

# 2023-0105-V

Menu Cancel Help

Task Details OPZ Critical Area Team

**Assigned Date**

10/03/2023

**Assigned to**

Melanie Mathews

**Current Status**

Complete w/ Comments

**Action By**

Melanie Mathews

**Comments**

The site plan is drawn according to the shoreline as shown on Plat 270 pages 21-22 which includes +/- 59' linear feet of shoreline. The West property line extension (PLE) is drawn accurately as a direct extension which is also generally parallel to the adjacent pier. The East PLE appears to veer off slightly from a perfect direct extension. With this being said, the variance request may be more in line with an increased variance request of +/- 1' per structure however this is minimal and otherwise there appears to be no significant impact on the pier structure to the East. Additionally, the platform size has been reduced and reconfigured to limit the required number of variances for this project. The request seems reasonable and meets all of the requirements of a request for variance. The critical area team has no objection to this proposal.

**End Time**

**Billable**

No

**Time Tracking Start Date**

**In Possession Time (hrs)**

**Estimated Hours**

0.0

**Comment Display in ACA**

- All ACA Users
- Record Creator
- Licensed Professional
- Contact
- Owner

**Due Date**

10/24/2023

**Assigned to Department**

OPZ Critical Area

**Status Date**

10/04/2023

**Overtime**

No

**Start Time**

**Hours Spent**

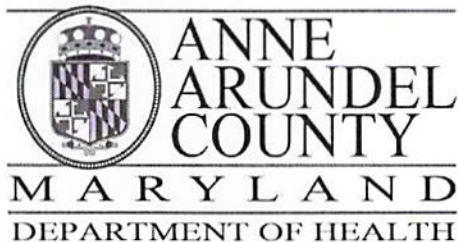
0.0

**Action by Department**

OPZ Critical Area

**Est. Completion Date**

- Display E-mail Address in ACA
- Display Comment in ACA




J. Howard Beard Health Services Building  
3 Harry S. Truman Parkway  
Annapolis, Maryland 21401  
Phone: 410-222-7095 Fax: 410-222-7294  
Maryland Relay (TTY): 711  
www.aahealth.org

**Tonii Gedin, RN, DNP**  
Health Officer

**MEMORANDUM**

TO: Sadé Medina, Zoning Applications  
Planning and Zoning Department, MS-6301

FROM: Brian Chew, Program Manager  
Bureau of Environmental Health 

DATE: October 24, 2023

RE: Kenneth Sikora  
266 Mountain Laurel Lane  
Annapolis, MD 21409

NUMBER: 2023-0105-V

SUBJECT: Variance/Special Exception/Rezoning

The Health Department has reviewed the above referenced variance to allow a boatlift pilings (2) with less setbacks than required.

The Health Department has reviewed the on-site sewage disposal and well water supply system for the above referenced property. The Health Department has determined that the proposed request does not adversely affect the on-site sewage disposal and well water supply systems. The Health Department has no objection to the above referenced request.

If you have further questions or comments, please contact Brian Chew at 410-222-7413.

cc: Sterling Seay

**DEDICATION BY OWNERS**

PETER A. CASTRUCCIO AND SADIE M. CASTRUCCIO, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION; ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND DEDICATE THE STREETS, ALLEYS, WALKWAYS AND OTHER EASEMENTS, WIDENING STRIPS AND FLOODPLAINS, TO PUBLIC USE; SUCH LANDS TO BE DEEDED TO ANNE ARUNDEL COUNTY OR THE STATE HIGHWAY ADMINISTRATION, AS MAY BE APPROPRIATE, ON REQUEST.

THERE ARE NO SUITS, ACTIONS AT LAW, LEASES, LIENS, MORTGAGES, TRUSTS, EASEMENTS, OR RIGHTS-OF-WAY AFFECTING THE PROPERTY INCLUDED IN THIS PLAN OF SUBDIVISION, AND ALL PARTIES IN INTEREST THERETO HAVE HEREUNTO AFFIXED THEIR SIGNATURES, INDICATING THEIR ASSENT AND WILLINGNESS TO JOIN IN THIS PLAN OF SUBDIVISION.

FURTHER, THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 REPLACEMENT VOLUME (AS SUPPLEMENTED) AND ARTICLE 26, SECTION 3-304 OF THE ANNE ARUNDEL COUNTY CODE AS FAR AS THEY RELATE TO THE MAKING OF THESE PLATS AND THE SETTING OF MARKERS (SHALL BE/HAVE BEEN) COMPLIED WITH.

