0.866 AC.
CONSERVATION EASEMENT 'C'	7,183 SQ. FT.	0.165 AC.
FOREST CONSERVATION EASEMENT #1	20,215 SQ. FT.	0.464 AC.
FOREST CONSERVATION EASEMENT #2	61,011 SQ. FT.	1.401 AC.
VARIABLE WIDTH PRIVATE UTILITY EASEMENT	6,469 SQ. FT.	0.149 AC.
VARIABLE WIDTH PUBLIC UTILITY EASEMENT	2,452 SQ. FT.	0.056 AC.

CRITICAL AREA IMPERVIOUS TABULATION

LOT	LDA AREA (SF)	RCA AREA (SF)	ALLOWABLE IMP. AREA IN LDA (SF)	ALLOWABLE % IMP. LDA & RCA *	EX. TREE COVERAGE LDA (SF)	MAXIMUM TREE CLEARING LDA (SF)	% OF EX. TREE CLEARING LDA	EX. TREE COVERAGE RCA (SF)	MAXIMUM TREE CLEARING RCA (SF)	% OF EX. TREE CLEARING RCA
3	185	0	46	25%	36	10	0.0%	0	0	0.0%
4	3,712	0	928	25%	0	0	0.0%	0	0	0.0%
5	8,267	0	2,067	25%	0	0	0.0%	0	0	0.0%
6	7,227	0	1,807	25%	0	0	0.0%	0	0	0.0%
7	14,950	0	3,738	25%	0	0	0.0%	0	0	0.0%
10	12,112	0	3,028	25%	0	0	0.0%	0	0	0.0%
11	12,144	0	3,036	25%	0	0	0.0%	0	0	0.0%
O.S. 'A'	153,527	90,502	30,744	12.6% **	75,855	15,171	9.4%	36,251	7,250	0.0%
TOTAL	212,124	90,502	45,394	15%	75,891	15,181	9.4%	36,251	7,250	0.0%

CRITICAL AREA NOTE

THIS SITE IS LOCATED PARTIALLY WITHIN THE LDA AND RCA, DESIGNATION(S) OF THE CRITICAL AREA AND WILL BE SUBJECT TO ALL CRITICAL AREA REQUIREMENTS IN EFFECT AT THE TIME OF GRADING AND/OR BUILDING PERMIT.

- * PER ARTICLE 17-8-402(c) ALLOWABLE IMPERVIOUS COVERAGE IS 25% PER LOT IF THE ENTIRE SUBDIVISION PERCENT IMPERVIOUS COVERAGE IS LESS THAN 15%
- ** OPEN SPACE REQUIRES AN ALLOWABLE PERCENT IMPERVIOUS OF 12.6% TO ACHIEVE THE TOTAL SUBDIVISION PERCENT IMPERVIOUS COVERAGE OF LESS THAN 15%.

FOREST TABULATION

TOTAL TRACT AREA (OUTSIDE CRITICAL AREA)	5.35 AC.
EXISTING FOREST	1.68 AC.
CONSERVATION THRESHOLD @ 15%	1.07 AC.
EXISTING FOREST UNDER EASEMENT	0.00 AC.
REFORESTATION CREDIT	0.00 AC.
PROPOSED CLEARING	1.22 AC.
REFORESTATION REQUIREMENT	1.38 AC.

AREA TABULATION

GROSS AREA = 557,264 SQ. FT. OR 12.793 AC.
100 YR. FLOODPLAIN - 0 SQ. FT. OR 0 AC.
STEEP SLOPES - 0 SQ. FT. OR 0 AC.
TIDAL & NON-TIDAL WETLANDS = 0.00 AC.
73,085 SQ. FT. OR 1.274 AC.
NET AREA = 484,179 SQ. FT. OR 11.519 AC.

APPLICANT IS PROPOSING ON-SITE MITIGATION TO MEET THE REFORESTATION REQUIRED. PLANTING IN THE AMOUNT OF 61,011 SQ. FT. TO MEET THE FOREST CONSERVATION AREA REQUIREMENTS HAS BEEN BONDED BY THE APPROVED ESTIMATED AMOUNT OF \$55,465.00 AND INSPECTION FEE OF \$3,892.55 PAID WITH CR #11026065 DATED APRIL 17, 2018.

