



RESIDENTIAL BUILDING PERMIT APPLICATION

HOWARD COUNTY DEPARTMENT OF INSPECTIONS, LICENSES, AND PERMITS

3430 COURT HOUSE DRIVE, ELLICOTT CITY, MD 21043 - PHONE: (410) 313-2455 OPTION #4

www.howardcountymd.gov

BUILDING SITE ADDRESS *REQUIRED*

Street Address: 7106 Pindell School Rd		Unit:
City: Fulton	State: MD	Zip Code: 20759
Subdivision/Village/Complex Name: Pindell Woods		SDP/WP/BA #:
Lot: PAR B	Tax Map: 0041	Parcel: 0274
Grading Permit #:		

DESCRIPTION OF WORK *REQUIRED*

Existing Use: 28x30 classroom	Proposed Use: 2 beds, 1 bath and closet	Estimated Cost: \$9000
Trade Work to Be Completed (<i>Separate Permits Required</i>): <input type="checkbox"/> Mechanical (HVACR) <input checked="" type="checkbox"/> Electrical <input checked="" type="checkbox"/> Plumbing <input type="checkbox"/> None		

Our house has a 28'x30' classroom in it. Convert that space into 2 bedrooms, 1 bathroom and closet space. Due to Septic, we have already reviewed plans and received approval from Health Department - Hank Oswald.

ROOM IS ON SECOND FLOOR. CHANGING 860 SFT

PROPERTY OWNER INFORMATION *REQUIRED*

Owner(s) Name(s) (<i>As it appears on tax records</i>): Michael and Leanne Gabriel (purchased 4.19.22)		Primary Residence: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Owner's Street Address: 7106 Pindell School Rd		
City: Fulton	State: MD	Zip Code: 210759
Phone: 4432536897	Email: Michaelgabriel66@gmail.com	

APPLICANT NAME *REQUIRED - INDIVIDUAL WHO SIGNS THIS APPLICATION*

Business Name: Owner - same as above	Contact Name:
Street Address:	
City:	State:
Phone:	Email:
Zip Code:	

CONTRACTOR INFORMATION *REQUIRED*

Business Name: Owner - same as above	
Licensee's Name:	License #:
Street Address:	
City:	State:
Phone:	Email:
Zip Code:	

ARCHITECT/ENGINEER INFORMATION *INDIVIDUAL WHO SIGNED PLANS, IF APPLICABLE*

Business Name: NA	Name:
Street Address:	
City:	State:
Phone:	Email:
Zip Code:	

BUILDING CHARACTERISTICS *REQUIRED*

Primary Structure: <input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse <input type="checkbox"/> SF Duplex <input type="checkbox"/> Mobile Home <input type="checkbox"/> Multi-Family Dwelling (MF*)	Condo: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Utilities: <input checked="" type="checkbox"/> Electric <input type="checkbox"/> Gas	Water Supply: <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private (Well)
Sewage Disposal: <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private (Septic)	
Heating System: <input checked="" type="checkbox"/> Electric <input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane <input type="checkbox"/> Other:	Roadside Tree Project: <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes: #
Sprinkler System: <input type="checkbox"/> NFPA 13 <input type="checkbox"/> NFPA 13R <input type="checkbox"/> NFPA 13D <input checked="" type="checkbox"/> None	Fire Alarm System: <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Voice Evac

ADDITIONAL RESIDENTIAL INFORMATION (*PLEASE SELECT/COMPLETE ALL THAT APPLY*)

Model Name & Options:				
# of Bedrooms (SF): 3	# of efficiency units (MF*): 0	# of 1 BR (MF*): 0	# of 2 BR (MF*): 0	# of 3 BR (MF*): 0
# Rooms:	# Full Baths: 3	# Half Baths: 3	# Fireplaces:	
Garage/Carport Info: <input checked="" type="checkbox"/> Attached Garage <input type="checkbox"/> Detached Garage <input type="checkbox"/> Integral Garage <input type="checkbox"/> Carport <input type="checkbox"/> None				
Basement/Foundation Info: <input type="checkbox"/> Slab on Grade <input type="checkbox"/> Post & Pier <input type="checkbox"/> Unfinished Basement <input checked="" type="checkbox"/> Finished Basement: <input type="checkbox"/> Full or <input checked="" type="checkbox"/> Partial				
1 st Fl Width:	1 st Fl Depth:	2 nd Fl Width:	2 nd Fl Depth:	Bsmt Width:
Bsmt Depth:	Energy Method: <input type="checkbox"/> Prescriptive <input type="checkbox"/> Performance <input type="checkbox"/> UA Alternative <input type="checkbox"/> ERI		Gross Area: 13,351 sq ft	Occupiable Area: 10721 sq ft

AGREEMENT/ DISCALIMER *REQUIRED*

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.


5/13/22
 APPLICANT'S ORIGINAL SIGNATURE DATE SIGNED

FOR OFFICE USE ONLY

CHECKS PAYABLE TO: DIRECTOR OF FINANCE OF HOWARD COUNTY

AGENCIES REQUIRED/APPROVALS:

<input checked="" type="checkbox"/> PR	<input checked="" type="checkbox"/> DPZ	<input type="checkbox"/> DEP	<input checked="" type="checkbox"/> Health 5/18/22	<input type="checkbox"/> SHA	<input type="checkbox"/> CID
--	---	------------------------------	--	------------------------------	------------------------------

Special Tax Recapture: None

Account Identifier: District - 05 Account Number - 412544

Owner Information

Owner Name: GABRIEL MICHAEL R Use: RESIDENTIAL
GABRIEL LEEANN O Principal Residence: YES
Mailing Address: 7106 PINDELL SCHOOL RD Deed Reference: /21484/ 00084
FULTON MD 20759-9720

Location & Structure Information

Premises Address: 7106 PINDELL SCHOOL RD Legal Description: PAR B 19.321 A
FULTON 20759-0000 7106 PINDELL SCHOOL RD
PINDELL WOODS INCL A RSB

Map: Grid: Parcel: Neighborhood: Subdivision: Section: Block: Lot: Assessment Year: Plat No: 14922
0041 0003 0274 5020202.14 2206 PAR B 2020 Plat Ref:
Town: None

Primary Structure Built Above Grade Living Area Finished Basement Area Property Land Area County Use
999 8,521 SF 2200 SF 19.3200 AC

Stories Basement Type Exterior Quality Full/Half Bath Garage Last Notice of Major Improvements
2 YES STANDARD UNIT BRICK/ 7 4 full/ 3 half 1Att/1Det

Value Information

Base Value Value Phase-in Assessments
As of As of As of
Land: 289,100 314,100 07/01/2021 07/01/2022
Improvements 1,532,000 1,621,800
Total: 1,821,100 1,935,900 1,897,633 1,935,900
Preferential Land: 0 0

Transfer Information

Seller: CARVELL CLARENCE A Date: 04/26/2022 Price: \$1,850,000
Type: ARMS LENGTH IMPROVED Deed1: /21484/ 00084 Deed2:
Seller: CARVELL CLARENCE A & MARTHA M Date: 09/25/2001 Price: \$250,000
CARV Deed1: /05693/ 00317 Deed2:
Type: NON-ARMS LENGTH OTHER Date: 06/28/1995 Price: \$235,000
Seller: HOROWITZ PETER Deed1: /03510/ 00548 Deed2:
Type: ARMS LENGTH VACANT

Exemption Information

Partial Exempt Assessments: Class 07/01/2021 07/01/2022
County: 000 0.00
State: 000 0.00
Municipal: 000 0.00|0.00 0.00|0.00
Special Tax Recapture: None

Homestead Application Information

Homestead Application Status: No Application

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application Date:

KING TITLE COMPANY, INC

ALTA ID - 1089144, Maryland State License - 2882

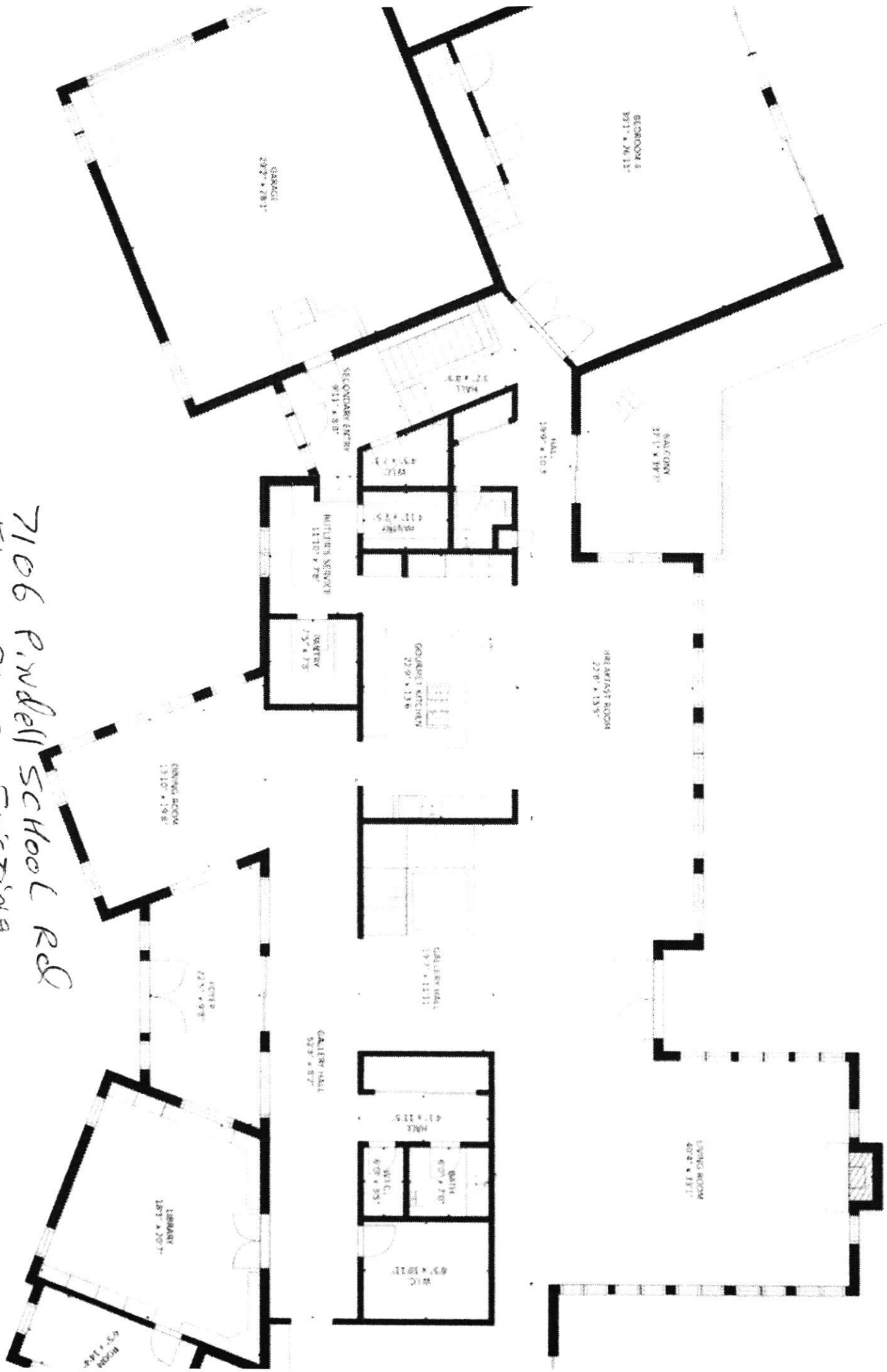
25 Hooks Lane, Suite 316, Baltimore, MD 21208