*Sarlene Barclay*  
WITNESS DATE

*Peter Castuccio* Apr 29/05  
PETER A. CASTRUCCIO (OWNER) DATE

*Sarlene Barclay*  
WITNESS DATE

*Sadie Castuccio* Apr 29/05  
SADIE M. CASTRUCCIO (OWNER) DATE

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS CORRECT, THAT IT REPRESENTS A SURVEY OF THE PROPERTY BY THE SURVEYOR OR PREPARED UNDER THE SURVEYOR'S DIRECT SUPERVISION; AND THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY GILBERT BRASHEARS, JR. TO PETER A. CASTRUCCIO AND SADIE M. CASTRUCCIO BY DEED DATED APRIL 16, 1991 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND (HEREINAFTER THE "LAND RECORDS") IN LIBER 5298, AT FOLIO 338; (PARCEL 96) AND ALL OF THE LANDS CONVEYED BY ALEXANDER JOHNSON AND MINNIE JOHNSON TO PETER A. AND SADIE M. CASTRUCCIO BY DEED DATED FEBRUARY 13, 1984 AND RECORDED AMONG THE LAND RECORDS IN LIBER 3698, AT FOLIO 639 (PARCEL 201) AND ALL OF THE LANDS CONVEYED BY DANIEL STEPNEY TO PETER A. AND SADIE M. CASTRUCCIO BY DEED DATED MAY 20, 1981 AND RECORDED AMONG THE LAND RECORDS IN LIBER 3408, AT FOLIO 557 (PARCEL 261) AND ALL OF THE LANDS CONVEYED BY THELMA SMITH AND ALFRED STEPNEY TO PETER A. AND SADIE M. CASTRUCCIO BY DEED DATED APRIL 15, 1986 AND RECORDED AMONG THE LAND RECORDS IN LIBER 4100, AT FOLIO 295 (PARCEL 318). THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 REPLACEMENT VOLUME (AS SUPPLEMENTED) AND ARTICLE 26, SECTION 3-304 OF THE ANNE ARUNDEL COUNTY CODE AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

*Mark E. Powell*  
12 April 05

MARK E. POWELL, MARYLAND PROFESSIONAL LAND SURVEYOR, #21153

*Peter Castuccio*  
PETER A. CASTRUCCIO, OWNER

*Sadie Castuccio*  
SADIE M. CASTRUCCIO, OWNER

DATE

*Apr 29/05*  
DATE

*Apr 29/05*  
DATE

**AREA TABULATIONS**

TOTAL SITE AREA	885,119 SQ. FT.	20.32 ACRES
TOTAL NUMBER OF LOTS	5	SINGLE FAMILY LOTS
TOTAL LOT AREA	852,698 SQ. FT.	19.58 ACRES
MINIMUM LOT AREA		
R1 ZONING	40,000 SQ. FT.	0.92 ACRES
TOTAL AREA OF RIGHT-OF-WAY DEDICATION	32,421 FT.	0.74 ACRES

