

APPLICATION

FOR PERCOLATION TESTING AND SITE EVALUATION

TEST DATE(S) _____ TEST TIME _____

@P 523 665

AGENCY REVIEW: _____

DATE 11/15/05

OLP 320377 DO NOT WRITE ABOVE THIS LINE

I HEREBY APPLY FOR THE NECESSARY TESTING/EVALUATION PRIOR TO ISSUANCE OF SEWAGE DISPOSAL SYSTEM PERMIT(S) TO:

CHECK AS NEEDED:

- CONSTRUCT NEW SEPTIC SYSTEM(S)
- REPAIR/OD TO AN EXISTING SEPTIC SYSTEM
- REPLACE AN EXISTING SEPTIC SYSTEM

CHECK AS NEEDED:

- NEW STRUCTURE(S)
- ADDITION TO AN EXISTING STRUCTURE
- REPLACE AN EXISTING STRUCTURE

CHECK ONE:

- CREATE NEW LOT(S)
- BUILD ON AN EXISTING LOT IN A SUBDIVISION
- BUILD ON AN EXISTING PARCEL OF RECORD

IS THE PROPERTY WITHIN 2500' OF ANY RESERVOIR?

- YES
- NO

THE TYPE OF STRUCTURE IS:

- RESIDENTIAL WITH UNKNOWN PROPOSED BEDROOMS IN THE COMPLETED STRUCTURE (NOTE UNKNOWN IF APPROPRIATE)
- COMMERCIAL (PROVIDE DETAIL OF NUMBERS AND TYPES OF EMPLOYEES/CUSTOMERS ON ACCOMPANYING PLAN)
- INSTITUTIONAL/GOVERNMENT (PROVIDE DETAIL OF NUMBERS AND TYPES OF EMPLOYEES/USERS ON ACCOMPANYING PLAN)

PROPERTY OWNER(S) HARRY & CHRISTINA REINHARDT CALL FIRST

DAYTIME PHONE 301-829-9495 CELL 240-674-7320 FAX 410-795-7460

MAILING ADDRESS 18571 PENN SHOP RD. MT. AIRY MD 21771
STREET CITY/TOWN STATE ZIP

APPLICANT SAME

DAYTIME PHONE _____ CELL _____ FAX _____

MAILING ADDRESS _____
STREET CITY/TOWN STATE ZIP

APPLICANT'S ROLE: DEVELOPER BUILDER BUYER RELATIVE/FRIEND REALTOR CONSULTANT

PROPERTY LOCATION SUBDIVISION/PROPERTY NAME SAME LOT NO. _____

PROPERTY ADDRESS 18571 PENN SHOP ROAD
STREET TOWN/POST OFFICE

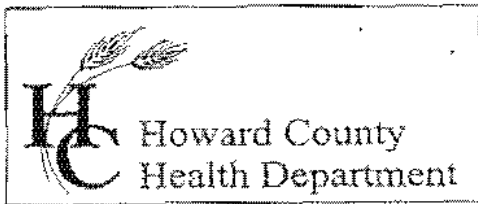
TAX MAP PAGE(S) 6 GRID _____ PARCEL(S) 124 PROPOSED LOT SIZE 1 Acre

AS APPLICANT, I UNDERSTAND THE FOLLOWING: THE SYSTEM INSTALLED SUBSEQUENT TO THIS APPLICATION IS ACCEPTABLE ONLY UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS APPLICATION IS COMPLETE WHEN ALL APPLICABLE FEES AND A SUITABLE SITE PLAN HAVE BEEN RECEIVED. I ACCEPT THE RESPONSIBILITY FOR COMPLIANCE WITH ALL M.O.S.H.A. AND "MISS UTILITY" REQUIREMENTS. APPROVAL IS BASED UPON SATISFACTORY REVIEW OF A PERC CERTIFICATION PLAN. TEST RESULTS WILL BE MAILED TO APPLICANT.

