



# Building Permit Application

Howard County Maryland  
Department of Inspections, Licenses and Permits  
3430 Court House Drive  
Permits: 410-313-2455  
www.howardcountymd.gov

Date Received: \_\_\_\_\_

Permit No.: B16003876

*4 alk*

Building Address: 12348 Howard Lodge Rd Drive  
 City: Sykesville State: MD Zip Code: 21784  
 Suite/Apt. # \_\_\_\_\_ SDP/WP/BA #: \_\_\_\_\_  
 Census Tract: \_\_\_\_\_ Subdivision: \_\_\_\_\_  
 Section: Lot 7D Area: \_\_\_\_\_ Lot: \_\_\_\_\_  
 Tax Map: 9 Parcel: 3006 Grid: 12  
 Zoning: \_\_\_\_\_ Map Coordinates: \_\_\_\_\_ Lot Size: 1.25 AC

Property Owner's Name: Earl + Susan Clime  
 Address: 6519 Berley Corn Row  
 City: Columbia State: MD Zip Code: 21044  
 Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Email:  sue.clime@gmail.com

Existing Use: Vacant  
 Proposed Use: Single Family Dwelling  
 Estimated Construction Cost: \$ 300,000  
 Description of Work: Single Family Residence  
4, Bedroom, 3 Full Bath w/ unfinished Basement

Applicant's Name & Mailing Address, (If other than stated herein)  
 Applicant's Name: Paul Mueller Jr.  
 Address: 7520 Main St. Suite 201  
 City: Sykesville State: MD Zip Code: 21784  
 Phone: 413-805-1677 Fax: 410-549-4444  
 Email: pauljr@muellehomes.com

Occupant or Tenant: \_\_\_\_\_  
 Was tenant space previously occupied?  Yes  No  
 Contact Name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
 Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Email: \_\_\_\_\_

Contractor Company: Mueller Homes, Inc  
 Contact Person: Paul Mueller Jr.  
 Address: 7520 Main St Suite 201  
 City: Sykesville State: MD Zip Code: 21784  
 License No.: 22  
 Phone: 413-805-1677 Fax: \_\_\_\_\_  
 Email: pauljr@muellehomes.com

Engineer/Architect Company: \_\_\_\_\_  
 Responsible Design Prof.: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
 Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Email: \_\_\_\_\_

Commercial Building Characteristics	Residential Building Characteristics
Height: _____	<input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse
No. of stories: _____	Depth _____ Width _____
Gross area, sq. ft./floor: _____	1 <sup>st</sup> floor: <u>608x664</u>
Area of construction (sq. ft.): _____	2 <sup>nd</sup> floor: <u>17x24</u>
Use group: _____	Basement: <u>63x64</u>
<b>Construction type:</b>	<input type="checkbox"/> Finished Basement
<input type="checkbox"/> Reinforced Concrete	<input checked="" type="checkbox"/> Unfinished Basement
<input type="checkbox"/> Structural Steel	<input type="checkbox"/> Crawl Space
<input type="checkbox"/> Masonry	<input type="checkbox"/> Slab on Grade
<input type="checkbox"/> Wood Frame	No. of Bedrooms: <u>4</u>
<input type="checkbox"/> State Certified Modular	<b>Multi-family Dwelling</b>
	No. of efficiency units: _____
	No. of 1 BR units: _____
	No. of 2 BR units: _____
	No. of 3 BR units: _____
	Other Structure: _____
	Dimensions: _____
<b>Roadside Tree Project Permit</b>	Footings: _____
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Roof: _____
<b>Roadside Tree Project Permit #</b>	<input type="checkbox"/> State Certified Modular
	<input type="checkbox"/> Manufactured Home

Utilities
<b>Water Supply</b>
<input type="checkbox"/> Public
<input checked="" type="checkbox"/> Private
<b>Sewage Disposal</b>
<input type="checkbox"/> Public
<input checked="" type="checkbox"/> Private
Electric: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Gas: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
<b>Heating System</b>
<input type="checkbox"/> Electric <input type="checkbox"/> Oil
<input type="checkbox"/> Natural Gas <input checked="" type="checkbox"/> Propane Gas
<input type="checkbox"/> Other: _____
<b>Sprinkler System:</b>
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>Grading Permit Number:</b> <u>1</u>
<b>Building Shell Permit Number:</b> _____