**NOTICE TO TITLE EXAMINERS**

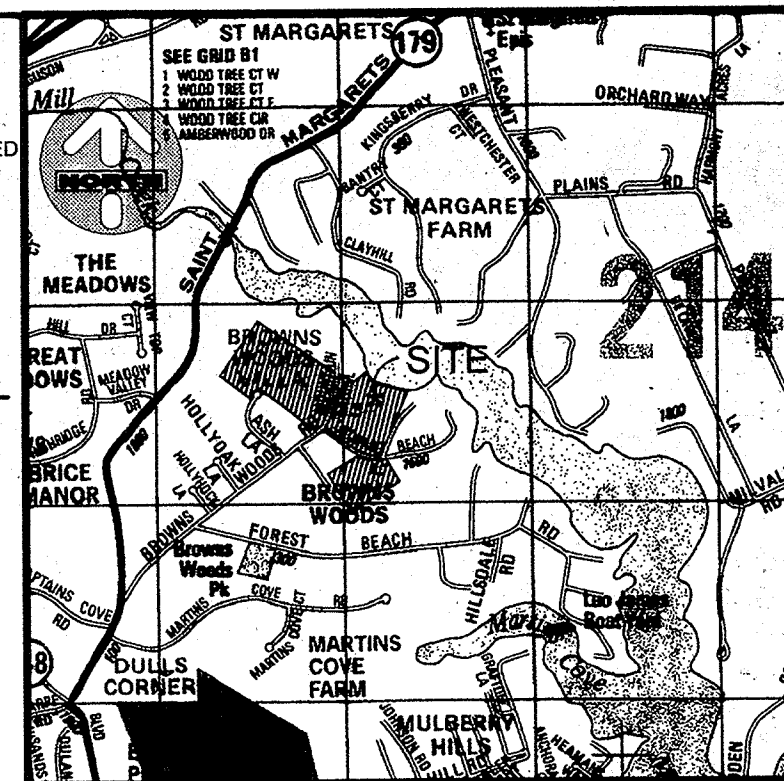
- THIS PLAT HAS BEEN APPROVED FOR RECORDING ONLY AND SHALL BECOME NULL AND VOID UNLESS:
  - IF REQUIRED AN INSPECTION AGREEMENT OR A PUBLIC WORKS AGREEMENT HAS BEEN EXECUTED AND RECORDED WITHIN TWO YEARS AFTER THIS PLAT IS APPROVED;
  - IF REQUIRED, A UTILITY AGREEMENT HAS BEEN EXECUTED AND RECORDED WITHIN TWO YEARS AFTER THIS PLAT IS APPROVED; AND
  - CONSTRUCTION UNDER EACH OF THESE AGREEMENTS HAS BEEN CONTINUOUS WITHOUT INTERRUPTION FOR MORE THAN ONE YEAR AT ALL TIMES.
- A SALE OR CONTRACT OF SALE OF ANY LOTS SHOWN HEREON MAY NOT BE MADE UNTIL NECESSARY IMPROVEMENTS HAVE BEEN:
  - A. SATISFACTORILY COMPLETED UNDER AN INSPECTION AGREEMENT AND THE SUBDIVIDER HAS PROVIDED THE COUNTY WITH A WAIVER OF LIENS FROM ALL CONTRACTORS AND SUB-CONTRACTORS; OR
  - B. SATISFACTORILY GUARANTEED BY A PUBLIC WORKS AGREEMENT, IF REQUIRED, SUPPORTED BY A SURETY BOND, CERTIFIED CHECK, CASH, OR IRREVOCABLE LETTER OF CREDIT FROM A LOCAL BANK, OR OTHER SECURITY AS AUTHORIZED BY LAW; AND
- IF REQUIRED, SATISFACTORILY GUARANTEED BY A UTILITY AGREEMENT SUPPORTED BY A SURETY BOND, CERTIFIED CHECK, CASH, OR IRREVOCABLE LETTER OF CREDIT FROM A LOCAL BANK, OR OTHER SECURITY AS AUTHORIZED BY LAW.
- A BUILDING PERMIT OTHER THAN A SAMPLE PERMIT MAY NOT BE ISSUED FOR ANY CONSTRUCTION IN THIS DEVELOPMENT UNTIL THE REQUIREMENTS OF PARAGRAPH 2 ABOVE HAVE BEEN COMPLIED WITH. CERTIFICATES OF USE AND OCCUPANCY MAY NOT BE ISSUED FOR ANY BUILDING OR STRUCTURE IN THE SUBDIVISION UNLESS IMPROVEMENTS REQUIRED UNDER A UTILITY AGREEMENT HAVE BEEN COMPLETED AND BASIC IMPROVEMENTS REQUIRED UNDER A PUBLIC WORKS AGREEMENT BY ARTICLE 26, SECTION 3-314 OF THE ANNE ARUNDEL COUNTY CODE HAVE BEEN COMPLETED.

**R1 SETBACK REQUIREMENTS**

FRONT	REGULAR	40'
SIDE	15'/40' COMBINED	15'/40'
REAR		35'
CORNER		40'
MINIMUM WIDTH AT B.R.L.		125'
MINIMUM WIDTH AT R.O.W.		18'

**CRITICAL AREA SEPTIC NOTES**

LOTS 1-5 ARE WITHIN THE CRITICAL AREA AND WILL REQUIRE AN APPROVED NITROGEN REDUCING PRETREATMENT UNIT WITH THE ON-SITE SEWAGE DISPOSAL SYSTEM.



**VICINITY MAP**

1" = 2,000'  
COPYRIGHT ADC THE MAP PEOPLE  
PERMITTED USE NUMBER 20409132

**GENERAL NOTES:**

**1. DEVELOPMENT PLAN NOTE**

DEVELOPMENT OF THIS SUBDIVISION SHALL BE UNDERTAKEN ONLY IN ACCORDANCE WITH THE APPROVED DEVELOPMENT PLAN ON FILE IN THE OFFICE OF PLANNING AND ZONING.