[Signature]
SIGNATURE OF APPLICANT

HOWARD COUNTY HEALTH DEPARTMENT, BUREAU OF ENVIRONMENTAL HEALTH, WELL AND SEPTIC PROGRAM
3525-H ELLICOTT MILLS DRIVE, ELLICOTT CITY, MARYLAND 21043-4544 (410) 313-1771 FAX (410) 313-2648
TDD (410) 313-2323 TOLL FREE 1-877-4MD-DHMH

HD-216 (2/03) PLEASE SUBMIT ORIGINALS ONLY (BY MAIL OR IN PERSON)



Bureau of Environmental Health
7178 Columbia Gateway Drive, Columbia, MD 21046
(410) 313-2640 Fax (410) 313-2648
TDD (410) 313-2323 Toll Free 1-866-313-6300
website: www.hchealth.org

Penny E. Borenstein, M.D., M.P.H., Health Officer

November 21, 2005

Mr. Harry Reinhardt
18571 Penn Shop Rd
Mt Airy MD 21771

RE: **Percolation test application**
Application: A523665
Proposal: Subdivision
Property ID: Reinhardt Property
18571 Penn Shop RD
Tax Map: 6 Parcel #124

Dear Mr. Reinhardt :

This office has recently received the above referenced percolation test application; however, we are unable to schedule a test date at this time.

Please find enclosed a guideline that outlines the information needed prior to consideration for percolation testing. Assuming you wish to proceed with the proposal, it shall be necessary for you to submit a site plan in accordance with the enclosed guideline. Upon review and approval of the revised plan, a test date shall be assigned and you shall be notified by mail.

During the Subdivision process all residential structures must have a septic reserve easement. We have no files on the existing house therefore another perc application must be paid for in order to establish a septic reserve area for the existing house.

Thank you in advance for your time and cooperation regarding this important matter. If you have any questions, please contact me at the address below or by calling (410) 313-2691.

Sincerely,



Peter Yencsik
Water and Sewerage Program

PAY
Enclosure
Cc: file



HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
3430 Courthouse Drive ■ Ellicott City, Maryland 21043 ■ 410-313-2350

Marsha S. McLaughlin, Director

www.co.ho.md.us
FAX 410-313-3467
TDD 410-313-2323

HOWARD COUNTY
AGRICULTURAL LAND PRESERVATION BOARD
February 14, 2005

Staff Report

- Owners:** Harry and Christine Reinhardt
18571 Penn Shop Road
Mount Airy, MD 21771
- Farm Location:** South side of Penn Shop Road, Tax Map 6, Parcel 124; 57.7 +/- acres.
- Easement Designation:** Howard County easement #HO-90-22-E
- Request:** Review and approval by the Howard County Agricultural Land Preservation Board to release one (1) one-acre child lot.
- Recommendation:** Recommendation to the Board to approve the release of one (1) one-acre child lot, subject to the following conditions: filing of a Letter of Intent and Letter of Understanding to permit the release of the lot; preparation, execution, and recordation of an amended deed of easement reflecting the actual release of the lot; repayment of \$5,000 for the one-acre lot released; obtaining of all appropriate county and state permits and approvals.

Summary:

Harry and Christine Reinhardt are the current owners and original grantors of the easement on the subject property, which was placed in the Howard County Agricultural Land Preservation Program on December 20, 1990. Per the original deed of easement, the grantors may release from the easement a lot for themselves, and lots for each of their children not to exceed 1 lot per 20 acres or portion thereof. The Reinhardt's are currently requesting approval to create a child's lot for their daughter, Mary. There have been no prior requests.

Staff Analysis:

Per Section 15.509 of the pre-1993 Agricultural Land Preservation Code, the Board may approve the release of a one-acre child's lot from the easement after determining that the lot is located so as to minimize any disruption of agricultural activities. The applicant appears to have met this criteria by locating the lot at the edge of the property, close to a woods line. The lot will take access from an existing farm lane. Prior to releasing a child lot from the Program, the grantor is required to submit a Letter of Intent designating the child who will receive the lot, supplemented with a birth certificate. Furthermore, the grantor is required to submit a Letter of Understanding stating that construction of the principal dwelling on the child's lot must commence within a year after formal subdivision. The applicant has submitted the birth certificate. Should the Board approve the request to release one (1) one-acre child lot, the owner is required to pay the County \$5,000 for the lot prior to recordation of the amended deed of easement and subdivision plat.

