

**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)

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

RECEIPT DATE: 6/9/17 **ONSITE SEWAGE DISPOSAL SYSTEM** P 561411

APPROVAL DATE: 6/23/17 **PERMIT: CONSTRUCTION** A \_\_\_\_\_

PROPERTY ADDRESS: 12232 Pleasant Springs Court

SUBDIVISION: Regan Property LOT: 19 TAX ID: \_\_\_\_\_

CONTRACTOR: Hatfield's Equipment EMAIL: ken@hatfieldsequipment.com

CONTRACTOR ADDRESS: P.O. Box 519 Annapolis Junction, MD 20701 PHONE: 301-490-4289

PROPERTY OWNER: MB Highland Reserve EMAIL: \_\_\_\_\_

OWNER ADDRESS: 1686 E. Gude Drive, Rockville, MD 20850 PHONE: 410-301-762-9511

SEPTIC TANK SIZE (GALLONS): 2000 TANK MANUFACTURER: Mayer Bros.

PUMP MODEL: \_\_\_\_\_ PUMP SIZE \_\_\_\_\_ PUMP TANK CAPACITY: \_\_\_\_\_

DISTRIBUTION SYSTEM:  GRAVITY  PRESSURE DOSED BEDROOMS: 6 APPLICATION RATE: 1.2

TRENCHES:	LINEAR FEET REQUIRED: <u>135</u>	INLET DEPTH: <u>3</u> ✓
	TRENCH WIDTH: <u>2</u> ✓	MAXIMUM BOTTOM DEPTH: <u>8</u> ✓
	MINIMUM SPACE BETWEEN TRENCHES: <u>10</u>	EFFECTIVE AREA BEGINNING DEPTH: <u>4</u>
LOCATION:	PER APPROVED SITE PLAN. SEWAGE DISPOSAL AREA AND TANK LOCATIONS MUST BE STAKED BY LICENSED SURVEYOR PRIOR TO PRE-CONSTRUCTION INSPECTION.	
NOTES:	Install 3 x 45' trenches running south in upper area of SDA. Set D box @ middle start of upper trench.	

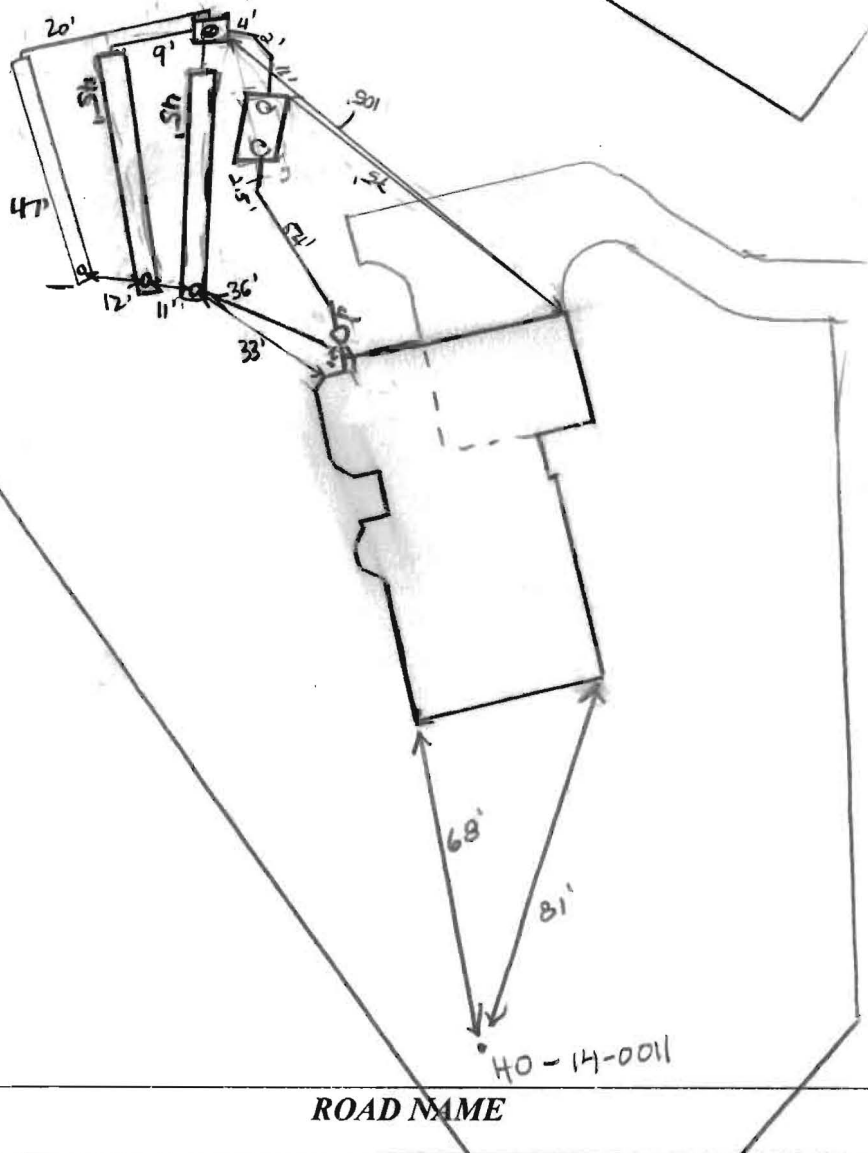
ISSUED BY: Dana Bernard ISSUE DATE: 6/9/17 EXPIRATION DATE: 6/9/18