**2. SEPTIC AREA NOTE**

THE 10,000 SQUARE FOOT SEPTIC AREAS SHOWN HEREON SHALL REMAIN UNENCUMBERED BY BUILDINGS, EASEMENTS, RIGHTS-OF-WAY, AND OTHER PERMANENT OR PHYSICAL OBJECTS.

**3. DRIVEWAY APRON NOTE**

A PAVED DRIVEWAY APRON, CONSTRUCTED IN ACCORDANCE WITH THE ANNE ARUNDEL COUNTY DESIGN MANUAL, SHALL BE PROVIDED FOR LOTS 1-5 AS PART OF THE BUILDING PERMIT PROCESS. A CERTIFICATE OF OCCUPANCY SHALL NOT BE ISSUED UNTIL THE APRON HAS BEEN CONSTRUCTED.

**4. FOREST CONSERVATION NOTE**

EXCEPT FOR RIPARIAN ACCESS, THERE SHALL BE NO CLEARING, TRIMMING, CUTTING, DUMPING, STORAGE, OR STRUCTURES WITHIN THE FOREST CONSERVATION EASEMENT SHOWN ON THIS PLAT AS RECORDED WITHIN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND IN LIBER 16247, FOLIO 298. ALL FOREST SUBJECT TO THE FOREST CONSERVATION ACT ARE UNDER EASEMENT AND THEREFORE THIS PLAT DOES NOT HAVE TO ADDRESS THOSE REQUIREMENTS.

**5. STORMWATER MANAGEMENT NOTE**

STORMWATER MANAGEMENT FOR THIS PROJECT SHALL BE PROVIDED IN ACCORDANCE WITH ARTICLE 21, TITLE 3 OF THE ANNE ARUNDEL COUNTY ORDINANCE AND THE APPROVED SWM PLANS ON FILE WITH THE OFFICE OF PLANNING AND ZONING.

**6. ALLOCATION NOTE**

THIS SUBDIVISION PLAT IS SUBJECT TO THE REQUIREMENTS OF ARTICLE 25, TITLE 5 OF THE ANNE ARUNDEL COUNTY CODE AS IT RELATES TO THE ALLOCATION OF WATER AND WASTEWATER CAPACITY. FAILURE TO COMPLY WITH THE PROVISIONS OF THIS LAW MAY CAUSE THIS SUBDIVISION PLAT TO BECOME NULL AND VOID OR CAUSE THE PROPERTIES SHOWN HERON TO BE SUBJECT TO A LIEN FOR UNPAID CHARGES.

**7. CRITICAL AREA NOTES**

ALL CRITICAL AREA REQUIREMENTS HAVE BEEN MET WITH APPROVAL OF THIS PLAT. ALL STEEP SLOPES, EXPANDED BUFFERS, AND HIGHLY ERODIBLE LANDS ARE CONTAINED WITHIN THE FOREST CONSERVATION EASEMENTS. RIPARIAN ACCESS FOR EACH LOT MAY BE PROVIDED AS SHOWN ON THE APPROVED FINAL DEVELOPMENT AND CRITICAL AREA PLANS ON FILE WITH THE OFFICE OF PLANNING AND ZONING AND AS PERMITTED WITHIN THE RECORDED FOREST CONSERVATION EASEMENT. REFORESTATION FOR THE RIPARIAN ACCESS AREAS HAS BEEN ADDRESSED WITH THE APPROVAL OF THIS PLAT.

**8. \*PURPOSE NOTE**

THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE PARCEL 96 (CONSISTING OF ONE(1) 1 ACRE PARCEL AND ONE(1) 4 ACRE PARCEL) PARCEL 201, PARCEL 261 AND PARCEL 318.

**9. SIMULTANEOUS RIGHT-OF-WAY DEDICATION NOTE**

THE RIGHT OF WAY WIDENING AREAS SHOWN HEREON IS INTENDED TO BE DEDICATED HEREWITH BY A ROAD WIDENING STRIP AGREEMENT RECORDED IN LIBER 16409, FOLIO 0650. IF ACCOMPANYING DEED IS NOT RECORDED THIS PLAT SHALL BE NULL AND VOID.