THE UNDERSIGNED HEREBY CERTIFIES AND AGREES AS FOLLOWS: (1) THAT HE/SHE IS AUTHORIZED TO MAKE THIS APPLICATION; (2) THAT THE INFORMATION IS CORRECT; (3) THAT HE/SHE WILL COMPLY WITH ALL REGULATIONS OF HOWARD COUNTY WHICH ARE APPLICABLE THERETO; (4) THAT HE/SHE WILL PERFORM NO WORK ON THE ABOVE REFERENCED PROPERTY NOT SPECIFICALLY DESCRIBED IN THIS APPLICATION; (5) THAT HE/SHE GRANTS COUNTY OFFICIALS THE RIGHT TO ENTER ONTO THIS PROPERTY FOR THE PURPOSE OF INSPECTING THE WORK PERMITTED AND POSTING NOTICES.

Applicant's Signature: Paul Mueller Jr.  
 Email Address: pauljr@muellehomes.com  
 Title/Company: DM

Print Name: Paul Mueller Jr.  
 Date: 8/30/16

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY  
 \*\*PLEASE WRITE NEATLY & LEGIBLY\*\*  
 -FOR OFFICE USE ONLY-

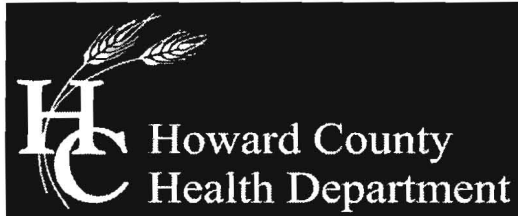
AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA ( Zoning )		
PSZA ( Engineering )		
Health		<u>W. B. B. B. B.</u>

Is Sediment Control approval required for issuance?  Yes  No  
 CONTINGENCY CONSTRUCTION START

DPZ SETBACK INFORMATION
Front: _____
Rear: _____
Side: _____
Side St.: _____
All minimum setbacks met? <input type="checkbox"/> Yes <input type="checkbox"/> No
Is Entrance Permit Required? <input type="checkbox"/> Yes <input type="checkbox"/> No
Historic District? <input type="checkbox"/> Yes <input type="checkbox"/> No
Lot Coverage for New Town Zone: _____
SDP/Red-line approval date: _____

Filing Fee	\$ <u>100.00</u>
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$ <u>50.00</u>
Add'l per Fee	\$
Total Fees	\$
Sub- Total Paid	\$
Balance Due	\$
Check	# <u>125</u>

Distribution of Copies: White: Building Officials Green: PSZA,Zoning Yellow: PSZA,Engineering Pink: Health Gold: SHA



## 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](http://www.hchealth.org)

Facebook: [www.facebook.com/hocohealth](http://www.facebook.com/hocohealth)

Twitter: [HowardCoHealthDep](https://twitter.com/HowardCoHealthDep)

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

### MEMORANDUM

TO: *Paul Mueller, Mueller Homes, Inc.*

FROM: *Robert Bricker, REHS/RS, L.E.H.S.*  
Well & Septic Program

RE: *12348 Howard Lodge Drive*, Potential Basement Bedroom

DATE: September 23, 2016

I have reviewed the floor plans in support of Building Permit **B16003876** for a new home at **12348 Howard Lodge Drive** and noted that there is a rough-in for a full bathroom in the unfinished basement. Please note that this makes it very likely for one or more rooms to be considered bedrooms upon conversion of the basement to finished living space.