- 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 TANKS REQUIRED
- NOTE: ALL PARTS OF SEPTIC SYSTEM SHALL BE AT LEAST 100 FEET DOWNGRADIENT 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  
 ELECTRICAL PERMIT ISSUED E \_\_\_\_\_
- 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.**

1" = 40'

NOT TO SCALE



TRENCH/DRAINFIELD DATA		
WIDTH	INLET	BOTTOM
3	3'	8'
NUMBER OF TRENCHES		3
TOTAL LENGTH		137'
ABSORPTION AREA		411' + SIDEWALL
DISTRIBUTION BOX LEVEL		YES
DISTRIBUTION BOX BAFFLE		YES
DISTRIBUTION BOX PORT		YES

SEPTIC TANK DATA	
SEPTIC TANK I LEVEL	
MANUFACTURER	Mayer Bros
CAPACITY	2000 GAL
SEAM LOC	TOP
TANK LID DEPTH	4'
BAFFLES	yes
BAFFLE FILTER	no
MANHOLE LOC	front/back
6" PORT LOC	front
WATERTIGHT TEST	-
SLOTTED	yes
DATE ON LID	05/08/2017
<del>SEPTIC TANK II LEVEL</del>	
MANUFACTURER	
CAPACITY	GAL
SEAM LOC	
TANK LID DEPTH	
BAFFLES	
BAFFLE FILTER	
MANHOLE LOC	
6" PORT LOC	
WATERTIGHT TEST	
SLOTTED	
DATE ON LID	

PRE-CONSTRUCTION:

6/19/17 Grass in septic area 4' high. Still shot elevations for tanks. Keep specs the same as indicated on permit. Beginning of trenches are spaced ~16' apart due to contours (flat ridge). Will be close w/ fall from house. tanks will have some fill around it. Kwo/SC

INSTALLATION:

6/22/2017 Connection under footer. Tank set by time of arrival on site for installation of T<sub>1</sub> + T<sub>2</sub> - Approved to back fill house connection and tank for pending inclement weather tomorrow (6/23/17) @  
 6/23/17 T<sub>3</sub> finished + left open for inspection. 3' wide, 2-2.5' to stone. Levelled speed levelers in p-box. @ (SC)

FINAL INSPECTOR Sarah Collins DATE OF APPROVAL 6/23/17



# BENCHMARK

ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS

## ENGINEERING, INC.

8480 Baltimore National Pike • Suite 315 • Ellicott City, Maryland 21043  
410-465-6105 410-465-6644 (Fax)

### LETTER OF TRANSMITTAL

DATE	1/23/17	PROJECT No.	2171
ATTENTION	Jeff Williams		
RE:	Fegan Property Septic Plan Lot 19		

TO: Flea HR

WE ARE SENDING YOU  Attached  Under separate cover via \_\_\_\_\_ the following items

- Photocopies     Prints     Originals     Samples  
 Specifications     Invoices     Change Order     Other \_\_\_\_\_

COPIES of	No. of SHEETS	DESCRIPTION
3	2	Septic Permit Plans
1	7	Sheets 1, 3, 5, 6, 8, 9 & 10 of The architectural Plans

THESE ARE TRANSMITTED as checked below

- For Comment     For your use     For Approval  
 For Review     As requested     Other \_\_\_\_\_

REMARKS: Building Permit to be submitted  
soon.

COPY TO: \_\_\_\_\_  
RECEIVED BY: [Signature]

SIGNED: [Signature]

If enclosures are not as noted, kindly notify us at once.

