



Howard County  
Health Department

**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: 3/2/22 **ONSITE SEWAGE DISPOSAL SYSTEM** P 570979

APPROVAL DATE: 3/17/22 (51) **PERMIT: CONSTRUCTION** A \_\_\_\_\_

PROPERTY ADDRESS: 15421 Rivercrest Court, Brookeville, MD 20833

SUBDIVISION: Rivercrest LOT: 2 TAX ID: 04-370570

CONTRACTOR: Hat Fields Equipment EMAIL: \_\_\_\_\_

CONTRACTOR ADDRESS: P.O. Box 517 Annapolis, Md 20701 PHONE: 301-490-4289

PROPERTY OWNER: NV Homes EMAIL: \_\_\_\_\_

OWNER ADDRESS: 9720 Patuxent Woods Drive, Columbia, MD 21046 PHONE: (410) 379-5956

SEPTIC TANK SIZE (GALLONS): 2000 TANK MANUFACTURER: Babylon Vault

PUMP MODEL: N/A PUMP SIZE: N/A PUMP TANK CAPACITY: N/A

DISTRIBUTION SYSTEM:  GRAVITY  PRESSURE DOSED BEDROOMS: 4 APPLICATION RATE: 1.2

TRENCHES:	LINEAR FEET REQUIRED: <u>84</u>	INLET DEPTH: <u>4</u>
	TRENCH WIDTH: <u>3</u>	MAXIMUM BOTTOM DEPTH: <u>7</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:	<u>Install 2 trenches at 42' each</u>	

ISSUED BY: Robert Freemon (H.O.) ISSUE DATE: 3/2/22 EXPIRATION DATE: 3/2/23

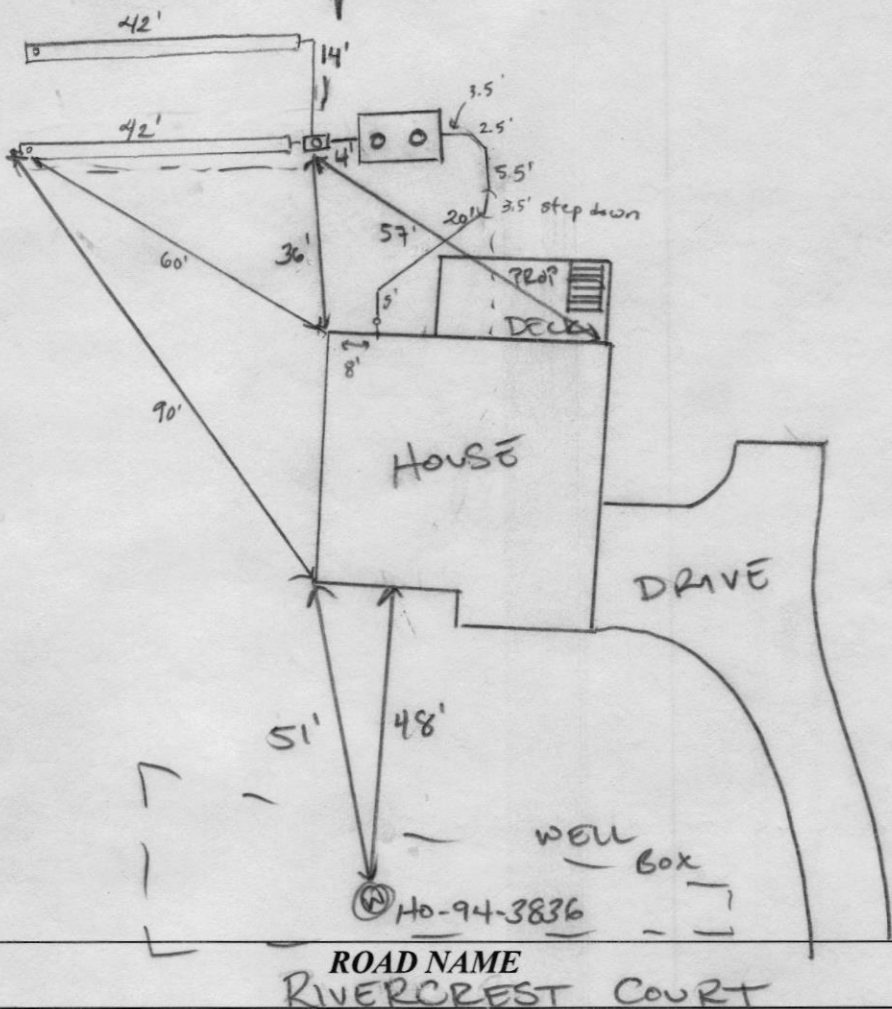
- NOTE: CONTRACTOR MUST SCHEDULE A PRE-CONSTRUCTION INSPECTION PRIOR TO BEGINNING ANY INSTALLATION
- NOTE: CONTRACTOR MUST SCHEDULE AN INSPECTION AND GAIN APPROVAL OF ALL COMPONENTS PRIOR TO COVERING
- NOTE: STONE MUST BE APPROVED BY HEALTH DEPARTMENT AND GRAVEL TICKET MUST BE AVAILABLE FOR REVIEW.
- 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.**