MODIFICATIONS

- MODIFICATION #10532
A MODIFICATION TO ARTICLE 17-3-201 TO SKIP SKETCH PLAN SUBMITTAL AND TO ALLOW THE PROJECT TO PROCEED TO FINAL REVIEW WAS GRANTED BY THE OFFICE OF PLANNING AND ZONING ON SEPTEMBER 9, 2009, WITH THE CONDITION THAT AN APPLICATION FOR FINAL PLAN APPROVAL SHALL BE FILED WITHIN ONE YEAR OF SEPTEMBER 9, 2009, OR THIS MODIFICATION WILL BECOME VOID.
- MODIFICATION #11707
A MODIFICATION TO ARTICLE 17-2-107 TO ALLOW THE PROJECT TO PROCEED WITHOUT A PRE-SUBMISSION COMMUNITY MEETING WAS GRANTED BY THE OFFICE OF PLANNING AND ZONING ON APRIL 27, 2011.
- MODIFICATION #12119
A MODIFICATION TO ARTICLE 17-02-107 TO ALLOW FOR RELIEF FROM THE TYPICAL ROAD SECTION DETAIL PG. 8 OF SECTION VI, PAVING, OF THE DESIGN MANUAL AND STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION, TO MODIFY THE ROAD SECTION DETAIL TO PROVIDE A SUPER-ELEVATED ROAD SECTION FOR THE PURPOSES OF STORM-WATER MANAGEMENT, WAS GRANTED BY THE OFFICE OF PLANNING AND ZONING ON JANUARY 4, 2012.
- MODIFICATION #12833
A MODIFICATION TO ARTICLE 17-2-103 TO ALLOW FOR THE ACTUAL LAND USAGE IN THE DEVELOPED CONDITION FOR DRAINAGE AREA 'B', WAS GRANTED BY THE OFFICE OF PLANNING AND ZONING ON MAY 29, 2013.

PRIVATE VARIABLE WIDTH UTILITY EASEMENT STATEMENT

THE VARIABLE WIDTH PRIVATE UTILITY EASEMENT SHOWN HEREON IS INTENDED TO PROVIDE ACCESS FOR UTILITIES TO LOTS 10 AND 11. THE OWNERS OF THESE LOTS ARE RESPONSIBLE FOR MAINTENANCE OF THE UTILITY EASEMENT. SEE DECLARATION OF UTILITY AND MAINTENANCE AGREEMENT RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32264, FOLIO 271.

STORMWATER MANAGEMENT NOTE

STORMWATER MANAGEMENT IS PROVIDED ON-SITE WITHIN THE PROPOSED ENVIRONMENTAL SITE DESIGN PRACTICES. STORMWATER MANAGEMENT HAS BEEN PROVIDED IN ACCORDANCE WITH ARTICLE 16, TITLE 3 OF THE COUNTY CODE. SEE THE APPROVED DEVELOPMENT PLAN ON FILE WITH ANNE ARUNDEL COUNTY.

PRIVATE STORM DRAIN EASEMENT NOTE

THE 7' WIDE AND VARIABLE WIDTH PRIVATE STORM DRAIN EASEMENTS SHOWN HEREON ARE INTENDED TO PROVIDE ACCESS AND MAINTENANCE TO LOT 1 FOR THE M. DELMA McCARTER ESTATE HOMEOWNERS ASSOCIATION RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32264, FOLIO 261.