For reference, the following is the bedroom definition in Howard County Code Section 3.801(b):

- (1) Except as provided in paragraph (2) of this subsection, a bedroom is any space in the conditioned area of a dwelling unit or accessory structure that:
  - (i) Is 90 square feet or greater in size;
  - (ii) May be used as a private sleeping area; and
  - (iii) Has at least one window and one interior door.
- (2) If a home office, library, or similar room is proposed, it may not be a bedroom if there is no closet; and
  - (i) The room contains permanently built-in bookcases around the perimeter of the room, desks, and other features that encumber the room;
  - (ii) A minimum 4 foot-wide opening, without doors, into another room;
  - (iii) A half wall (4 foot maximum height) between the room and another room; or
  - (iv) The room is a first floor room or basement area that does not have direct access to full bathrooms or "roughed in" plumbing that would provide direct access to future full bathroom facilities.

Due to the limitations of the soil resource on the lot, the Health Department has limited the number of bedrooms that can be permitted in the residence to **4 (four)**. Any future building permit for a finished basement cannot include an area fitting the definition of bedroom, and such proposal may be placed 'On Hold' until plans are submitted that do not include an area fitting the definition of bedroom. This memo will be retained in the Health Department file for future reference.







O EXTERIOR DOOR SCHEDULE				
MARK	PRODUCT CODE	TYPE	ROUGH OPENING	REMARKS
A	3048	ENTRY DOOR W/ TRANSOM		
B	3048	BUNG		
C	3048	BUNG		(U) SELF-CLOSING HINGES
D	3048	PATIO DOOR		
E	10000	OVER-HEAD GARAGE DOOR		
F	6000	OVER-HEAD GARAGE DOOR		
G	6048	PATIO DOOR		SEE FOUNDATION PLAN

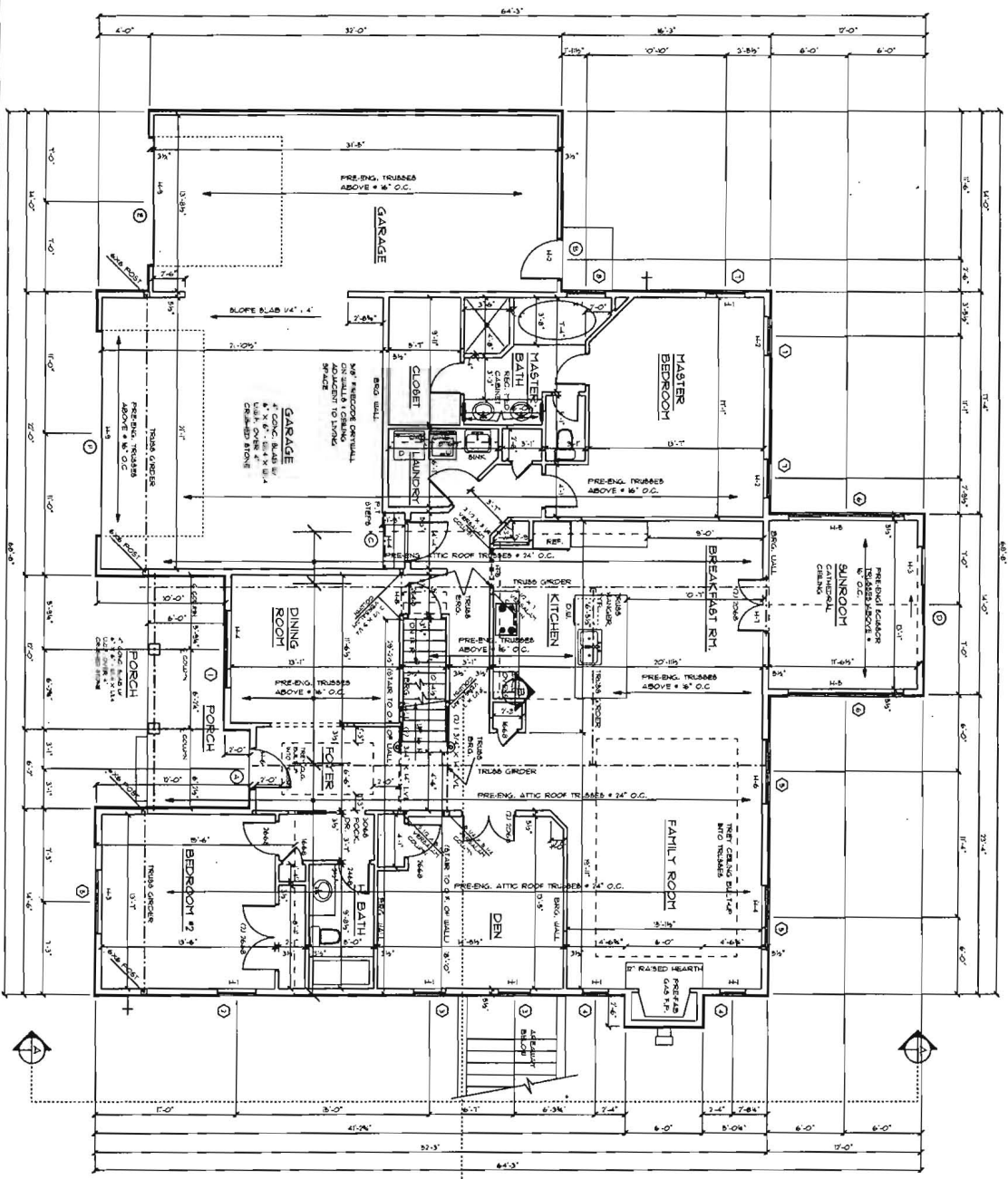
O WINDOW SCHEDULE					
MARK	MANUFACTURER	NOMINAL SIZE	TYPE	ROUGH OPENING	REMARKS
1	PELLA	3-0 / 6-0 TRN	TUN DBL HANG		
2	PELLA	3-0 / 6-0	DBL HANG		
3	PELLA	2-6 / 5-6	DBL HANG		
4	PELLA	2-0 / 6-0	DBL HANG		
5	PELLA	2-6 / 6-0 TRN	TUN DBL HANG		
6	PELLA	3-0 / 6-0 TRIPLE	TRIPLE DBL HANG		
7	PELLA	3-0 / 5-6	DBL HANG		
8	PELLA	3-0 / 4-6	FIXED		
9	PELLA	3-4 / 5-6	DBL HANG		SEE 2ND FLOOR
10	PELLA	3-0 / 3-0	DBL HANG		SEE DBMT

