

SVH 233/34

SITE DATA:

Owner
Ocean JETTY LLC
PO BOX 400
Ocean City, MD 21843

Surveyor
Vista Design, Inc.
11634 Worcester Hwy.
Showell, MD 21862
Ph. 410-352-3874
Fax 410-352-3875

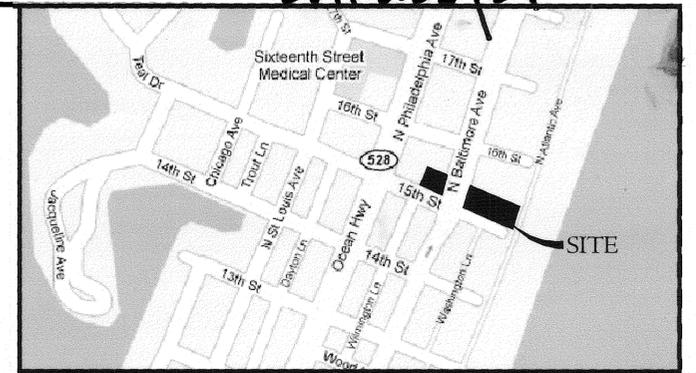
Tax Map
Building Site:
TM 111 Parcel 3006
Liber 4916 Folio 414
Parking Lot Site:
TM 111 Parcel 4186
Liber 4916 Folio 414

Site Area
Main Building Site ±40,999 SF / ±0.941 Acres
Parking Lot Site ±14,585 SF / ±0.335 Acres

