

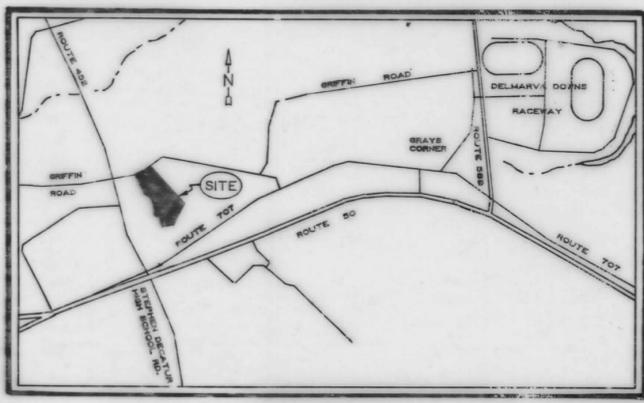
RHO 125/5

RHO 125/5 ✓

# " WEST HOLLAND ESTATES "

## PHASE TWO PARCEL "A" THIRD ELECTION DISTRICT WORCESTER COUNTY, MARYLAND

Zoning Classification : R - 1  
Min. front yard setback : 35'  
Min. side yard setback : 15'  
Min. rear yard setback : 50'



VICINITY MAP

OWNER : WALTER R. WEST, JR.  
ROUTE 3, BOX 140  
BERLIN, MARYLAND 21811  
Tax Map - 25  
Parcel 172 & part of Parcel 339  
Deed Ref. : part of 1095 / 243 & 1165 / 6  
Job No. : 2521  
Scale : 1" = 50'  
Date : 1 / 2 / 90

*Z. Slone Smith, Sec.* 2/8/90  
Chairman - Worcester County Planning Commission Date

### WORCESTER COUNTY PLANNING COMMISSION

The grant of a permit or approval of this subdivision shall not constitute a representation, guarantee or warranty of any kind by Worcester County or by any official or employee thereof of the practicability or safety of any proposed use, and shall create no liability upon the county, its officials or employees.

REC FEE 5.00  
RISC FEE 5.00  
TOTL 10.00  
7007CKR  
03 01990 2-15A10+54

Any approval by the Worcester County Approving Authority of any sewer or water system or suitability therefore is based upon state and county standards existing as of the date of approval, such standards are subject to change and a building permit may be denied in the future in the event standards can not be met as of the date of application for such permit.

A 10' wide strip of land along this subdivision is hereby offered for dedication to the Worcester County Commissioners for the future widening of Griffen Road. Acceptance of this offer may take place at any time by appropriate act of the County Commissioners. The County Commissioners are in no way required to accept such offer. The offer may not be withdrawn without the consent of the County Commissioner.

### WORCESTER COUNTY APPROVING AUTHORITY

Worcester County Approving Authority reserves the right to approve homesites and sewage disposal sites on each individual lot.

This subdivision is approved for interim individual water supply and sewerage, which must be properly abandoned and connections made to a community system when such a system becomes available. Such approval runs with the land.

For each dwelling unit a minimum of (10,000) sq. ft. of land exclusive of buildings, easements, rights-of-ways and such other permanent physical objects shall be provided for the sub-surface disposal of sewerage.

Well to be drilled into confined ground water.

*Richard J. Wells* 2/5/90  
Approving Authority - Worcester County Date

### OWNER'S CERTIFICATE

As legal owner of this property, I approve of this subdivision and desire that it be recorded.  
I hereby certify that the requirements of Section 3-108 of the Real Property Act of the Annotated Code of Maryland (1974), Article 21, concerning the making of this plat, the setting of markers and the existence of prior recorded plats have been complied with.

*Walter R. West, Jr.* 2/5/90  
Owner Date

### SURVEYOR'S CERTIFICATE

I hereby certify that the requirements of Section 3-108 of the Real Property Act of the Annotated Code of Maryland (1974), Article 21, concerning the making of this plat, the setting of markers and the existence of prior recorded plats have been complied with.

*L. E. Bunting, Jr.* 2/5/90  
L. E. Bunting, Jr. Date



**L. E. Bunting Surveys, Inc.**  
MARYLAND & VIRGINIA  
LAND SURVEYING  
24 BROAD STREET  
BERLIN, MARYLAND 21811  
301-241-3313

CURVE DATA TABLE					
NO.	RADIUS	DELTA	ARC	CH. BEARING	CHORD
1	25.00'	94° 41' 45"	41.32'	S 32° 10' 23" W	36.78'
2	135.66'	45° 00' 54"	106.58'	S 37° 40' 57" E	103.86'
3	185.66'	45° 00' 54"	145.87'	S 37° 40' 57" E	142.15'
3a	185.66'	10° 11' 51"	33.04'	S 55° 05' 05" E	33.00'
3b	185.66'	31° 37' 04"	102.45'	S 34° 11' 03" E	101.16'
3c	185.66'	03° 12' 01"	10.37'	S 16° 46' 30" E	10.37'
4	25.00'	48° 11' 20"	21.03'	S 39° 16' 09" E	20.41'
5	50.00'	276° 22' 40"	241.18'	S 74° 49' 29" W	66.66'
5a	50.00'	59° 14' 48"	51.70'	S 33° 44' 30" E	49.43'
5b	50.00'	78° 56' 31"	68.89'	S 35° 21' 14" W	63.57'
5c	50.00'	46° 54' 12"	42.68'	N 80° 43' 23" W	41.39'
5d	50.00'	47° 08' 20"	41.14'	N 32° 42' 07" W	39.99'
5e	50.00'	42° 00' 48"	36.78'	N 11° 56' 32" W	35.96'
6	25.00'	48° 11' 20"	21.03'	N 08° 55' 09" E	20.41'
7	135.66'	45° 00' 54"	106.58'	N 37° 40' 57" W	103.86'
8	185.66'	45° 00' 54"	145.87'	N 37° 40' 57" W	142.15'
8a	185.66'	14° 17' 35"	46.32'	N 53° 02' 39" W	46.19'
8b	185.66'	30° 43' 19"	99.55'	N 30° 32' 12" W	98.36'

NOTE: All lots are subject to a 10' foot wide easement along the front and rear lot lines and a 10' foot wide easement along the side property lines, 5 feet on each lot, for the installation of drainage swales, ditches, and utilities.

MSA CS4 2157-2771-1