(410) 486-KING (5464), (410) 486-5605 (FAX), www.kingtitle.com, Email: info@kingtitle.com

File Number	28114
Buyer Name	Leanne O. Gabriel and Michael R. Gabriel
Seller Name	Clarence A Carvell and Martha M Carvell
Lender	N/A
Property Address	7106 Pindell School Road, Fulton, MD 20759, Howard County
Settlement Date	April 20, 2022

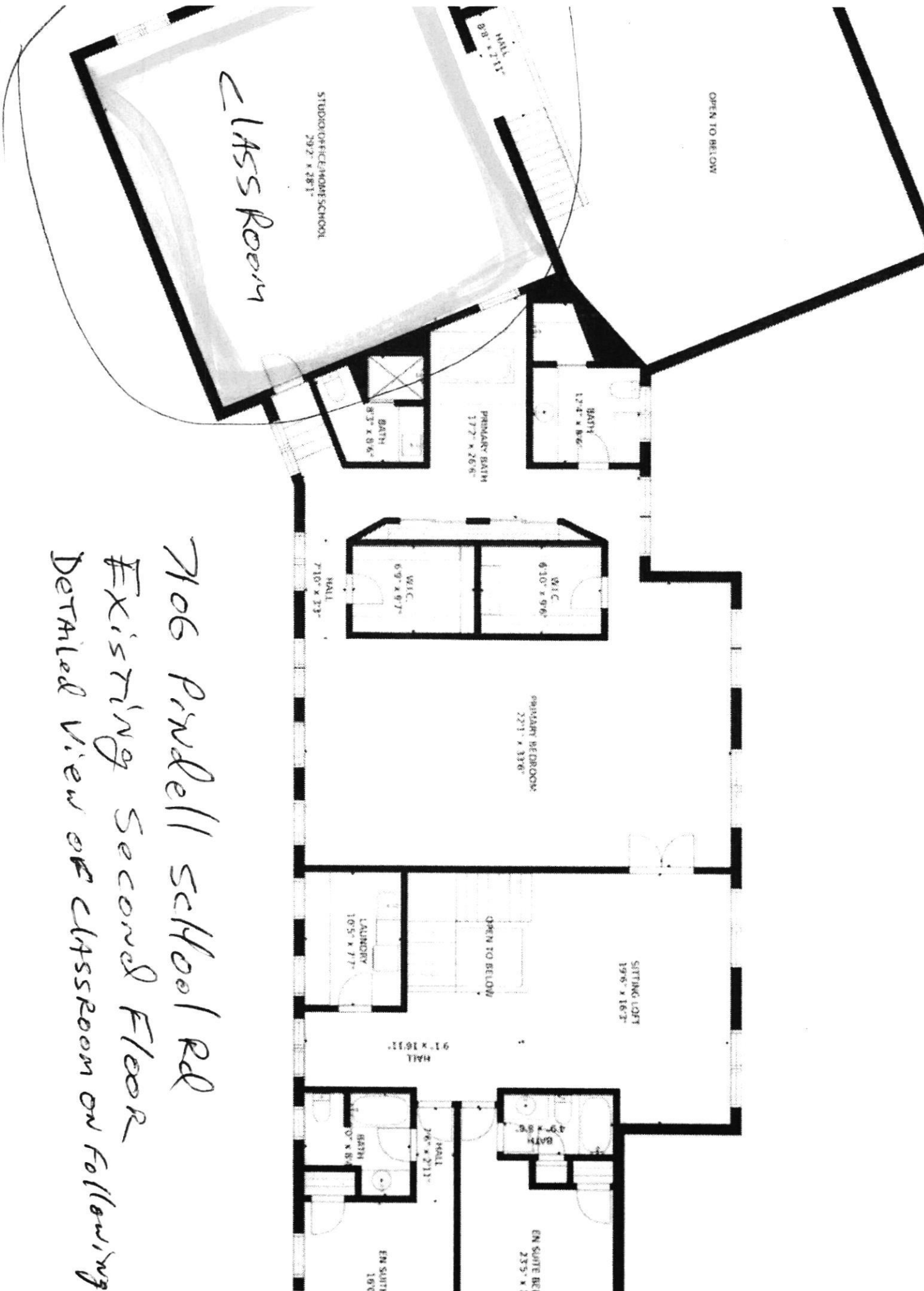
Buyer/Borrower Charges		Seller Credits	
Sales price	1,850,000.00	Sales price	1,850,000.00
Settlement charges from page 2	28,508.23		
Property tax 4/20/22 to 6/30/22	5,117.00	Property tax 4/20/22 to 6/30/22	5,117.00
Condo/HOA 4/20/22 to 4/20/22		Condo/HOA 4/20/22 to 4/20/22	
Property tax 7/1/22 to 12/31/22			
Subtotal Charges	1,883,625.23	Subtotal Credits	1,855,117.00

Buyer/Borrower Credits		Seller Charges	
Deposit held by seller		Deposit held by seller	
Principal amount of new loan		Settlement charges from page 2	114,307.50
Deposit held by realtor		Payoff mortgage PNC Bank	1,054,041.66
Deposit held by title	50,000.00	Payoff mortgage	
		Express payoff/proceeds	50.00
Credit from Seller to Buyer		Credit from Seller to Buyer	
Property tax 7/1/21 to 4/20/22		Property tax 7/1/21 to 4/20/22	
Ground rent to 4/20/22		Ground rent to 4/20/22	
Condo/HOA to 4/20/22		Condo/HOA to 4/20/22	
		Last Read Date	
		Water Bill Due to	
Water Proration to 4/20/22		Water Proration to 4/20/22	
		Water/City Bill Escrow	
Subtotal Credits	50,000.00	Subtotal Charges	1,168,399.16
		Maryland Withholding Tax 0.00%	
Amount Due From Buyer	1,833,625.23	Amount Due To Seller	686,717.84



7106 Pindell School Rd
 First Floor - Existing
 No Changes This Floor

GROSS INTERNAL AREA
 FLOOR 1: 2994 sq ft, FLOOR 2: 5188 sq ft



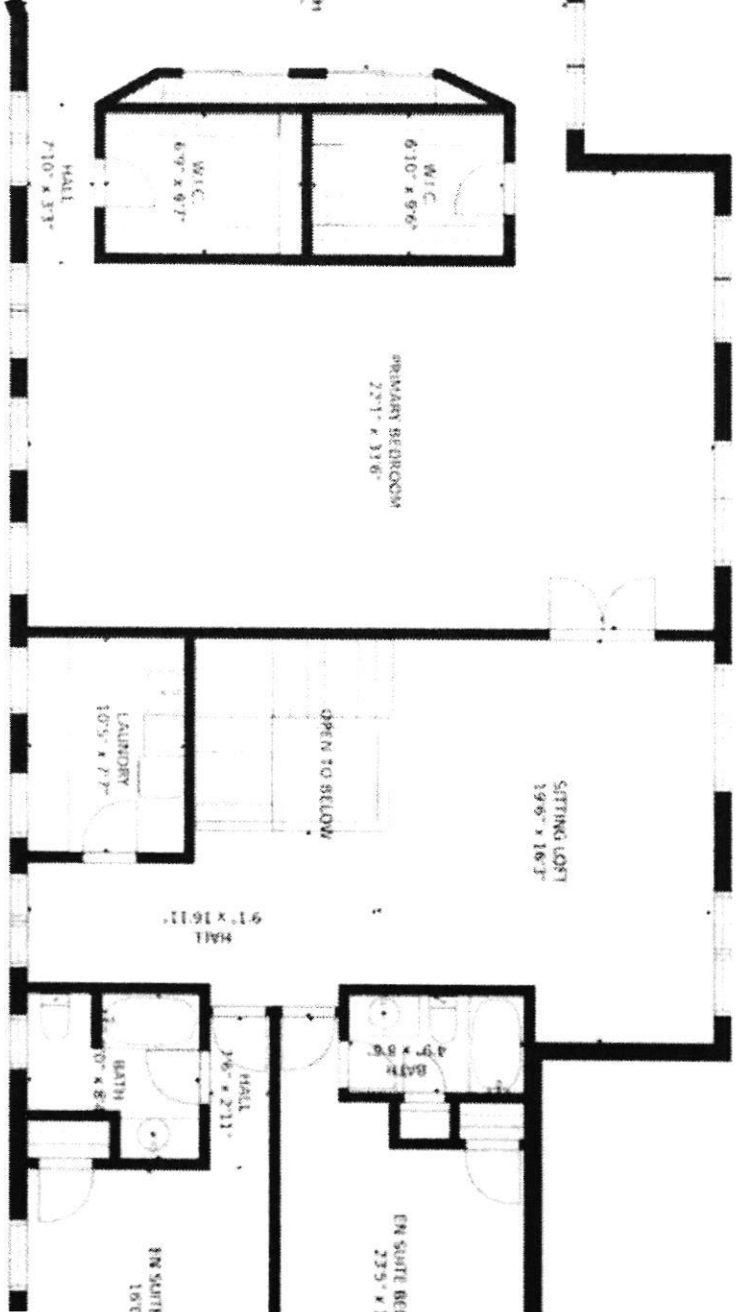
7106 Pindell School Rd
 Existing Second Floor
 Detailed View of Classroom on Following

GROSS INTERNAL AREA
 FLOOR 1: 2994 sq. ft. FLOOR 2: 5188 sq. ft.