## Oswald, Hank

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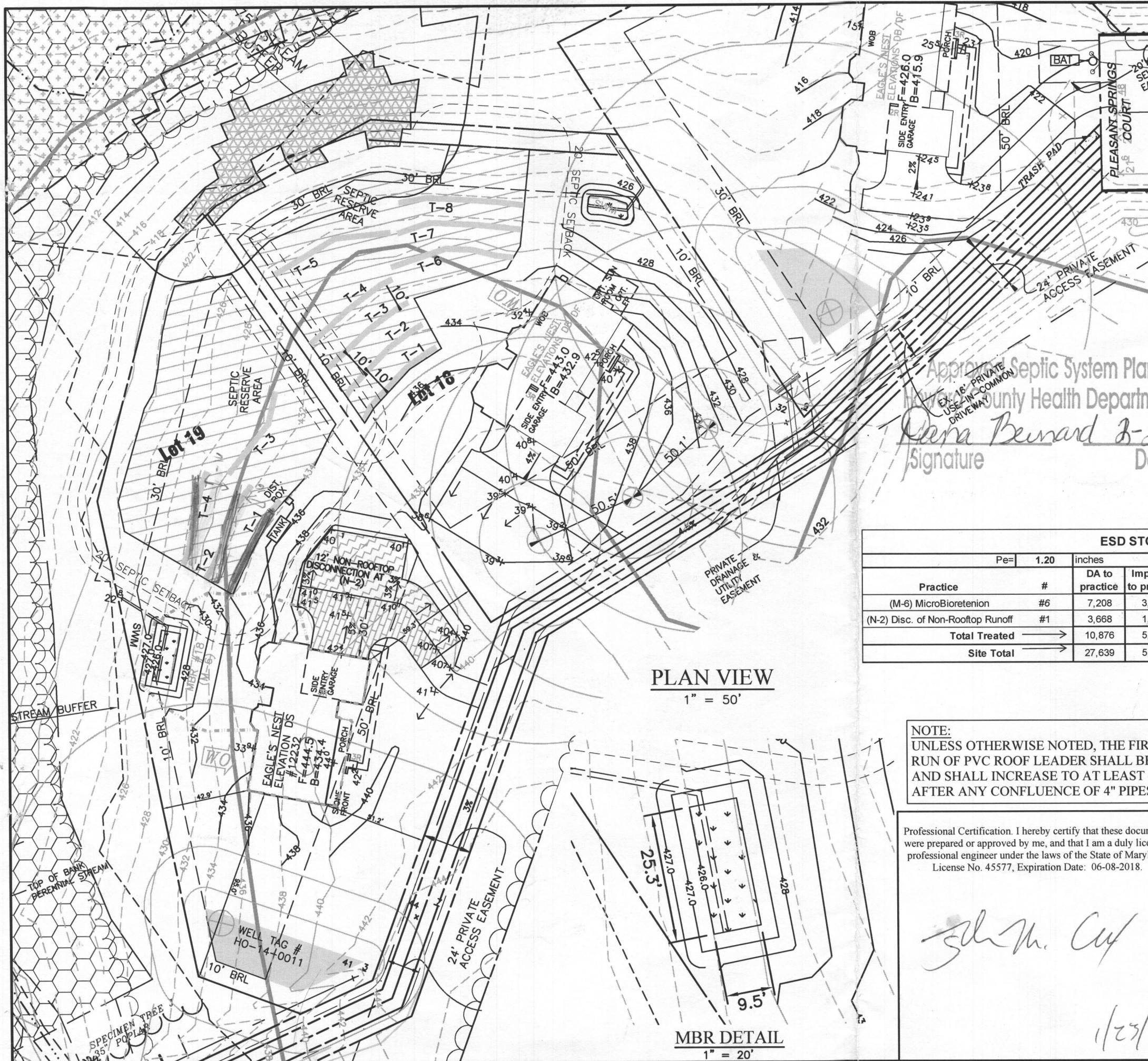
**From:** Oswald, Hank  
**Sent:** Friday, January 13, 2017 11:44 AM  
**To:** John Carney (jcarney@bei-civilengineering.com)  
**Subject:** Septic Specs\_Lot 19 & 23  
**Attachments:** Regan Property\_Lot 19.pdf; Regan Property\_Lot 23.pdf

Hi John:

Attached, please find a copy of the septic specs for Regan Property Lots 19 and 23.

Hank

Hank Oswald, L.E.H.S.  
Howard County Health Department  
Bureau of Environmental Health  
Well & Septic Program  
8930 Stanford Boulevard  
Columbia, MD 21045  
410.313.1786 (Office)  
410.313.2648 (Fax)



Approved Septic System Plan  
 Howard County Health Department  
 Cara Bernard 2-2-17  
 Signature Date

- BUILDING PERMIT PLAN NOTES:**
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  2. SEDIMENT AND EROSION CONTROLS WERE APPROVED BY HOWARD SOIL CONSERVATION DISTRICT UNDER A GRADING PLAN AND MODIFIED FOR THIS SPECIFIC HOUSE.
  3. TOPOGRAPHY SHOWN HEREON IS TAKEN FROM THE APPROVED ROAD CONSTRUCTION PLANS AND TOPOGRAPHIC INFORMATION PROVIDED BY BENCHMARK ENGINEERING, INC., ON OR ABOUT JANUARY, 2012.
  4. ALL SEDIMENT AND EROSION CONTROL FEATURES USED ON THIS SITE SHALL COMPLY WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
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  6. THE EXISTING WELL SHOWN ON THIS PLAN, HO-14-0011, HAS BEEN FIELD LOCATED BY BENCHMARK ENGINEERING, INC., AND IS ACCURATELY SHOWN.
  7. THERE ARE NO EXISTING WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THIS PROJECT'S BOUNDARY EXCEPT AS NOTED.
  8. ANY CHANGES TO A PRIVATE SEWAGE EASEMENT OR WELL BOX SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
  9. STORMWATER MANAGEMENT FOR THIS LOT WAS DESIGNED AND PROVIDED BY ONE MICRO-BIORETENTION FACILITY (MDE M-6) AND ONE NON-ROOFTOP DISCONNECTION (MDE N-2).
  10. MICRO-BIORETENTIN SHALL HAVE EITHER A 4" OR 6" ROOF LEADER DEPENDING ON ROOF-TOP AREA.