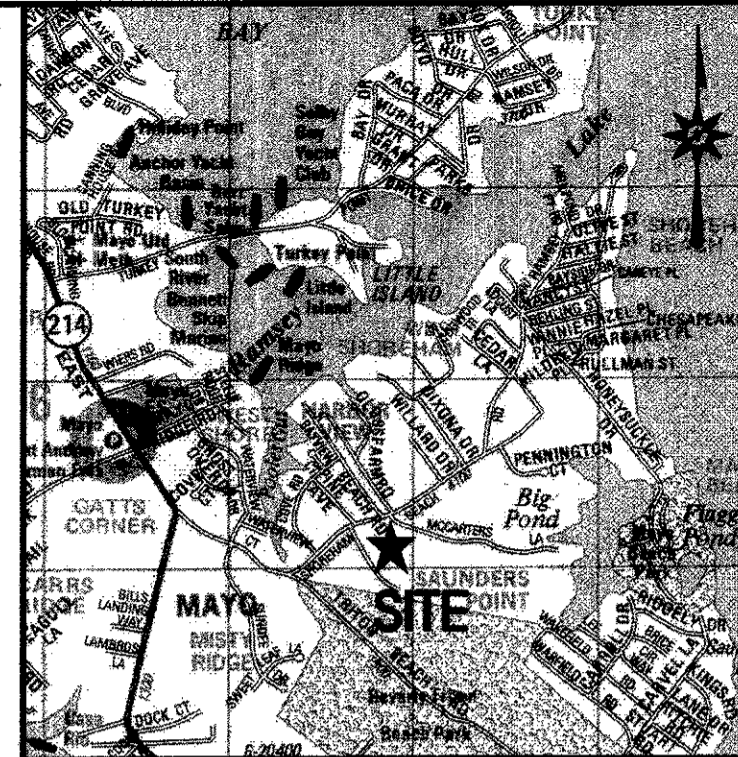
PREVIOUSLY RECORDED PLAT NOTE

THIS SITE WAS PREVIOUSLY RECORDED UNDER (MS 87-025) IN PLAT BOOK 124, PAGE 23, PLAT #6497 AND IS SUBJECT TO ALL PREVIOUS PLAT NOTES.

APPROVED: ANNE ARUNDEL COUNTY, MARYLAND
OFFICE OF PLANNING AND ZONING

PHILIP R. HAGER
PLANNING AND ZONING OFFICER
OFFICE OF PLANNING AND ZONING

APPROVED BY:
DIRECTOR, ENVIRONMENTAL HEALTH
ANNE ARUNDEL COUNTY DEPARTMENT OF HEALTH
(INDIVIDUAL WATER WELLS & PUBLIC SEWER)



COPYRIGHT ADC THE MAP PEOPLE PERMITTED USE NO. 21097504
VICINITY MAP SCALE 1"=2,000'

GENERAL NOTES

- 1. THE PURPOSE OF THIS RESUBDIVISION PLAT IS AS FOLLOWS:
A) CREATE A 16 LOT SUBDIVISION, FOREST CONSERVATION AREA, OPEN SPACE RECREATION AREA, A 50' WIDE PUBLIC RIGHT-OF-WAY AND DEDICATE THE 15' WIDENING STRIP.
- 2. THE COORDINATES AND BEARINGS SHOWN HEREON ARE BASED ON MARYLAND GRID NORTH (NAD 83), USING ANNE ARUNDEL COUNTY SURVEY CONTROL STATIONS:
348 N=446341.427, E=1453224.485
TRITON N=444084.574, E=1456039.877
- 3. THE PROPERTY SHOWN HEREON LIES IN FLOOD ZONE 'X' (AREAS TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS DELINEATED ON THE FIRM FLOOD INSURANCE MAP #240030244F DATED FEBRUARY 1, 2015 FOR ANNE ARUNDEL COUNTY AND DISTRIBUTED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.
- 4. PROPERTY IS SHOWN ON TAX MAP 60, GRID 24, PART OF PARCEL 331 IN A.A. CO., MD., DEED REFERENCE: L. 3982 F. 237.
- 5. SITE ADDRESS: 4147 SHOREHAM BEACH ROAD, EDGEWATER, MD 21037. PLAT REFERENCE: P.B. 124 PG. 23.
- 6. TAX ACCOUNT NO. 01-000-90047616
- 7. THIS SITE IS PARTIALLY LOCATED WITHIN THE CHESAPEAKE BAY CRITICAL AREA (LDA & RCA).
- 8. BEVERLY TRITON BEACH PARK IS AN UNDEVELOPED ANNE ARUNDEL COUNTY PARK OFFERING LIMITED ACCESS WHICH IS ONLY AUTHORIZED BY A PERMIT ISSUED BY THE DEPARTMENT OF RECREATION AND PARKS. IF YOU WISH TO ACCESS THE PARK AND OBTAIN A PERMIT OR ASK QUESTIONS, PLEASE CALL 410-222-1520.
- 9. PLANTING IN THE AMOUNT OF 7,183 SQ. FT. TO MEET THE CRITICAL AREA MITIGATION REQUIREMENTS HAS BEEN BONDED BY THE APPROVED ESTIMATED AMOUNT OF \$8,610.00 AND INSPECTION FEE OF \$602.70 PAID WITH CR #11026062, DATED APRIL 17, 2018.
- 10. THIS SUBDIVISION IS SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR M. DELMA McCARTER ESTATE HOMEOWNERS ASSOCIATION DATED JUNE 4, 2018 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32264, FOLIO 249.