Staff Recommendation:

Staff recommends approval of the request to release one (1) one-acre child lot, subject to the following conditions:

1. An amended deed of easement is to be prepared, executed, and duly recorded in the land records of Howard County. The amended deed of easement will reflect the release of a portion of the easement for one (1) one-acre child lot.
2. Applicant must repay \$5,000 to the County for the one-acre lot released.
3. Applicant must obtain all appropriate county and state permits and approvals, including the approval of a subdivision plat to be recorded concurrently with the amended deed of easement.

Prepared by:

JL


Joy Levy, Administrator
Agricultural Land Preservation Program

Date:

2/2/05

Attachments:

Location Map
Aerial Photo
Preservation Map
Soils Map
Letter from Harry Reinhardt, with attached map

HOWARD COUNTY AGRICULTURAL LAND PRESERVATION BOARD

3430 Courthouse Drive
Ellicott City, Maryland 21043
410-313-5407
www.co.ho.md.us



David Patrick, Chairman
J. G. Warfield, Vice Chairman

H. "Bucky" Clark, Member
James Eacker, Member
Sean Hough, Member
John Komsa, Member
Dr. Ralph E. Updike, Member

Joy Levy, Executive Secretary

February 15, 2005

Harry and Christine Reinhardt
18571 Penn Shop Road
Mount Airy, MD 21771

Re: Reinhardt property, HO-90-22-E

Dear Mr. and Mrs. Reinhardt:

At their February 14, 2005 meeting, the Agricultural Land Preservation Board (ALPB) of Howard County approved your request to release one one-acre child lot from your easement property. The approval is granted in accordance with Section 15.509 of the pre-1993 Howard County Code and is subject to the following conditions:

1. An amended deed of easement is to be prepared, executed, and duly recorded in the land records of Howard County. The amended deed of easement will reflect the release of a portion of the easement for one (1) one-acre child lot.
2. Applicant must repay \$5,000 to the County for the one-acre lot released.
3. Applicant must obtain all appropriate county and state permits and approvals, including the approval of a subdivision plat to be recorded concurrently with the amended deed of easement.

When your consultant has submitted the final plat to the Department of Planning and Zoning, the Agricultural Land Preservation Program will have the amended deed of easement prepared. In the meantime, please do not hesitate to contact me with questions at 410-313-5407.

Sincerely,

Joy Levy, Administrator
Agricultural Land Preservation Program

cc: Ag Read File
Reinhardt file #HO-90-22-E



Proposed Lot Location ⇒
(Not to Scale)



NOTE:
HOWARD COUNTY MARYLAND ASSUMES NO RESPONSIBILITY
FOR THE ACCURACY OF THIS MAP OR THE INFORMATION
CONTAINED HEREIN OR DERIVED THEREFROM. THE BUYER
AND/OR USER ASSUMES ALL RISKS AND LIABILITIES
WHATSOEVER RESULTING FROM OR ARISING OUT OF THE
USE OF THIS MAP THERE ARE NO ORAL AGREEMENTS OR
WARRANTIES RELATING TO THIS SALE AND/OR USE OF
THIS MAP.