NOT TO SCALE

1:30

SDA



**TRENCH/DRAINFIELD DATA**

WIDTH	INLET	BOTTOM
3'	4'	3'
NUMBER OF TRENCHES		2
TOTAL LENGTH		84'
ABSORPTION AREA		252 sq ft + sidewalk
DISTRIBUTION BOX LEVEL		speedy
DISTRIBUTION BOX BAFFLE		cement
DISTRIBUTION BOX PORT		PVC

**SEPTIC TANK DATA**

SEPTIC TANK 1 LEVEL	YES
MANUFACTURER	BABYLON
CAPACITY	1500 GAL
SEAM LOC	TOP
TANK LID DEPTH	3'
BAFFLES	inlet + outlet
BAFFLE FILTER	NO
MANHOLE LOC	FRONT/BACK
6" PORT LOC	-
WATERTIGHT TEST	-
SLOTTED	YES
DATE ON LID	12/16/2021

**PUMP/SEPTIC TANK LEVEL**

MANUFACTURER	
CAPACITY	GAL
SEAM LOC	
TANK LID DEPTH	
BAFFLES	
BAFFLE FILTER	
MANHOLE LOC	
6" PORT LOC	
WATERTIGHT TEST	
SLOTTED	
DATE ON LID	

**PRE-CONSTRUCTION:**

03/09/2022 LAID OUT 2x42' TRS ON CONTOUR. GRADE IS STEEP. (P)

**INSTALLATION:**

03/16/2022 (AM) TANKS SET. BOULDERS OBS OUT OF TANK PIT (P) (PM) LOWER TRENCH PARTIALLY CONSTRUCTED. (P)

3/17/22 SHC and SL constructed. D-box set and leveled. 2x42' trenches complete. Upper trench has large boulders (25% rock) in top 3' of trench, above inlet level. Boulders are present for first 25' of upper trench. Lower trench has similar boulders in first 10' of trench. (P)

FINAL INSPECTOR

*Susan Thomas*

DATE OF APPROVAL

3/17/22

COLUMBIA BUILDERS, INC.  
10715 LITTLE PATUXENT PARKWAY, SUITE 150  
COLUMBIA, MARYLAND 21044

AMENDMENT TO CUSTOM HOME CONSTRUCTION CONTRACT

This Amendment is attached to and incorporated by reference into the Contract to Purchase Real Estate ("Contract") by and between Columbia Builders, Inc. ("Seller") and Michael D Iwanczuk and Leslie S Iwanczuk ("Purchaser") dated February 16, 2021 to construct a house on 15421 Rivercrest Court, Brookeville, MD 20833 (the "Property"). All terms used herein shall have the same meaning as in the Contract to Purchase Real Estate.

Purchaser has been informed that the septic design is for a four-bedroom home and adding bedrooms in the future may require a redesign of the then existing septic system.

IN WITNESS WHEREOF, Owner and Columbia have respectively signed and sealed this Amendment to Custom Home Construction Contract as of the latest of the dates set forth below, which latest date shall be set forth on the top of this Amendment.

COLUMBIA BUILDERS, INC.

OWNER

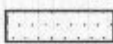

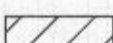

By: DocuSigned by:  
B. James Greenfield  
7B698FF23DC9452...  
Name: B. James Greenfield  
Title: Authorized Signatory  
Date Signed: 4/25/2021

By: DocuSigned by:  
Michael D Iwanczuk  
FB8951ACA277460 (SEAL)  
Date Signed: 4/26/2021  
By: DocuSigned by:  
Leslie S Iwanczuk  
D0734F7B9A8B4C5... (SEAL)  
Date Signed: 4/25/2021

