Filed 6-30-09 S.V.H. 231/56

MINOR SUBDIVISION
OF THE LANDS OF
MARGARET L. ENNIS, FOR LIFE
TAX MAP 69 GRID 21 P/O PARCEL 21 DEED 702/472, 802/291
SEVENTH TAX DISTRICT
WORCESTER COUNTY, MARYLAND

WORCESTER COUNTY ENVIRONMENTAL PROGRAMS

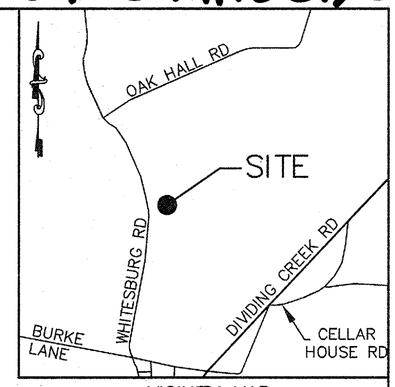
THIS SUBDIVISION IS APPROVED FOR INTERIM INDIVIDUAL WATER SUPPLY AND SEWAGE DISPOSAL SYSTEMS IN ACCORDANCE WITH THE COUNTY COMPREHENSIVE WATER AND SEWER PLAN.
THE APPLICANT OR ANY FUTURE OWNER MUST DISCONTINUE USE OF THESE SYSTEMS AND CONNECT TO THE COMMUNITY SYSTEM(S) WHEN AVAILABLE. THE DISPOSAL SYSTEMS ARE RESTRICTED TO SPECIAL DESIGNS MEETING CURRENT ENVIRONMENTAL PROGRAMS STANDARDS. WATER SUPPLYING THE WELLS SHALL BE FROM A CONFINED AQUIFER (APPROX. 50 FT. BELOW THE GROUND LEVEL) OR SOME DEEPER CONFINED AQUIFER. (FOR EACH BUILDING UNIT, A MINIMUM OF 10,000 SQ. FT. EXCLUSIVE OF BUILDINGS, EASEMENTS RIGHTS-OF-WAY 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 ALTERATION OF ELEVATION OR CHANGE IN GRADE ARE PROHIBITED WITHOUT PRIOR APPROVAL OF THIS OFFICE.

