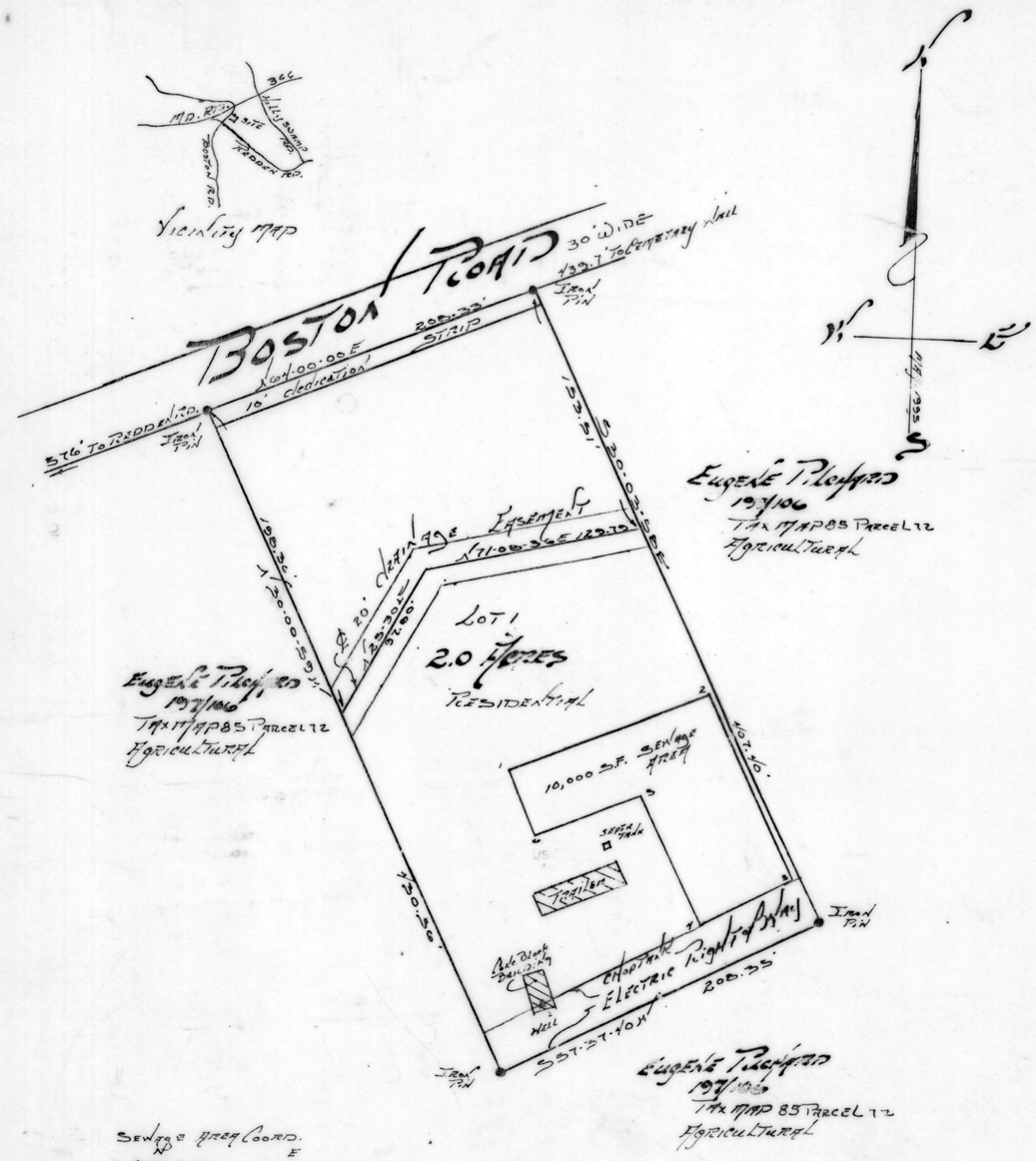
R.H.O. 145/22



Sewage Area Coord.	N	E
1)	418.8183	5222.0000
2)	387.0208	5334.8271
3)	372.5341	5305.0080
4)	374.2710	5284.8792
5)	411.5171	5301.1671
6)	481.8554	5274.1517

Deed Ref. 137/100
Zoned A-1
Tax Map 85 Parcel 72
Scale 1"=60
Date 12/10/95
Minimum Setback
Front 35
Side 20
Rear 50
Residue - 33± Acs.
Legend
●: Iron Pin

Minor Subdivision
Lands of
Eugene Pilchard
1st Election District
Worcester County, Maryland

Scale 1" = 60'
0 30 60 120 180

FILED
JAN 26 9 36 AM '96
RICHARD H. OUTTEN-
CLK. CT. CT.
WOR. CO.

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

B. "Any approval by the Department of the Environment of any sewer or water system or suitability therefore is based upon state 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 that current standards cannot be met as of the date of application for such permit, the approval shown hereon is not sufficient approval for a building permit."

C. "The following streets, roads, amenities and improvements are hereby offered for dedication to the County Commissioners for Worcester County. A 10'foot-wide strip across the front of Boston Road and the adjoining roadway is offered in dedication for the future widening of
Acceptance of such 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 The offer may not be withdrawn without the consent of the County Commissioners."

C D Hall — 1/16/96
Worcester Planning & Zoning Commission — Date

Worcester County Environmental Programs

This subdivision is approved with existing water supply and sewage system in accordance with the County Comprehensive Water and Sewer PlAN. (For each dwelling unit, a minimum of 10,000 sq.ft., exclusive of buildings, easements, right-of-ways, and other permanent or physical objects, shall be provided for the subsurface disposal of sewage.)

Richard G. Stevens — 1/16/96
Approving Authority-Worcester County — Date

Based upon the Federal Emergency Management Agency Map # 240083 0225B date 2/15/79, this subdivision is located in Zone "C".

Owners and Surveyors Certificate

We certify that the requirements of Section 3-108 of the Real Property Article of the Annotated Code of Maryland 91974) have been complied with.

Eugene Pilchard — 1/9/96
Eugene Pilchard — Date
3410 Redden Road
Pocomoke City, Maryland 21851

J. Wm. Pusey — 1/5/96
J. Wm. Pusey — Date
10 W. Fleming Mill Rd. Pocomoke City, MD. 21851

STATE OF MARYLAND
J. WILLIAM PUSEY
No. 7888
REGISTERED
PROPERTY LINE SURVEYOR

In accordance with Subtitle IV, Section 1-403(b)(9) of the Natural Resources Article of the Worcester County Code of Public Local Laws, this subdivision is exempt from the County's Forest Conservation Law since the parcel having an existing dwelling within its boundaries is being created for the use of the owner or immediate family member of the owner provided that the activity does not result in the cutting, clearing or grading of more than 40,000 square feet of forest; and is subject of a Declaration of Intent filed with the County. The Declaration of Intent-Immediate Family Transfer shall remain valid for a period of five years from the date of local authorization. Furthermore, any future approval of this land for a regulated activity shall be subject to the County's Forest Conservation Law.

Maryland State Archives