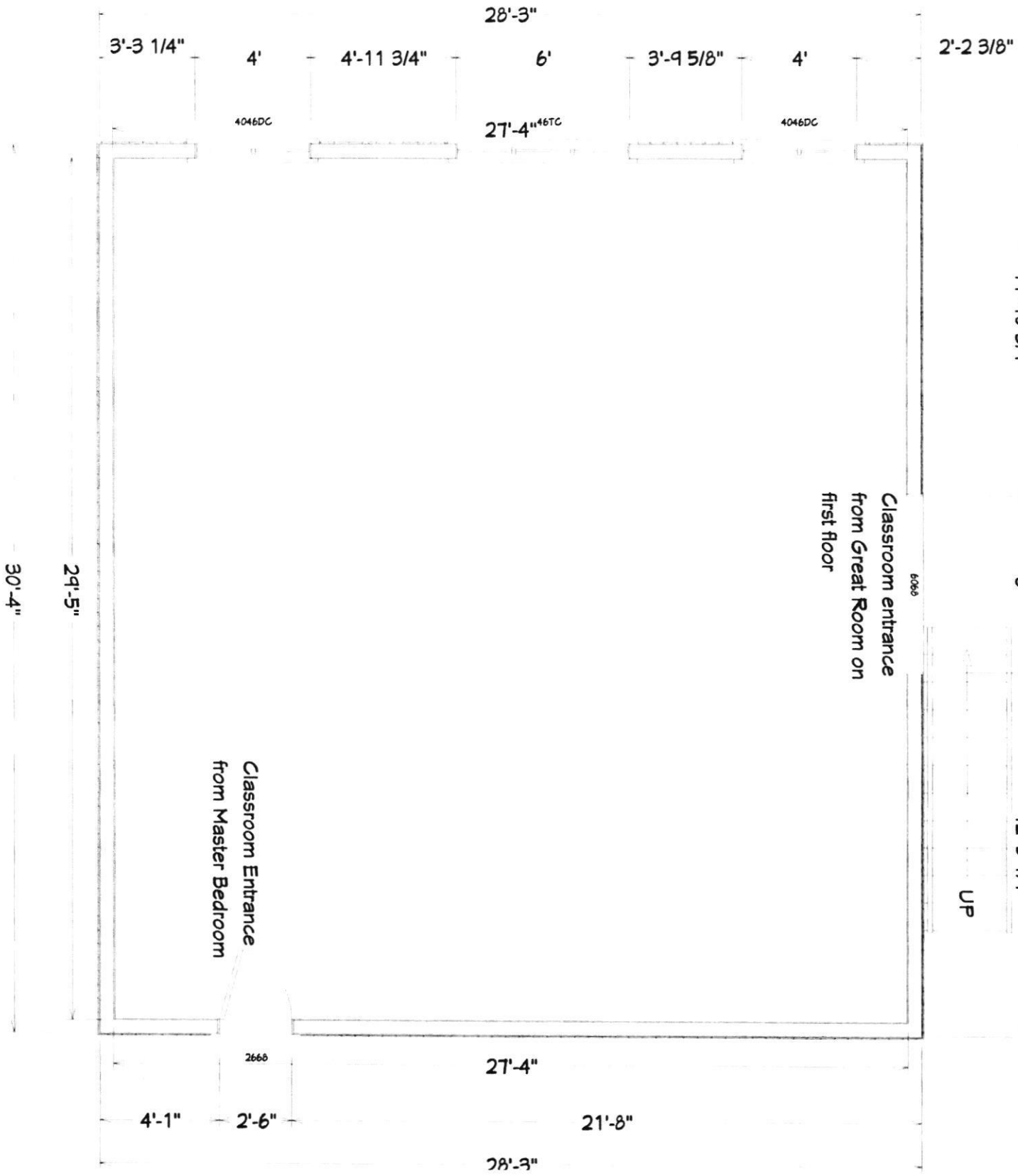
OPEN TO BELOW

*7106 Rindell School Rd
Proposed Second Floor
Detailed View on Following Pages*



GROSS INTERNAL AREA
FLOOR 1: 2994 sq ft, FLOOR 2: 5188 sq ft

Notes
Ceiling = 8'
Windows = Large Casements



CLASSROOM ON SECOND FLOOR - EXISTING

857 SQ FT

Hank Oswald, L.E.H.S.
Howard County Health Department
8930 Stanford Blvd,
Columbia, MD 21045

RE: Request to re-purpose a room in my house without additional perc testing

Mr. Oswald,

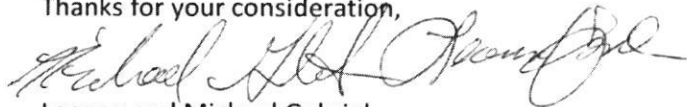
As we discussed during our visit to your office, and during your visit to our home, we would like to modify a room in our home. Previously this room was used as a classroom and we would like to re-purpose it into 2 bedrooms and a bathroom.

Request: Our request is that, based on the known facts, we are able to obtain a building permit to re-purpose the room without the burden of a new perc test.

Details:

- As the county records reflect, our home was built on what was previously 2 building lots (with approved perc's and Sewage Disposal Areas). The land has been proven to be able to dispose of waste water for 2 houses).
- Although our home is very large (8500 sft above ground), the home currently only has 3 bedrooms.
- Based on what we know today, our septic system is sufficient to handle the extra bedrooms (the septic tank is sized for 5 bedrooms, the drain fields appear long enough) and it's unlikely that the county would have allowed a house of this size to be built with a septic system only capable of supporting 3 bedrooms.
- In addition, in a test by Homeland Environmental last month, they introduced 350 gallons of water into the system and there were no signs of back up and the drain fields were probed to be dry well below the surface.
- We are not asking to do an addition. The house currently has a 28'x30' classroom that we'd like to divide into 2 bedrooms, a closet and a bathroom.
- We are asking that you please waive the burden of an additional perc test, given that the land was previously proven to be able to support 2 houses.

Thanks for your consideration,



Leanne and Michael Gabriel
7106 Pindell School Rd,
Fulton, MD 20759
443-253-6897

Notes

No waiver required.
System adequate and
existing platted SDA

5/11/22
Approved
William J. Davis

Oswald, Hank

From: Michael Gabriel <michaelgabriel66@gmail.com>
Sent: Thursday, May 5, 2022 6:29 PM
To: Oswald, Hank
Subject: Re: 7106 Pindell School Road
Attachments: Scan.pdf

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Hank - here is our request for waiver letter. If you feel it needs ANY wordsmithing, please feel free to let me know!

Thanks SO much
Michael

From: "Oswald, Hank" <hoswald@howardcountymd.gov>
Date: Thursday, May 5, 2022 at 9:56 AM
To: Michael Gabriel <michaelgabriel66@gmail.com>
Subject: 7106 Pindell School Road

Hi Mr. and Mrs. Gabriel:

Good morning. I would like to apologize for my delayed response to your voicemail dated 4/28/22. I've been out of the office up until yesterday. After more searching, I did find a signed preliminary plan in the Pindell Woods subdivision file which shows a sewage disposal area (SDA) on your property, but I couldn't find percolation test notes to match up with the area.

With that said, we will still recognize the SDA as shown on the plan (see attached plan – the area is labeled “existing septic field”). What we will still need from you is a letter detailing exactly what you are proposing and a request to not have to conduct additional perc testing for your proposal. You can send a letter to me, and I will forward it to the director for final review. I plan on including a copy of the preliminary plan with your letter, so you don't have to worry about that.

Please let me know if you have any questions.

Thanks,

Hank

Hank Oswald, L.E.H.S.
Howard County Health Department
Well & Septic Program
410.313.1786
hoswald@howardcountymd.gov

DRAINAGE & UTILITY EASEMENT
(5.9 AC.)

BALCERZAK STEPHEN J.
BALCERZAK ANN M.
1004/508
LOT 7
ZONE R-R

**MATCHLINE
SHEET 2 OF 9**

FONTANA GABRIEL J.
FONTANA KATHLEEN E.
4325/182
LOT 8
ZONE R-R

COONIS STEPHEN P.
COONIS DEBORAH B.
3781/713
ZONE R-R

DANIEL K.
DANIEL MO
1842
LOT 1
ZONE R-R

(PRIVATELY OWNED)
**BUILDABLE
PRESERVATION
PARCEL 5**
AREA OF 16.42 ACRES

CARVELL CLARENCE
CARVELL MARINA M.
3510/548
P.484
LOT 4
ZONE R-R

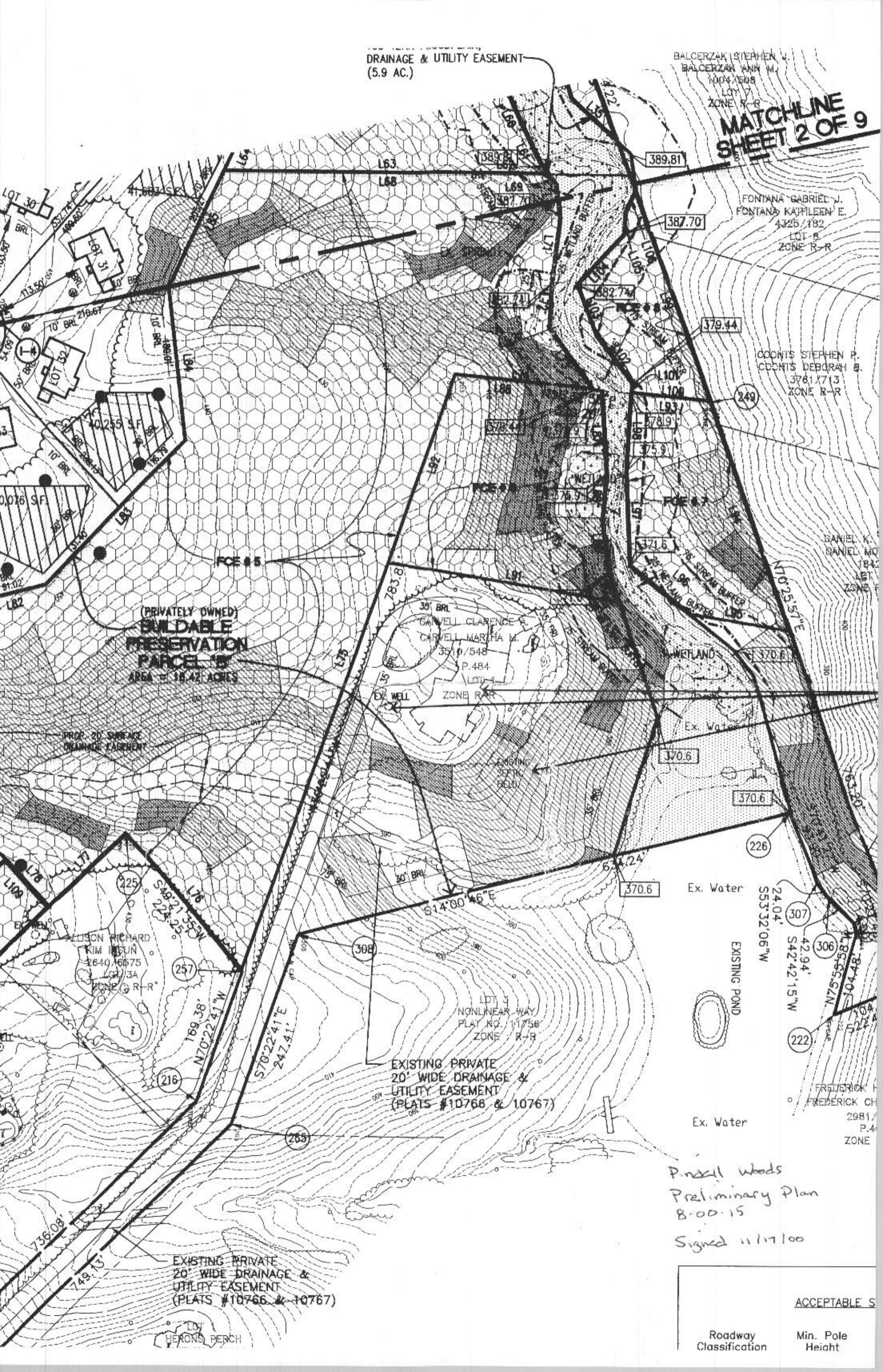
PRG# 20 SURFACE
DRAINAGE EASEMENT

EXISTING PRIVATE
20' WIDE DRAINAGE &
UTILITY EASEMENT
(PLATS #10766 & 10767)

EXISTING PRIVATE
20' WIDE DRAINAGE &
UTILITY EASEMENT
(PLATS #10766 & 10767)

*Pinell Woods
Preliminary Plan
8-00-15
Signed 11/1/00*

Roadway Classification	Min. Pole Height
ACCEPTABLE S	



Hi Mike:

5/5/22

I'm leaving this file with you because the owners will be sending over a letter tomorrow via email & I'll be working from home. I did find a signed prelim plan in the Pindel Woods sub file for your review.