Rodney Mitchell, L.S. 6-29-09
APPROVING AUTHORITY DATE

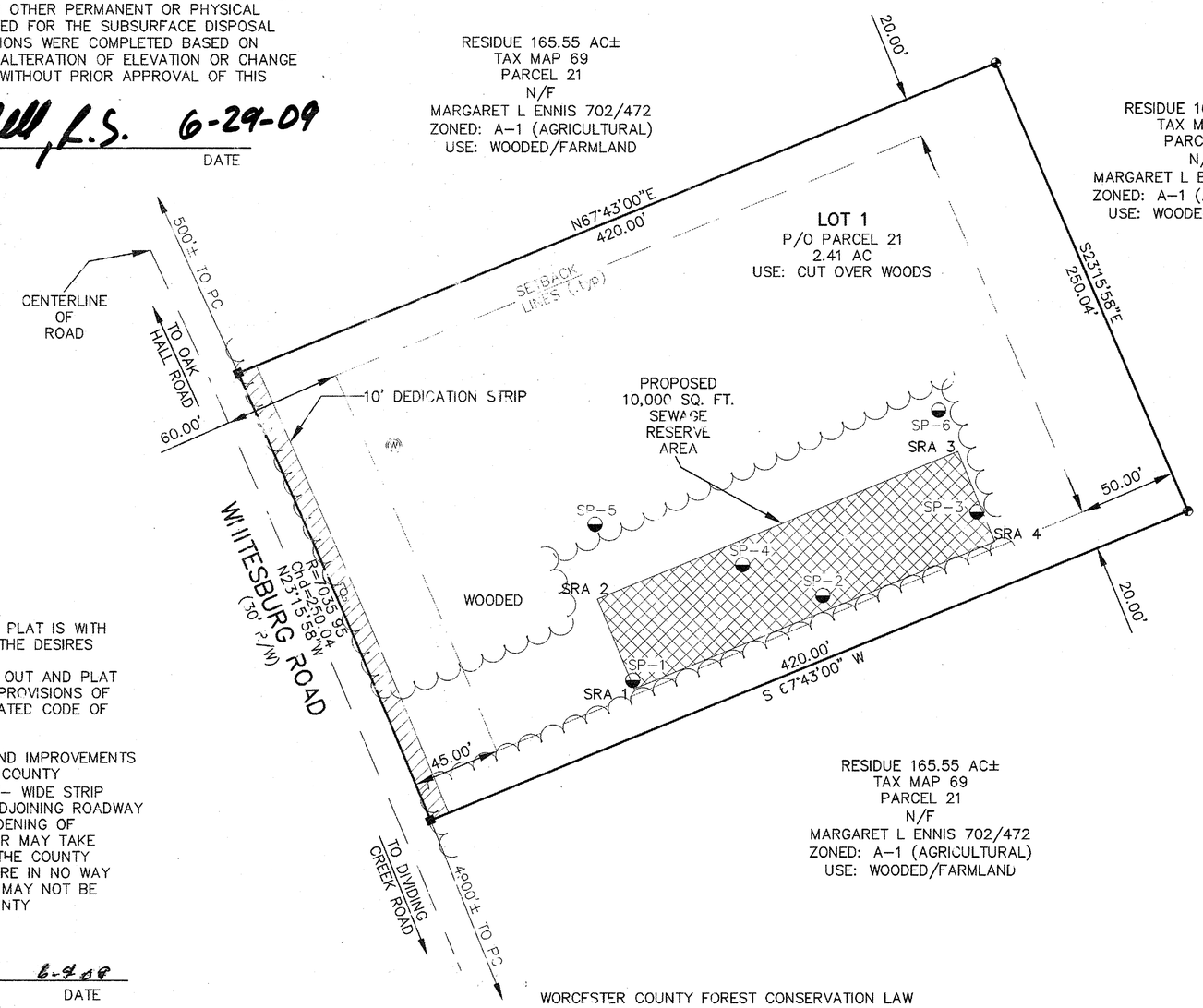
DB 55/588

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE ONE RESIDENTIAL BUILDABLE LOT FROM PARCEL 21 LEAVING A 165.55 ACRE RESIDUE PARCEL. THE LOT BEING CREATED, LOT 1, CONTAINS 2.41 ACRES.

SEWAGE AREA COORDINATE CHART			
	NORTHING	EASTING	ELEV.
SRA 1	41616.72	1731154.61	.
SP-1	41621.17	1731153.82	100.38
SP-2	41664.81	1731251.34	100.03
SRA 2	41662.99	1731135.65	.
SP-4	41680.67	1731210.11	100.65
SP-5	41701.48	1731134.43	100.53
SRA 3	41738.83	1731320.72	.
SP-6	41759.9	1731310.79	100.67
SRA 4	41692.56	1731339.68	.
SP-3	41707.79	1731330.53	100.74



VICINITY MAP
1"=2000'



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 PRACTICABILITY, BUILDABILITY OR SAFETY OR ANY PROPOSED USE, AND SHALL CREATE NO LIABILITY UPON THE COUNTY, ITS OFFICIALS OR EMPLOYEES.
ANY APPROVAL BY THE DEPARTMENT OF THE ENVIRONMENT OF ANY SEWER OR WATER SYSTEM OR SUITABILITY THEREFOR 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.

6/30/09
APPROVING AUTHORITY DATE

LEGEND

- ◉ – IRON ROD FOUND
- ⊡ – CONCRETE MONUMENT FOUND
- ■ – CONCRETE MONUMENT SET
- ○ – IRON PIPE FOUND
- ◐ – IRON PIPE SET
- ○ – PROPERTY CORNER
- – POWER POLE/UTILITY POLE
- SP – PERC TEST
- (W) – PROPOSED WELL

OWNER/DEVELOPER'S CERTIFICATION

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS THEREOF.
THE LAND SHOWN HEREON HAS BEEN LAID OUT AND PLAT THEREOF PREPARED IN ACCORDANCE WITH THE PROVISIONS OF REAL PROPERTY ARTICLE 3-108 OF THE ANNOTATED CODE OF MARYLAND.

