

Bureau of Environmental Health
 8930 Stanford Boulevard, Columbia, MD 21045
 Main: 410-313-2640 | Fax: 410-313-2648
 TDD 410-313-2323 | Toll Free 1-866-313-6300
www.hchealth.org
 Facebook: www.facebook.com/hocohealth

Maura J. Rossman, M.D., Health Officer

RECEIPT DATE: 1-7-15 **ONSITE SEWAGE DISPOSAL SYSTEM** P 555388-C

INSTALLATION APPROVAL DATE: _____ **PERMIT** A _____

CONSTRUCTION

PROPERTY ADDRESS: 14874 Meriwether Drive

SUBDIVISION: Meriwether Farm LOT: 33 TAX ID: _____

CONTRACTOR: Fogle's Septic Clean Inc. EMAIL: kevin@foglesinc.com

CONTRACTOR ADDRESS: 580 Obrecht Road, Sykesville, MD 21784 PHONE: 410-795-5670

PROPERTY OWNER: Toll Brothers Inc EMAIL: _____

OWNER ADDRESS: 7164 Columbia, Gateway Drive, Columbia, MD 21046 PHONE: _____

BAT UNIT MODEL: Ecopod E60NCA PUMP SIZE: _____ PUMP TANK CAPACITY: 600GPD

DISTRIBUTION SYSTEM: GRAVITY LOW PRESSURE DOSED NUMBER OF BEDROOMS: 4

TRENCHES:	LINEAR FEET REQUIRED: <u>See BAT Plan 126</u>	INLET DEPTH: <u>See BAT Plan 4'</u>
	TRENCH WIDTH: <u>See BAT Plan 3'</u>	MAXIMUM BOTTOM DEPTH: <u>See BAT Plan 7'</u>
	MINIMUM SPACE BETWEEN TRENCHES: <u>See BAT Plan</u>	EFFECTIVE AREA BEGINNING DEPTH: <u>See BAT Plan</u>
LOCATION:	PER APPROVED SITE PLAN. SEWAGE DISPOSAL AREA AND BAT UNIT LOCATION MUST BE STAKED BY LICENSED SURVEYOR PRIOR TO PRE-CONSTRUCTION INSPECTION.	
NOTES:	Install BAT unit per plan. <u>2x63' Trenches</u>	

ISSUED BY: Jeff Williams ISSUE DATE: 1-10-15 EXPIRATION DATE: 1-7-16

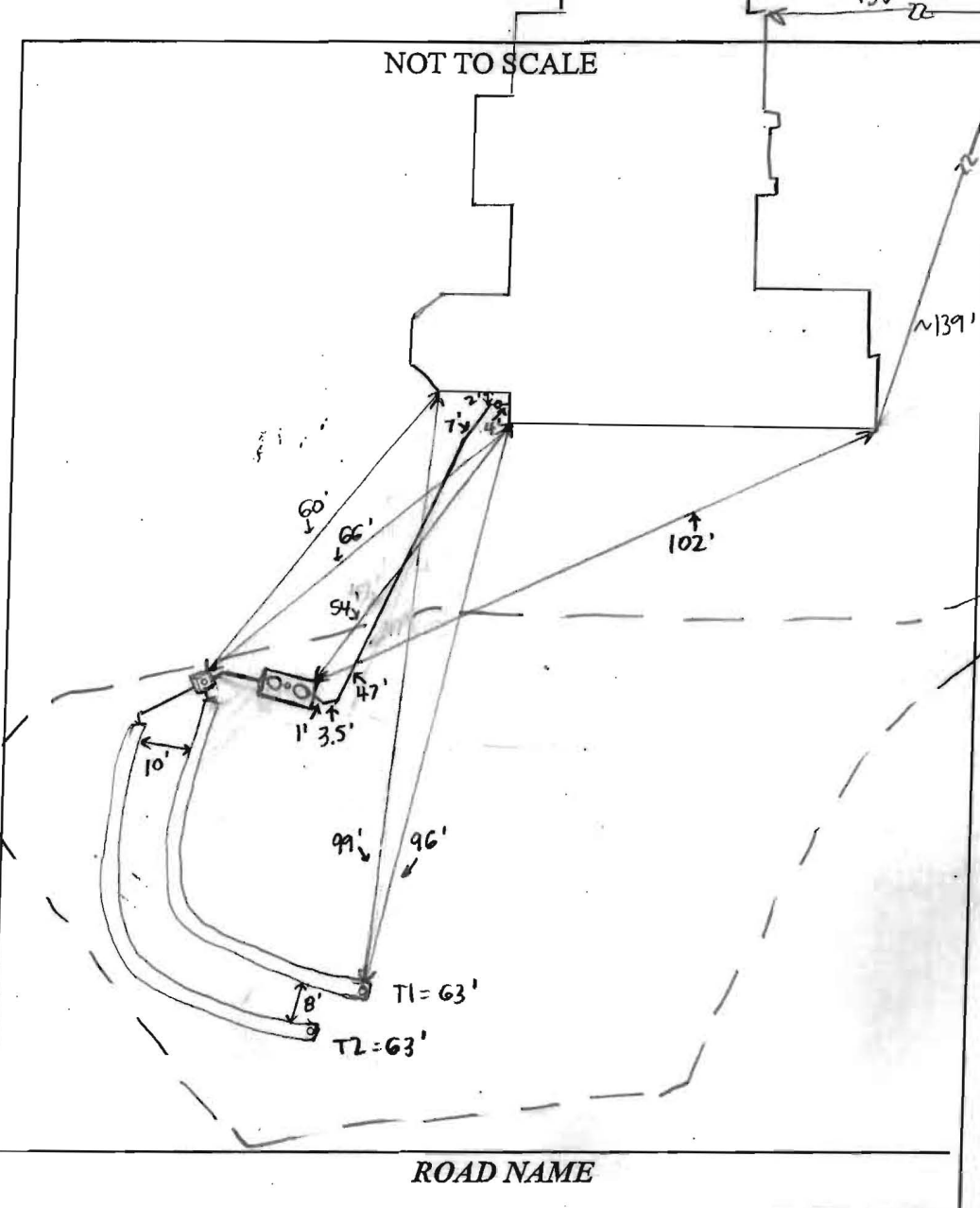
- NOTE: CONTRACTOR MUST SCHEDULE A PRE-CONSTRUCTION INSPECTION PRIOR TO BEGINNING ANY INSTALLATION
- NOTE: CONTRACTOR MUST SCHEDULE AN INSPECTION AND GAIN APPROVAL OF ALL COMPONENTS PRIOR TO COVERING
- NOTE: STONE MUST BE APPROVED BY HEALTH DEPARTMENT AND GRAVEL TICKET MUST BE AVAILABLE FOR REVIEW.
- NOTE: WATERTIGHT SEPTIC TANKS REQUIRED
- NOTE: ALL PARTS OF SEPTIC SYSTEM SHALL BE AT LEAST 100 FEET DOWNGRAIENT FROM ANY WATER WELL
- NOTE: MANHOLE RISERS REQUIRED ON ALL SEPTIC TANKS AND PUMP CHAMBERS
- NOTE: AN ELECTRICAL PERMIT IS REQUIRED FOR INSTALLATION OF ANY ELECTRICAL COMPONENTS OF THE SYSTEM
- NOTE: AN INDIVIDUAL CERTIFIED BY MDE AND THE MANUFACTURER FOR BAT INSTALLATION MUST BE PRESENT AT ALL TIMES DURING BAT INSTALLATION.
- NOTE: MDE RECOMMENDS SEPTIC TANKS, BAT, AND OTHER PRETREATMENT UNITS BE PUMPED AT A FREQUENCY ADEQUATE TO ENSURE THAT SOLIDS ARE NOT DISCHARGED TO THE DISPOSAL AREA