FOREST CONSERVATION NOTE

THERE SHALL BE NO DISTURBANCE (CUTTING, TRIMMING, CLEARING, STRIPPING, DUMPING, STORAGE, STRUCTURES OR PLACEMENT OF MATERIAL DEBRIS) WITHIN THE FOREST CONSERVATION AREAS EXCEPT IN ACCORDANCE WITH THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32051, FOLIO 181.

DEVELOPMENT PLAN STATEMENT

DEVELOPMENT OF THIS SUBDIVISION SHALL BE UNDERTAKEN ONLY IN ACCORDANCE WITH THE APPROVED FINAL DEVELOPMENT PLAN ON FILE IN THE OFFICE OF PLANNING AND ZONING.

PRIVATE VARIABLE WIDTH STORM DRAIN EASEMENT NOTE

THE VARIABLE WIDTH PRIVATE STORM DRAIN EASEMENTS SHOWN HEREON ARE INTENDED TO PROVIDE ACCESS AND MAINTENANCE TO LOTS 2 & 3 FOR THE M. DELMA McCARTER ESTATE HOMEOWNERS ASSOCIATION RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 32264, FOLIO 239.

ZONING

R-2	RESIDENTIAL
LDA	LIMITED DEVELOPMENT AREA
RCA	RESOURCE CONSERVATION AREA

PLAT 1 OF 2
M. DELMA McCARTER ESTATE - LOT 2
SHOREHAM BEACH ROAD SUBDIVISION
SUB. #S1987-025 PROJECT #P2007-0035-00 NF
TAX MAP 60 ~ GRID 24 ~ PARCEL 331
JUNE, 2018
ZIP CODE: 21106 - DATUM NAD83
FIRST DISTRICT ~ A.A. CO. MARYLAND

NOTICE TO TITLE EXAMINERS

THIS PLAT HAS BEEN APPROVED FOR RECORDING ONLY AND SHALL BECOME NULL AND VOID UNLESS A PUBLIC WORKS AGREEMENT HAS BEEN EXECUTED AND DELIVERED SIMULTANEOUSLY WITH THE APPROVAL OF THIS PLAT OR NO LATER THAN TWELVE MONTHS AFTER THIS PLAT HAS BEEN RECORDED.

DEDICATION BY OWNERS

THE UNDERSIGNED, BEING ALL OWNERS OF THE PROPERTY SHOWN AND DESCRIBED ON THIS RECORD PLAT, ADOPTS THIS RECORD PLAT; DEDICATES ALL PUBLIC ROADS, WIDENING STRIPS, FLOODPLAINS, EASEMENTS, AND RIGHTS-OF-WAY TO PUBLIC USE; SUCH LANDS BEING DEEDED TO ANNE ARUNDEL COUNTY, MARYLAND OR TO THE STATE, AS MAY BE APPROPRIATE PRIOR TO OR CONTEMPORANEOUS WITH THE RECORDATION OF THIS PLAT.

THE OPEN SPACE SHOWN ON THIS RECORD PLAT IS SET ASIDE FOR THE USE OF THE RESIDENTS OF THE SUBDIVISION AND IS CONVEYED TO M. DELMA McCARTER ESTATE HOMEOWNERS ASSOCIATION BEFORE OR WITH THE RECORDATION OF THIS PLAT OR IN LIEU OF SETTING ASIDE OPEN SPACE, THE OWNER(S) HAS/HAVE PAID A FEE TO ANNE ARUNDEL COUNTY, MARYLAND FOR THE COUNTY'S ACQUISITION, CREATION MAINTENANCE AND ADMINISTRATION OF OFFSITE OPEN SPACE.