THE FOLLOWING STREETS, ROADS, AMENITIES AND IMPROVEMENTS ARE HEREBY OFFERED FOR DEDICATION TO THE COUNTY COMMISSIONERS FOR WORCESTER COUNTY. A 10'- WIDE STRIP ACROSS THE FRONT OF THE LOT SHOWN AND ADJOINING ROADWAY IS OFFERED IN DEDICATION FOR THE FUTURE WIDENING OF WHITESBURG ROAD. 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.

Margaret L. Ennis 6-29-09
MARGARET L. ENNIS FOR LIFE DATE
4016 WHITESBURG ROAD
POCOMOKE, MARYLAND 21851

NOTES:

1) NO ABSTRACT TITLE WAS PROVIDED PRIOR TO THIS SURVEY.
2) THIS SURVEY WAS BASED ON PHYSICAL EVIDENCE AND THE CURRENT PLAT OF RECORD
3) ALL UTILITIES ARE UNDERGROUND OR AS SHOWN ON THIS SURVEY.
4) BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAP 240083 0150 A, DATED 2/15/79, THE LOT SHOWN IS LOCATED IN ZONE C.
5) ZONED – A-1 (AGRICULTURAL):
SETBACKS: FRONT YARD – 35' OR 60' FROM CENTERLINE OF ROAD RIGHT OF WAY.
SIDE YARD – 20'
REAR YARD – 50'
6) LOT 1 TOTAL BUILDABLE AREA IS 68,068 sq.ft. (1.56 AC)
7) THERE ARE NO AGRICULTURAL STRUCTURES WITHIN 200' OF THE PROPERTY LINES.
8) THE LOCATION OF WETLANDS IS NOT KNOWN AT THE TIME OF THIS SURVEY.
9) THIS SITE IS NOT LOCATED WITHIN THE ATLANTIC COASTAL OR THE CHESAPEAKE BAY CRITICAL AREA.
10) REFERENCE IS MADE TO DEED FWH 802/291 RECORDED ON JANUARY 12, 1981.
11) CHICKEN HOUSES ARE LOCATED ON THE RESIDUE PARCEL.
12) THIS SITE DOES NOT HAVE ANY DITCHES LOCATED WITHIN THE PUBLIC DRAINAGE ASSOCIATION.

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft.

WORCESTER COUNTY FOREST CONSERVATION LAW

FOREST CONSERVATION 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 IS BEING CREATED FOR THE PURPOSE OF CONSTRUCTING A DWELLING HOUSE INTENDED 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 sq. ft. OF FOREST AND IS THE 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.

STATE OF MARYLAND
GEORGE EDWIN YOUNG, III
No. 10854
REGISTERED PROFESSIONAL LAND SURVEYOR

SURVEYOR'S CERTIFICATE

I, GEORGE E. YOUNG, III, A REGISTERED LAND SURVEYOR OF THE STATE OF MARYLAND, DO CERTIFY THE LAND SHOWN HEREON HAS BEEN LAID OUT AND PLAT THEREOF PREPARED IN ACCORDANCE WITH THE PROVISIONS OF REAL PROPERTY ARTICLE 3-108 OF THE ANNOTATED CODE OF MARYLAND.

6/9/09
George E. Young, III DATE
Professional Land Surveyor MD No. 10854
VA No. 1700
DE No. 534

GEY
GEORGE E. YOUNG, III, P.C.
ENGINEERS & SURVEYORS
2317 STOCKTON ROAD
POCOMOKE MARYLAND 21851
PHONE: (410)-957-2149
(410)-632-2434
FAX: (410)-957-2928

SCALE:	1"=50'	REVISIONS:	04/28/09
DRAWN BY:	ECY		05/26/09
DATE DRAWN:	1/5/09		.
CADD NAME:	F:OMASTER/08136	SHEET	1 OF 1
JOB #:	M08136-A		

P163532 MSA SSU 1257 8338

Maryland State Archives