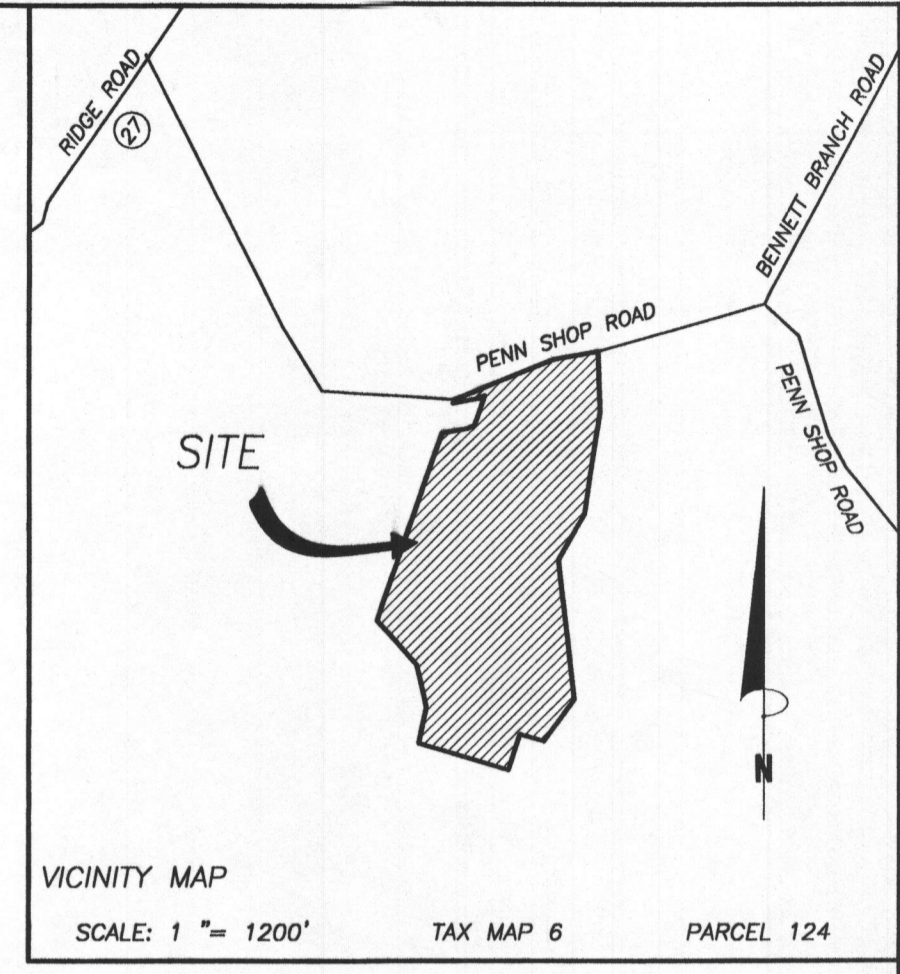


Reinhardt Property HO-90-22-E
18571 Penn Shop Rd., Mt Airy
Tax Map 6 / Parcel 124

Date : 01/31/2005

By : M.A.

Scale : 1 in. = 600 ft.



- GENERAL NOTES:
- OWNERS: HARRY W. REINHARDT CHRISTINE REINHARDT
DEED REFERENCE: LIBER 1520 FOLIO 67
DATE: AUGUST 15, 1986
GRANTOR: CHARLES E. PAYNE
 - TAX MAP: 6 GRID: 3 PARCEL: 124
 - NEAREST POTABLE WATER SUPPLY: MT. AIRY DISTANCE: 1 MILE ±
 - THERE IS NO FLOOD HAZARD (100 YEAR FLOOD PLAN) LOCATED ON THIS PROPERTY
ACCORDING TO FEMA FLOOD INSURANCE RATE MAP, COMMUNITY PANEL # 240044 0006 B, REVISED DECEMBER 4, 1986
 - TOPOGRAPHY: HOWARD COUNTY DATUM CONTOUR INTERVAL IS 2 FEET, FIELD SPOT-CHECKED BY VANMAR ASSOCIATES.
 - THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THE PROPERTY BOUNDARY UNLESS OTHERWISE SHOWN HEREON.
 - THE EXISTING WELL(S) SHOWN ON THIS PLAN HO-73-3963 HAS BEEN FIELD LOCATED BY VANMAR ASSOCIATES, INC. AND ACCURATELY SHOWN.
 - SOIL TYPE: (GIB2, GIB2, LNB2, LNC2, LND2, LGE, MLC2) HOWARD COUNTY SOILS MAP No. 1.
 - ZONING DISTRICT: RCD00
 - ALL WELLS TO BE DRILLED PRIOR TO SUBMITTAL OF THE FINAL PLAT FOR SIGNATURE. IT IS THE DEVELOPER'S RESPONSIBILITY TO SCHEDULE THE WELL DRILLING PRIOR TO THE FINAL PLAT SUBMISSION. IT WILL NOT BE CONSIDERED "GOVERNMENT DELAY" IF THE WELL DRILLING HOLDS-UP THE HEALTH DEPARTMENT SIGNATURE OF THE RECORD PLAT.
 - THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
 - THE MAXIMUM NUMBER OF BEDROOMS FOR REMAINING PROPERTY = 3 BDRMS.
 - THE MAXIMUM NUMBER OF BEDROOMS FOR LOT 1 = 3 BEDROOMS
 - ANY CHANGES TO A PRIVATE SEPTIC AREA WILL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.

THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY MARYLAND STATE DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL.

IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS. RECORDATION OF A MODIFIED SEWERAGE EASEMENT SHALL NOT BE NECESSARY.

(PASSED) PERCOLATION TEST SITE:

(FAILED) PERCOLATION TEST SITE:

EXISTING WELL:

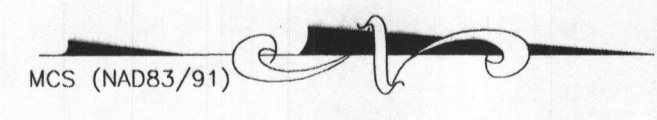
PROPOSED HOUSE SITE:

PROPOSED WELL SITE:

25% SLOPES:

APPROVED:
FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT

Peter B. Silveanu 11/23/2009
HOWARD COUNTY HEALTH OFFICER DATE



OWNERS:
HARRY W. REINHARDT
CHRISTINE REINHARDT
18571 PENN SHOP ROAD
MT. AIRY, MD. 21771

DATE	REVISIONS	DATE	REVISIONS
11/7/08	Per Comments	2/13/06	Septic area added
2/9/09	Prop. Well Lot 1	10/31/07	Revised layout
3/3/09	Ex. Well Lot 1	12/10/07	Per Comments
3/24/09	Per comments	2/4/08	Per Comments
4/22/09	Per comments	07/14/08	Revised layout
		09/18/08	Per Results
		10/18/08	Per 10/8/08 review