NEITHER THE HOWARD COUNTY COUNCIL NOR THE HEALTH DEPARTMENT IS RESPONSIBLE FOR THE SUCCESSFUL OPERATION OF ANY SYSTEM.

PERMITTEE RESPONSIBLE FOR OBTAINING FINAL APPROVAL ON THIS PERMIT.

CALL 410-313-1771 TO SCHEDULE INSPECTIONS.

NOT TO SCALE



TRENCH/DRAINFIELD DATA		
WIDTH	INLET	BOTTOM
3'	4'	7'
NUMBER OF TRENCHES		2
TOTAL LENGTH		126'
ABSORPTION AREA		378'
DISTRIBUTION BOX LEVEL		YES
DISTRIBUTION BOX BAFFLE		YES
DISTRIBUTION BOX PORT		YES

SEPTIC TANK DATA	
SEPTIC TANK I LEVEL	YES
MANUFACTURER	BABYLON
CAPACITY	2000 GAL
SEAM LOC	TOP
TANK LID DEPTH	3'
BAFFLES	YES
BAFFLE FILTER	NO
MANHOLE LOC	FRONT + REAR
6" PORT LOC	MIDDLE
WATERTIGHT TEST	NO
SLOTTED	NO
DATE ON LID	12/9/14
PUMP/SEPTIC TANK LEVEL	
MANUFACTURER	
CAPACITY	
SEAM LOC	
TANK LID DEPTH	
BAFFLES	
BAFFLE FILTER	
MANHOLE LOC	
6" PORT LOC	
WATERTIGHT TEST	
SLOTTED	
DATE ON LID	

PRE-CONSTRUCTION:

1/20/2015 Cannot run trenches as shown on plan due to contour. Install trenches east to west on contour across northern part of easement. Tank location staked: BB

INSTALLATION:

1/22/15 Trenches dug, upper one left open and lower covered and left open at ends. D-box not yet leveled - Fogle's will leave uncovered. Tank not installed and will arrive in a few days. (SC) 2/5/15 Digging hole for tank at site visit. Original location had rock ~ 1 ft down so Jake from Fogle's moved tank closer to SDA. I told him that he needs to notify the Health Dept. in the future before moving tank location. New location has rock ~ 8ft. Jake shot grade and will make fall. (SC) 2/6/15 Hitting lots of rock while digging line from house to tank location. (SC) 2/9/15 Tank installed and house connection made. Pipe bedded with stone to protect from rocks. D-box leveled. Needs PAT startup certification. (SC)

FINAL INSPECTOR _____

DATE OF APPROVAL _____

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Facebook: www.facebook.com/hocohealth

Twitter: HowardCoHealthDep

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Maura J. Rossman, M.D., Health Officer

**OPERATION AND MAINTENANCE AGREEMENT
FOR AN ON-SITE SEWAGE DISPOSAL SYSTEM
HAVING AN ADVANCED PRE-TREATMENT SYSTEM**

THIS AGREEMENT is made this 11 day of December, 2014, among Brian + Lisa Talley, hereinafter collectively referred to as "Owner", and the Howard County Health Department hereinafter referred to as the "County".

WHEREAS, Owner is the owner or contract owner of a parcel of land located at 14874 Measwell Drive, in the ___ Election District of Howard County, Maryland, and the deed to same is recorded or shall be recorded among the Land Records of Howard County, Maryland in Liber ___ Folio ___.

WHEREAS, The Lot is suitable for the installation of a conventional on-site sewage disposal system with an advanced pre-treatment system, utilizing best available technology to perform nitrogen reduction, in accordance with the Code of Maryland Regulations 26.04.02.07, effective January 1, 2013. The pre-treatment device being installed is Hor 600 BNR.

NOW, THEREFORE, the parties hereto agree as follows:

A. Owner hereby grants to the County the right to enter upon the Lot at any reasonable time for access to the system to make periodic inspections and the Owner agrees to provide any information and data in Owner's possession reasonably requested and needed by the County to develop accurate and thorough test results.

B. Owner acknowledges and agrees that neither the County nor any of its agents or employees, either officially or individually, underwrites the operation of any system approved by them.

C. The Owner will devote reasonable care and effort to the operation and maintenance of the system in perpetuity or until a public sewer connection is made so that a system malfunction is not the result of poor maintenance, faulty operation, or neglect.

D. The Owner agrees to enter into a contract reasonably acceptable to the Owner and the County with a private entity to operate and maintain on a regularly scheduled basis an approved advanced pre-treatment system. The owner shall supply a copy of the contract to the County when it is renewed or altered.

E. This agreement shall run with the land and upon Owner's taking title to the Lot shall bind the Owner, their heirs, successors, and assigns to the provisions of the agreement as long as the property is in existence and after installation of the system. Owner further agrees that they shall inform in writing any subsequent purchaser or lessee of the Lot that the system shall require

maintenance or other attention. Upon taking title to the Lot, the Owner agrees to cause this agreement to be recorded in the Land Records of Howard County and assure that it becomes part of the Deed for the subject property in order that prospective buyers may be aware of the special conditions affecting this property.

F. This agreement shall not be construed to limit any authority of the County to protect the public health, safety or comfort or to issue any other orders to take any other action which is now or may hereafter be within its authority.

G. This agreement may be voided at any time at the discretion of the County.

H. This agreement contains the entire agreement and understanding between the County and the Owner. There are no additional terms other than as contained in this agreement. This agreement may not be modified, except in writing signed by each of the parties or by their authorized representatives.

I. The laws of the State of Maryland govern the provisions of all transactions pursuant to this agreement.

J. Owner acknowledges and agrees that interior renovations to increase the number of bedrooms or an increase in living space shall not be permitted without approval from the County.

IN WITNESS WHEREOF, the parties have signed and sealed this agreement on the date indicated above.