HEADER SCHEDULE	
MARK	SIZE
H1	2X4 CBL TOP PLATE
H2	(U) 2X6
H3	(U) 2X6
H4	(U) 2X6
H5	(U) 2X6
H6	(U) 2X4 X 8 VLT LVL
H7	(U) 2X4 X 8 VLT LVL
H8	(U) 2X4 X 8 VLT LVL
H9	(U) 2X4 X 8 VLT LVL
H10	(U) 2X4 X 8 VLT LVL

**FIRST FLOOR PLAN**

DATE: 12/07/11  
 SHEET NO. 101

1. FINISH FLOOR FINISH NOTED.  
 2. FINISH CEILING FINISH NOTED.  
 3. FINISH WALL FINISH NOTED.  
 4. FINISH DOOR FINISH NOTED.  
 5. FINISH WINDOW FINISH NOTED.  
 6. FINISH PORCH FINISH NOTED.  
 7. FINISH GARAGE FINISH NOTED.  
 8. FINISH BATH FINISH NOTED.  
 9. FINISH KITCHEN FINISH NOTED.  
 10. FINISH BREAKFAST RM FINISH NOTED.  
 11. FINISH SUNROOM FINISH NOTED.  
 12. FINISH FAMILY ROOM FINISH NOTED.  
 13. FINISH DEN FINISH NOTED.  
 14. FINISH BEDROOM #1 FINISH NOTED.  
 15. FINISH BEDROOM #2 FINISH NOTED.  
 16. FINISH PORCH FINISH NOTED.  
 17. FINISH GARAGE FINISH NOTED.  
 18. FINISH BATH FINISH NOTED.  
 19. FINISH KITCHEN FINISH NOTED.  
 20. FINISH BREAKFAST RM FINISH NOTED.  
 21. FINISH SUNROOM FINISH NOTED.  
 22. FINISH FAMILY ROOM FINISH NOTED.  
 23. FINISH DEN FINISH NOTED.  
 24. FINISH BEDROOM #1 FINISH NOTED.  
 25. FINISH BEDROOM #2 FINISH NOTED.