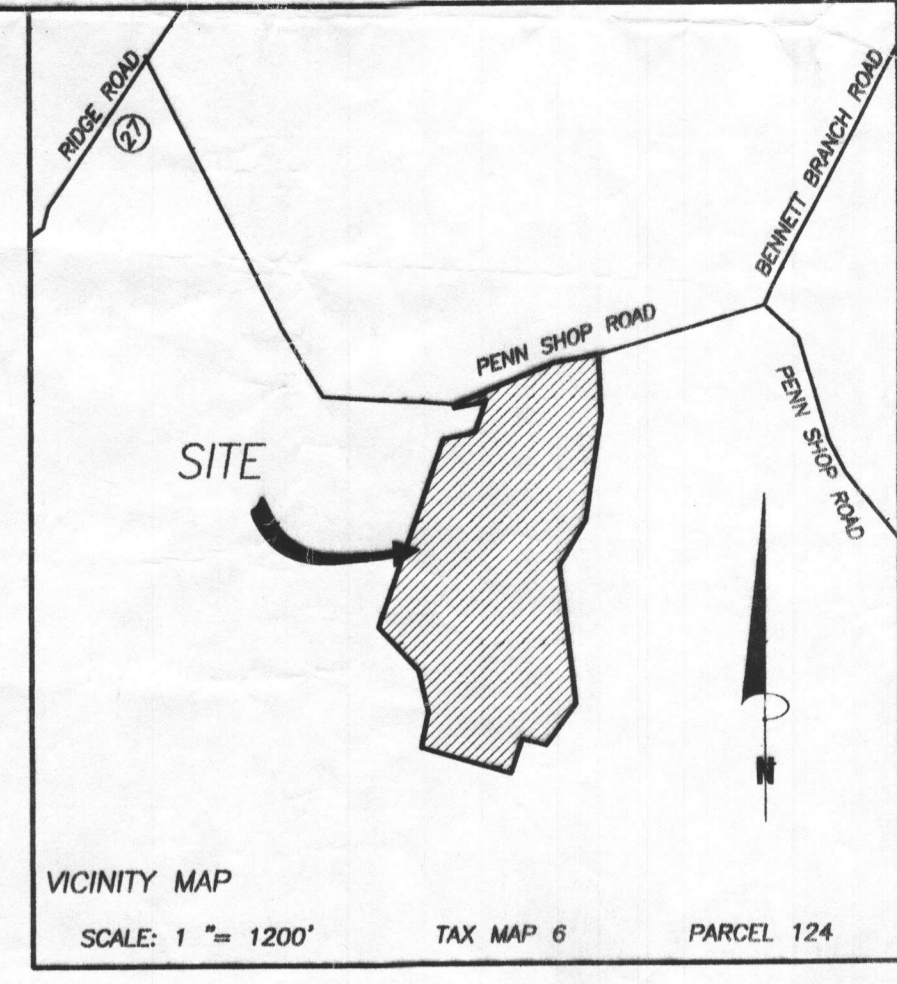
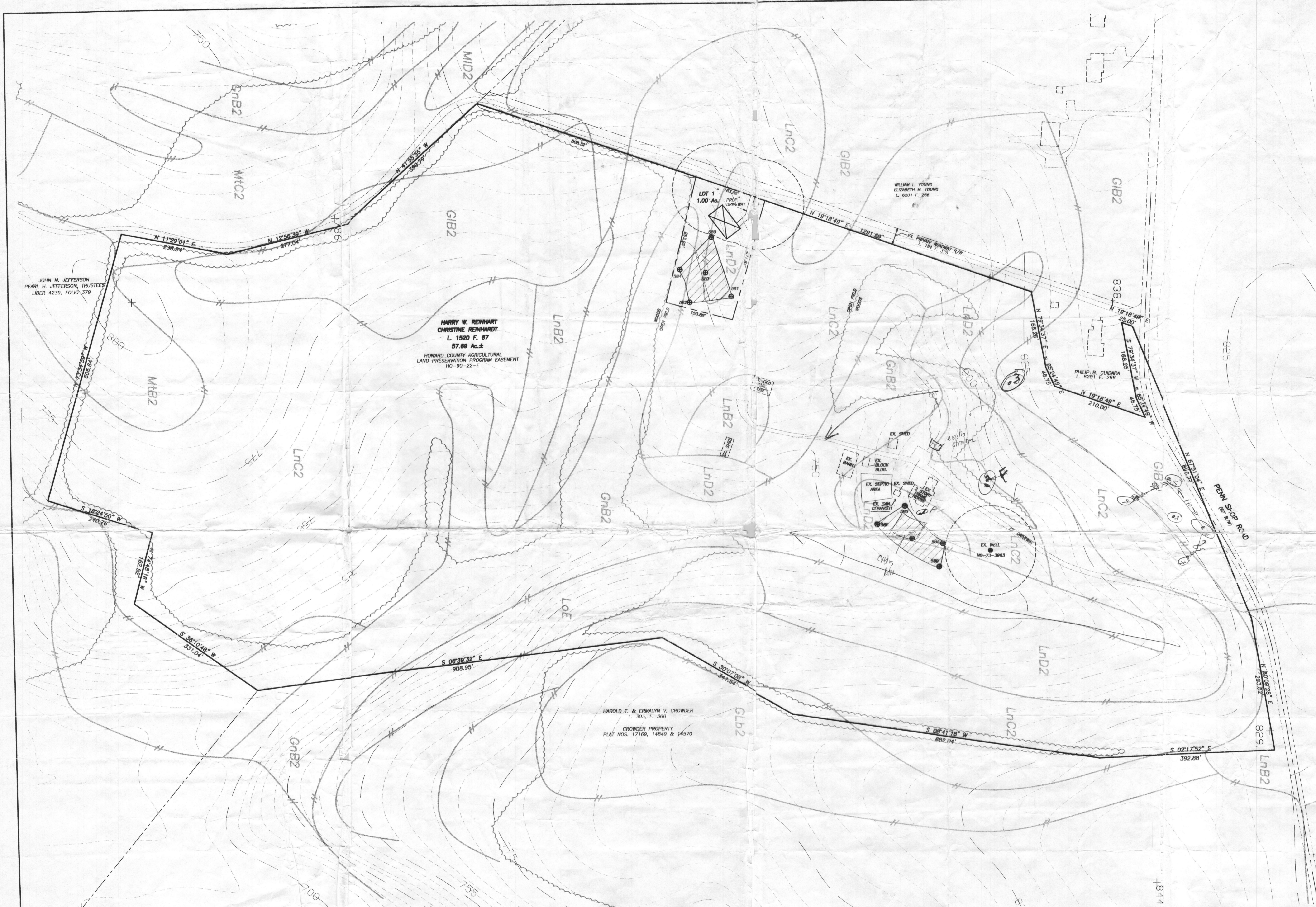
I HEREBY CERTIFY THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100 FEET OF THE PROPERTY BOUNDARY UNLESS OTHERWISE SHOWN HEREON.
I FURTHER CERTIFY THAT THE PERCOLATION TEST HOLES HAVE BEEN FIELD LOCATED IF EXISTING AND ACCURATELY STAKED IF PROPOSED AND SHOWN HEREON.