Seal Nyan 2014
Howard County Health Department

[Signature] 12/8/14
Owner #1 Signature Date
Mike MARTIN
Owner #1 Print Name

Buyer #1 Signature Date

Buyer #1 Print Name

JW 8/8/2014

[Signature] 12/10/14
Owner #2 Signature Date
Brian Talley BRIAN TALLEY
Owner #2 Print Name

[Signature] 12/10/14
Buyer #2 Signature Date
Brian Talley
Buyer #2 Print Name

Register 02
LR - Agreement
Recording Fee 20.00
Grantor/Grantee Name:
talley
Reference/Control #:
107
LR - Agreement
Surcharge 40.00
SubTotal: 60.00
Total: 60.00
01/15/2015 03:48
743263 C00503 -
CCL3-NM
Howard Co
Columbia/CC05.03.02 -
Register 07

e3 Environmental LLC

302-725-0768 www.e3onsite.com

ECOPOD-N Completion Statement

Installation Information

Owners Name	BRIAN & RIAN Talley	# of Bedrooms / GPD	600
Street	14874 Merimether way	Repair	<input type="checkbox"/>
City	Glenelgh	New Construction	<input checked="" type="checkbox"/>
State	MD		
Zip	21737		

Installation Company

Company	Fogles	Installed Date	2/9/15
Certified Installer	Matthew Cooney	Startup Date	2/12/15
Street	Obrecht Rd		
City	Sykesville		
State	MD		
Zip	21784		

ECOPOD-N

Model #	Serial #
E50 <input type="checkbox"/>	
E60 <input checked="" type="checkbox"/>	E60N 02243CA
E75 <input type="checkbox"/>	
E100 <input type="checkbox"/>	
E150 <input type="checkbox"/>	

Blower Voltage	Good
Blower Running Amps	Good
Inches of water over media with blower turned off	2 inches
Vent Installed	yes
Tanks and Risers Water tight	yes
Alarm Functional	yes

I hereby certify that the ECOPOD-N wastewater treatment system has been installed and started up in accordance with the construction permit and is in compliance with the manufacturers recommendations

Company Babylon Vault Co
 Signature Steven R Koontz
 Printed Name Steven R Koontz

Date 2/12/15

MEMBER N. C. B. V. A.

MEMBER P. C. B. V. A.

Babylon

V A U L T

S I N C E 1 9 3 0

PHONE:
410-848-0393

FAX:
410-848-3551

Burial Vaults - Septic Tanks

925 WAKEFIELD VALLEY ROAD
NEW WINDSOR, MD 21776

**Five Year Initial Service Policy
On Site Wastewater Treatment System**

Brand Name: <u>ECOPON</u>	Model Number: <u>ECOPD 60</u>
Purchase Date: <u>2/12/15</u>	Serial Number: <u>EGON 02243CA</u>

INITIAL POLICY:

A five (5) year service policy shall be furnished to the user by the installer.

This policy is included in the original purchase price and shall provide the following:

1. An inspection/service call every six months which includes inspections, adjustment and servicing of the mechanical and electrical component parts as necessary to ensure proper function for the first year. And once a year thereafter.
2. An effluent quality inspection every six months consisting of a visual check for color, turbidity, scum overflow, and an examination for odors for the first year. And then once a year thereafter.
3. A sample shall be pulled from the aeration tank once a year as described in the "Solids Removal" Section to determine if there is an excess of solids in the treatment plant. If the test results determine if there is an excess of solids in the treatment plant. If the test results determine a need for solids removal, the user will bear the cost and responsibility for doing so.
4. If any improper operation is observed which cannot be corrected at that time, the user shall be notified immediately in writing of the conditions and the estimated date of correction.

Violations of Warranty including shutting off the electric current to the system for more than 24 hours, disconnecting the alarm system restricting ventilation to the aerator, overloading the system above its rated capacity, or introducing excessive amounts of harmful matter into the system, or any other form of unusual abuse.

**THIS POLICY DOES NOT INCLUDE PUMPING
SLUDGE FROM UNIT IF NECESSARY**

PERMITTING AUTHORITY:

Howard County

SYSTEM OWNER:

Brian & Rian Talley

INSTALLATION LOCATION:

14874 Merriwether Way
Glenelg MD 21737

DISTRIBUTOR:

Babylon Vault Co

INSTALLER:

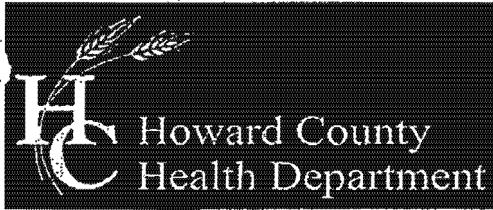
Fogles Septic
Obrecht Rd
Sykesville MD 21784

SERVICE COMPANY:

Same as above
Service Operators License Number: Stewart Kent

agree to abide by the service policy as stated above: _____

Witness: _____



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FOR AN ON-SITE SEWAGE DISPOSAL SYSTEM
HAVING AN ADVANCED PRE-TREATMENT SYSTEM**

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WHEREAS, Owner is the owner or contract owner of a parcel of land located at 14874 Meadowdale Drive, in the ___ Election District of Howard County, Maryland, and the deed to same is recorded or shall be recorded among the Land Records of Howard County, Maryland in Liber ___ Folio ___.

WHEREAS, The Lot is suitable for the installation of a conventional on-site sewage disposal system with an advanced pre-treatment system, utilizing best available technology to perform nitrogen reduction, in accordance with the Code of Maryland Regulations 26.04.02.07, effective January 1, 2013. The pre-treatment device being installed is Hor 600 BNR.

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A. Owner hereby grants to the County the right to enter upon the Lot at any reasonable time for access to the system to make periodic inspections and the Owner agrees to provide any information and data in Owner's possession reasonably requested and needed by the County to develop accurate and thorough test results.

B. Owner acknowledges and agrees that neither the County nor any of its agents or employees, either officially or individually, underwrites the operation of any system approved by them.

C. The Owner will devote reasonable care and effort to the operation and maintenance of the system in perpetuity or until a public sewer connection is made so that a system malfunction is not the result of poor maintenance, faulty operation, or neglect.

D. The Owner agrees to enter into a contract reasonably acceptable to the Owner and the County with a private entity to operate and maintain on a regularly scheduled basis an approved advanced pre-treatment system. The owner shall supply a copy of the contract to the County when it is renewed or altered.