The owners are very excited about getting started on their project, TX for your time on this. - Hank

5/6/22 4PM

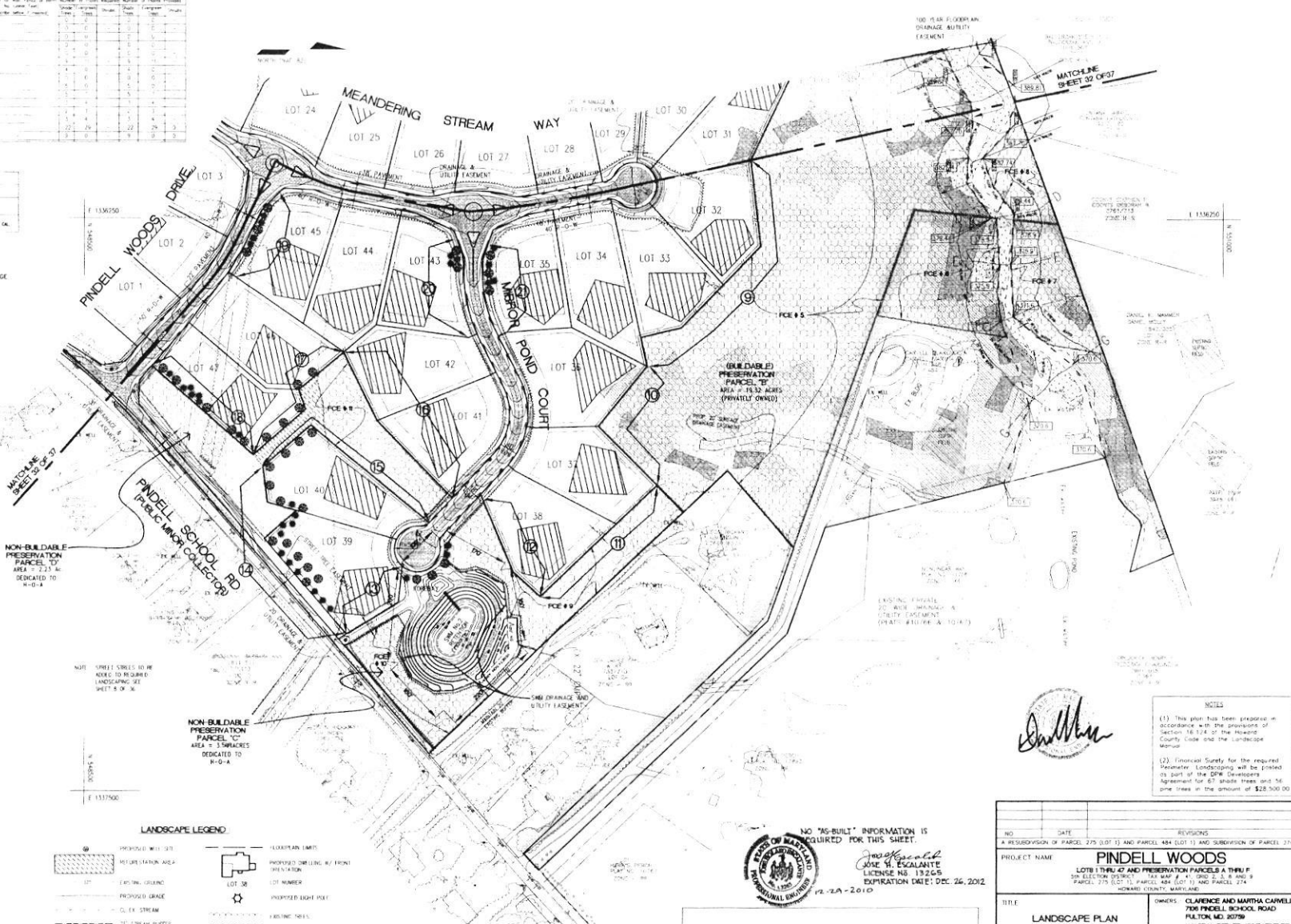
No mail or
letter received
on Fri.

Mice

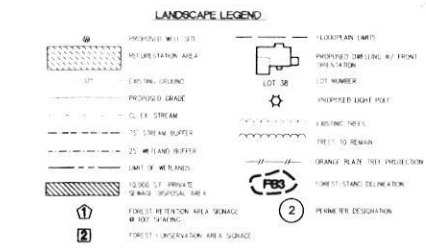
PLANT	DATE	QUANTITY	PLANT	DATE	QUANTITY	PLANT	DATE	QUANTITY
PROPER 1	4	500	PROPER 1	4	500	PROPER 1	4	500
PROPER 2	4	500	PROPER 2	4	500	PROPER 2	4	500
PROPER 3	4	500	PROPER 3	4	500	PROPER 3	4	500
PROPER 4	4	500	PROPER 4	4	500	PROPER 4	4	500
PROPER 5	4	500	PROPER 5	4	500	PROPER 5	4	500
PROPER 6	4	500	PROPER 6	4	500	PROPER 6	4	500
PROPER 7	4	500	PROPER 7	4	500	PROPER 7	4	500
PROPER 8	4	500	PROPER 8	4	500	PROPER 8	4	500
PROPER 9	4	500	PROPER 9	4	500	PROPER 9	4	500
PROPER 10	4	500	PROPER 10	4	500	PROPER 10	4	500
PROPER 11	4	500	PROPER 11	4	500	PROPER 11	4	500
PROPER 12	4	500	PROPER 12	4	500	PROPER 12	4	500
PROPER 13	4	500	PROPER 13	4	500	PROPER 13	4	500
PROPER 14	4	500	PROPER 14	4	500	PROPER 14	4	500
PROPER 15	4	500	PROPER 15	4	500	PROPER 15	4	500
PROPER 16	4	500	PROPER 16	4	500	PROPER 16	4	500
PROPER 17	4	500	PROPER 17	4	500	PROPER 17	4	500
PROPER 18	4	500	PROPER 18	4	500	PROPER 18	4	500
PROPER 19	4	500	PROPER 19	4	500	PROPER 19	4	500
PROPER 20	4	500	PROPER 20	4	500	PROPER 20	4	500
PROPER 21	4	500	PROPER 21	4	500	PROPER 21	4	500
PROPER 22	4	500	PROPER 22	4	500	PROPER 22	4	500
PROPER 23	4	500	PROPER 23	4	500	PROPER 23	4	500
PROPER 24	4	500	PROPER 24	4	500	PROPER 24	4	500
PROPER 25	4	500	PROPER 25	4	500	PROPER 25	4	500
PROPER 26	4	500	PROPER 26	4	500	PROPER 26	4 </tr	

PLANT	DATE	QUANTITY	PLANT	DATE	QUANTITY
PROPER 1	4	500	PROPER 1	4	500
PROPER 2	4	500	PROPER 2	4	500
PROPER 3	4	500	PROPER 3	4	500
PROPER 4	4	500	PROPER 4	4	500
PROPER 5	4	500	PROPER 5	4	500
PROPER 6	4	500	PROPER 6	4	500
PROPER 7	4	500	PROPER 7	4	500
PROPER 8	4	500	PROPER 8	4	500
PROPER 9	4	500	PROPER 9	4	500
PROPER 10	4	500	PROPER 10	4	500
PROPER 11	4	500	PROPER 11	4	500
PROPER 12	4	500	PROPER 12	4	500
PROPER 13	4	500	PROPER 13	4	500
PROPER 14	4	500	PROPER 14	4	500
PROPER 15	4	500	PROPER 15	4	500
PROPER 16	4	500	PROPER 16	4	500
PROPER 17	4	500	PROPER 17	4	500
PROPER 18	4	500	PROPER 18	4	500
PROPER 19	4	500	PROPER 19	4	500
PROPER 20	4	500	PROPER 20	4	500
PROPER 21	4	500	PROPER 21	4	500
PROPER 22	4	500	PROPER 22	4	500
PROPER 23	4	500	PROPER 23	4	500
PROPER 24	4	500	PROPER 24	4	500
PROPER 25	4	500	PROPER 25	4	500
PROPER 26	4	500	PROPER 26	4	500

* PERIMETER LANDSCAPE EDGE AND SWM POND #2 LANDSCAPE EDGE



PLANT	DATE	QUANTITY	PLANT	DATE	QUANTITY
PROPER 1	4	500	PROPER 1	4	500
PROPER 2	4	500	PROPER 2	4	500
PROPER 3	4	500	PROPER 3	4	500
PROPER 4	4	500	PROPER 4	4	500
PROPER 5	4	500	PROPER 5	4	500
PROPER 6	4	500	PROPER 6	4	500
PROPER 7	4	500	PROPER 7	4	500
PROPER 8	4	500	PROPER 8	4	500
PROPER 9	4	500	PROPER 9	4	500
PROPER 10	4	500	PROPER 10	4	500
PROPER 11	4	500	PROPER 11	4	500
PROPER 12	4	500	PROPER 12	4	500
PROPER 13	4	500	PROPER 13	4	500
PROPER 14	4	500	PROPER 14	4	500
PROPER 15	4	500	PROPER 15	4	500
PROPER 16	4	500	PROPER 16	4	500
PROPER 17	4	500	PROPER 17	4	500
PROPER 18	4	500	PROPER 18	4	500
PROPER 19	4	500	PROPER 19	4	500
PROPER 20	4	500	PROPER 20	4	500
PROPER 21	4	500	PROPER 21	4	500
PROPER 22	4	500	PROPER 22	4	500
PROPER 23	4	500	PROPER 23	4	500
PROPER 24	4	500	PROPER 24	4	500
PROPER 25	4	500	PROPER 25	4	500
PROPER 26	4	500	PROPER 26	4	500



APPROVED DEPARTMENT OF PUBLIC WORKS
[Signature] 5-1-01
 DATE

APPROVED DEPARTMENT OF PLANNING AND ZONING
[Signature] 5/1/01
 DATE

PLAN
 SCALE: 1" = 100'

NO "AS-BUILT" INFORMATION IS REQUIRED FOR THIS SHEET.
 JOSE M. ESCALANTE
 LICENSE NO. 13245
 EXPIRATION DATE: DEC. 26, 2012
 P.E. - 2010

I certify that the landscaping shown on this plan will be done according to the plan, Section 16.124 of Howard County Code and the Landscape Manual. Further, I certify that upon completion of Certification of Landscape Installation, accompanied by an executed one-year guarantee of plant materials will be submitted to the Department of Planning and Zoning.