**10. STANDARD RIGHT TO DISCHARGE**

PETER A. CASTRUCCIO AND SADIE M. CASTRUCCIO, THEIR REPRESENTATIVES, PERSONAL REPRESENTATIVES, AND SUCCESSORS AND ASSIGNS HEREBY GRANT(S) THE PERPETUAL RIGHT-TO-DISCHARGE THE FLOW OF WATER FROM SUCH NECESSARY DRAINAGE AND APPURTENANCES TO ADEQUATELY DRAIN THE NATURAL WATERSHED AND ADJACENT PROPERTIES INTO EXISTING WATERWAYS AND/OR NATURAL DRAINAGE COURSES AND/OR UPON THE EXISTING GROUND. SUCH DISCHARGE POINTS ARE INDICATED BY AS SHOWN ON THESE PLATS.

**11. SIGHT DISTANCE CLEARING NOTE**

WITH THE GRADING PERMIT FOR LOT 4, THE UNDERSTORY VEGETATION SHALL BE REMOVED FROM THE RIGHT-OF-WAY DEDICATION AREA THROUGH THE FRONTAGE OF LOT 4 TO PROVIDE ADEQUATE SIGHT DISTANCE.

**CRITICAL AREA COMPUTATIONS**

TOTAL SITE AREA	20.32 ACRES
NET SITE AREA (MINUS ROW DEDICATION)	19.58 ACRES
EXISTING ZONING	R-1
TOTAL CRITICAL AREA	18.03 ACRES
LDA (LIMITED DEVELOPMENT AREA)	17.38 ACRES
RCA (RESOURCE CONSERVATION AREA)	0.65 ACRES
EXISTING WOODLAND WITHIN CRITICAL AREA	15.46 ACRES
EXISTING WOODLAND OUTSIDE CRITICAL AREA	1.55 ACRES
EX. IMPERVIOUS SURFACE TO BE REMOVED	0.41 ACRES
GARAGE BUILDING (4,550 SF/0.10 AC.)	
GARAGE PARKING AREA (12,600 SF/0.29 AC.)	
EXISTING STRUCTURE A (225 SF/0.005 AC.)	
EXISTING STRUCTURE B (575 SF/0.01 AC.)	

PROPOSED LOT AREA	19.58 ACRES
LOT 1	4.24 ACRES
LDA (3.89 ACRES)	
RCA (0.35 ACRES)	
LOT 2	5.24 ACRES
LDA (5.07 ACRES)	
RCA (0.17 ACRES)	
LOT 3 (ALL WITHIN LDA)	2.02 ACRES
LOT 4 (ALL WITHIN LDA)	2.34 ACRES
LOT 5	5.74 ACRES
LDA (4.06 ACRES)	
RCA (0.13 ACRES)	
1.55 ACRES OUTSIDE CRITICAL AREA	

IMPERVIOUS LIMITATIONS  
LDA (17.38 ACRES @ 15%=2.61 ACRES)  
RCA (0.65 ACRES @ 15%=0.1 ACRES)  
NO NEW IMPERVIOUS SURFACE PROPOSED WITHIN RCA

MAXIMUM PERMITTED IMPERVIOUS	
LOT 1	0.636 ACRES
LOT 2	0.786 ACRES
LOT 3	0.303 ACRES
LOT 4	0.351 ACRES
LOT 5	0.629 ACRES

CLEARING LIMITATIONS	
EXISTING WOODLAND WITHIN CRITICAL AREA	15.46 AC.
WOODLAND WITHIN FOREST CONSERVATION EASEMENT	
FOREST CONSERVATION PROPERTY #1	238,050 S.F. (5.46 AC.)
FOREST CONSERVATION PROPERTY #2	171,743 S.F. (3.94 AC.)
FOREST CONSERVATION PROPERTY #3	223,056 S.F. (5.12 AC.)
TOTAL FOREST CONSERVATION PROPERTY	632,849 S.F. (14.52 AC.)

\*\* NOTE: 1.55 ACRES OF FOREST CONSERVATION PROPERTY #2 IS OUTSIDE OF THE CRITICAL AREA.  
12.97 ACRES OF THE TOTAL FOREST CONSERVATION PROPERTY IS WITHIN THE CRITICAL AREA.