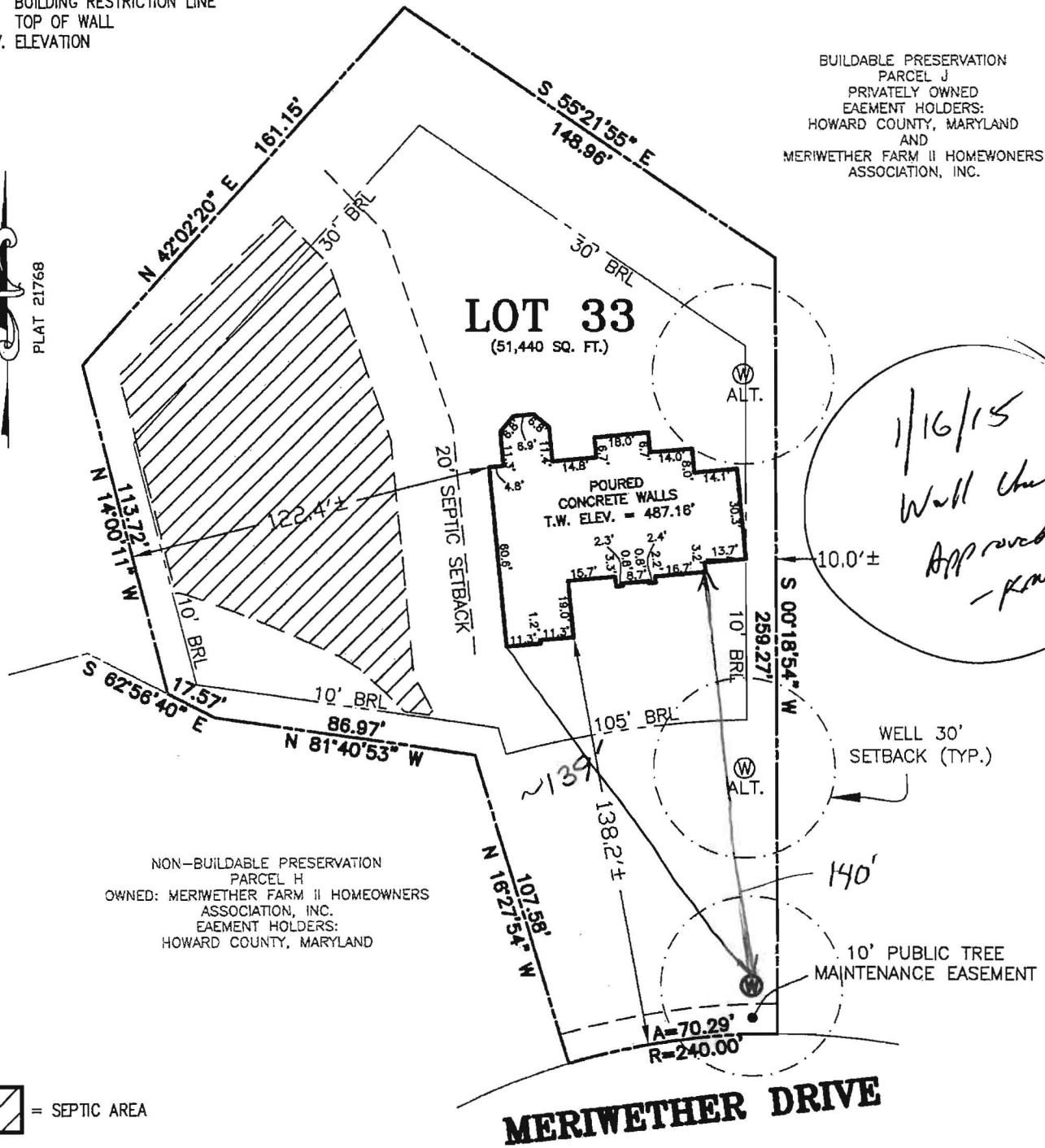
E. This agreement shall run with the land and upon Owner's taking title to the Lot shall bind the Owner, their heirs, successors, and assigns to the provisions of the agreement as long as the property is in existence and after installation of the system. Owner further agrees that they shall inform in writing any subsequent purchaser or lessee of the Lot that the system shall require

PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21328, EXPIRATION DATE 1/8/15.

LEGEND:

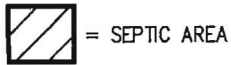
BRL BUILDING RESTRICTION LINE
 T.W. TOP OF WALL
 ELEV. ELEVATION

BUILDABLE PRESERVATION
 PARCEL J
 PRIVATELY OWNED
 EAEMENT HOLDERS:
 HOWARD COUNTY, MARYLAND
 AND
 MERIWETHER FARM II HOMEOWNERS
 ASSOCIATION, INC.



*1/16/15
 Wall Check
 Approved
 - R.C.K.*

NON-BUILDABLE PRESERVATION
 PARCEL H
 OWNED: MERIWETHER FARM II HOMEOWNERS
 ASSOCIATION, INC.
 EAEMENT HOLDERS:
 HOWARD COUNTY, MARYLAND



BUILDING SETBACKS (B.R.L.'s) SHOWN HEREON PER SITE
 DEVELOPEMENT PLAN SETBACK DISTANCES SHOWN
 HEREON AS "±" HAVE AN ACCURACY OF ±0.1' FOOT.

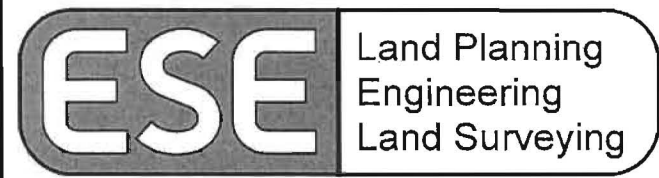
ADDRESS: 14874 MERIWETHER DRIVE
 GLENELG, MD 21737

SURVEYOR'S CERTIFICATE

THIS WALLCHECK WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT. THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS, RIGHT-OF-WAYS, COVENANTS, AND RESTRICTIONS, ETC. OF RECORD, SOME OR ALL OF WHICH MAY OR MAY NOT BE SHOWN AND/OR REFERENCED HEREON. BEARINGS AND DISTANCES OF THE PROPERTY BOUNDARY LINES SHOWN HEREON ARE PER AVAILABLE RECORDS AND HAVE NOT BEEN FIELD VERIFIED. THIS IS NOT A "LOCATION DRAWING" AND IS NOT TO BE USED FOR SETTLEMENT PURPOSES.