**A-2**

DATE	SUBMISSION
12/07/11	PRELIMINARY
12/07/11	CONTRACT SET
12/07/11	PERMIT SET

**CLIME RESIDENCE**  
 12348 HOWARD LODGE ROAD  
 SYKESVILLE, MD 21784

**LET & DESIGN**  
 CONSULTING, LLC

A.M. DESIGN & ENGINEERING, LLC  
 ARCHITECTURAL DESIGN  
 STRUCTURAL ENGINEERING  
 MECHANICAL ENGINEERING  
 ELECTRICAL ENGINEERING  
 PLUMBING ENGINEERING  
 HVAC ENGINEERING  
 TEL: 410-326-1000  
 FAX: 410-326-1001

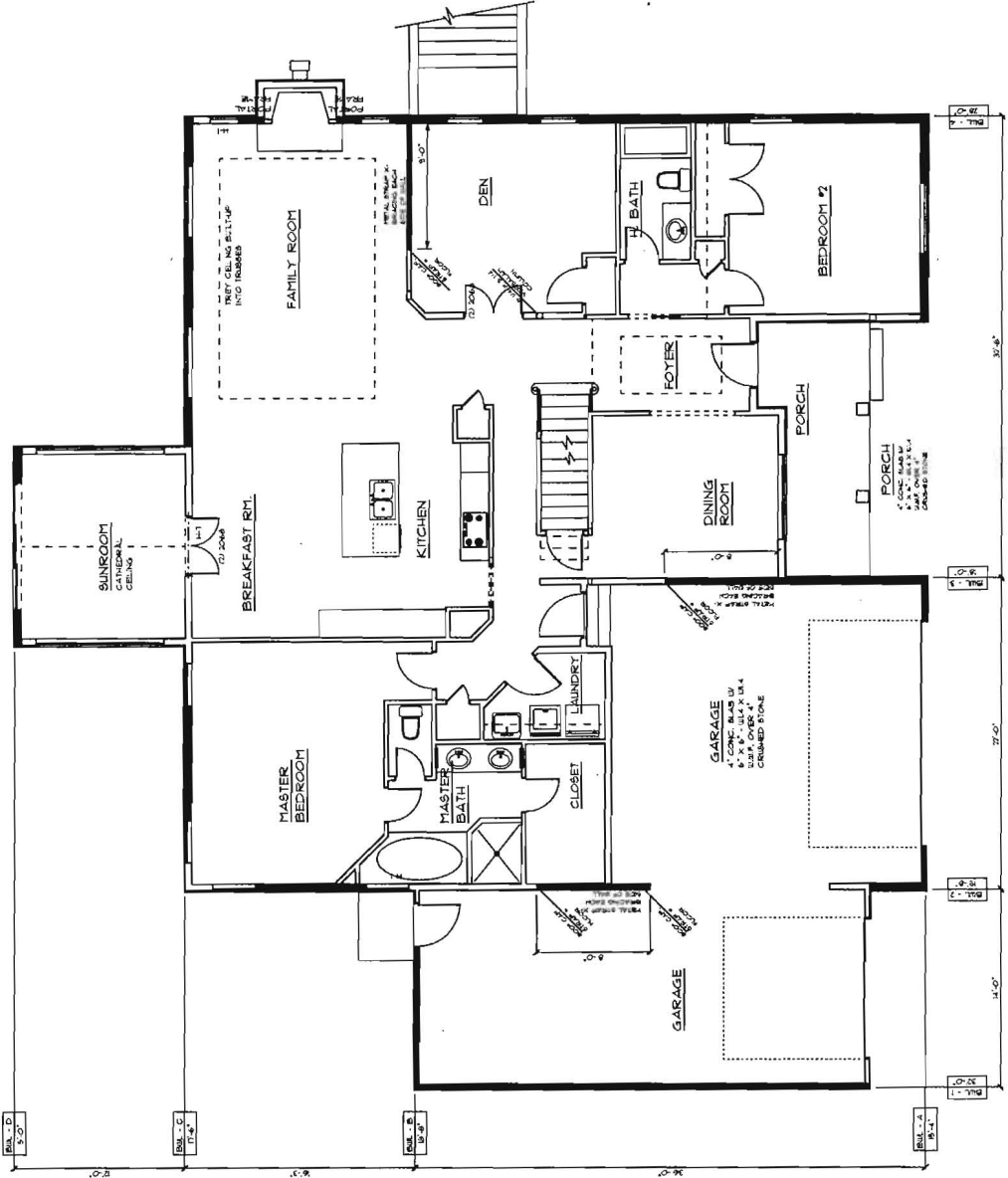
**Mueller Homes, Inc.**  
 7520 MAIN STREET  
 SYKESVILLE, MD 21784  
 (410) 549-4444