**GENERAL NOTES:**

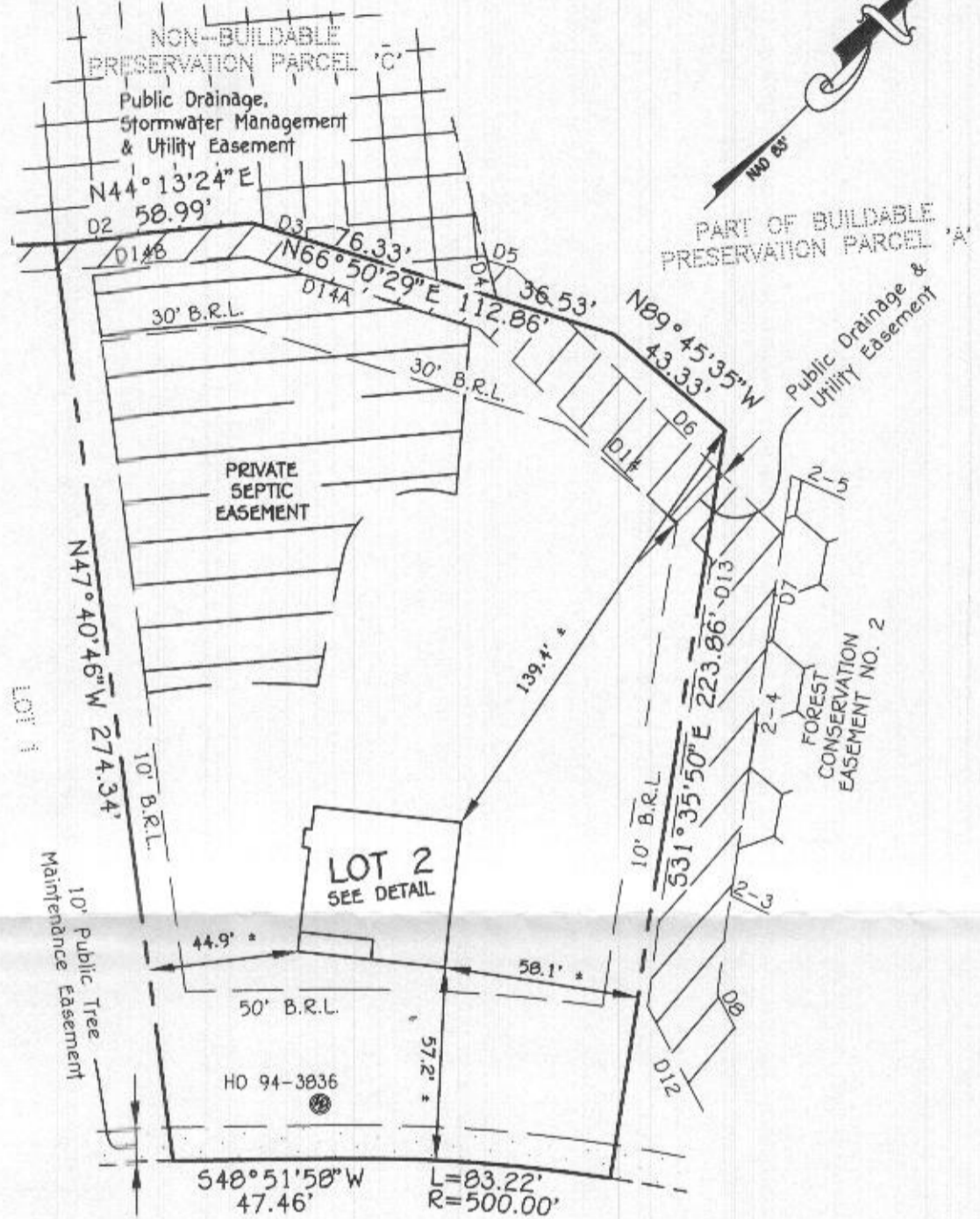
- 1) THIS LOCATION DRAWING IS PREPARED FOR THE BENEFIT OF THE CLIENT SIGNING THE HOUSE LOCATION SURVEY APPROVAL FORM INsofar AS IT IS REQUIRED BY A LENDER OR TITLE INSURANCE COMPANY OR ITS AGENTS IN CONNECTION WITH THE CONTEMPLATED TRANSFER, FINANCING OR REFINANCING OF THE PROPERTY SHOWN HEREON. UNLESS INDICATED AS BEING A BOUNDARY SURVEY, THIS LOCATION DRAWING IS NOT INTENDED FOR USE IN THE ESTABLISHMENT OF PROPERTY LINES AND IS NOT TO BE RELIED UPON FOR THE ESTABLISHMENT OR LOCATIONS OF FENCES, GARAGES, BUILDINGS OR OTHER EXISTING OR FUTURE IMPROVEMENTS. AS A RESULT, THIS LOCATION DRAWING DOES NOT PROVIDE FOR ACCURATE IDENTIFICATION OF PROPERTY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR SECURING FINANCING FOR RE-FINANCING.
- 2) SUBJECT PROPERTY IS SHOWN IN ZONE X ON THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP OF HOWARD COUNTY, MARYLAND, COMMUNITY PANEL No. 24027C0045D EFFECTIVE NOV. 6, 2013.
- 3) THE OFFSETS FROM BUILDING LINE TO PROPERTY LINE AS SHOWN ON THE PLAT HEREON ARE TO AN ACCURACY OF PLUS OR MINUS 0.2'
- 4) NO TITLE REPORT FURNISHED. SUBJECT TO ALL EASEMENTS, RIGHTS OF WAY AND CONDITIONS OF RECORD.
- 5) THE EXISTING WELL(S) SHOWN ON THIS PLAN (IDENTIFIED WITH THE ATTACHED WELL TAG NUMBER HO-94-3836 HAS BEEN FIELD LOCATED BY FISHER, COLLINS AND CARTER, INC. PROFESSIONAL LAND SURVEYORS AND IS ACCURATELY SHOWN.
- 6) PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21476, EXPIRATION DATE 7/14/2023.
- 7) BUILDING PERMIT: B-21004183