[Signature] 21328 *08/18/14*
 SIGNATURE: MICHAEL JOE BOYCE MD. LIC NO. DATE

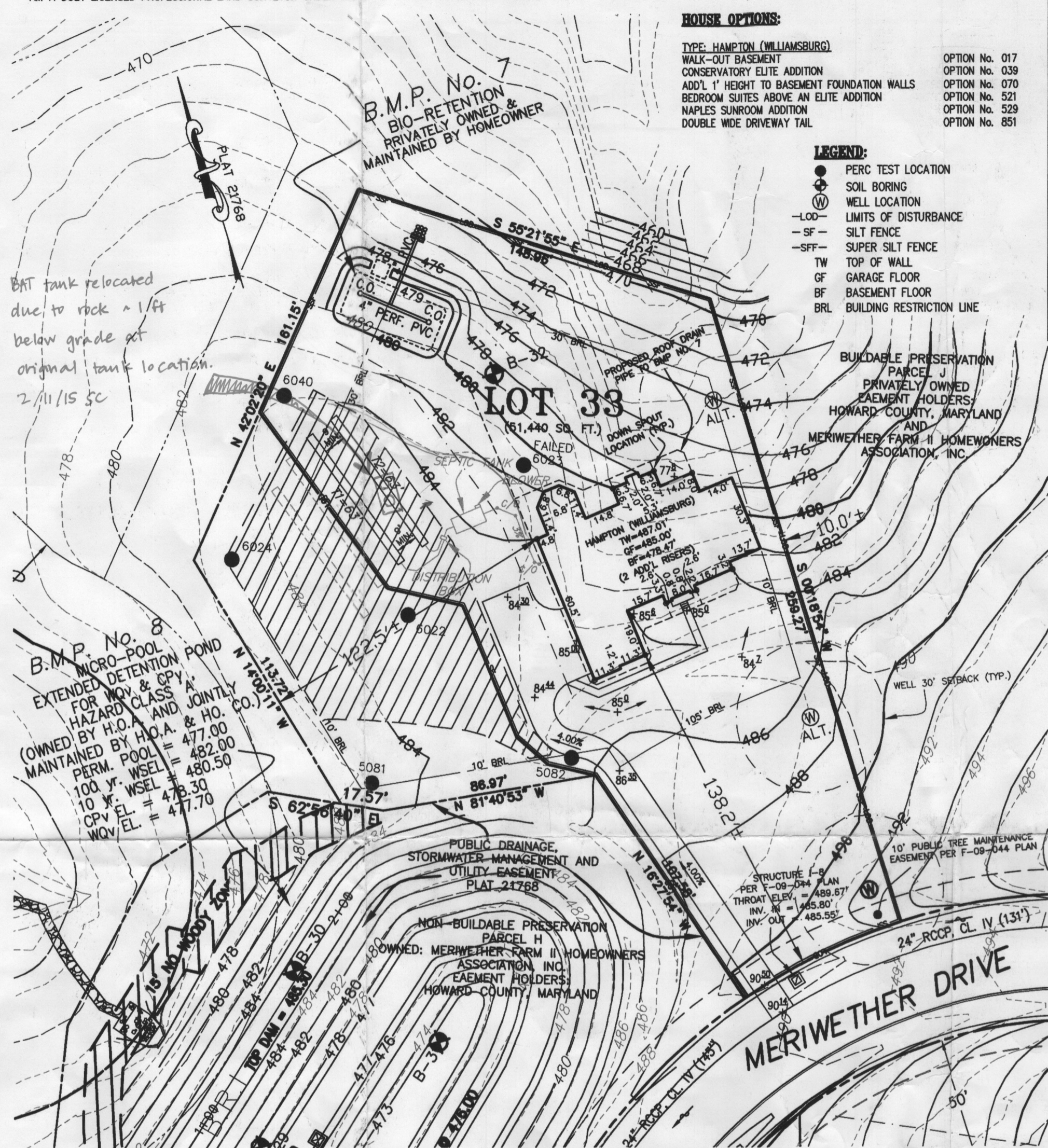
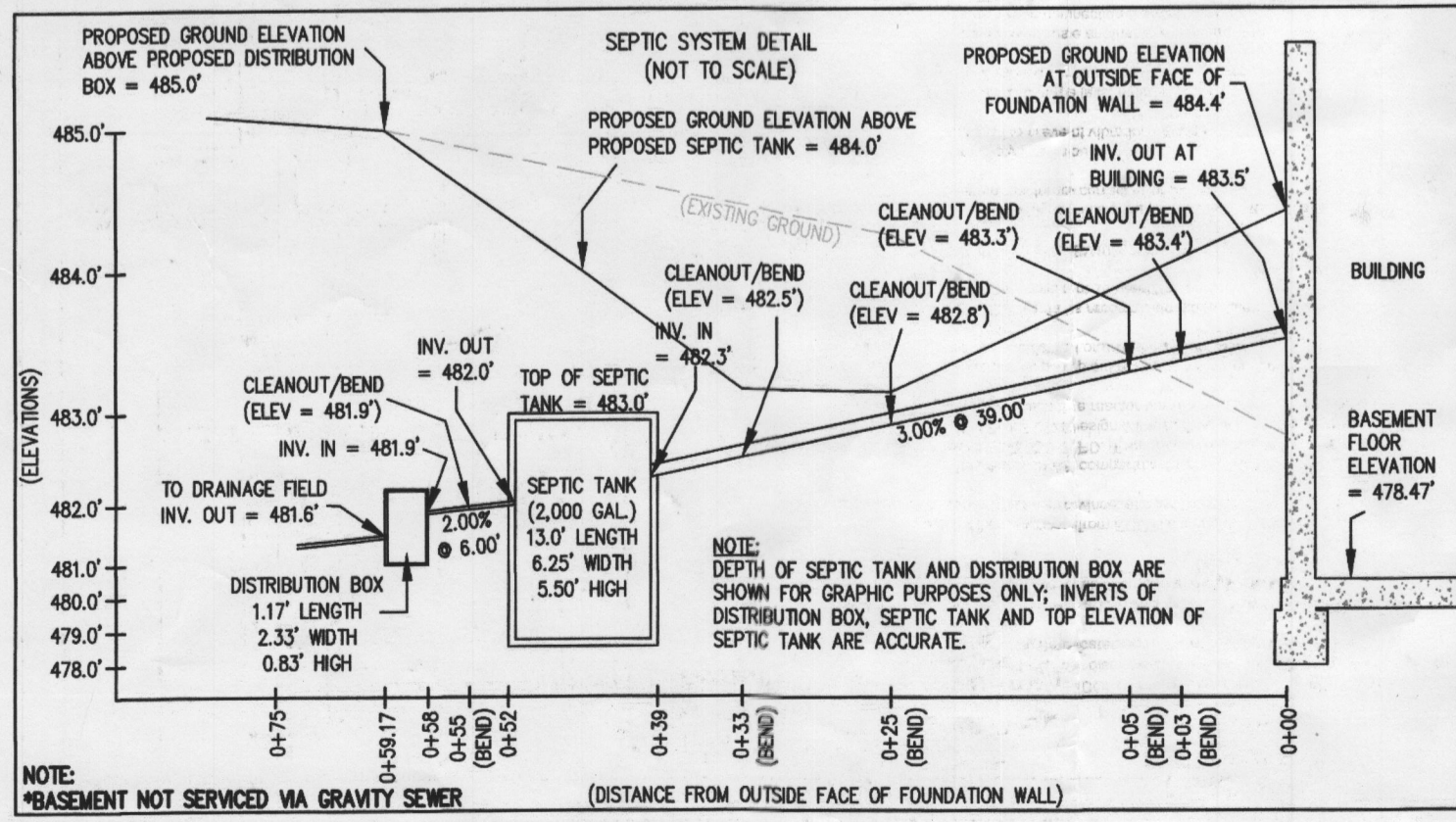
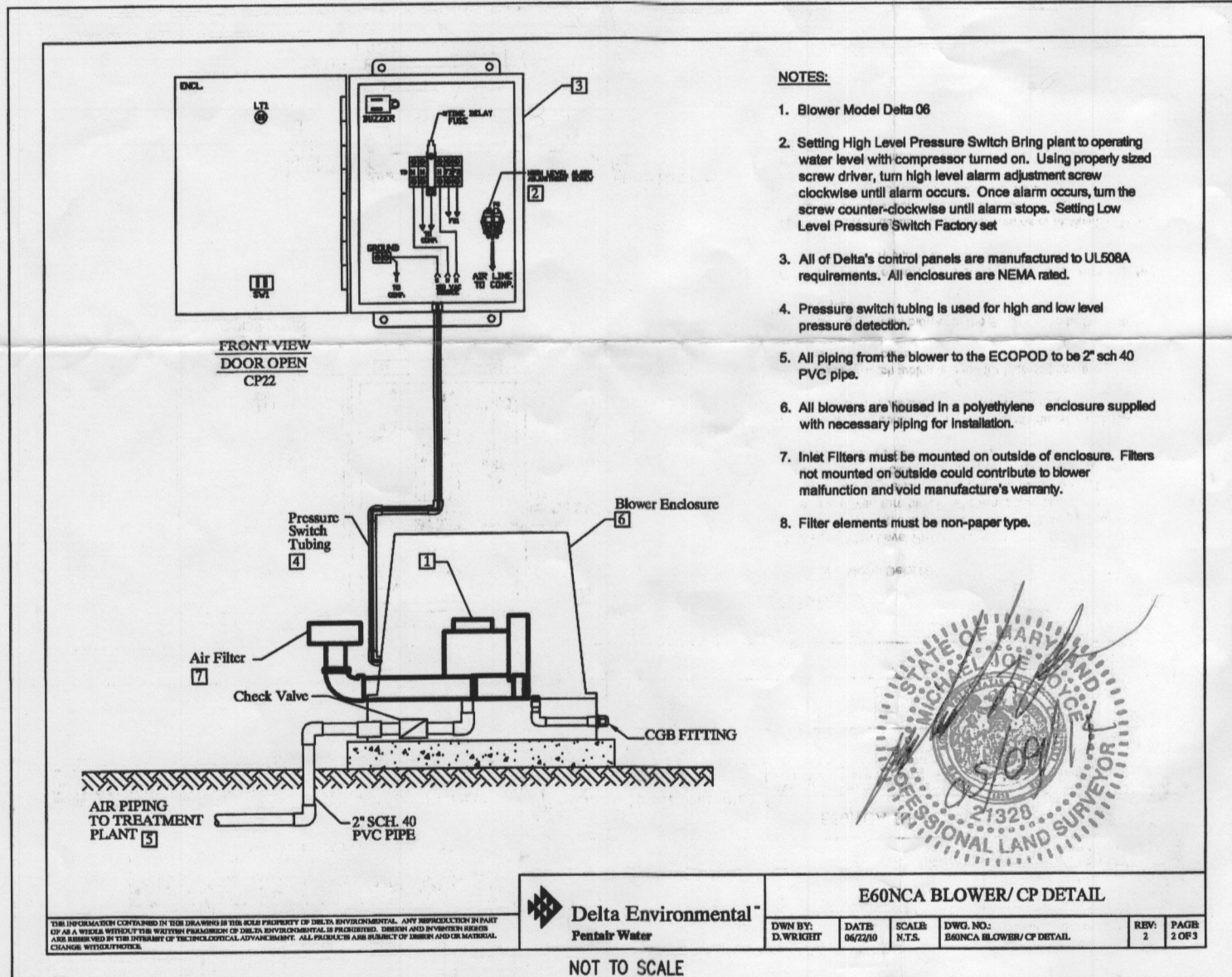