ALLOWABLE CLEARING WITHIN CRITICAL AREA: 15.46 AC. - 12.97 AC. = 2.49 AC.  
ALLOWABLE CLEARING WITHIN FOREST CONSERVATION PROPERTY FOR RIPARIAN ACCESS:

LOT 1	500 SQUARE FEET
LOT 2	570 SQUARE FEET
LOT 3	825 SQUARE FEET
LOT 4	575 SQUARE FEET
LOT 5	300 SQUARE FEET
TOTAL	2,870 SQUARE FEET (0.06 AC.)

TOTAL ALLOWABLE CLEARING WITH THIS PLAT: 2.49 AC. + 0.06 AC. = 2.55 AC.

THE REFORESTATION REQUIREMENTS FOR THE TOTAL 2.55 AC. OF CLEARING ALLOWED BY THIS PLAT HAVE BEEN MET BY OFFSITE MITIGATION BASED UPON EQUAL AREA REPLACEMENT. THE OFFSITE MITIGATION HAS BEEN SATISFIED IN THE PATUXENT GREENWAY REFORESTATION PROJECT BY AGREEMENT DATED MAY 9, 2005.

APPROVED FOR PRIVATE SEPTIC SYSTEMS AND PUBLIC WATER:  
*Joseph Depressin* 4/27/05  
HEALTH OFFICER, HEALTH DEPARTMENT OF ANNE ARUNDEL COUNTY, MARYLAND

APPROVED:  
*Joseph Rutter* 6/1/05  
JOSEPH RUTTER, PLANNING AND ZONING OFFICER ANNE ARUNDEL COUNTY OFFICE OF PLANNING AND ZONING

**DFI** ENGINEERS-SURVEYORS-PLANNERS CONSTRUCTION MANAGERS  
504 BALTIMORE-ANNAPOLIS BLVD. SEVERNA PARK, MD 21146  
WWW.DFIENGINEERING.COM  
410-647-2727 FAX 410-647-7127

RECORDED IN PLAT BOOK \_\_\_\_\_ PLAT PAGE \_\_\_\_\_ PLAT NUMBER \_\_\_\_\_

PLAT ONE OF TWO  
**MILL CREEK LANDING**  
\*MINOR SUBDIVISION# 2004-105  
TAX MAP 46 BLOCK 9 PARCEL 96,201,261,318  
SCALE: AS SHOWN APRIL 2005  
ZONING: R1  
ZIP CODE: 21401  
3RD ASSESSMENT DISTRICT  
ANNE ARUNDEL COUNTY, MARYLAND

P116483

MSA CSu 2081 4450-1412

ANNE ARUNDEL COUNTY CIRCUIT COURT Subdivision Plats (County Copy), AA Plat 14047-14048; Plat Book 270, pp. 21-22, MSA\_C2081\_4450. Date available 2005/06/10. Printed 11/09/2023.