[Signature] Date: April 15, 2001

NO.	DATE	REVISIONS
1	5/1/01	ISSUE FOR PERMITS
2	5/1/01	ISSUE FOR PERMITS
3	5/1/01	ISSUE FOR PERMITS
4	5/1/01	ISSUE FOR PERMITS
5	5/1/01	ISSUE FOR PERMITS
6	5/1/01	ISSUE FOR PERMITS
7	5/1/01	ISSUE FOR PERMITS
8	5/1/01	ISSUE FOR PERMITS
9	5/1/01	ISSUE FOR PERMITS
10	5/1/01	ISSUE FOR PERMITS
11	5/1/01	ISSUE FOR PERMITS
12	5/1/01	ISSUE FOR PERMITS
13	5/1/01	ISSUE FOR PERMITS
14	5/1/01	ISSUE FOR PERMITS
15	5/1/01	ISSUE FOR PERMITS
16	5/1/01	ISSUE FOR PERMITS
17	5/1/01	ISSUE FOR PERMITS
18	5/1/01	ISSUE FOR PERMITS
19	5/1/01	ISSUE FOR PERMITS
20	5/1/01	ISSUE FOR PERMITS
21	5/1/01	ISSUE FOR PERMITS
22	5/1/01	ISSUE FOR PERMITS
23	5/1/01	ISSUE FOR PERMITS
24	5/1/01	ISSUE FOR PERMITS
25	5/1/01	ISSUE FOR PERMITS
26	5/1/01	ISSUE FOR PERMITS
27	5/1/01	ISSUE FOR PERMITS
28	5/1/01	ISSUE FOR PERMITS
29	5/1/01	ISSUE FOR PERMITS
30	5/1/01	ISSUE FOR PERMITS
31	5/1/01	ISSUE FOR PERMITS
32	5/1/01	ISSUE FOR PERMITS
33	5/1/01	ISSUE FOR PERMITS
34	5/1/01	ISSUE FOR PERMITS
35	5/1/01	ISSUE FOR PERMITS
36	5/1/01	ISSUE FOR PERMITS
37	5/1/01	ISSUE FOR PERMITS
38	5/1/01	ISSUE FOR PERMITS
39	5/1/01	ISSUE FOR PERMITS
40	5/1/01	ISSUE FOR PERMITS
41	5/1/01	ISSUE FOR PERMITS
42	5/1/01	ISSUE FOR PERMITS
43	5/1/01	ISSUE FOR PERMITS
44	5/1/01	ISSUE FOR PERMITS
45	5/1/01	ISSUE FOR PERMITS

NOTES
 (1) This plan has been prepared in accordance with the provisions of Section 16.124 of the Howard County Code and the Landscape Manual.
 (2) Financial Surety for the required perimeter landscaping will be posted as part of the DPW Developers Agreement for 67 shade trees and 14 pine trees in the amount of \$28,500.00

Oswald, Hank

From: Oswald, Hank
Sent: Thursday, May 5, 2022 9:56 AM
To: michaelgabriel66@gmail.com
Subject: 7106 Pindell School Road
Attachments: Preliminary Plan_8-00-15.pdf

Hi Mr. and Mrs. Gabriel:

Good morning. I would like to apologize for my delayed response to your voicemail dated 4/28/22. I've been out of the office up until yesterday. After more searching, I did find a signed preliminary plan in the Pindell Woods subdivision file which shows a sewage disposal area (SDA) on your property, but I couldn't find percolation test notes to match up with the area.

With that said, we will still recognize the SDA as shown on the plan (see attached plan – the area is labeled “existing septic field”). What we will still need from you is a letter detailing exactly what you are proposing and a request to not have to conduct additional perc testing for your proposal. You can send a letter to me, and I will forward it to the director for final review. I plan on including a copy of the preliminary plan with your letter, so you don't have to worry about that.

Please let me know if you have any questions.

Thanks,

Hank

Hank Oswald, L.E.H.S.
Howard County Health Department
Well & Septic Program
410.313.1786
hoswald@howardcountymd.gov

{ A 4 2 0 0 5 No
 { A 4 2 0 0 4 scan
 docs

* F-01-089 show

* Par, B as buildable

lot

SITE INSPECTION SHEET

Michael Gabriel | 606@gmail.com
443.253.6897

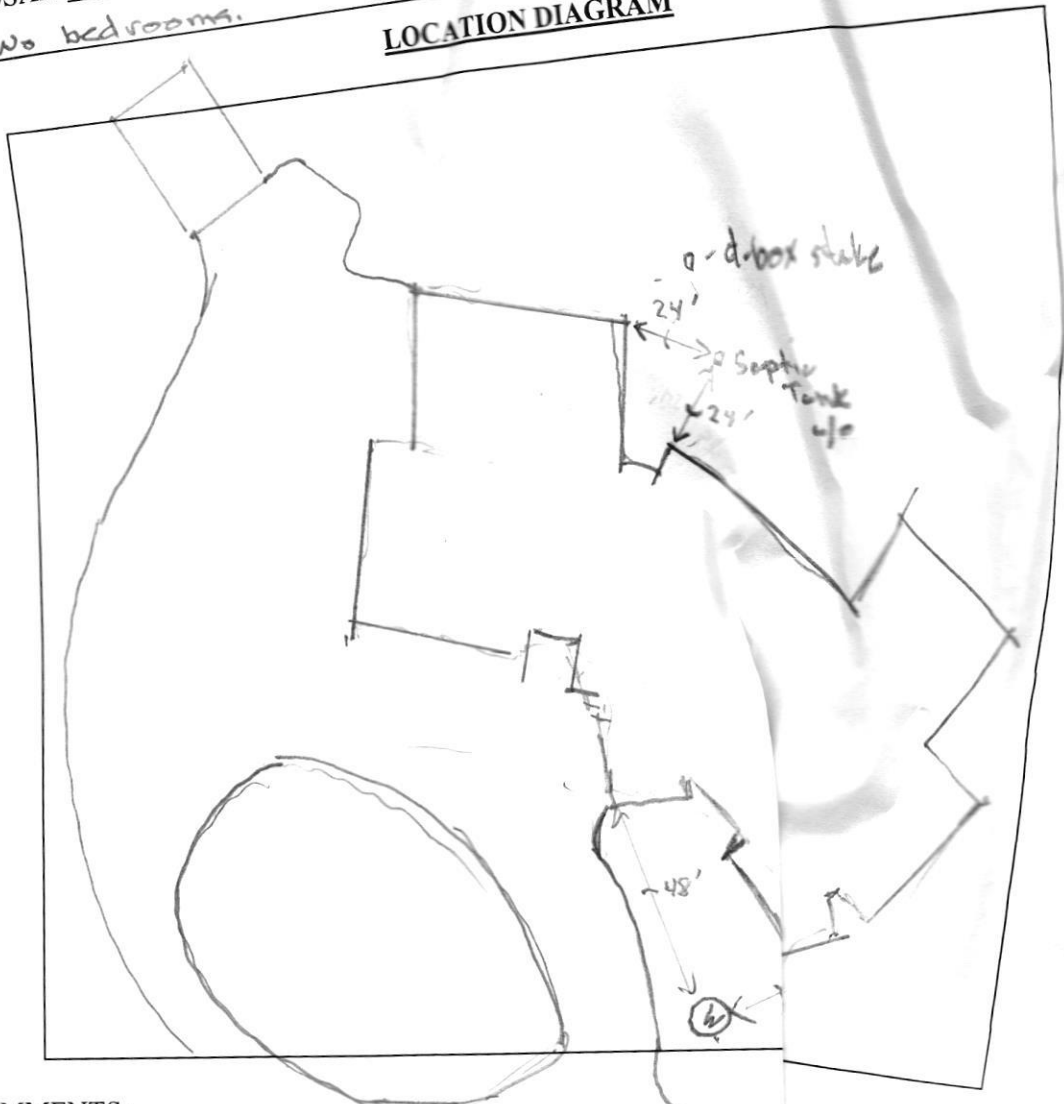
OWNER: Michael Gabriel PHONE #: _____

ADDRESS: 7106 Pindell School Rd CONTRACTOR: _____
Fulton, MD

SUBDIVISION: _____ LOT: _____ WELL TAG #: _____

PROPOSAL: Convert existing living space into master closet plus two bedrooms. COUNTY #: _____

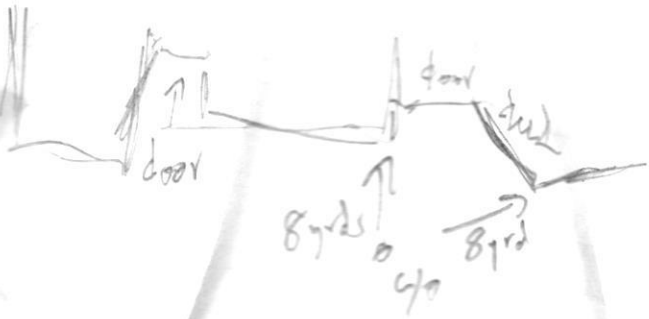
LOCATION DIAGRAM



COMMENTS:

Above ground 6" cased well, Septic tank visible & d-box staked. No visible issues w/ the septic tank. Owner states the septic contractor ran a hydraulic test - probed the trenches & they were dry.