**Legend**

-  Existing 10' Public Tree Maintenance Easement (Plat Nos. 24550 Thru 24558)
-  Public Drainage, Stormwater Management and Utility Easement
-  Public Drainage and Utility Easement
-  Forest Conservation Easement

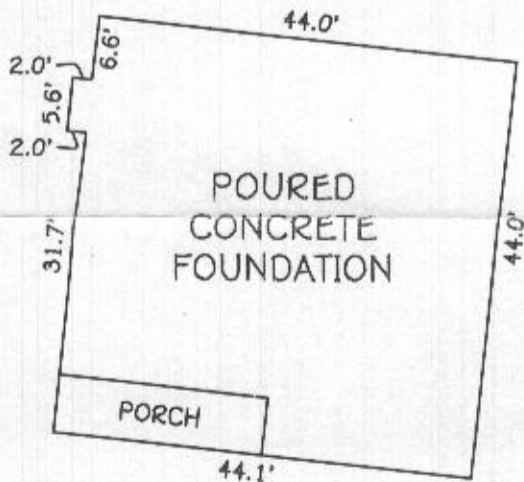
Forest Conservation Easement No. 2		
No.	Bearing And Distance	
2-3	S75°46'10"W 64.23'	
2-4	N32°10'51"W 124.85'	
2-5	N73°29'41"E 372.21'	

Public Drainage & Utility Easement		
No.	Bearing And Distance	
D2	N44°13'24"E 58.99'	
D3	N66°50'29"E 76.33'	
D4	N54°18'21"W 11.68'	
D5	N66°50'29"E 8.49'	
D6	S85°42'51"E 112.08'	
D7	S85°42'51"E 137.26'	
D8	S68°34'37"E 66.46'	
D11	R=500.00' L=114.03'	
D12	N68°34'37"W 67.36'	
D13	N32°10'51"W 133.74'	
D14	N85°42'51"W 97.11'	
D14A	S66°50'29"W 71.89'	
D14B	S46°37'33"W 153.64'	



**Rivercrest Court**  
Existing 40' R/W  
(Plat Nos. 18208 Thru 18210)

3/2/22 well check  
okay. H.O.



DETAIL:  
1" = 20'

LOT 2  
RIVERCREST  
LOTS 1 THRU 10, BUILDABLE PRESERVATION PARCEL 'A',  
NON-BUILDABLE PRESERVATIONS PARCEL 'B' & 'C' AND  
NONBUILDABLE BULK PARCEL 'D'  
FOURTH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

#15421 RIVERCREST COURT  
B.R.L. = BUILDING RESTRICTION LINE  
TOP OF FOUNDATION ELEVATION = 473.3'±

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PICE  
ELLCOTT CITY, MARYLAND 21042  
(410) 461 - 2855



Frank J. Manalangan II 2/15/22  
PROFESSIONAL LAND SURVEYOR DATE  
REG. #21476

**HOUSE LOCATION DRAWING**

FOUNDATION LOCATION: 2/9/2022  
FINAL LOCATION: \_\_\_\_\_  
BOUNDARY SURVEY: \_\_\_\_\_

SCALE: 1" = 50'  
DATE: 2/11/2022  
DRAWN BY: MD  
CHECKED BY: FM II  
PROJECT No.: 30636-2001