THE MIRAMAR HOTEL & RESIDENTIAL CONDOMINIUM PLAT

OCEAN CITY
WORCESTER COUNTY, MARYLAND

FILED
MAR 11 A 8 31
STEPHEN A. HARRIS
WORCESTER COUNTY CLERK

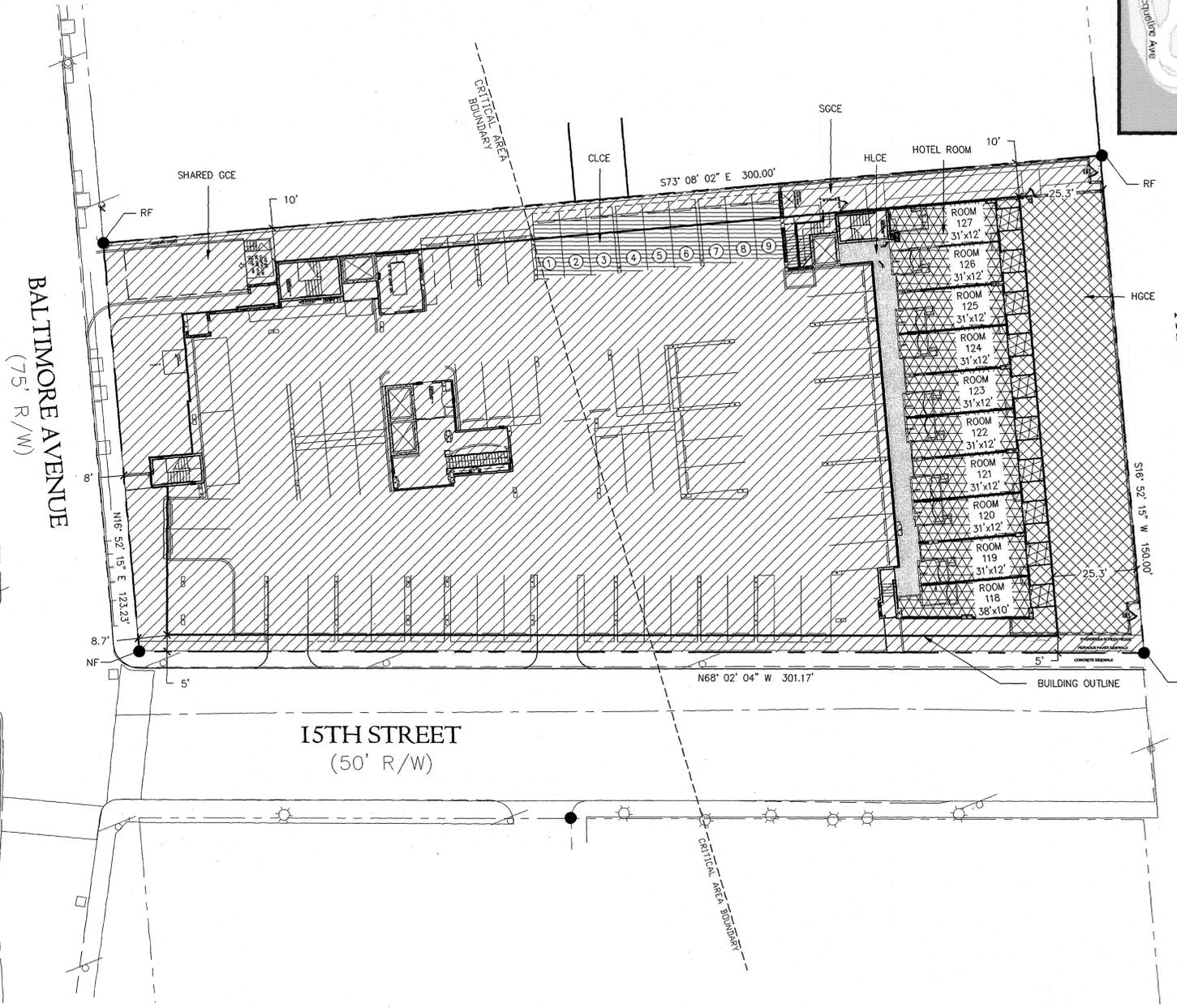


VICINITY MAP

SHEET INDEX

- SHEET 1 - COVER SHEET, GROUND LEVEL
- SHEET 2 - PARKING LOT SITE
- SHEET 3 - LEVEL TWO PLAN VIEW
- SHEET 4 - LEVEL THREE PLAN VIEW
- SHEET 5 - LEVEL FOUR PLAN VIEW
- SHEET 6 - LEVEL FIVE PLAN VIEW
- SHEET 7 - CONDO UNIT DIMENSIONS
- SHEET 8 - CONDO UNIT DIMENSIONS
- SHEET 9 - ROOF PLAN VIEW
- SHEET 10 - HOTEL ELEVATIONS

RECORDING FEE
PLAT SUBMITTALS
TOTAL
\$104.00
\$34.00
\$70.00
Mar 11, 2010



OWNER'S CERTIFICATION

OCEAN JETTY LLC, OWNER OF THE PROPERTY SHOWN ON THIS PLAT OF CONDOMINIUM SUBDIVISION, HEREBY CERTIFIES THAT THE REQUIREMENTS OF SUBSECTION (c) OF SECTION 11-105 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF THE STATE OF MARYLAND, LATEST EDITION, HAS BEEN COMPLIED WITH INsofar AS IT CONCERNS THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS.

Lauren Taylor
LAUREN TAYLOR DATE 02/19/10

WORCESTER COUNTY ENVIRONMENTAL PROGRAMS

THE 9 UNIT CONDOMINIUM SHOWN HEREON, IS APPROVED AS TO CONFORMITY WITH THE WORCESTER COUNTY COMPREHENSIVE WATER AND SEWERAGE PLAN AND TO SERVICE AN EXISTING CENTRAL SEWERAGE AND CENTRAL WATER SYSTEM.

Robert J. Mitchell, R.S.
APPROVING AUTHORITY DATE 2-22-10

SURVEYOR'S CERTIFICATION

THE REGISTERED UNDERSIGNED LAND SURVEYOR, LICENSED IN THE STATE OF MARYLAND, DOES HEREBY CERTIFY THAT: THIS PLAT, SHEETS 1 THROUGH 10, INCLUSIVE, SHOWING THE BUILDING AND OTHER IMPROVEMENTS IS LOCATED ON 15TH STREET AS SHOWN ON A PLAT ENTITLED "MIRAMAR CONDOMINIUM PLATS" AND RECORDED AMONG THE LAND RECORDS OF WORCESTER COUNTY IN PLAT BOOK FWH22, FOLIO 12, TOGETHER WITH THE APPLICABLE WORDING OF THE DECLARATION, IS A CORRECT REPRESENTATION OF THE CONDOMINIUM DESCRIBED AND THE IDENTIFICATION AND LOCATION OF EACH UNIT AND THE COMMON ELEMENTS AS CONSTRUCTED CAN BE DETERMINED FROM THEM. THE UNDERSIGNED LAND SURVEYOR FURTHER CERTIFIES THAT THIS CONDOMINIUM PLAT HAS BEEN PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 11 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND, LATEST EDITION.