**ESD STORMWATER MANAGEMENT SUMMARY TABLE**

Practice	#	DA to practice	Imp Area to practice	Af (s.f.)			ESDv		REV		Ownership
				Required	Provided	2% DA?	Required	Provided	Pe Provided	Required	
(M-6) MicroBioretention	#6	7,208	3,546	144	240	PASS	355	459	1.2	96	Private
(N-2) Disc. of Non-Rooftop Runoff	#1	3,668	1,540					116	1.0	116	Private
<b>Total Treated</b>		<b>10,876</b>	<b>5,086</b>	<b>144</b>	<b>240</b>		<b>502</b>	<b>574</b>	<b>1.1</b>	<b>130</b>	<b>212</b>
<b>Site Total</b>		<b>27,639</b>	<b>5,155</b>								

**NOTE:**  
 UNLESS OTHERWISE NOTED, THE FIRST RUN OF PVC ROOF LEADER SHALL BE 4" AND SHALL INCREASE TO AT LEAST 6" AFTER ANY CONFLUENCE OF 4" PIPES.

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2018.

*John M. Cup*  
 1/23/17

**OWNER/BUILDER:**  
 MB HIGHLAND RESERVE, LLC  
 1686 EAST GUDE DRIVE  
 ROCKVILLE, MD 20850  
 301-762-9511

**BENCHMARK**  
 ENGINEERS LAND SURVEYORS PLANNERS  
**ENGINEERING, INC.**  
 8480 BALTIMORE NATIONAL PIKE & SUITE 315  
 ELLICOTT CITY, MARYLAND 21043  
 (P) 410-465-6105 ▲ (F) 410-465-6644  
 WWW.BEI-CIVLENGINEERING.COM

**PROJECT:** REGAN PROPERTY  
 LOT 19

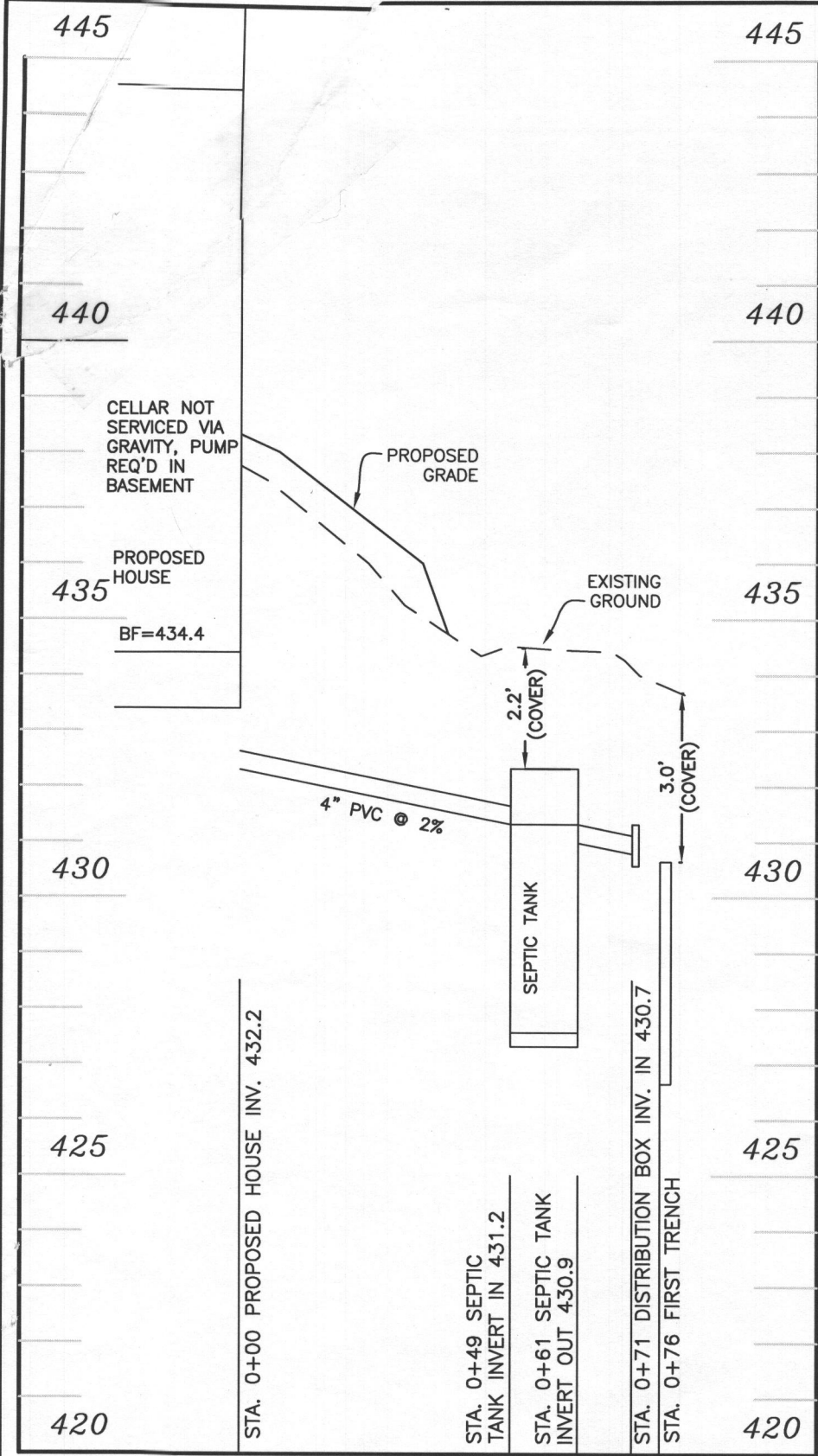
**LOCATION:** 12232 PLEASANT SPRINGS COURT  
 HIGHLAND, MD 20777  
 TAX MAP No. 34 - BLOCK No. 24 - PARCEL No. 200  
 5TH ELECTION DISTRICT, TAX ID NUMBER: 05 597452