Thomas L. Frazier, Jr.
THOMAS L. FRAZIER, JR., PROF. L. S., M.D. REG. #21097 DATE

PERCOLATION CERTIFICATION PLAT
REINHARDT PROPERTY

LIBER 1520 FOLIO 67
SITUATED ON PENN SHOP ROAD
ELECTION DISTRICT No. 4
HOWARD COUNTY, MARYLAND
SCALE: 1" = 100' OCTOBER 2007

VANMAR ASSOCIATES, INC.
Engineers Surveyors Planners
315 South Main Street 20, Box 238 Mount Airy, Maryland 21771
(301) 289 2890 (301) 851 5015 (410) 849 2751



- GENERAL NOTES:
- OWNERS: HARRY W. REINHARDT
CHRISTINE REINHARDT
DEED REFERENCE: LIBER 1520 FOLIO 67
DATE: AUGUST 15, 1988
GRANTOR: CHARLES E. PAYNE
 - TAX MAP: 6 GRID: 3 PARCEL: 124
 - NEAREST POTABLE WATER SUPPLY: MT. ARRY DISTRICT: 1 MILE ±
 - THERE IS NO FLOOD HAZARD (100 YEAR FLOOD PLAIN) LOCATED ON THIS PROPERTY ACCORDING TO FEMA FLOOD INSURANCE RATE MAP, COMMUNITY PANEL # 240044 0006 B, REVISED DECEMBER 4, 1986
 - TOPOGRAPHY: HOWARD COUNTY DATUM CONTOUR INTERVALS ARE AT 5 FEET.
 - THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THE PROPERTY BOUNDARY UNLESS OTHERWISE SHOWN HEREON.
 - THE EXISTING WELL(S) SHOWN ON THIS PLAN HO-73-3963 HAS BEEN FIELD LOCATED BY WMMAR ASSOCIATES, INC. PROFESSIONAL LAND SURVEYORS AND ACCURATELY SHOWN.
 - SOIL TYPE: (GB2, GNB2, LNB2, LNC2, LND2, LOE, MHC2) HOWARD COUNTY SOILS MAP No. 1.
 - ZONING DISTRICT: R01D0
 - ALL WELLS TO BE DRILLED PRIOR TO SUBMITTAL OF SIGNATURE. IT IS THE DEVELOPER'S RESPONSIBILITY TO SCHEDULE THE WELL DRILLING PRIOR TO THE FINAL PLAT SUBMISSION. IT WILL NOT BE CONSIDERED "GOVERNMENT DELAY" IF THE WELL DRILLING HOLDS-UP THE HEALTH DEPARTMENT SIGNATURE OF THE RECORD PLAT. IF A WELL SUCCESS RATE IS ACCOMPLISHED AT VARIOUS LOCATIONS WITHIN THE SITE, THE DEVELOPER WILL HAVE THE OPTION TO REQUEST RELIEF FROM DRILLING THE REMAINING WELLS PRIOR TO PLAT RECORDATION.
 - THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.

THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY MARYLAND STATE DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS. RECORDATION OF A MODIFIED SEWERAGE EASEMENT SHALL NOT BE NECESSARY.

PROPOSED PERCOLATION TEST SITE: ⊕
(PASSED) PERCOLATION TEST SITE: ⊙
(FAILED) PERCOLATION TEST SITE: ⊛
EXISTING WELL: ●
PROPOSED HOUSE SITE: ⊠
PROPOSED WELL SITE: ⊙

APPROVED:
FOR PRIVATE WATER AND PRIVATE
SEWERAGE SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT

HOWARD COUNTY HEALTH OFFICER _____ DATE _____

OWNERS:
HARRY W. REINHARDT
CHRISTINE REINHARDT
18571 PENN SHOP ROAD
MT. ARRY, MD. 21771

I HEREBY CERTIFY THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100 FEET OF THE PROPERTY BOUNDARY UNLESS OTHERWISE SHOWN HEREON.
I FURTHER CERTIFY THAT THE PERCOLATION TEST HOLES HAVE BEEN FIELD LOCATED IF EXISTING AND ACCURATELY STAKED IF PROPOSED AND SHOWN HEREON.

Sourabh Munshi 2/14/06
SOURABH G. MUNSHI, PROF. L. S., MD. REG. # 10770 DATE

DATE	REVISIONS
2/13/06	Septic area added



PERCOLATION TEST PLAN
REINHARDT PROPERTY

LIBER 1520 FOLIO 67

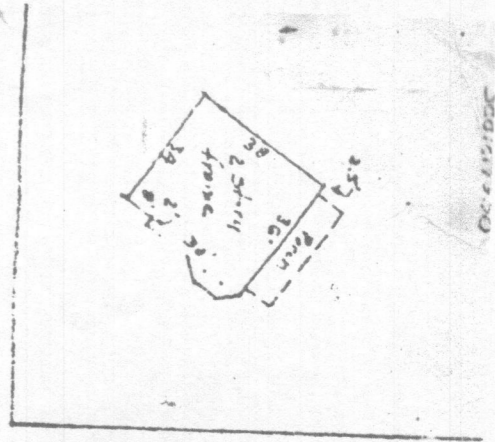
SITUATED ON PENN SHOP ROAD
ELECTION DISTRICT No. 4
HOWARD COUNTY, MARYLAND
SCALE: 1" = 100' JANUARY, 2005

WMMAR ASSOCIATES, INC.
Engineers Surveyors Planners
310 South Main Street P.O. Box 328 Mount Airy, Maryland 21771
(301) 829-2860 (301) 831-5015 (410) 548-2721

N 16° 15' E 236.94
N 09° 10' 40" W 277.04
N 37° 37' 20" W 392.53

LANE -
N 23° 37' 51" E

1526.09
1291.09
Proposed
LOCATION



N 68° 49' 40" W 609.13
243.24
N 13° 22' 5" W 162.52
N 72° 02' 22" W 335.08

57.694Ac.

0.96Ac.
210.0
109.65
N 12° 10' 06" E
PENN SHOP
N 03° 43' 02" E 46.75
N 72° 02' 22" W 335.08
500.0
500.0
See insert for
Data
500.0
519° 00' 20" W 102.90
241.54
N 01° 26' 10" W 334.45
96'
293.52
N 84° 28' 30" E
ROAD
213.8
R 266 N 01/16/2005
102.90

S 02° 20' 30" E 334.45
90°
265.23
171.81
447.51
200

RECEIVED
NOV 12 2005
BUREAU OF ENVIRONMENTAL HEALTH
HOWARD COUNTY HEALTH DEPT.