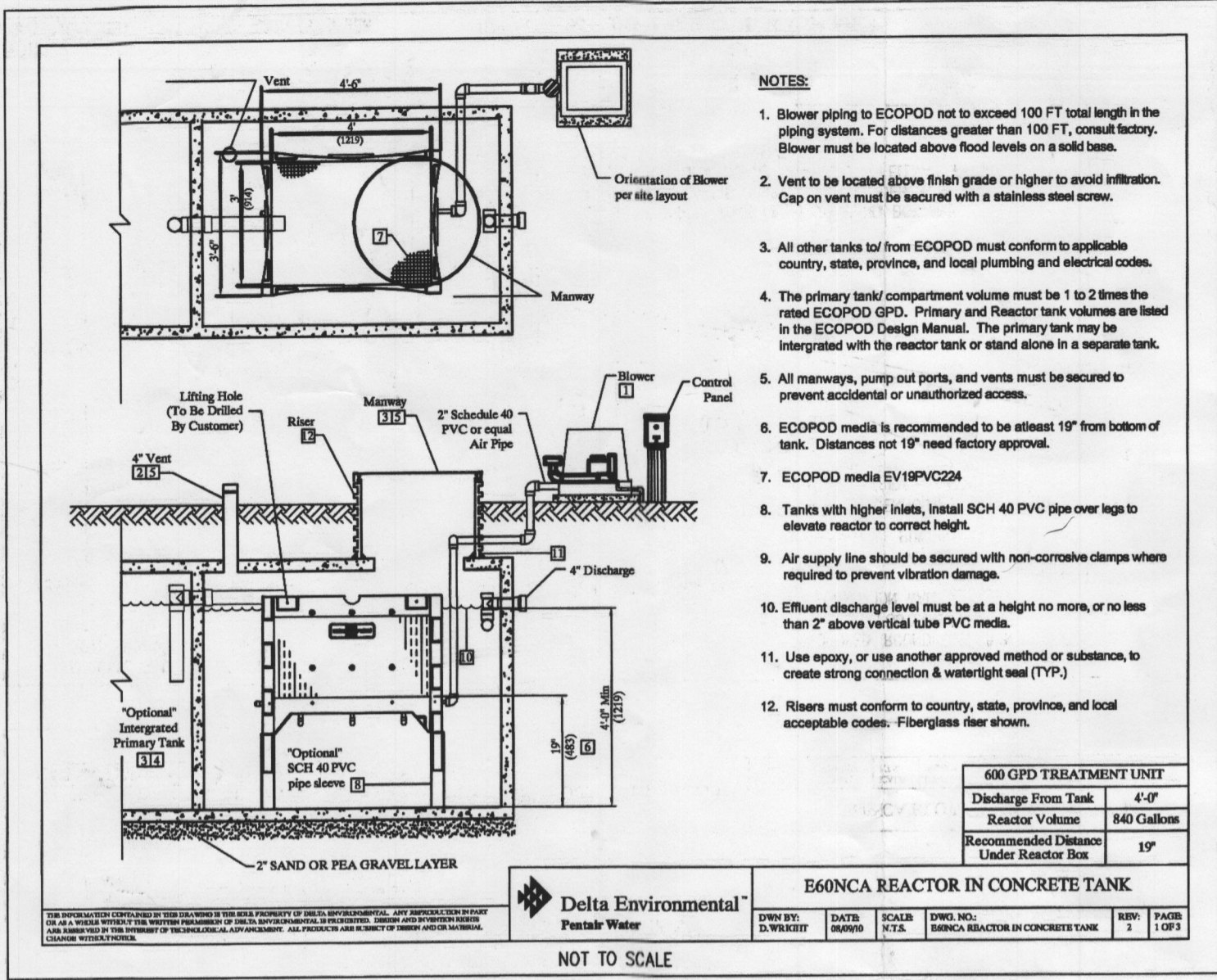
WALLCHECK
 LOT 33
MERIWETHER FARMS
 LIBER 13779, FOLIO 478
 PLAT NO. 21768
 FOURTH ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND



ESE Consultants Inc.
 4101 Ritchie Marlboro Rd.
 Upper Marlboro, MD 20772
 Tel: 301-627-8504
 Fax: 301-627-7985

DATE: 08/18/14 SCALE: 1"=50' FILE: WC LOT 33
 CHK'D: M.J.B. JOB NO: 3184 DRAWN: R.C.K.

PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21328, EXPIRATION DATE 1/8/15.



- SEPTIC SYSTEM/BEST AVAILABLE TECHNOLOGY (BAT) NOTES:**
- ANY CHANGE TO THE LOCATIONS OR DEPTHS TO ANY COMPONENTS MUST BE APPROVED BY THE ENGINEER AND THE HOWARD COUNTY HEALTH DEPARTMENT PRIOR TO INSTALLATION. A REVISED SITE PLAN MAY BE REQUIRED.
 - THE MAXIMUM DEPTH OF THE BAT PER THE MANUFACTURER'S SPECIFICATION IS 3 FEET COVER.
 - THE BLOWER MAY NOT BE LOCATED MORE THAN 100 FEET FROM THE TANK BASED ON THE MANUFACTURER'S SPECIFICATIONS.
 - THE BAT SYSTEM SHALL BE MAINTAINED AND OPERATED FOR THE LIFE OF THE SYSTEM.
 - THE BAT SHALL BE OPERATED BY AND MAINTAINED BY A CERTIFIED SERVICE PROVIDER.
 - WITHIN ONE MONTH OF INSTALLATION, A PERSON INSTALLING THE BAT SYSTEM SHALL REPORT TO THE MARYLAND DEPARTMENT OF THE ENVIRONMENT (MDE), IN A MANNER ACCEPTABLE TO MDE, THE ADDRESS AND DATE OF COMPLETION OF THE BAT INSTALLATION AND THE TYPE OF BAT INSTALLED.
 - ELECTRICAL WORK FOR THE BAT INSTALLATION MUST BE PERFORMED BY A LICENSED ELECTRICIAN.
 - AN AGREEMENT AND EASEMENT MUST BE COMPLETED AND SIGNED BY ALL APPLICABLE PARTIES, AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY.
 - THE HEALTH DEPARTMENT REQUIRES DOCUMENTATION FOR THE START-UP CERTIFICATION FROM THE MANUFACTURER PRIOR TO FINAL APPROVAL OF THE INSTALLATION.

- SEWAGE DISPOSAL SYSTEM DATA (4 BDRM):**
- PROPOSED INVERT AT FOUNDATION WALL: 483.5'
- EGO ECOPOD SYSTEM
EX. GRADE OVER TANK: 484.7'
PROPOSED GRADE OVER TANK: 484'
INVERT IN: 482.3' INVERT OUT: 482.0'
 - DISTRIBUTION BOX
EXISTING GRADE OVER TANK: 485.0'
PROPOSED GRADE OVER TANK: 485.0'
INVERT IN: 481.9' INVERT OUT: 481.6'
 - TRENCH DESIGN (4 BDRM x 150 GPD/BDRM = 600 GPD)
600 GPD ÷ 0.8 APP. RATE = 750 SF
USE 3' WIDE TRENCH WITH 36" GRAVEL BELOW PIPE
9' MIN. SPACING BETWEEN TRENCH EDGES
750 SF ÷ 3' WIDTH = 250 LF x 0.50 = 125 LF MIN. TRENCH
USE 2 63' LONG TRENCHES = 126 LF
- TRENCH DATA:**
- BOTTOM MAX. DEPTH (7')
- TRENCH 1 (T1):**
GROUND ABOVE = 485.3'
INV. IN = 481.3'
BOTTOM TRENCH = 478.3'
- TRENCH 2 (T2):**
GROUND ABOVE = 484.5'
INV. IN = 480.5'
BOTTOM TRENCH = 477.5'
- BASEMENT NOT SERVICED VIA GRAVITY SEWER

APPROVED: FOR HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION _____ DATE _____

DIRECTOR _____ DATE _____

PROFESSIONAL ENGINEER _____ DATE _____

PLOT PLAN FOR BAT INSTALLATION
LOT 33
MERIWETHER FARMS
LIBER 13779, FOLIO 478
PLAT No. 21768
TAX No. 04-593674
FOURTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
ADDRESS: 14874 MERIWETHER DRIVE
GLENELG, MARYLAND

