



Howard County
Health Department

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(410) 313-2640 Fax (410) 313-2648
TDD (410) 313-2323 Toll Free 1-866-313-6300
website: www.hchealth.org

Peter L. Beilenson, M.D., M.P.H., Health Officer

MEMORANDUM

TO: Cindy Hamilton, Chief
Division of Land Development

FROM: Heidi Scott
Well and Septic Program
Development Coordination Section

RE: File Number: WP-10-003
*Thompson Property – Triadelphia Mill Rd
Parcels A1 & B1*

DATE: July 29th, 2009

- The Bureau of Environmental Health. has reviewed the above referenced submittal by Clark, Finefrock and Sackett, Inc. received on 7/8/09. The Bureau of Environmental Health has no objection to the approval of the waiver petition as long as the Health Dept. requirements are fulfilled as explained in the previous memo for F-10-003.

Cc:
File



Howard County Department Of Planning And Zoning

3430 Courthouse Drive ■ Ellicott City, Maryland 21043 ■ 410-313-2350

Marsha S. McLaughlin, Director

www.howardcountymd.gov

FAX 410-313-3467

TDD 410-313-2323

August 19, 2009

Samuel and Rhonda Turner
13261 Triadelphia Mill Road
Clarksville, Maryland 21029

Beth and Joseph Spaine, Jr. and
John W. Spaine
13124 Triadelphia Mill Road
Clarksville, Maryland 21029

RE: F 10-03/Thompson Property
Parcels A-1 and B-1

Dear Property Owners:

The Subdivision Review Committee has determined the final subdivision plan for the Thompson Property, containing 27.78 acres of land located on the south side of Triadelphia Mill Road, in the Fifth Election District of Howard County, Maryland, to be **technically complete**, subject to compliance with the below conditions and **resolution of the concerns** of the **Health Department, the Division of Land Development and the Development Engineering Division**, directly to those agencies within **two weeks** from the date of this letter (**on or before September 3, 2009**). If, in responding to those comments, design changes are made which could affect another SRC agency, you are advised to consult with the appropriate agency prior to submission of the originals to this Department for signature approval. Do not submit originals to DPZ until all of agencies have issued approval comments and the items listed below have been complied with.

HEALTH DEPARTMENT COMMENTS REGARDING A PERC CERTIFICATION PLAN MUST BE ADDRESSED PRIOR TO SUBMISSION OF THE PLAT ORIGINAL. A TRANSMITTAL OR EMAIL FROM THE HEALTH DEPARTMENT INDICATING APPROVAL WILL BE REQUIRED WITH THE PLAT ORIGINAL SUBMISSION.

STEP 1 - SUBMISSION OF THE FINAL PLAT ORIGINAL(S):