TO THE BEST OF OUR KNOWLEDGE, INFORMATION, AND BELIEF, THE REQUIREMENTS OF ARTICLE 3-108 OF THE REAL PROPERTY ARTICLE OF THE STATE CODE, CONCERNING THE MAKING OF PLATS AND SETTING OF MARKERS, HAVE BEEN SATISFIED. THERE ARE NO SUITS, ACTIONS AT LAW, LEASES, LIENS, MORTGAGES, TRUSTS, EASEMENTS, OR RIGHTS-OF-WAY AFFECTING THE PROPERTY INCLUDED IN THIS RECORD PLAT OTHER THAN THE FOLLOWING:

MORTGAGES AND/OR DEEDS OF TRUST:

PNC BANK \$150,000.00 AUGUST 13, 2012 LIBER 25028, FOLIO 119
MODIFIED BY AGREEMENT RECORDED IN LIBER 25935, FOLIO 510
SUBORDINATED BY AGREEMENT RECORDED IN LIBER 25935, FOLIO 515

MARYLAND MUTUAL MORTGAGE LLC \$306,000.00 LIBER 25935, FOLIO 490

RIGHTS OF WAY AND EASEMENTS:

- DEED 30' ROAD LIBER FAM136 F. 572
- C&E RIGHT OF WAY AGREEMENT L. 415 F. 136
- C&E RIGHT OF WAY AGREEMENT L. 572 F. 90
- BGE RIGHT OF WAY AGREEMENT L. 1121 F. 145
- BOUNDARY AGREEMENT (NORTH BORDER) L. 1427 F. 9
- BGE RIGHT OF WAY AGREEMENT L. 2313 F. 559
- BGE RIGHT OF WAY AGREEMENT L. 2721 F. 878
- C & P RIGHT OF WAY EASEMENT L. 3549 F. 658
- RIGHT OF WAY EASEMENT ACCESS EASEMENT L. 3932 F. 242
- DEED OF EASEMENT AGREEMENT FOR UTILITIES L. 5152 F. 663
- DEED OF EASEMENT AGREEMENT FOR UTILITIES L. 5200 F. 630
- INSPECTION AND MAINTENANCE AGREEMENT WITH A.A. COUNTY L. 30676 F. 23

ALL OWNERS OF THE PROPERTY HAVE AFFIXED THEIR SIGNATURES AND SEALS ON THIS RECORD PLAT.

David L. Brown 6-11-18 DAVID L. BROWN DATE
Jim Albrecht 6-11-18 JIM ALBRECHT DATE

Lavinia L. Brown 6/11/18 LAVINIA L. BROWN DATE
Jim Albrecht 6-11-18 JIM ALBRECHT DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PROPERTY BOUNDARY SHOWN HEREON IS CORRECT; THAT IT REPRESENTS A SURVEY OF THE PROPERTY BY THE SURVEYOR AND THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY:

LEONARD J. BROWN AND DOLORES D. BROWN TO DAVID LEONARD BROWN AND LAVINIA LEE BROWN BY DEED DATED OCTOBER 29, 1985 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 3982, FOLIO 237.

THE REQUIREMENTS OF SECTION 3-108, OF THE REAL PROPERTY ARTICLE ANNOTATED CODE OF MARYLAND AS FAR AS THEY RELATE TO THE MAKING OF PLATS AND SETTING OF MARKERS HAVE BEEN SATISFIED.

Timothy J. Martin 6-11-2018
TIMOTHY J. MARTIN
PROFESSIONAL LAND SURVEYOR #10989
EXPIRATION DATE: AUGUST 3, 2018
BAY ENGINEERING INC.
2661 RIVA ROAD, BUILDING 800
ANNAPOLIS, MD 21401
PHONE: 410-897-9290



