

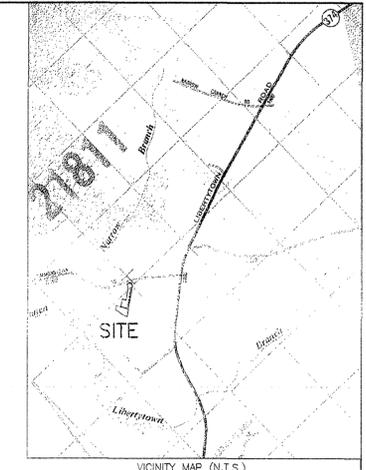
LEGEND

These standard symbols will be found in the drawing.

- IRON ROD TO BE SET
UNMARKED POINT
UTILITY POST
UTILITY POLE
PROPOSED WELL LOCATION
FOREST CONSERVATION EASEMENT SIGN
NON-TIDAL WETLANDS FLAG
MAN MADE DITCH THROUGH UPLANDS - NOT SUBJECT TO CORPS OF ENGINEERS/WDE REGULATORY PROGRAM

- LIMIT OF DELINEATION
WATERS OF THE UNITED STATES OF AMERICA
25' NON-TIDAL WETLANDS BUFFER
NON-TIDAL WETLANDS
FOREST CONSERVATION EASEMENT AREA
10,000 SQ. FT. SEWAGE RESERVE AREA

MINOR SUBDIVISION
LANDS OF
KENNETH N. LITTLETON, JR. AND CAROL L. LITTLETON
CREATING LOTS 1 & 2
THIRD TAX DISTRICT
WORCESTER COUNTY, MARYLAND



GENERAL NOTES:

- OWNER/DEVELOPER: KENNETH N. LITTLETON, JR. & CAROL L. LITTLETON
TOTAL AREA LOT 1 = 2.35 ACRES +/-
TOTAL AREA LOT 2 = 2.14 ACRES +/-
TOTAL AREA PARCEL 66 = 82.5 ACRES +/-
AREA OF NON-TIDAL WETLANDS LOT 1 = 2,808 SQ. FT. (0.6 AC.)
AREA OF NON-TIDAL WETLANDS LOT 2 = 28,038 SQ. FT. (64 AC.)
BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 240083 0100 B, DATED JUNE 15, 1983, THIS SUBDIVISION IS LOCATED WITHIN FLOOD ZONE C.
COORDINATE SYSTEM IS BASED ON NAD 83
THIS SUBDIVISION LIES WITHIN SUB-WATERSHED 2130203 (UPPER PODOCKE RIVER DRAINAGE)
THIS SUBDIVISION IS NOT IN THE ATLANTIC COASTAL BAYS CRITICAL AREA OR THE CHESAPEAKE BAY CRITICAL AREA
THE PURPOSE OF THIS PLAN IS TO SUBDIVIDE PARCEL 66 INTO TWO RESIDENTIAL LOTS, WITH 82.6 ACRES REMAINING PER TAX RECORDS.
THERE ARE NO PUBLIC DRAINAGE AUTHORITY DITCHES ON SITE
THERE ARE NO ANIMAL CONTAINMENT STRUCTURES WITHIN 200' OF THE PROPOSED LOTS.
THIS SUBDIVISION IS SUBJECT TO NONTIDAL WETLANDS PERMIT # 201060462/10-NW-2031 DATED 06/24/2010.

NON-TIDAL WETLANDS STATEMENT

"The nontidal wetlands line as delineated by EDWARD M. LAUNAY and dated JUNE 24, 2010, and as shown hereon has not been certified by regulatory authorities and therefore may or may not be valid for site development. At the time of site development, the nontidal wetland may be required to be verified in the field by the appropriate government agency. Development shall be required to comply with all regulations and permitting in effect at that time. Any reduction in buildable area below the statutorily prescribed minimum as a result of future regulatory verification or regulation or a change in topography may render the lot or lots as shown hereon unbuildable. The 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 practicality, buildability or safety of any proposed use and shall create no liability upon the County, its officials or employees."

WORCESTER COUNTY PLANNING AND ZONING 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 practicality, buildability or safety of any proposed use, and shall create no liability upon the County, its officials or employees. Any approval by the Department of the Environment or 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 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. Worcester County does not guarantee the development or construction of any amenities shown on this plan. All such amenities shall be the responsibility of the owner and developer of this subdivision.

Edward M. Launay, PWS, dated 3/20/2012
WORCESTER COUNTY PLANNING COMMISSION

OWNER'S CERTIFICATION

The subdivision of land as shown on this plan 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 (1981) as far as they relate to the making of this plan and the setting of markers have been complied with.

Kenneth N. Littleton, Jr., dated 5-5-11

Carol L. Littleton, dated 5/5/11

SURVEYOR'S CERTIFICATION

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 (1981) concerning the making of this plan and the setting of markers as well as all of the requirements of the County Commissioners and ordinances of the County of Worcester, Maryland regarding the plotting of subdivisions within the County have been complied with.

Madison J. Bunting, Jr., P.R.S., dated 5/05/2011



Table with 2 columns: REV. DATE and COMMENTS. Includes entries for 01/08/11, 12/30/10, 08/01/10, and 05/14/2009.