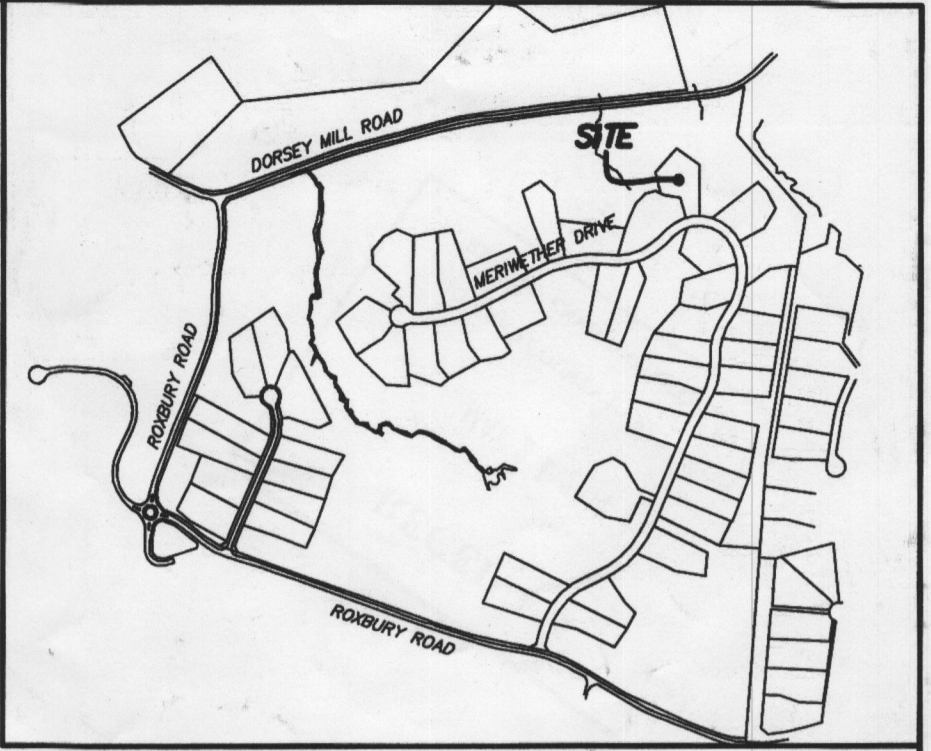
ESE Land Planning Engineering Land Surveying

ESE Consultants Inc.
7164 Columbia Gateway Dr.
Suite 203
Columbia, MD 21046
TEL: 410-872-9105
FAX: 410-872-4870

DATE: 05/07/14 SCALE: 1"=40' FILE: PP LOT 33
CHK'D: M.J.B. JOB NO: 3184 DRAWN: R.C.K.

- HOUSE OPTIONS:**
- TYPE: HAMPTON (WILLIAMSBURG)
WALK-OUT BASEMENT
CONSERVATORY ELITE ADDITION
ADD'L 1' HEIGHT TO BASEMENT FOUNDATION WALLS
BEDROOM SUITES ABOVE AN ELITE ADDITION
NAPLES SUNROOM ADDITION
DOUBLE WIDE DRIVEWAY TAIL
- OPTION No. 017
OPTION No. 039
OPTION No. 070
OPTION No. 521
OPTION No. 529
OPTION No. 851

- LEGEND:**
- PERC TEST LOCATION
 - SOIL BORING
 - WELL LOCATION
 - LOD LIMITS OF DISTURBANCE
 - SF SILT FENCE
 - SFF SUPER SILT FENCE
 - TW TOP OF WALL
 - GF GARAGE FLOOR
 - BF BASEMENT FLOOR
 - BRL BUILDING RESTRICTION LINE



- GENERAL NOTES:**
1. THE SUBJECT PROPERTY IS ZONED RC-DEO PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND PER COMP-LITE ZONING REGULATIONS DATED 7/28/06.
2. PLAT REFERENCE: PLAT No. 21768.
3. THE EXISTING TOPOGRAPHY WITHIN THE AREA OF PROPOSED WORK IS TAKEN FROM FIELD RUN SURVEY WITH MAXIMUM TWO FOOT CONTOUR INTERVALS PREPARED BY ESE. DATED 6/21/12.
4. SEE ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS AND DESIGN DETAILS. PRIOR TO STAKEOUT FOR CONSTRUCTION, IT SHALL BE THE OWNER/BUILDERS RESPONSIBILITY TO PROVIDE ESE CONSULTANTS INC. WITH THE MOST RECENT SET OF HOUSE PLANS.
5. THE CONTRACTOR OR DEVELOPER SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS / BUREAU OF ENGINEERING / CONSTRUCTION INSPECTION DIVISION AT (410-313-1881) AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
6. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST FORTY-EIGHT (48) HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
7. TOTAL LIMIT OF DISTURBANCE: 40,894 SQ. FT. / 0.94 AC.±
8. STORMWATER MANAGEMENT FOR THIS LOT IS PROVIDED BY PREVIOUSLY APPROVED PLAN F-09-044
9. ANY DAMAGE TO PUBLIC "RIGHT-OF-WAYS" OR PAVED PUBLIC ROADS SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTORS EXPENSE IN ACCORDANCE WITH THE HOWARD COUNTY STANDARDS AND SPECIFICATIONS.
10. DEVIATIONS FROM THESE PLANS AND SPECIFICATIONS WITHOUT PRIOR WRITTEN CONSENT OF THE CIVIL ENGINEER (ESE) MAY CAUSE THE WORK TO BE UNACCEPTABLE.
11. THE DIMENSIONED DISTANCES SHALL GOVERN IF SCALED AND DIMENSIONED DISTANCES ON THIS PLAN ARE FOUND TO BE IN DISAGREEMENT.
12. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM LOT AREA AND OWNERSHIP WIDTH AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
13. THESE AREAS DESIGNATE A PRIVATE SEWAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS UNTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
14. EXISTING WELLS, SEPTIC SYSTEMS, AND SEWAGE DISPOSAL AREAS WITHIN 100' OF THE PROPERTY AND THOSE WELLS WITHIN 200' DOWN GRADIENT OF EXISTING OR PROPOSED SEPTIC SYSTEMS OR SEWAGE DISPOSAL AREAS HAVE BEEN SHOWN.
15. ANY CHANGES TO A PRIVATE SEWAGE AREA SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
16. UPON BUILDING PERMIT REVIEW THE SEPTIC SYSTEMS FOR ALL PROPOSED STRUCTURES AND/OR EXISTING STRUCTURE EXPANSIONS SHALL BE RE-EVALUATED TO DETERMINE SUFFICIENT SYSTEM CAPACITY.
17. THE DEVELOPMENT OF THIS LOT DOES NOT REQUIRE AN ENVIRONMENTAL CONCEPT PLAN SINCE STORMWATER MANAGEMENT WAS PREVIOUSLY APPROVED UNDER F-09-044.
18. A STANDARD SEDIMENT CONTROL PLAN MAY BE USED FOR DEVELOPMENT OF THIS LOT. REFERENCE GRADING PLAN DATED 12/18/13.
19. THE EXISTING WELL(S) SHOWN ON THIS PLAN (IDENTIFIED WITH THE ATTACHED WELL TAG NUMBER HO-95-2110 HAS BEEN FIELD LOCATED BY ESE CONSULTANTS - PROFESSIONAL LAND SURVEYOR(S), AND IS ACCURATELY SHOWN.
20. BUILDING SETBACKS (B.R.L.'s) SHOWN HEREON PER SITE DEVELOPMENT PLAN SETBACK DISTANCES SHOWN HEREON AS "±" HAVE AN ACCURACY OF ±0.1' FOOT.
21. CULVERT FOR DRIVEWAY PER F-09-044.