STANDARD RIGHT TO DISCHARGE

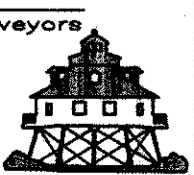
DAVID L. BROWN AND LAVINIA L. BROWN FOR OURSELVES, LEGAL REPRESENTATIVES, PERSONAL REPRESENTATIVES, SUCCESSORS AND ASSIGNS HEREBY GRANT THE PERPETUAL RIGHT-TO-DISCHARGE THE FLOW OF WATER FROM SUCH NECESSARY DRAINAGE FACILITIES AND APPURTENANCES TO ADEQUATELY DRAIN THE NATURAL WATER SHED AND ADJACENT PROPERTIES INTO EXISTING WATERWAYS AND/OR NATURAL DRAINAGE COURSES AND/OR UPON THE EXISTING GROUND AND/OR MANMADE STORM DRAINAGE SYSTEMS. SUCH DISCHARGE POINTS ARE INDICATED BY THE SYMBOLS RESPECTIVELY AS SHOWN GRAPHICALLY ON THIS PLAT.

David L. Brown 6-11-18 DAVID L. BROWN DATE
(OWNER)

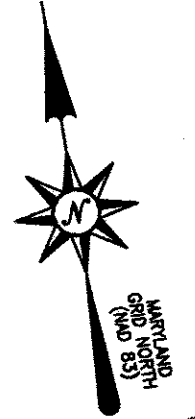
Lavinia L. Brown 6/11/18 LAVINIA L. BROWN DATE
(OWNER)

Bay Engineering Inc.

Engineers, Planners and Surveyors
2661 Riva Road, Building 800
Annapolis, Maryland 21401
410.897.9290
410.897.9295 fax
email: info@bayengineering.com
www.bayengineering.com



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NOTE
THE ADJACENT PROPERTY LINES SHOWN HEREON ARE BASED ON DEEDS AND PLATS OF RECORD. NO FIELD WORK WAS DONE AT THIS TIME.

MAYO TANK EASEMENT LINE/CURVE TABLE

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
S1	S18°36'52"E	1.81'	S27	S68°00'37"E	20.00'
S2	S26°23'08"W	18.72'	S28	S21°59'23"W	20.00'
S3	N63°36'52"W	20.00'	S29	N68°00'37"W	20.00'
S4	N26°23'08"E	20.00'	S30	N72°44'30"W	20.01'
S5	S63°36'52"E	18.72'	S31	N17°15'30"E	20.00'
S6	N71°23'08"E	1.81'	S32	S72°44'30"E	20.17'
S7	S63°36'52"E	18.72'	S33	N65°14'02"W	20.00'
S8	S26°23'08"W	20.00'	S34	N04°45'58"E	20.00'
S9	N63°36'52"W	20.00'	S35	S85°14'02"E	20.17'
S10	N26°23'08"E	18.72'	S36	N85°11'08"E	20.00'
S11	S63°36'52"W	20.00'	S37	S04°48'52"E	20.00'
S12	S26°23'08"W	20.00'	S38	S85°11'08"W	20.00'
S13	N63°36'52"W	20.00'	S39	S09°27'49"E	20.00'
S14	N26°23'08"E	20.00'	S40	S80°32'49"W	20.00'
S15	S63°36'52"W	20.00'	S41	N09°27'11"W	20.00'
S16	N63°36'52"W	20.00'	S42	N80°32'49"E	20.05'
S17	N26°23'08"E	20.00'	S43	S26°25'44"E	20.92'
S18	S63°36'52"E	20.00'	S44	S63°34'16"W	20.00'
S19	S26°23'08"W	20.00'	S45	N26°25'44"W	20.92'
S20	N63°36'52"W	20.00'	S46	S26°17'33"W	20.92'
S21	N26°23'08"E	20.00'	S47	N63°42'27"W	20.00'
S22	S63°36'52"E	20.00'	S48	N26°17'33"E	20.90'
S23	S63°36'52"E	20.00'	S49	S80°32'49"W	20.00'
S24	S26°23'08"W	20.00'	S50	N09°27'11"W	20.00'
S25	N63°36'52"W	20.00'	S51	N80°32'49"E	20.00'
S26	N26°23'08"E	20.00'	S52	S09°27'11"E	20.00'

LINE	RADIUS	ARC	CHORD BEARING	CHORD
C1	240.00'	20.01'	S21°59'23"W	20.00'
C2	240.00'	20.01'	S04°48'52"E	20.00'
C3	55.00'	20.11'	S64°34'16"W	20.00'
C4	55.00'	20.11'	N63°42'27"W	20.00'
C5	290.00'	20.00'	S04°45'58"W	20.00'
C6	290.00'	20.00'	S17°15'30"W	20.00'

