

December 20, 2024

To: Jeffrey Fretwell
Water Quality Financing Administration
Maryland Department of the Environment

Canaan Valley Institute

From: Jeff Williams
Deputy Director

Re: **BRF Proposal for connecting 3049 Hickorymede Ct to public sewer**

The Howard County Health Department has identified a property in Howard County that meets the five requirements of HB 57 to receive BRF money for connecting an existing house to an existing public sewer line.

1. THE ENVIRONMENTAL IMPACT OF THE ONSITE SEWAGE DISPOSAL SYSTEM IS DOCUMENTED BY THE LOCAL GOVERNMENT AND CONFIRMED BY THE DEPARTMENT;

The Health Department has verified that the existing on-site sewage disposal system serving the single family dwelling on the property is in a failing condition. See the picture from Hatfields showing collapsed drywell in front yard. (Exhibit A).

2. IT CAN BE DEMONSTRATED THAT:

A. THE REPLACEMENT OF THE ONSITE SEWAGE DISPOSAL SYSTEM WITH SERVICE TO AN EXISTING MUNICIPAL WASTEWATER FACILITY THAT IS ACHIEVING ENHANCED NUTRIENT REMOVAL LEVEL TREATMENT IS MORE COST-EFFECTIVE FOR NITROGEN REMOVAL THAN UPGRADING THE INDIVIDUAL ONSITE SEWAGE DISPOSAL SYSTEM; OR

B. THE INDIVIDUAL REPLACEMENT OF THE ONSITE SEWAGE DISPOSAL SYSTEM IS NOT FEASIBLE;

The Little Patuxent Wastewater Treatment Plant is currently constructed to meet to ENR standards. Therefore, it is more cost effective per pound of nitrogen removal than installing a BAT on an on-site sewage disposal system. The homeowner has received three (3) written quote packages (exhibit B) from contractors to make the connection. The lowest quote is \$12,980 from Hatfield equipment. The homeowner has paid the Howard County connection cost of \$5100. (exhibit C). Additionally, connection to the public system is required by Howard County Code and installation of an on-site sewage disposal system would be inconsistent with the Howard County Master Plan for Water and Sewerage, and therefore, prohibited by COMAR 26.04.02.02.J.

3. THE PROJECT IS CONSISTENT WITH THE COUNTY'S COMPREHENSIVE PLAN AND WATER AND SEWER MASTER PLAN;

The Howard County Master Plan states that an individual sewerage system may not be installed on any parcel or lot where a public sewer system is adequate and available. The public sewer system is adequate and available to this property. See the GIS map showing the sewer line in red (exhibit D)

4. THE ONSITE SEWAGE DISPOSAL SYSTEM WAS INSTALLED AS OF OCTOBER 1, 2008, AND THE PROPERTY THE SYSTEM SERVES IS LOCATED IN A PRIORITY FUNDING AREA, IN ACCORDANCE WITH § 5-7B-02 OF THE STATE FINANCE AND PROCUREMENT ARTICLE; AND

The existing home was built before public sewer was available. The State Department of Assessment and Taxation Real Property Form indicates the house was built in 1972 (exhibit E). 3049 Hickorymede Ct is within the Priority Funding Area.

5. THE LOCAL GOVERNMENT HAS ADOPTED A POLICY OR PROCEDURE THAT WILL GUARANTEE THAT ANY FUTURE CONNECTION TO AN EXISTING MUNICIPAL WASTEWATER FACILITY THAT IS FUNDED UNDER PARAGRAPH (2)(1)E OF THIS SUBSECTION WILL MEET ALL OF THE REQUIREMENTS UNDER THIS SUBPARAGRAPH.

The Howard County public sewer line has already been constructed. The connection will be for 3049 Hickorymede Ct and no other homes will be connected to the sewer line house connection.

The Howard County Health Department does not like to maintain financial data of Howard County citizens, so I have requested that the owner provide their taxable income information directly to Canaan Valley Institute. Please feel free to contact me at (410) 313-1771 with any questions.

From: [Ken Hatfield](#)
To: [Williams, Jeffrey](#)
Subject: FW:
Date: Monday, December 16, 2024 4:15:53 PM

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

Jeff , I have an elderly lady who tells me she doesn't have the money to tie onto county sewer. The dry well has failed and she needs the funding if it is available. Ginette Gaffney, 3049 Hickory Meade , Ellicott City MD.

Ken Hatfield, President
Hatfields Equipment and Dedication Services, Inc.
PO Box 519
Annapolis Junction, MD 20701
301-490-4289 x 101
410-984-0101 Cell

From: Ken Hatfield <hatfield4460@gmail.com>
Sent: Monday, December 16, 2024 4:05 PM
To: Ken Hatfield <khatfield@hatfieldsequipment.com>
Subject:



Sent from my iPhone

Hatfield's Equipment and Dedication Services, Inc.

Exhibit B

P.O. Box 519 • Annapolis Junction, MD 20701-0519
Office: 301-490-4289 / 888-490-4289 • Fax: 301-490-5794

Ginette Gaffney
3049 Hickory Mede Ct.
Ellicott City MD 21042

Septic to county sewer
Proposal # 13153

December 17, 2024

We propose to supply the labor, materials, and equipment to complete the following:

Septic to county sewer

Apply for plumbing permit.

Pump, crush and fill existing septic tank and drywell.

Tie onto the existing outlet before the tank, place a cleanout at that point and extend 4" schedule 40 PVC pipe to the county tap, estimated 70LF

Place a wye block and cleanout at the county connection.

Import compactable fill and tamp back in the drywell and septic tank.

Fine grade and tamp soil back in the trenches the best the soil and weather will allow.

Seed, fertilize, straw and hydro-tack straw in place.