Larry L. Mann
LARRY L. MANN DATE 2-18-10
PROPERTY LINE SURVEYOR #469
VISTA DESIGN, INC.

PLAN APPROVAL-MAYOR & CITY COUNCIL, TOWN OF OCEAN CITY, MD

THIS APPROVAL DOES NOT EXTEND TO ANY FUTURE USES, AND IS LIMITED TO APPROVING THOSE USES AND PLANS AS BEING ENCOMPASSED WITHIN THE APPLICATION AND APPROVALS OF THE PLANNING AND ZONING COMMISSION AND THE BOARD OF ZONING APPEALS. THIS APPLICATION AND RECORDS ARE AVAILABLE FOR REVIEW AT THE OFFICE OF THE UNDERSIGNED.

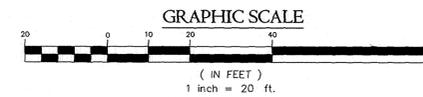
Richard M. Mosher
MAYOR DATE 3/5/10

Paul M. [Signature]
COUNCIL PRESIDENT DATE 3-9-10

Steve Smith
ZONING ADMINISTRATOR, TOWN OF OCEAN CITY DATE 2/26/10

NOTE:

THE PROPERTY INCLUDES 9 TRANSFER DEVELOPMENT RIGHTS (TDR'S). NO'S 173, 174, 175, 176, 182, 285, 286, 287 & 288.



LEGEND:

- Property Line
- Adjacent Property Line
- Building Setback Line
- Right of Way
- Existing 1x Contour
- Existing 5x Contour
- Existing Edge of Pavement
- Existing Edge of Driveway
- Existing Points
- Existing Critical Area Line
- Existing Fence
- Existing Water & Control Valves
- Existing Light Pole
- Existing Over Head Wires
- Existing Electric Box
- Existing Telephone Pad
- Existing Sign
- Existing Cleanout
- Condominium Parking Space Number
- NF (NAIL FOUND)
- RF (RE-BAR FOUND)
- Hotel General Common Element - (HGCE)
- Hotel Limited Common Element - (HLCE)
- HOTEL ROOM
- Restaurant Limited Common Element - (RLCE)
- Restaurant Unit
- Residential Condominium General Common Element - (CGCE)
- Residential Condominium Limited Common Element - (CLCE)
- Residential Condominium Unit
- Shared General Common Element - (SGCE)
- Shared Limited Common Element - (SLCE)

NOTE:

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NOTE:

This Drawing does not include necessary components for construction safety. All construction must be done in compliance with the occupational safety and health act of 1970 and all rules and regulations thereto appurtenant.

Map Scale Accuracy

Atlantic Planning & Development 616 William Street Berlin, Maryland 21811 Ph. 410-641-1101 Fx. 410-641-2012		Miramar Hotel & Residential Condominium Plat 15th Street Ocean City, Maryland	Building Site Ground Level Plan View	<p>NORTH</p>	VISTA DESIGN, INC. Landscape Architects, Land Planning Consultants, Engineers, and Surveyors 11634 Worcester Hwy, Showell, MD 21862 ph. 410-352-3874 fax 410-352-3875 email vista@vistadesigninc.com	PROJECT DATA DRAWN BY: RB CHECK BY: LM Ocean City, Maryland Worcester County, Maryland F.B. NO.: T.M. NO.: DATE: 09/16/09 FILE NAME: CONDO 081409.dwg SCALE: 1" = 20'	REVISIONS	09-018 PROJ. NO. CONDO 081409.dwg File Name: I SHEET NO.
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