PROPERTY LINE CURVE TABLE

LINE	RADIUS	ARC	CHORD BEARING	CHORD
C10	240.00'	106.11'	S13°43'11"W	105.25'
C11	240.00'	44.01'	S04°11'58"E	43.95'
C12	25.00'	22.39'	S35°06'43"E	21.65'
C13	55.00'	104.75'	S06°12'31"E	89.62'
C14	55.00'	39.91'	S69°08'34"W	39.04'
C15	55.00'	40.01'	N69°13'38"W	39.14'
C16	55.00'	86.63'	N03°15'39"W	77.95'
C17	25.00'	22.39'	N16°12'21"E	21.65'
C18	290.00'	24.22'	S07°03'37"E	24.21'
C19	290.00'	64.34'	S01°41'19"W	64.21'
C20	290.00'	21.08'	N10°07'38"E	21.08'
C21	290.00'	65.56'	N18°41'10"E	65.42'
C22	290.00'	6.19'	N25°46'26"E	6.19'

VARIABLE WIDTH PUBLIC UTILITY EASEMENT LINE TABLE

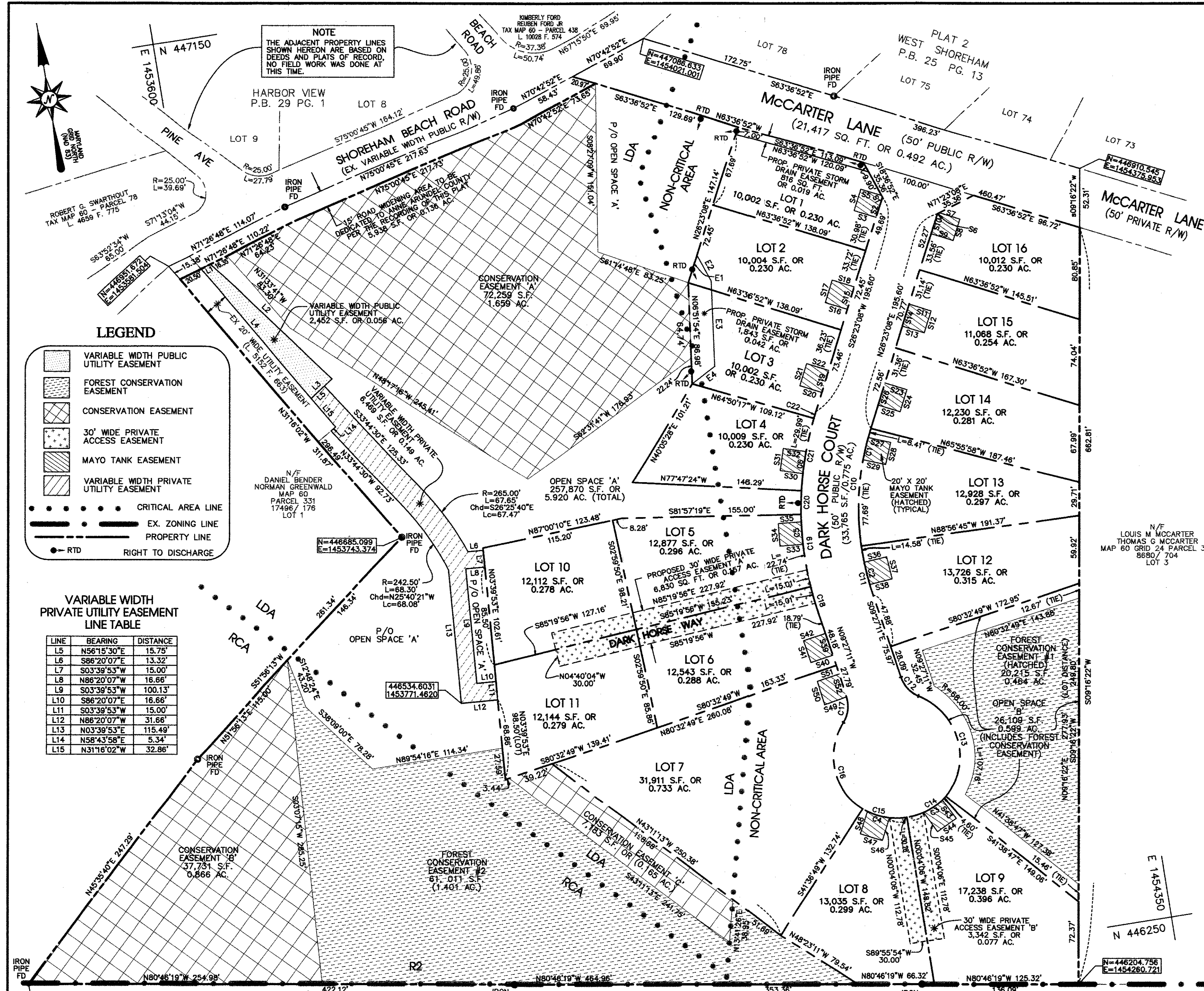
LINE	BEARING	DISTANCE
L1	N71°26'48"E	9.13'
L2	S37°33'24"E	145.05'
L3	S56°15'30"W	24.82'
L4	N31°16'02"W	147.26'