DEED RESTRICTIONS

Except as expressly authorized pursuant to any permits or letters of authorization previously obtained from and issued by the U.S. Army Corps of Engineers and/or Maryland Department of the Environment (or their successors or assigns), neither the Permittee, nor any subsequent owner or owners of the Properties or any portions thereof, shall undertake or cause to be undertaken any of the following within or upon the wetland or buffer areas:

- a. Construct or place buildings, sheds, walkways, roads, signs or other structures on or above the ground within the wetland or buffer areas;
b. Dump or place trash, brush, soil waste, or other fill material within the wetland or buffer areas, or otherwise use the ground within the wetland or buffer areas for disposal of such materials;
c. Excavate, dredge, or remove loam, peat, gravel, soil, rock or other material substance within the wetland or buffer areas;
d. Remove or destroy trees, shrubs or other vegetation, or any other material substance within the wetland or buffer areas in violation of section 404 of the Clean Water Act and/or the applicable provisions of the Maryland Nontidal Wetlands Protection Act, or
e. Engage in any activities on the wetland or buffer areas that would violate any governmental regulation concerning drainage, flood control, water conservation, erosion control, soil control, or fish or wildlife habitat preservation.

Alteration of vegetation or other substances within the wetland or buffer as required for routine maintenance of the wetland or buffer areas consistent with State and federal law is permissible.

THE ABOVE DEED RESTRICTIONS MUST APPEAR ON THE DEED AND INDIVIDUAL LOT PLATS FOR THESE LOTS DESIGNATED ON THE PROPERTY CURRENTLY KNOWN AS Tax Map 24, Parcel 66, Deed S.V.H. 3330/576, Third Tax District, Worcester County, Maryland AND MUST BE RECORDED FOR ALL FUTURE SALES OF THESE PROPERTIES.

FOREST CONSERVATION COMPUTATIONS (LOTS 1 & 2)

TOTAL TRACT AREA = 4.49 AC.±
EXISTING FOREST = 2.14 AC.± (LOT 2)
EXISTING FOREST TO BE CLEARED = 2.14 AC.± (LOT 2)
EXISTING FOREST TO BE RETAINED = 0.0 AC.± (LOT 2)
AFFORESTATION/REFORESTATION REQUIRED = 4.28 AC.±
OFF-SITE AFFORESTATION/REFORESTATION REQUIRED = 8.56 AC.±
OFF-SITE AFFORESTATION/REFORESTATION PROVIDED = 8.89 AC.±

FOREST CONSERVATION EASEMENT AREA "A" LINE TABLE

Table with 3 columns: POINT, NORTHING, EASTING, DESCRIPTION. Lists points 500-508 and their coordinates and descriptions.

FOREST CONSERVATION EASEMENT AREA "B" LINE TABLE

Table with 3 columns: POINT, NORTHING, EASTING, DESCRIPTION. Lists points F1-F19 and their coordinates and descriptions.

POINT TABLE

Table with 3 columns: POINT, NORTHING, EASTING, DESCRIPTION. Lists points 500-508 and their coordinates and descriptions.

SEWAGE RESERVE AREA POINT TABLE

Table with 3 columns: POINT, NORTHING, EASTING, DESCRIPTION. Lists points 310-407 and their coordinates and descriptions.

ENVIRONMENTAL PROGRAMS

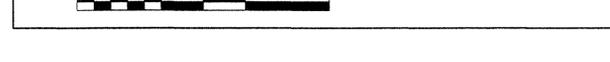
This subdivision is approved for interim individual water supply and sewage disposal systems in accordance with the County Comprehensive Water and Sewer Plan. The applicant or any future owner must discontinue use of these systems and connect to the community system(s) when available. The disposal systems are RESTRICTED TO SPECIAL DESIGNS meeting current Environmental Programs standards. Water supplying the wells shall be from a confined aquifer (approximately 50 feet below the ground level) or some deeper confined aquifer. For each dwelling unit, a minimum of 10,000 sq. ft. exclusive of buildings, easements, rights of ways and such other permanent or physical objects, shall be provided for the subsurface disposal of sewage. Soil evaluations were completed based on existing elevations. Any alterations of elevation or changes in roads are prohibited without prior approval of this office.

LOTS 1 & 2 FOREST CONSERVATION LAW STATEMENT

NOTE: This subdivision is subject to Forest Conservation Plan Number 10-28. LOTS 1 and 2 are subject to Worcester County's Forest Conservation Law. Any future approval of this land for a regulated activity shall be subject to the County Forest Conservation Law. A Forest Conservation Plan has been approved and is on file with the Department of Planning, Permits, and Inspections. A Perpetual Protective Agreement, Deed of Forest Conservation Easement, Worcester County, Maryland, will be recorded simultaneously with this plan in the Land Records of Worcester County, Maryland.

APPROVING AUTHORITY: [Signature] R.S. DATE: 3-20-12

BOUNDARY LINE/CURVE TABLE and NON-TIDAL WETLANDS LINE/CURVE TABLE. Includes tables for boundary lines (L1-L20), wetland boundaries (W1-W30), and curve data (WC1-WC3).



FILED
APR 23 PM 3:26
STEPHEN A. HALES
CLERK OF COURTS
MOR. CO.