**TITLE:** SEPTIC PERMIT PLAN

**HOUSE TYPE:** EAGLES NEST - ELEVATION 'DS'

**DATE:** JANUARY, 2017  
 PROJECT NO. 2171

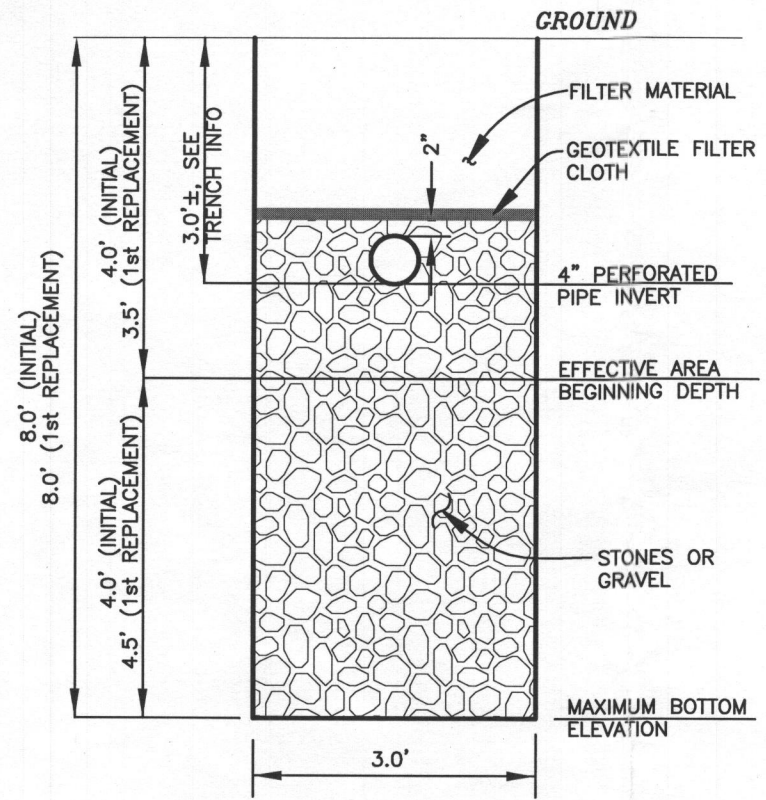
**SCALE:** AS SHOWN  
 DRAWING 1 OF 2



**SEWER PROFILE - LOT 19**  
SCALE: VERTICAL 1"=5', HORIZONTAL 1"=50'

**TRENCH INFORMATION**

INITIAL SYSTEM		FUTURE FIRST REPAIR	
TRENCH T-1		TRENCH T-3	
TRENCH LENGTH	52 LF	TRENCH LENGTH	48 LF
GROUND ELEVATION	433.6	GROUND ELEVATION	430.0
INVERT ELEVATION	430.6	INVERT ELEVATION	427.0
MAX. BOTTOM ELEV.	425.6	MAX. BOTTOM ELEV.	422.0
TRENCH T-2		TRENCH T-4	
TRENCH LENGTH	52 LF	TRENCH LENGTH	48 LF
GROUND ELEVATION	431.9	GROUND ELEVATION	428.3
INVERT ELEVATION	428.9	INVERT ELEVATION	425.3
MAX. BOTTOM ELEV.	423.9	MAX. BOTTOM ELEV.	420.3



**TYPICAL TRENCH DETAIL**  
NOT TO SCALE

INITIAL SYSTEM		
Number of Bedrooms	6	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	4	ft
Bottom Max Depth	8	ft
Design Flow	900	gpd
Drainage Field square footage	750	sf
Sidewall reduction credit	0.42	
Trench width	3	
Effective Area Depth	4	
Linear Length of trench Required	104	lf