**LEGEND**

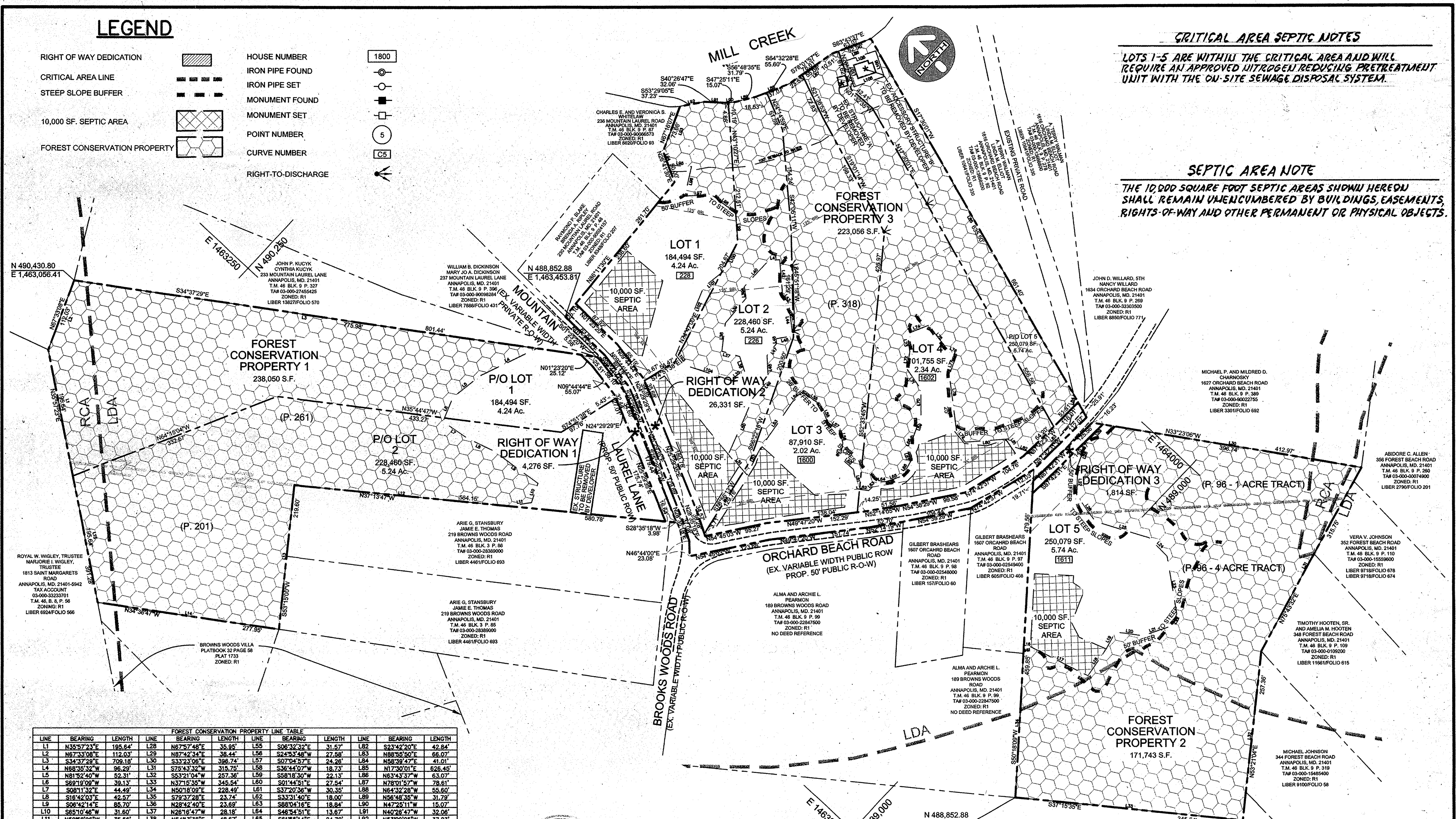
- RIGHT OF WAY DEDICATION
- CRITICAL AREA LINE
- STEEP SLOPE BUFFER
- 10,000 SF. SEPTIC AREA
- FOREST CONSERVATION PROPERTY
- HOUSE NUMBER
- IRON PIPE FOUND
- IRON PIPE SET
- MONUMENT FOUND
- MONUMENT SET
- POINT NUMBER
- CURVE NUMBER
- RIGHT-TO-DISCHARGE

**CRITICAL AREA SEPTIC NOTES**

LOTS 1-5 ARE WITHIN THE CRITICAL AREA AND WILL REQUIRE AN APPROVED NITROGEN REDUCING PRETREATMENT UNIT WITH THE ON-SITE SEWAGE DISPOSAL SYSTEM.

**SEPTIC AREA NOTE**

THE 10,000 SQUARE FOOT SEPTIC AREAS SHOWN HEREON SHALL REMAIN UNENCUMBERED BY BUILDINGS, EASEMENTS, RIGHTS-OF-WAY AND OTHER PERMANENT OR PHYSICAL OBJECTS.