DATE: 4/26/22 INSPECTOR: H. Swald



SITE INSPECTION SHEET

michaelgabriel66@gmail.com

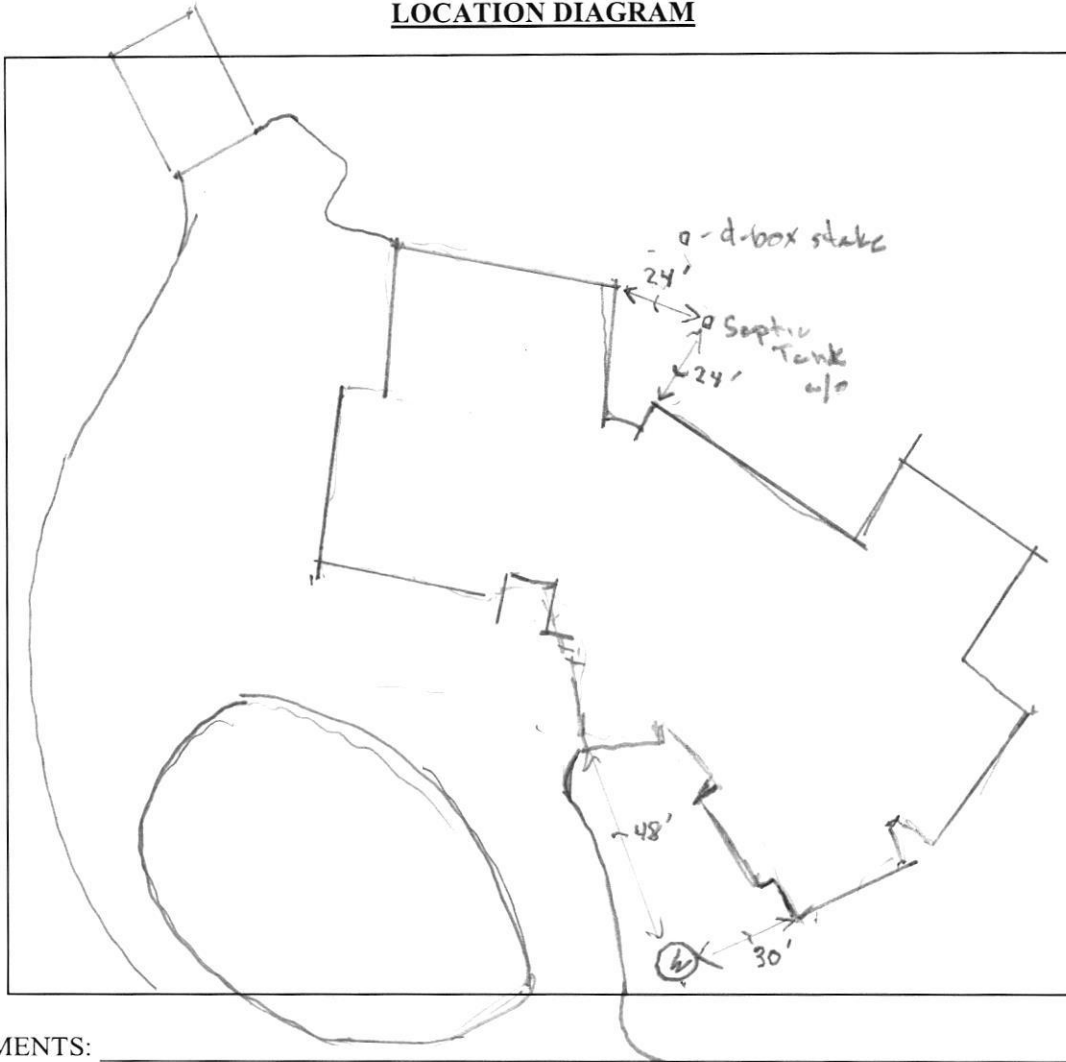
OWNER: Michael Gabriel PHONE #: 443.253.6897

ADDRESS: 7106 Pindell School Rd CONTRACTOR: _____
Fulton, MD WELL TAG #: _____

SUBDIVISION: _____ LOT: _____ COUNTY #: _____

PROPOSAL: Convert existing living space into master closet plus
two bedrooms.

LOCATION DIAGRAM



COMMENTS: _____

Above ground 6" cased well, septic tank c/o visible & d-box
staked, no visible issues w/ the septic system. owner states
the septic contractor ran a hydraulic load test - probed
the trenches if they were dry.

DATE: 4/26/22 INSPECTOR: Hank Oswald

Site visit – 4/26/22
7106 Pindell School Road
Fulton, MD 20759



Well tag # HO-94-0228

Site visit – 4/26/22
7106 Pindell School Road
Fulton, MD 20759



Well tag # HO-94-0228

Site visit – 4/26/22
7106 Pindell School Road
Fulton, MD 20759



Septic Tank Clean-out

8-26-98
3:00 c.o.
8/27/98
3:00

Tax ID - 05-412544

PERMIT

SEWAGE DISPOSAL SYSTEM

DEPARTMENT OF HEALTH AND MENTAL HYGIENE

P 59836

A 42004

DISTRICT 5th

DATE 2-24-98

DATE SYSTEM APPROVED 8/27/98

INSPECTOR DKS

HOWARD COUNTY HEALTH DEPARTMENT
BUREAU OF ENVIRONMENTAL HEALTH
~~XXXXXXXX~~ 410-313-2640

INDEXED

Olen Ketterman IS PERMITTED TO INSTALL ALTER

ADDRESS 14960 Route 144, Woodbine, Maryland 21797 PHONE 410-442-1336

SUBDIVISION Carvell Property LOT 1 ROAD 7106 Pindell School Road

PROPERTY OWNER Clarence and Martha Carvell

ADDRESS _____

SEPTIC TANK CAPACITY 1250 GALLONS

NUMBER OF BEDROOMS 4

180 SQUARE FEET PER BEDROOM

LINEAR FEET OF TRENCH REQUIRED 240

BLDG. PERMIT SIGNED
AND RETURNED 11-20-98
Serial # B70115722
Gardner

TRENCHES - Trench to be 3 feet wide. Inlet 3.5 feet below original grade. Bottom maximum depth 5.5 feet below original grade. Effective area begins at 3.5 feet below original grade. 2 feet of stone below distribution pipe.

LOCATION - Place the distribution box 170 feet off the right (634.02') lot line and 205 feet off the left (953.00') lot line as seen when facing the property from the right-of-way. Run trenches along contour in both directions.

NOTES - No trench to exceed 100 feet in length. Provide 6" - 8" diameter cleanout and cap to grade or above on septic tank. OK/MR

PLANS APPROVED BY Jane Nadeau/Mark Rifkin REVISED _____ DATE 08/13/97

COVER NO WORK UNTIL INSPECTED AND APPROVED

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

NOTE: CLEANOUT REQUIRED EVERY 70 FEET OF SEWER LINE AND/OR AT 90° SWEEPS IN LINES FROM HOUSE TO DRAIN FIELDS, 90° ELBOWS NOT ACCEPTABLE.

NOTE: ALL PARTS OF SEPTIC SYSTEMS (I.E. TANK, DISTRIBUTION BOX TRENCHES) TO BE 100 FEET FROM WELL (UNLESS OTHERWISE SPECIFICALLY AUTHORIZED)

NOTE: IF DEEP TRENCH(ES) ARE USED CALL FOR INSPECTION BEFORE AND AFTER PLACING GRAVEL IN TRENCH(ES)

NOTE: NO DRY WELL SHALL EXCEED 15 FOOT IN DIAMETER NO ABSORPTION TRENCH TO EXCEED 100 FEET IN LENGTH

NOTE: ALL PIPE FROM HOUSE TO SEPTIC TANK MUST BE CAST IRON OR SCHEDULE 35/40 PVC OR ABS

PERMIT VOID AFTER TWO YEARS

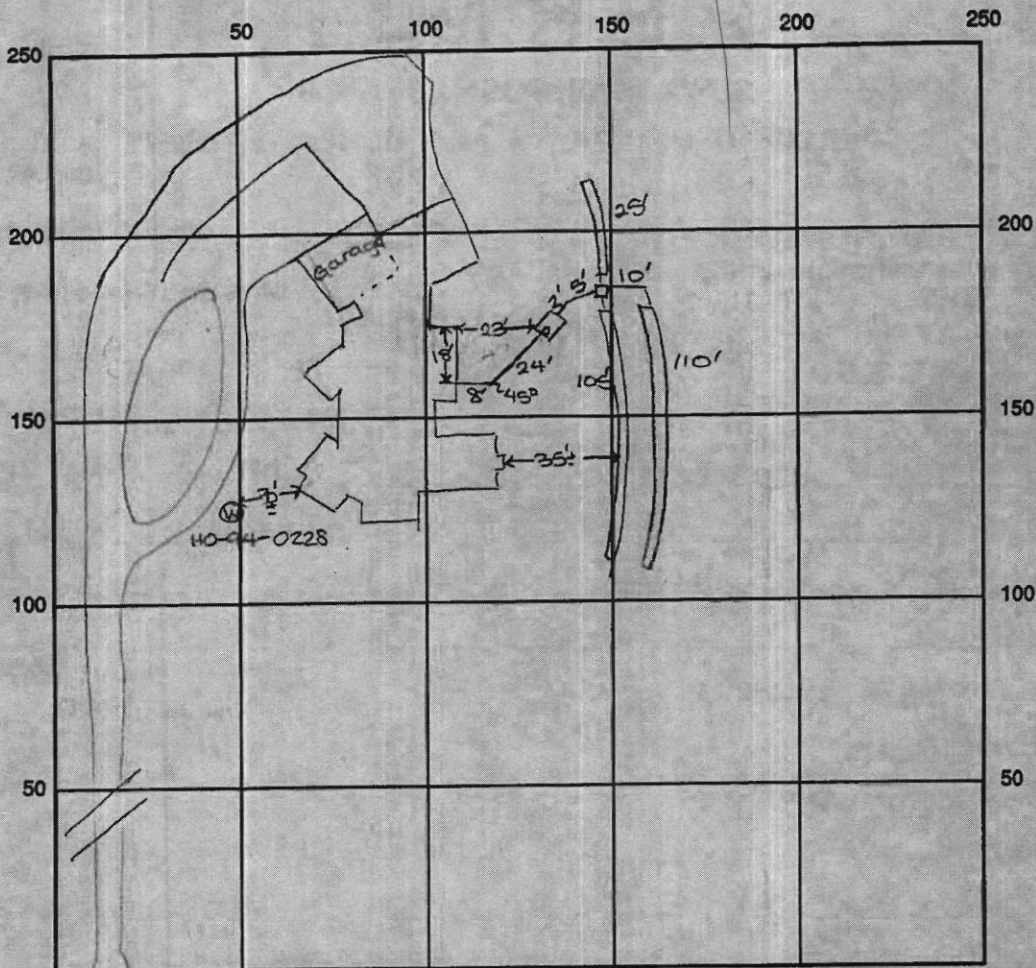
NOTE: INSTALL STAND PIPE ON SEPTIC TANK AND DRY WELL STAND PIPES MUST BE 6 INCHES IN DIAMETER CAST IRON, CONCRETE OR TERRA COTTA OR PVA OR ABS ACCEPTED. IF TOP OF SEPTIC TANK IS DEEPER THAN 3 FEET, MANHOLE TO GRADE REQUIRED.

NOTE: DISTRIBUTION BOXES MUST HAVE BAFFLES

BLDG. PERMIT SIGNED
AND RETURNED 11-27-98
Serial # B70119925
Gardner

***INSTALLER IS RESPONSIBLE FOR OBTAINING FINAL APPROVAL ON THIS PERMIT**

A 42004



INDICATE NORTH - NAME ADJOINING ROADWAY AS BASE LINE

Pindell School Road

SEPTIC TANK LEVEL OK - 1500 gal CLEANOUTS one on st.

DISTRIBUTION BOX LEVEL OK

DRAIN FIELD/TITLE DEPTH 5.5 FT. TRENCH WIDTH 3 FT. INLET DEPTH 3.5 FT.

EFFECTIVE GRAVEL DEPTH 2 FT. TOTAL LENGTH ① 105 ② 110 ③ 25 FT. → 240'

NUMBER OF TRENCHES 3 ONE SIDEWALL/BOTTOM AREA 720 SQ. FT.

DRYWALL INSIDE DIAMETER — FT. EFFECTIVE DEPTH BELOW INLET — FT.

ABSORBENT AREA — SQ. FT.