DATE	SUBMISSION

**WB-1**

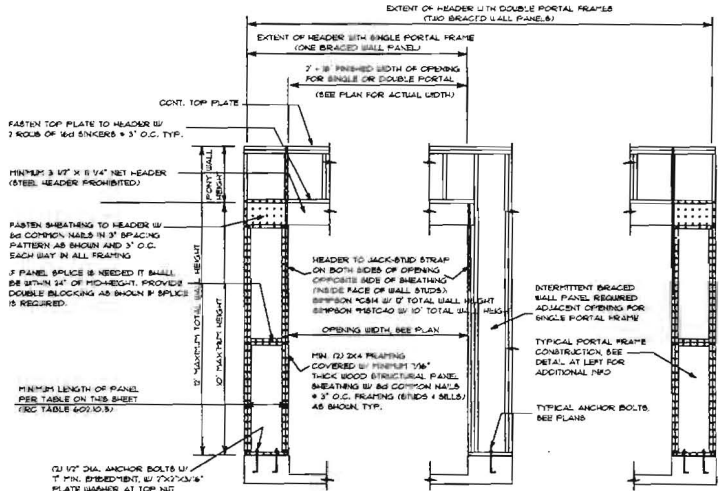
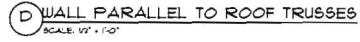
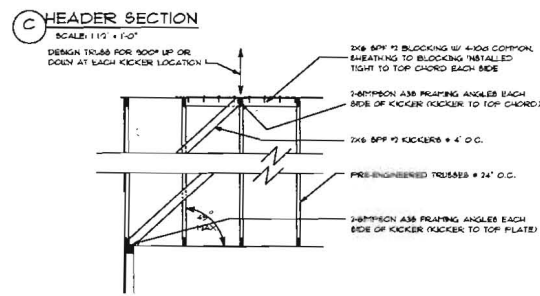
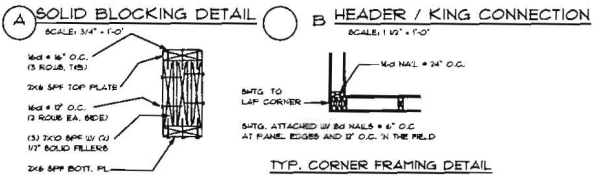


**WALL BRACING NOTES**

1. THE DRAWING SHOWS BRACED WALL LINES WITH CONTINUOUS STRUCTURAL PANEL BRACING MEETING THE MINIMUM REQUIREMENTS OF THE IBC. BRACING SHALL BE PROVIDED FOR ALL EXTERIOR WALLS AND ALL INTERIOR WALLS WHICH ARE NOT SUPPORTED BY OTHER WALLS. THE TOTAL LENGTH OF BRACED WALL BEING:
  - A. 10'-0" - TOTAL LENGTH OF BRACED WALL BEING
  - B. 10'-0" - TOTAL LENGTH OF BRACED WALL BEING
2. "X" BRACING INDICATES WALL BRACES SPACED @ 4' O.C. UP TO 8' O.C. & 1' O.C. STAYS @ 80' MAX. @ EACH END.
3. ROOF GARAGE BRACED WALLS SHALL BE BRACED ON EXTERIOR WEATHERED WALL RETAIN @ END OF BRACED WALL LINE.
4. THERE ARE ADDITIONAL BRACES IN ADDITION TO THOSE SHOWN.
5. ALL WALLS SHALL BE BRACED AT ALL CORNERS AND AT ALL INTERMEDIATE POINTS. BRACES SHALL BE PROVIDED AT CORNERS WITH 1'-0" O.C. BRACING WITH 1'-0" O.C. BRACING AT CORNERS AND AT ALL INTERMEDIATE POINTS. BRACES SHALL BE PROVIDED AT CORNERS WITH 1'-0" O.C. BRACING WITH 1'-0" O.C. BRACING AT CORNERS AND AT ALL INTERMEDIATE POINTS. BRACES SHALL BE PROVIDED AT CORNERS WITH 1'-0" O.C. BRACING WITH 1'-0" O.C. BRACING AT CORNERS AND AT ALL INTERMEDIATE POINTS.
6. SOLE PLATES SHALL BE FASTENED TO JOIST OR SOLID BLOCKING WITH 19# NAILS @ 16" O.C. 80# JOIST TO PLATE OR 11# 16" @ 16" O.C. TOTAL.