**FOREST CONSERVATION PROPERTY LINE TABLE**

LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L1	N35°57'23"E	185.64'	L28	N67°57'48"E	35.95'	L55	S06°32'32"E	31.57'
L2	N87°33'08"E	112.03'	L29	N87°42'34"E	38.44'	L56	S24°53'48"W	27.58'
L3	S34°37'29"E	709.18'	L30	S33°23'05"E	398.74'	L57	S27°04'18"E	24.28'
L4	N88°35'32"W	86.29'	L31	S75°43'32"W	315.75'	L58	S36°44'07"W	18.73'
L5	N81°52'40"W	52.31'	L32	S53°21'04"W	257.36'	L59	S58°18'30"W	22.13'
L6	S89°19'09"W	39.13'	L33	N37°15'35"W	345.54'	L60	S01°44'51"E	27.54'
L7	S08°11'32"E	44.49'	L34	N50°18'09"E	228.49'	L61	S37°20'36"W	30.35'
L8	S16°42'03"E	42.97'	L35	S79°37'28"E	23.74'	L62	S33°51'40"E	18.00'
L9	S26°42'14"E	85.70'	L36	N28°42'02"E	23.89'	L63	S89°24'18"E	18.84'
L10	S85°10'46"W	31.60'	L37	N26°16'47"W	28.18'	L64	S48°54'51"E	13.87'
L11	N50°58'06"W	35.56'	L38	N54°13'38"E	48.67'	L65	S81°55'14"E	24.70'
L12	N37°13'47"W	325.02'	L39	N87°03'50"E	61.43'	L66	N77°17'13"E	28.90'
L13	S53°15'00"W	219.60'	L40	N39°23'04"E	18.37'	L67	N30°03'22"E	15.63'
L14	N34°38'47"W	272.85'	L41	S89°40'42"E	54.07'	L68	N67°39'48"E	26.32'
L15	N35°57'23"E	185.64'	L42	S46°26'01"E	16.52'	L69	N66°45'21"E	31.73'
L16	S43°22'13"E	10.02'	L43	S42°32'06"W	51.92'	L70	N46°39'40"E	40.14'
L17	S18°41'48"E	87.16'	L44	S14°25'40"W	17.65'	L71	N12°32'21"E	37.70'
L18	N82°00'29"E	48.08'	L45	S39°44'17"W	48.81'	L72	N57°17'51"E	26.76'
L19	N75°43'17"E	28.85'	L46	N52°43'17"W	25.73'	L73	N38°03'37"E	27.02'
L20	S36°10'22"E	42.49'	L47	S44°59'05"W	7.61'	L74	S44°31'07"E	34.82'
L21	S81°49'20"E	44.41'	L48	S85°05'17"W	22.75'	L75	S08°35'08"W	48.28'
L22	N72°19'55"E	20.54'	L49	S44°13'18"W	37.70'	L76	S14°43'30"E	14.49'
L23	N37°20'10"E	87.16'	L50	S87°36'58"W	35.52'	L77	S87°46'31"W	31.71'
L24	N03°14'17"E	39.15'	L51	S70°27'47"W	92.14'	L78	S39°52'28"W	88.42'
L25	N28°17'10"W	84.88'	L52	S06°48'12"W	42.82'	L79	S06°33'58"W	20.18'
L26	N11°53'58"E	48.81'	L53	N73°22'32"E	48.78'	L80	S46°42'46"E	84.85'
L27	N49°48'32"E	48.18'	L54	N81°46'41"E	84.95'	L81	S12°40'30"W	14.94'
			L55	S81°41'11"E	21.29'	L82	S81°17'20"E	48.45'

*Handwritten signature and date: 12 April 05*

WE ASSENT TO AND DO HEREBY JOIN IN THIS PLAN OF SUBDIVISION:  
(SEE PLAT 1 OF 2 FOR THE OWNERS DEDICATION)

*Barbara Barclay* 04/29/05 *Peter Castuccio*  
WITNESS DATE PETER A. CASTRUCCIO (OWNER)

*Barbara Barclay* 04/29/05 *Sadie Castuccio*  
WITNESS DATE SADIE M. CASTRUCCIO (OWNER)

APPROVED FOR PRIVATE SEPTIC SYSTEMS AND PUBLIC WATER:

*Handwritten signature* 4/27/05  
HEALTH OFFICER, HEALTH DEPARTMENT  
OF ANNE ARUNDEL COUNTY, MARYLAND

APPROVED:

*Handwritten signature* 6/1/05  
JOSEPH RUTTER, PLANNING AND ZONING OFFICER  
ANNE ARUNDEL COUNTY OFFICE OF PLANNING AND ZONING

PLAT TWO OF TWO  
**MILL CREEK LANDING**  
\*MINOR SUBDIVISION# 2004-105  
TAX MAP 46 BLOCK 9 PARCEL 96,201,261,318  
SCALE: AS SHOWN APRIL 2005  
ZONING: R1  
ZIP CODE: 21401  
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RECORDED IN PLAT BOOK \_\_\_\_\_ PLAT PAGE \_\_\_\_\_ PLAT NUMBER \_\_\_\_\_

RECEIVED FOR RECORD  
2005 JUN 10 A 10:38  
176484  
USA CSU 2081 4450212

ANNE ARUNDEL COUNTY CIRCUIT COURT Subdivision Plats (County Copy), AA Plat 14047-14048; Plat Book 270, pp. 21-22, MSA\_C2081\_4450. Date available 2005/06/10. Printed 11/09/2023.



MOUNTAIN LAUREL LN

236

230

228

1616

1651

1649

LAUREL LN

Mill Creek