REMARKS: 8/27/98 P.M. FINAL INSP - OK TO COVER ALL WORK. DKS

DATE SYSTEM APPROVED 8/27/98 INSPECTOR [Signature]

$$0.625 = \frac{8}{5} = \frac{3+1+2(z)}{3+2}$$

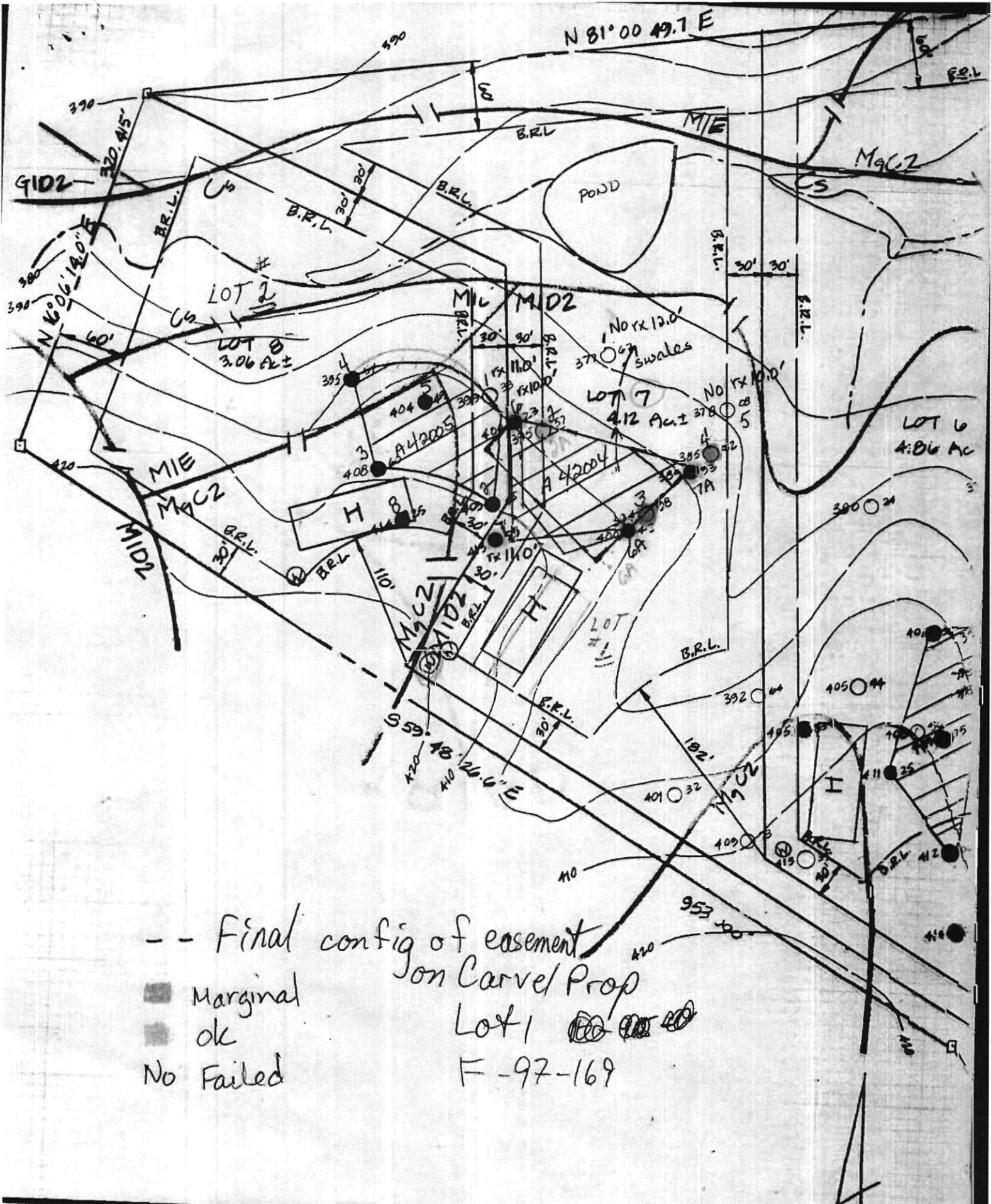
$$0.216 (6.14BR)$$

$$0.625 = 1.152 \times 0.8 =$$

$$2400 \times 3' = 720 \div$$

2' = ideal wall

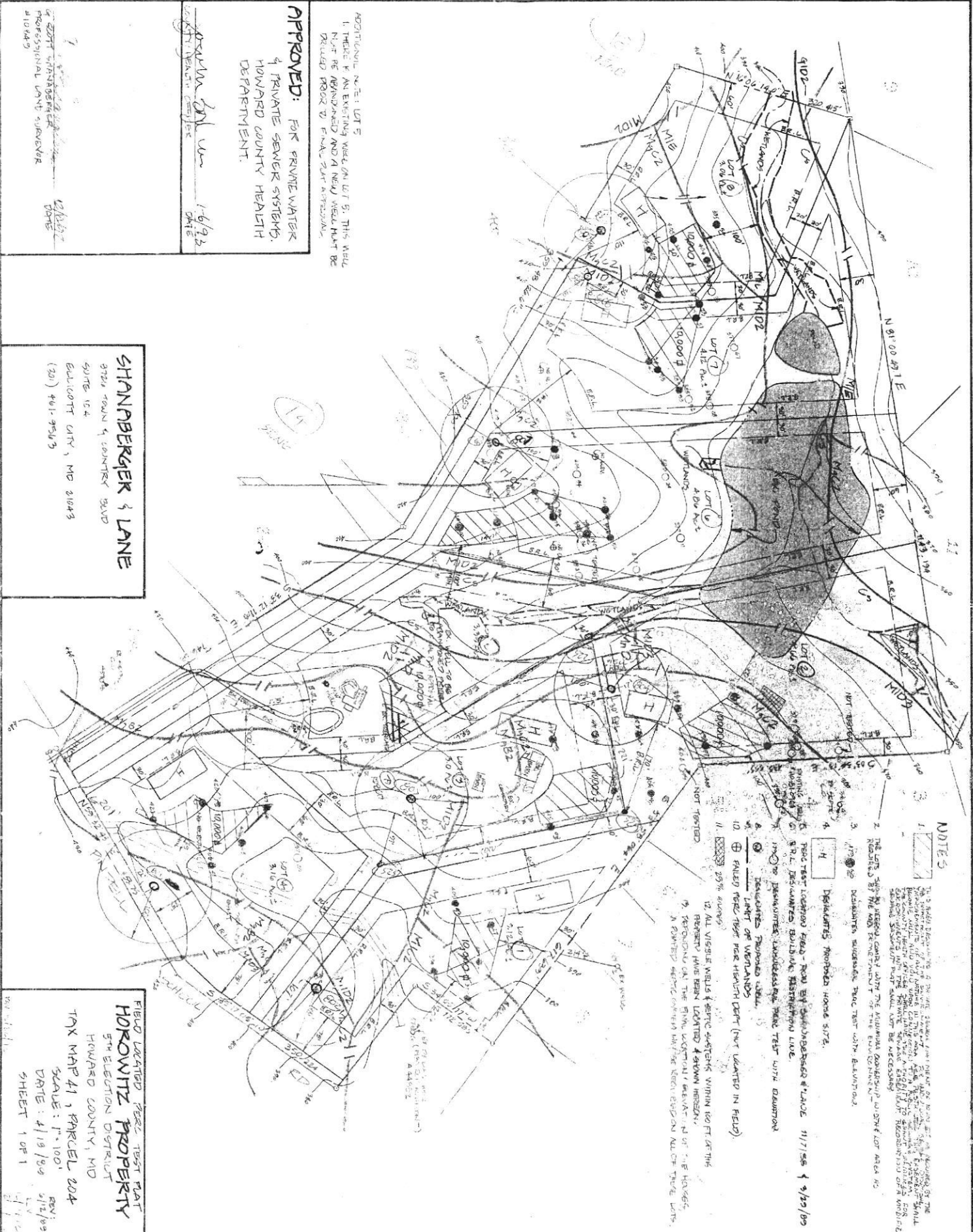
7106 Pindell



- - Final config of easement
 on Carvel Prop
 Lot 1 ~~OK~~ ~~OK~~ ~~OK~~
 F-97-169

- Marginal
- ok
- No Failed

ED: FOR PRIVATE WATER



NOTES

1. THIS SHEET IS A PART OF A SET OF PLANS FOR THE DEVELOPMENT OF A RESIDENTIAL SUBDIVISION. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
2. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
3. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
4. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
5. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
6. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
7. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
8. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
9. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
10. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
11. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.
12. THE LOTS SHOWN ON THIS SHEET ARE THE RESULT OF A SURVEY CONDUCTED BY THE DEVELOPER. THE DEVELOPER HAS OBTAINED ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE DEVELOPER WARRANTS THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF.

ADDITIONAL NOTE: LOT 5
 1. THERE IS AN EXISTING WELLS ON LOT 5. THIS WELL
 MUST BE ABANDONED AND A NEW WELL MUST BE
 DRILLED PRIOR TO FINAL SURVEY APPROVAL.

APPROVED: FOR PRIVATE WATER
 & PRIVATE SEWER SYSTEMS,
 HOWARD COUNTY HEALTH
 DEPARTMENT.

APPROVED FOR THE
 DATE 1-6-92

APPROVED FOR THE
 DATE 1-6-92

SHANBERGER & LANE

3724 TOWN & COUNTRY BLVD
 SUITE 104
 BALTIMORE CITY, MD 21043
 (301) 461-9503

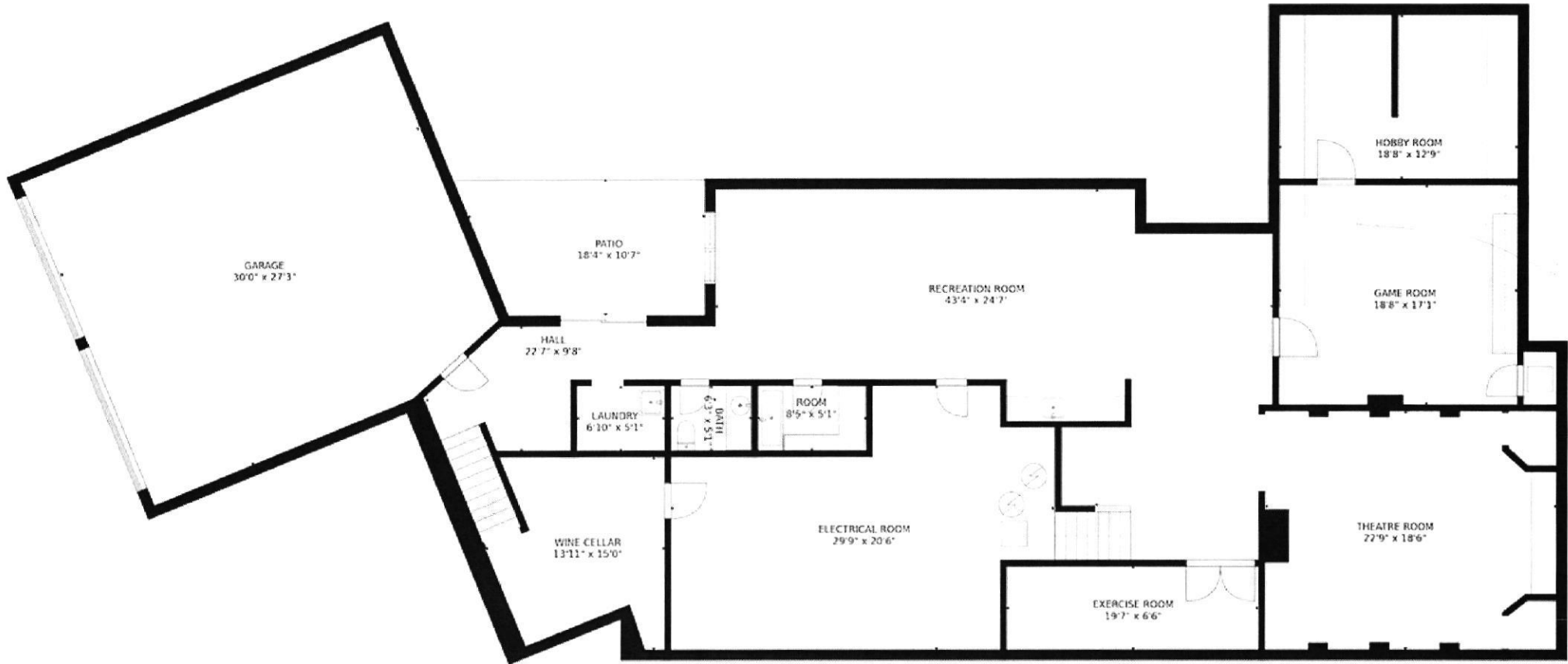
HOROWITZ PROPERTY

FIELD LOCATED "FIELD TEST MAT"
 5TH ELECTION DISTRICT
 HOWARD COUNTY, MD
 TAX MAP 41, PARCEL 204
 SCALE: 1" = 100'
 DATE: 4/18/89
 SHEET 1 OF 1

