

VICINITY MAP
SCALE: 1" = 6 Mi

HOUSTON-WHITE CO.
MAP 18, P. 14
(ZONED: A-1)
AGRICULTURAL USE

DALE W. MASSEY
MAP 18, P. 10
(ZONED: A-1)
AGRICULTURAL USE

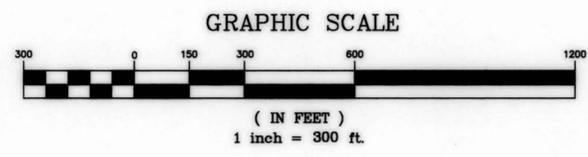
R. FURMAN RICHARDSON
MAP 18, P. 17
(ZONED: A-1)
AGRICULTURAL USE

HALE STEVENSON
SUBDIVISION
RESIDENTIAL USE
(ZONED: A-1)
PLAT REF. F.W.H., 60/41
CAMPGROUND USE
(EXISTING)
PARCEL "A"
72.2029 ACRES
(ZONED: A-1 & B-2)

AGRICULTURAL USE
(EXISTING)
PARCEL "B"
295.2265 ACRES
(ZONE A-1)

JIN YOUNG CHANG
MAP 19, P. 106
(ZONED: A-1)
AGRICULTURAL USE

- NOTES:
- THIS SURVEY IS BASED ON SHA R/W PLATS, DEEDS AND A SURVEY CONDUCTED BY KENNETH D. DIXON PLS #9, OF NEWARK, MD. THIS PLAT SHOWS THE SUBDIVISION OF PARCEL "A" (CAMPGROUND USE) AND PARCEL "B" (AGRICULTURAL USE) ALONG THE NATURAL BOUNDARY (CENTER LINE) OF THE WHALEVILLE BRANCH AND THE TRIBUTARY. THIS PLAT SUPERSEDES ANY PRIOR PLAT(S) OF DIVISION AND CONTAINS 367.4294 ACRES.
 - BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 240083-0025A DATED FEBRUARY 15, 1979, THIS SUBDIVISION IS LOCATED IN ZONES A & B.
 - THE FOLLOWING STREETS, ROADS, AMENITIES AND IMPROVEMENTS ARE HEREBY OFFERED FOR DEDICATION TO THE COUNTY COMMISSIONERS FOR WORCESTER COUNTY: A TEN-FOOT WIDE STRIP ACROSS THE WESTERLY FRONTAGE OF THE PROPERTY (SOUTHERLY OF THE TERMINUS OF THE MARYLAND ROUTE 610 RIGHT-OF-WAY) AND THE ADJOINING ROADWAY IS OFFERED IN DEDICATION FOR THE FUTURE WIDENING OF DALE ROAD. THE COUNTY COMMISSIONERS ARE IN NO WAY REQUIRED TO ACCEPT SUCH OFFER. THE OFFER MAY NOT BE WITHDRAWN WITHOUT THE CONSENT OF THE COUNTY COMMISSIONERS.



U.S. RTE 50
(325 ± R/W)

RECORDING FEE 2.50
PLAT-SURCHARGES 2.50
TOTAL 5.00
Road & Water Rights 367
R.H.O. 140/24
Sep 13, 1994 11:23 AM

APPROVALS

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.

ANY APPROVAL BY THE WORCESTER COUNTY APPROVING AUTHORITY OF ANY SEWER OR WATER SYSTEM OR SUITABILITY THEREOF 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 CANNOT BE MET AS OF THE DATE OF APPLICATION FOR SUCH PERMIT.

CD Hall
WORCESTER COUNTY PLANNING AND ZONING COMMISSION

9/12/94
DATE

ENVIRONMENTAL PROGRAMS

PARCEL A IS APPROVED WITH EXISTING WATER AND SEWAGE FACILITIES AS SHOWN. THIS DOES NOT INDICATE THAT THE QUALITY OF THESE SYSTEMS HAS BEEN EVALUATED. ALSO ANY FUTURE CHANGES TO THESE SYSTEMS FIRST REQUIRES AN EVALUATION AND PERMIT FROM ENVIRONMENTAL PROGRAMS

PARCEL B IS APPROVED FOR AGRICULTURAL PURPOSES ONLY. ANY FUTURE APPROVAL FOR WATER AND SEWAGE SYSTEMS TO UTILIZE THIS LAND FOR BUILDING PURPOSES WILL BE SUBJECT TO THE REGULATIONS IN EFFECT AT THAT TIME.

Richard L. Oliver
APPROVING AUTHORITY-WORCESTER COUNTY

9/12/94
DATE



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY, TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THE REQUIREMENTS OF SECTION 3-108 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND (1988) CONCERNING THE MAKING OF THIS PLAT AND SETTING OF MARKERS AS WELL AS ALL OF THE REQUIREMENTS OF THE COUNTY COMMISSIONERS AND ORDINANCES OF THE COUNTY OR WORCESTER, MARYLAND REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.

Fitzroy J. Bertrand
FITZROY J. BERTRAND,
REGISTERED PROPERTY LINE SURVEYOR
MD. REGISTRATION NO. 566

8/31/94
DATE

OWNER'S CERTIFICATION

THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY, THEREOF. THE REQUIREMENTS OF SECTION 3-108 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND (1988) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

Edward D. French
EDWARD D. FRENCH, PRESIDENT
11224 DALE RD. WHALEVILLE, MD 21782

9-1-94
DATE

SUBDIVISION PLAT FOR
OCEAN CITY LEISURE RESORT
3RD ELECTION DISTRICT
WORCESTER COUNTY, MARYLAND
SCALE: 1"=300' DATE: JULY 1994



The Interprofessional
PLANNING & DESIGN STUDIO, LTD.
Engineers • Architects • Surveyors
Planners & Landscape Architects

802 Sligo Avenue
Silver Spring,
Maryland, 20910
(301) 585-5676



FILED
SEP 13 11 29 AM '94
CHARD H. GUTTEN-
CLK. CT. CT.
WOR. CO.
C:\PROJECTS\OCEAN\OC1-1 Fr1 Jan 1 00:15:29 1993