LEGEND

- VARIABLE WIDTH PUBLIC UTILITY EASEMENT
- FOREST CONSERVATION EASEMENT
- CONSERVATION EASEMENT
- 30' WIDE PRIVATE ACCESS EASEMENT
- MAYO TANK EASEMENT
- VARIABLE WIDTH PRIVATE UTILITY EASEMENT
- CRITICAL AREA LINE
- EX. ZONING LINE
- PROPERTY LINE
- RTD RIGHT TO DISCHARGE

VARIABLE WIDTH PRIVATE UTILITY EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L5	N56°15'30"E	15.75'
L6	S86°20'07"E	13.32'
L7	S03°39'53"W	15.00'
L8	N86°20'07"W	16.66'
L9	S03°39'53"W	100.13'
L10	S86°20'07"E	16.66'
L11	S03°39'53"W	15.00'
L12	N86°20'07"W	31.66'
L13	N03°39'53"E	115.49'
L14	N58°43'58"E	5.34'
L15	N31°16'02"W	32.86'



WE ASSENT TO THIS PLAN OF SUBDIVISION

6-11-2018 DATE
TIMOTHY J. MARTIN
PROF. LAND SURVEYOR #10989
EXPIRATION DATE: AUGUST 3, 2018

DAVID L. BROWN DATE
LAVINIA L. BROWN DATE

APPROVED: ANNE ARUNDEL COUNTY, MARYLAND
OFFICE OF PLANNING AND ZONING

PHILIP R. HAGER DATE
PLANNING AND ZONING OFFICER
OFFICE OF PLANNING AND ZONING

APPROVED BY: [Signature] DATE
DIRECTOR, ENVIRONMENTAL HEALTH
ANNE ARUNDEL COUNTY DEPARTMENT OF HEALTH
(INDIVIDUAL WATER WELLS & PUBLIC SEWER)

Bay Engineering Inc.
Engineers, Planners and Surveyors
2661 Riva Road, Building 800
Annapolis, Maryland 21401
410.897.9290
410.897.9295 fax
email: info@bayengineering.com
www.bayengineering.com

RECORDED IN BOOK 360 PAGE 38 PLAT NO. 18564

PRIVATE STORM DRAIN EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
E1	N26°23'08"E	25.86'
E2	S18°36'52"E	26.40'
E3	S06°51'54"W	73.22'
E4	S61°18'30"W	24.58'

PLAT 2 OF 2
M. DELMA McCARTER ESTATE - LOT 2
SHOREHAM BEACH ROAD SUBDIVISION
SUB. #S1987-025 PROJECT #P2007-0035-00 NF
TAX MAP 60 ~ GRID 24 ~ PARCEL 331
GRAPHIC SCALE 1"=60'

JUNE 2018
ZIP CODE: 21106 - DATUM NAD83
FIRST DISTRICT ~ A.A. CO. MARYLAND

F:\07-2500 Shoreham Beach Road\survey\Shoreham Beach Sub Plat 12-6-11.prn