LOT #15

Lot #	Home	Deer	Oak	Hawks	Non	Perch
		POOD	RISC	PERCH	CONV	HERE
A41997	1	1				PERCH
A41998	2	2. NO FILE				
A41999	3	3				2
A42000	4			1		
A42001	5			2		1
A42002	6			3	3	
A42004	7		1		1	PERCH
A42005	8		2		2	PERCH

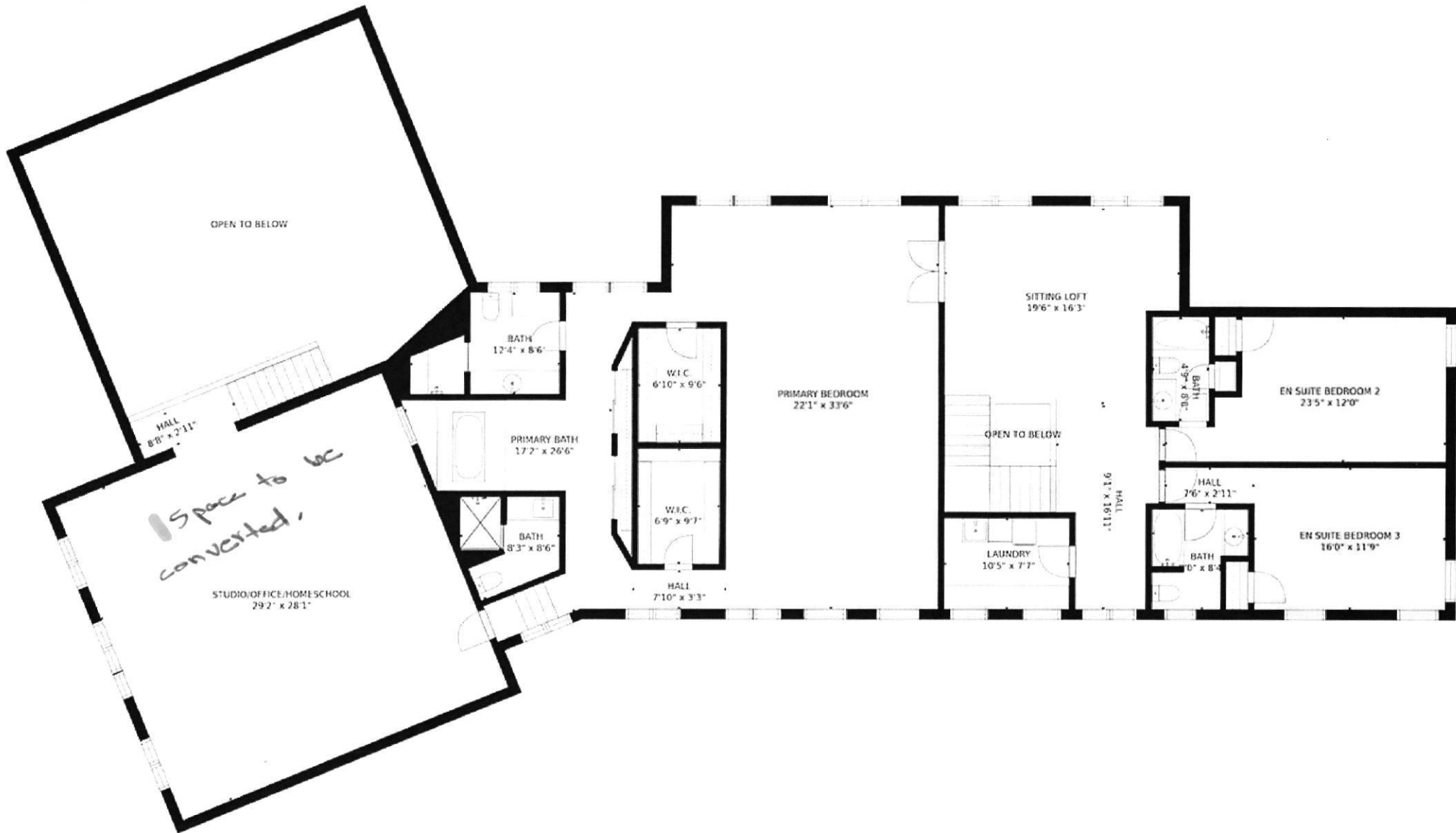
Pindell School Road



7106 Pindell School Rd

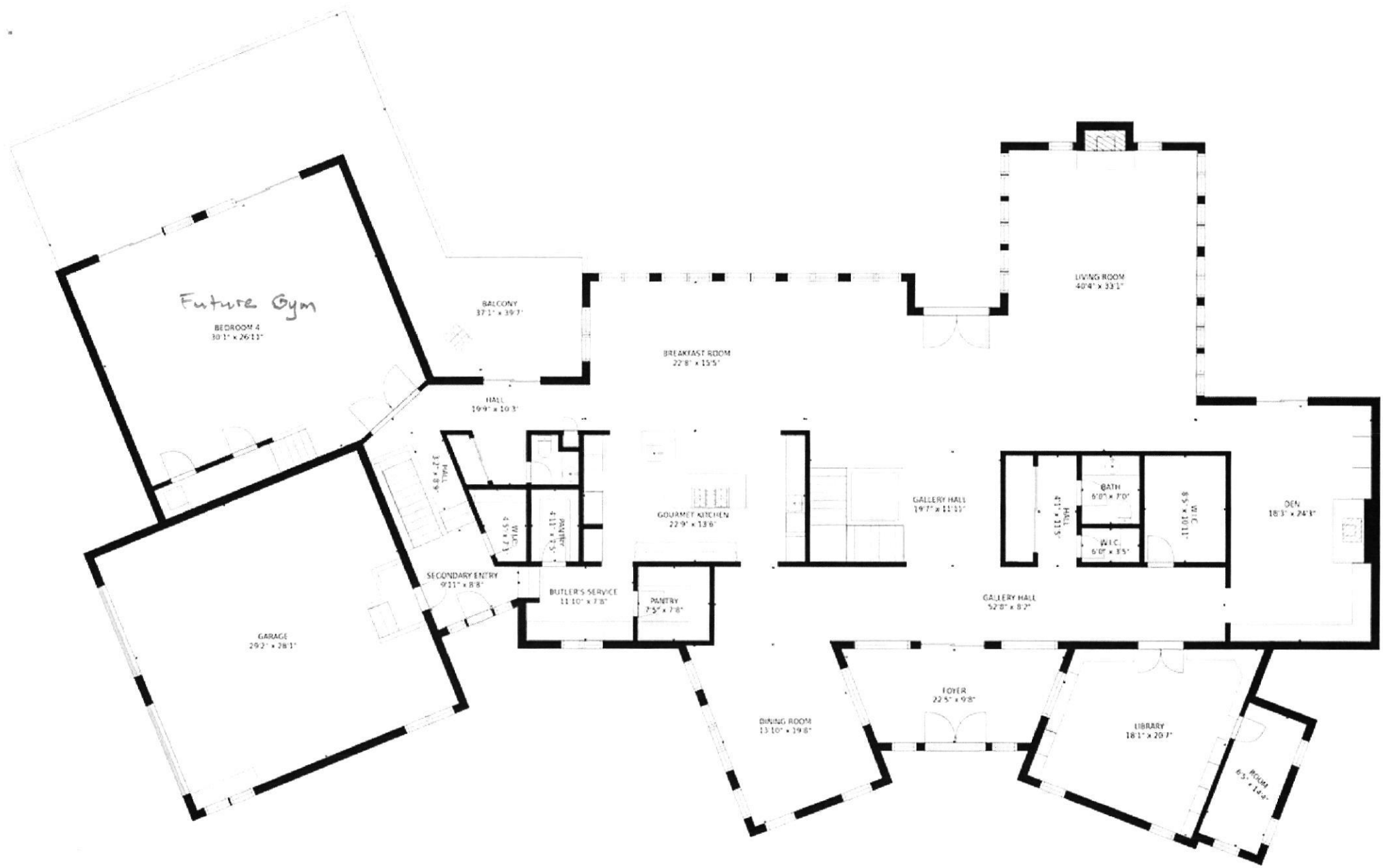
GROSS INTERNAL AREA
 FLOOR 1: 2994 sq. ft, FLOOR 2: 5188 sq. ft
 FLOOR 3: 3374 sq. ft, EXCLUDED AREAS:
 PATIO: 184 sq. ft, GARAGE: 1627 sq. ft
 BALCONY: 793 sq. ft
 TOTAL: 11556 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY



GROSS INTERNAL AREA
 FLOOR 1: 2994 sq. ft. FLOOR 2: 5188 sq. ft
 FLOOR 3: 3374 sq. ft. EXCLUDED AREAS:
 PATIO: 184 sq. ft. GARAGE: 1627 sq. ft
 BALCONY: 793 sq. ft
 TOTAL: 11556 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



GROSS INTERNAL AREA
 FLOOR 1: 2994 sq. ft, FLOOR 2: 5188 sq. ft
 FLOOR 3: 3374 sq. ft, EXCLUDED AREAS:
 PATIO: 184 sq. ft, GARAGE: 1627 sq. ft
 BALCONY: 793 sq. ft
 TOTAL: 11556 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

7106 Pindell

2' sidewall

$$2406F \times 3'w = 720 \div$$

$$0.625 = 1152 \times 0.8 =$$

$$921.6 \text{ (6.14 BR)}$$

$$\frac{3+2}{3+1+2(2)} = \frac{5}{8} = .625$$