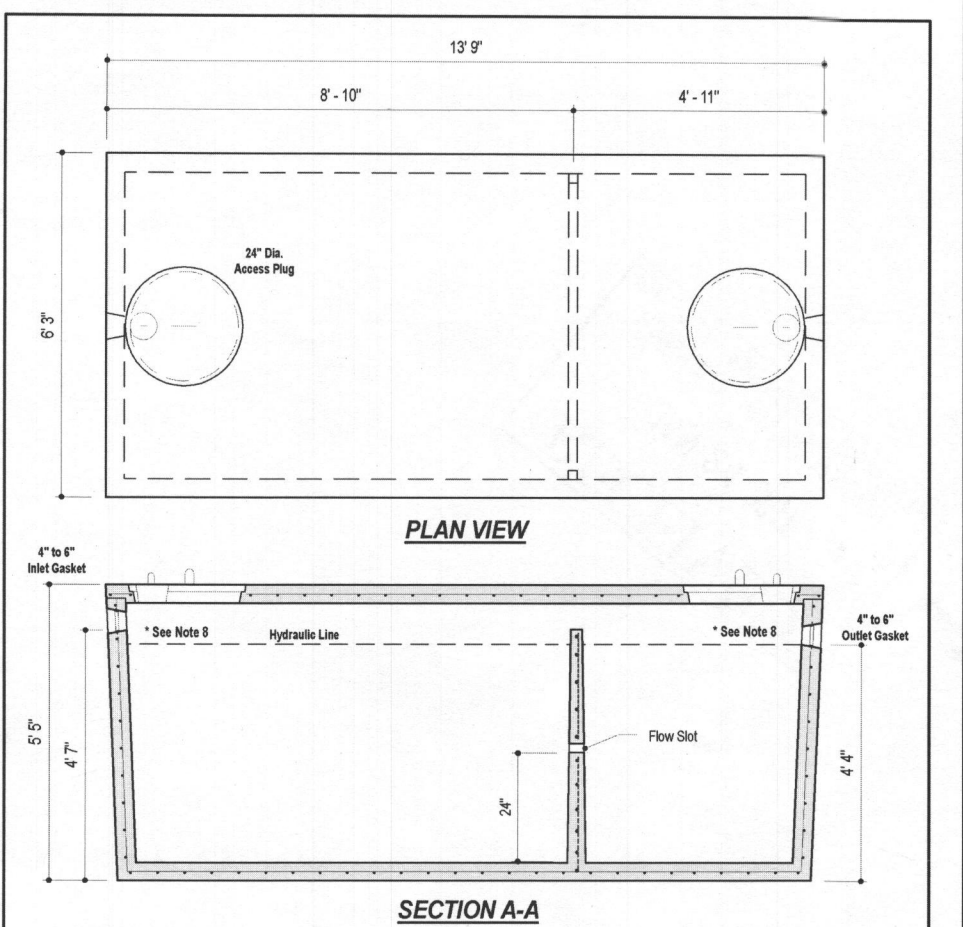
1st REPLACEMENT SYSTEM		
Number of Bedrooms	6	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.5	ft
Bottom Max Depth	8	ft
Design Flow	900	gpd
Drainage Field square footage	750	sf
Sidewall reduction credit	0.38	
Trench width	3	
Effective Area Depth	4.5	
Linear Length of trench Required	96	lf

**THIS PLAN IS FOR SEPTIC DESIGN ONLY**

SEE MANUFACTURERS SPECIFICATIONS FOR DETAILS.  
WWW.MAYERPRECAST.COM  
EQUIVALENT FROM OTHER MANUFACTURERS CAN BE SUBSTITUTED.

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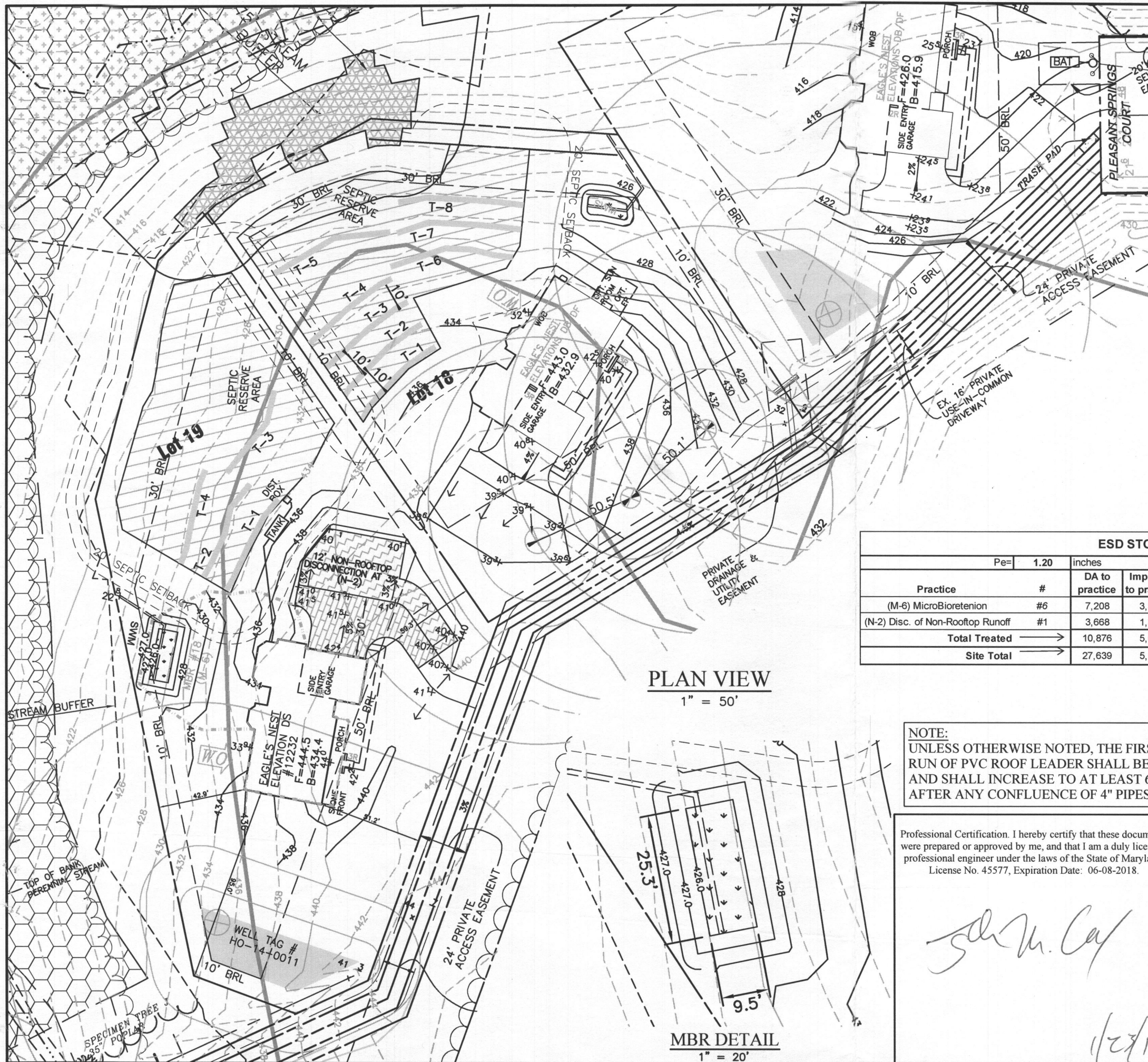