**FIRST FLOOR WALL BRACING PLAN**

SCALE: 1/4" = 1'-0"



**2 METHOD CS-PF - CONTINUOUSLY SHEATHED PORTAL**  
**WB-3 FRAME PANEL CONSTRUCTION (FROM IRC FIG. R602.10.6.4)**  
SCALE: 1/2" = 1'-0"

### BRACED WALL CALCULATIONS

BRACED WALL LINE (SIDE-W)	STORY LOCATION	SPACING (feet)	MINIMUM LENGTH REQUIRED (feet) (per Table R602.10.3.1)	ADJUSTMENT FACTORS (per Table R602.10.3.1)		ADJUSTED MINIMUM LENGTH REQUIRED (feet)	ACTUAL LENGTH PROVIDED (feet)	
				EXPOSURE - C	ADDITIONAL HOLD-DOWN DEVICES (TOP STORY) OR OR FASTENING (ANY STORY) - NO. FACTOR - 1.0			
FIRST FLOOR	1	14.0	2.8	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 3.33 FACTOR - 1.08	* OF BRACED LINES - 4 FACTOR - 1.18	4.89	32.0
	2	22.0	3.1	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 36.30 FACTOR - 1.41	* OF BRACED LINES - 4 FACTOR - 1.18	9.08	75.67
	3	22.0	3.1	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 36.30 FACTOR - 1.41	* OF BRACED LINES - 4 FACTOR - 1.18	9.08	18.0
	4	32.87	4.8	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 6.75 FACTOR - 1.11	* OF BRACED LINES - 4 FACTOR - 1.18	12.07	28.0
FIRST FLOOR	A	36.0	9.4	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 9 FACTOR - 0.94	* OF BRACED LINES - 4 FACTOR - 1.18	8.84	5.33
	B	36.0	9.4	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 4.75 FACTOR - 1.11	* OF BRACED LINES - 4 FACTOR - 1.18	13.34	9.67
	C	16.0	2.9	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 4.8 FACTOR - 0.98	* OF BRACED LINES - 4 FACTOR - 1.18	4.66	17.5
	D	12.0	2.3	* OF STORIES - 1 EXPOSURE - C FACTOR - 1.2	SUPPORT CONDITION - ROOF RAVE-TO-ROOF HEIGHT - 4 FACTOR - 0.76	* OF BRACED LINES - 4 FACTOR - 1.18	3.24	9.0

**LEIKKE DESIGN & CONSULTANTS, LLC**  
A.M. DESIGN & ENGINEERING, LLC  
1000 W. MAIN STREET, SUITE 100  
SYKESVILLE, MD 21784  
(410) 549-4444  
www.leikke.com (410) 549-4444

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7520 MAIN STREET  
SYKESVILLE, MD 21784  
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**CLIME RESIDENCE**  
12348 HOWARD LODGE ROAD  
SYKESVILLE, MD 21784

DATE	SUBMISSION
3/15/16	PERMIT SET

**WB-2**

PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE CALCULATIONS WERE PREPARED OR APPROVED BY ME AND THAT I AM A LEGALLY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE NO. 200441 EXPIRATION DATE: 8/31/2021