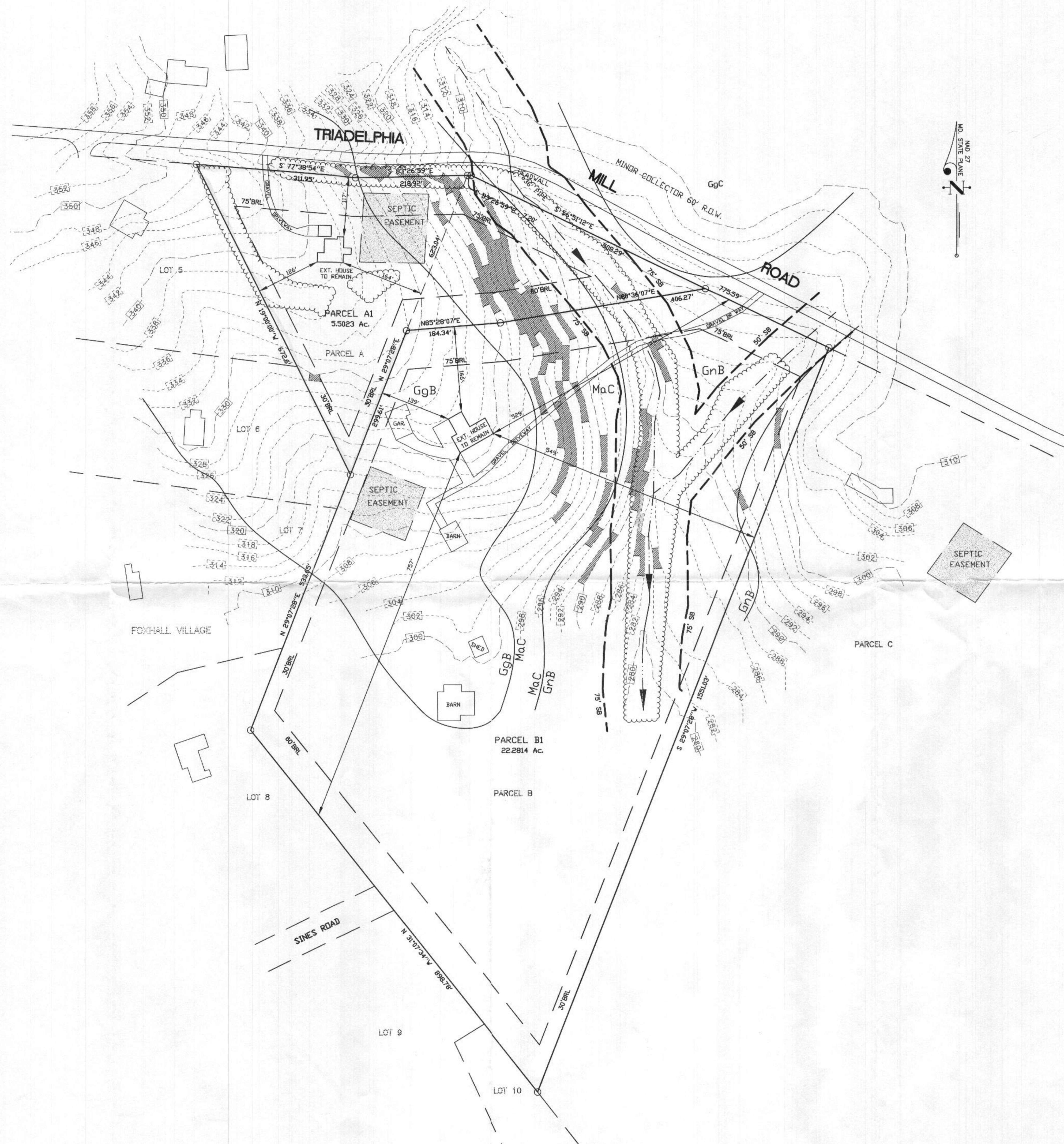
Once all comments have been addressed, the original plat may be submitted for signature approval with the following:

1. Payment to *Director of Finance, Howard County* of the following fees, concurrent with the submission of the original plats for signature approval. Bring this letter and fees to the Department of Planning and Zoning to obtain the required receipts.

Distribution copies of recorded plat
Original plat (per plat sheet)