- DESIGN DATA & GENERAL NOTES**
- [1] Concrete strength  $f_c=4,000$  p.s.i. @ 28 days. Density = 160 pcf.
  - [2] Cement - Portland Type III per ASTM C 150-82.
  - [3] Admixtures & plasticizers per ASTM C 260-86 & C 494-82.
  - [4] Reinforcing per ASTM A195. Min. 1-1/2" cover.
  - [5] Top slab sealed with butyl rope mastic.
  - [6] 4" wall, 4" base, & 6" top thickness.
  - [7] Max 3' of cover.
  - [8] Depending on use of tank, Inlet & Outlet baffle may be required by code.

**MBI**  
Mayer Bros., Inc.  
6264 Race Road  
Elkridge, Maryland 21075  
Tel. 410.796.1434  
Fax. 410.796.1438  
www.mayerbrosprecast.com

**2,000 GALLON SEPTIC TANK**  
2-Compartment  
Stock Item [Approx. 19,900 lbs]  
Dwg. No. 2000-2C No Scale Aug 11, 2008

OWNER/BUILDER:	<b>BENCHMARK</b> ENGINEERS LAND SURVEYORS PLANNERS <b>ENGINEERING, INC.</b> 8480 BALTIMORE NATIONAL PIKE SUITE 315 ELLCOTT CITY, MARYLAND 21043 (P) 410-465-6105 (F) 410-465-6644 WWW.BEI-CMLENGINEERING.COM	
PROJECT:	<b>REGAN PROPERTY</b> LOT 19	
LOCATION:	12232 PLEASANT SPRINGS COURT HIGHLAND, MD 20777 TAX MAP No. 34 - BLOCK No. 24 - PARCEL No. 200 5TH ELECTION DISTRICT, TAX ID NUMBER: 05 597452	
TITLE:	<b>SEPTIC PERMIT PLAN</b>	
HOUSE TYPE:	<b>EAGLES NEST - ELEVATION 'DS'</b>	
DATE:	<b>JANUARY, 2017</b>	PROJECT NO. <b>2171</b>
SCALE:	<b>AS SHOWN</b>	DRAWING <u>2</u> OF <u>2</u>