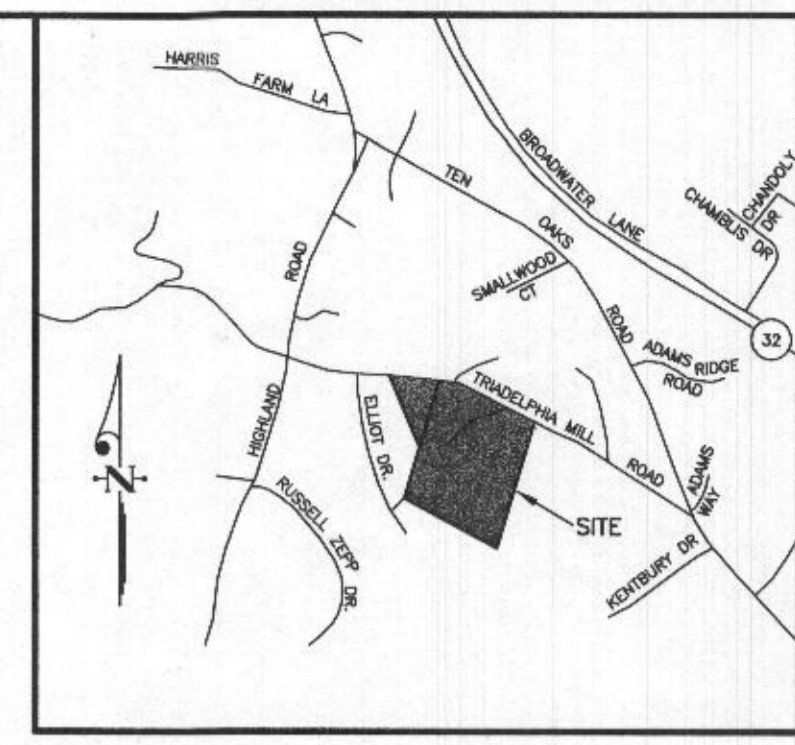
FEE \$ 23.00

PLEASE BE ADVISED THAT ALL FEES PAYABLE TO THE CLERK OF THE COURT MUST BE INCLUDED ON A SINGLE CHECK. MULTIPLE CHECKS AND/OR CASH CANNOT BE ACCEPTED.



LEGEND

CONTOUR INTERVAL	2 FT.
EXISTING CONTOUR	
15-25 PERCENT SLOPES	
25 PERCENT OR GREATER SLOPES	
EXISTING SEPTIC EASEMENT	
STREAM BUFFER	



SOILS

KEY	NAME	CLASS
GgB	GLENELG LOAM, 3-8% SLOPES	B
GgC	GLENELG LOAM, 3-15% SLOPES	B
GnB	GLENVILLE-BAILE SILT LOAM, 0-8% SLOPES	C
MaC	MANOR LOAM, 8-15% SLOPES	B

GENERAL NOTES

- Proposed Resubdivision: 27.7837 ACRES
- Project Data:
Tax Map: 34, Grid 3
Election District: 5
Zoning: RR-DEO PER 2/02/04 Comprehensive Zoning Plan and per the "comp-lite" amendments effective 7-28-06.
Deed Reference: Parcel A L.3648 F.036
Parcel B L.9918 F.402
Existing Plat Reference: Thompson Property, Plat Book 31, Plat 21
- Resubdivision:
Parcel A: Existing 3.5023 Ac., Proposed 5.5010
Parcel B: Existing 24.2814 Ac., Proposed 22.2827
Total: Existing 27.7837, Proposed 27.7837
- Soils data based on Howard County Soil Survey dated 2003.
- Topography from Howard County Orthometric topographic survey, dated April 2006
- There are existing single family detached houses on both Parcel A and Parcel B. No additional houses are proposed.
- This Resubdivision is exempt from Forest Conservation Requirements under Section 16.1202(b)(1)(vii). No additional lots are being created. Only lot lines are being adjusted.
- This Resubdivision is exempt from Landscape Requirements under Section 16.124(3)(ii). No additional lots are being created. No additional housing units are proposed.
- There are no cemeteries, burial grounds, or historic structures located on either Parcel.
- No road improvements are required or proposed.
- No noise studies are required. No additional development is proposed.
- Both Parcels A & B are served by private water and sewer.

RECEIVED
JUL -7 2009
DEVELOPMENT ENGINEERING
DEPT. OF PLANNING & ZONING

CLARK · FINEFROCK & SACKETT, INC.
ENGINEERS · PLANNERS · SURVEYORS
7135 MINSTREL WAY · COLUMBIA, MD 21045 · (410) 381-7500 BALT. · (301) 621-8100 WASH.

DESIGNED DR	SUPPLEMENTARY PLAN PARCELS A1 AND B1 A RESUBDIVISION OF PARCELS A AND B THOMPSON PROPERTY TAX MAP 34, GRID 3, RR-DEO ZONE FIFTH (5TH) ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1" = 100'
DRAWN RM		DRAWING 1 of 1
CHECKED DR		JOB NO. 09-001
DATE 6-23-09		FILE NO. 09-001

FOR: SAMUEL TURNER
13261 TRIADELPHIA MILL ROAD
CLARKSVILLE, MARYLAND 21029-1414