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**PROJECT:** REGAN PROPERTY  
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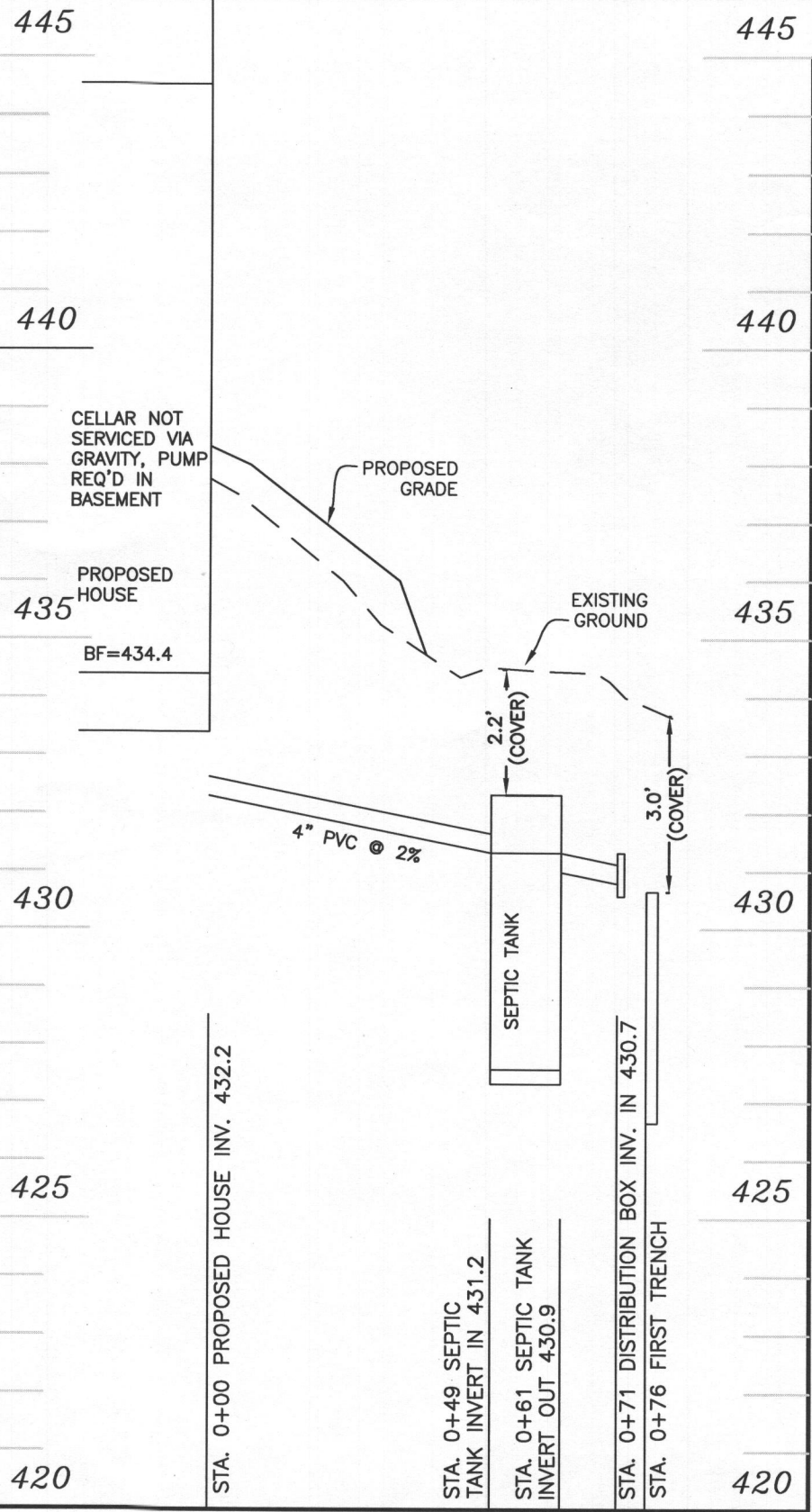
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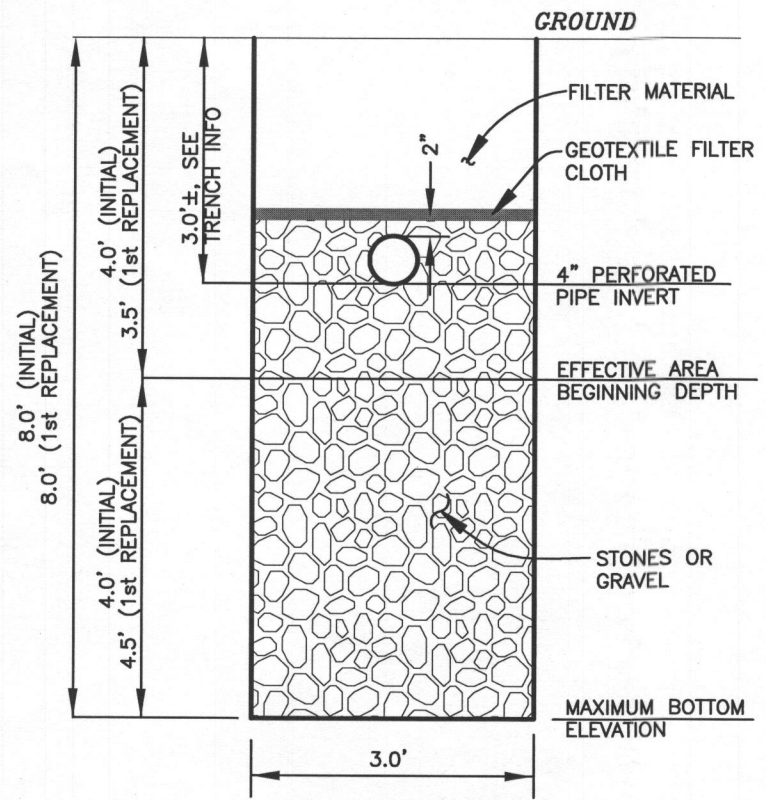
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**PLAN VIEW**

**SECTION A-A**

**DESIGN DATA & GENERAL NOTES**

- [1] Concrete strength  $f_c=4,000$  p.s.i. @ 28 days. Density = 160 pcf.
- [2] Cement - Portland Type VII per ASTM C 150-92.
- [3] Admixtures & plasticizers per ASTM C 260-98 & C 494-92.
- [4] Reinforcing per ASTM A195. Min. 1-1/2" cover.
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- [6] 4" wall, 4" base, & 6" top thickness.
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**M B I**  
Mayer Bros., Inc. www.mayerbrosprecast.com

6264 Race Road  
Elkridge, Maryland 21075  
Tel. 410.796.1434  
Fax. 410.796.1438

**2,000 GALLON SEPTIC TANK**  
**2-Compartment**  
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TITLE: **SEPTIC PERMIT PLAN**

HOUSE TYPE: **EAGLES NEST - ELEVATION 'DS'**

DATE: **JANUARY, 2017** PROJECT NO. **2171**

SCALE: **AS SHOWN** DRAWING **2** OF **2**