Total Cost \$ 12,980.00

Exclusions: County tap fees, bonds, asphalt repair, concrete repair, repairs to private utilities other than written in proposal, any items not priced above.

All work to be billed as completed.

Customer agrees to pay Hatfield's Equipment And Dedication Services Inc. in full the amount due within 30 days.

A finance charge at the periodic rate of 2% per month which constitutes an annual percentage rate of 24%, will be applied to any balances not paid in 30 days

Customer agrees to pay 40% of amount due as attorney fees if placed in the hands of an attorney for collection.

Non-payment of any past due amount will be sufficient justification to stop work on the project.

***A 4% credit card fee will be applied if paid by credit card/virtual credit card**

Payments by credit card/virtual credit card made through "Avidxchange" or similar payment processing will not be accepted without the 4% fee included.

Respectfully Submitted


Ken Hatfield, president

Accepted By

Signature of Responsible Party

Print Name

J. A. Smith & Co., Inc.

7080 Kit Kat Road

Elkridge, Md. 21075

Office: 410-796-7532

Fax: 410-799-8545

Re: GINETTE GIFFNEY
3049 Hickory Mede Ct
EC. Md. 21042

December 18, 2024

All Material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from specifications below involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation Insurance.

Rodney J. Moschel

12/18/24

Rodney J. Moschel - Estimator

Note: This proposal may be withdrawn by us if not accepted within 30 days.

We hereby submit specifications and estimates for:

To supply and install approx. 70ft of 4" sewer line to connect on county connection.

Pump system, Crush & fill in existing septic tank & drywell.

We will connect to existing 4" sewer line just in front of the existing septic tank.

All 4" piping will be sch 40 pvc pipe.

Cleanouts will be installed as per code.

All trenching will be backfilled and tamped to existing grade.

Seeding and straw will be applied in affected areas.

Plumbing permit included.

Exclusions: County tap/connection fee, bond fee.

Concrete & asphalt repairs.

Any work done not mentioned above will be an extra.

Contract Amount \$13,200.00

Credit Card: Please add 3% to the amount when using credit card for payment. Visa, Master Card and Discover are accepted.

Late Payment: Twenty-five (25%) of the contract price or reasonable attorney's fees whichever is greater will be added to the contract price for delinquent payment of invoices. After thirty (30) days from completion of work the amount due is considered delinquent.

Please sign, then return the original contract to J. A. Smith & Company, Inc. Upon receipt we will then schedule the above mentioned work.

December 18, 2024

Acceptance of Proposal the above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do work as specified. Payment will be made as outlined above. Date of Acceptance: _____

Signature: _____

Signature: _____



Heil Plumbing
8177 Mission Rd Jessup, MD 20794
office@heilplumbing.com

BILL TO

Ginette Gaffney
3049 Hickory Mede Drive
Ellicott City, MD 21042 USA

ESTIMATE
51861422

ESTIMATE DATE
Dec 18, 2022

JOB ADDRESS

Ginette Gaffney
3049 Hickory Mede Drive
Ellicott City, MD 21042 USA

Job: 51836971

ESTIMATE DETAILS

Septic/ Sewer Conversion: Heil Plumbing will:

- Apply for a plumbing permit for the work
 - Pump, collapse and fill the existing septic tank and drywell according to health department requirements
 - Excavate +/- 70 linear foot trench from the SHC to the building sewer at a minimum depth to maintain consistent downhill slope
 - Supply and install +/- 70 linear feet of Schedule 40 PVC within the trench
 - Connect new sewer to the pre-existing septic lateral
 - Install new wye block and clean-out at the SHC
 - Apply gravel to the trench if/as necessary
 - Backfill trench using native soil contents, grass seed and straw the work area
 - Haul-in and backfill, fill & tamp septic tank and drywell
 - Exclusions: County tap fees, bonds, tree removal, plant restoration, landscaping repairs
- QUOTE: \$14,500

SERVICE	DESCRIPTION	QTY	PRICE	TOTAL
UGOTHER	other	1.00	\$14,500.00	\$14,500.00
			SUB-TOTAL	\$14,500.00
			TAX 0%	\$0.00
			TOTAL	\$14,500.00
			EST. FINANCING	\$523.45

Thank you for choosing Heil Plumbing

OFFICE USE ONLY

OFFICE USE ONLY

**SEWER CONNECTION APPLICATION
HOWARD COUNTY
DEPARTMENT OF PUBLIC WORKS
3430 COURT HOUSE DRIVE ELLICOTT CITY, MD 21043**

CONTROL NO.: _____
 PERMIT NO.: _____
 INSPECTED BY: _____
 DATE INSPECTED: _____
 BoJ Approved: Roy Hooe

APPLICATION NO.: _____
 O.D.: 412
 REBATE CONTRACT NO.: _____
 SEWER ZONE: _____
 CO. _____ CITY, N.X.

FILL OUT APPLICATION COMPLETELY AND SIGN BELOW. IF LOCATION INFORMATION IS UNKNOWN, CONTACT THE OFFICE OF PLANNING AND ZONING (DPZ) FOR HOUSE NUMBER, STREET NAME, ETC. NOTE: COMMERCIAL AND INDUSTRIAL FACILITIES MAY BE SUBJECT TO REQUIREMENTS OF THE COUNTY CODE FOR SEWER SURCHARGES, INDUSTRIAL COST RECOVERY CHARGES, AND PRETREATMENT.

DATE OF APPLICATION _____

Application is herewith made for a water house connection to the property described below.

SUBDIVISION _____ SECTION _____ AREA _____ LOT 23 BLOCK _____
3049 STREET Hickorymede Ct 17 21 564
Ellicott City Md 21042

NEW CONSTRUCTION? _____ USE (SEE PROPERTY CLASSIFICATIONS ON REVERSE SIDE)

ITEMS CHECKED	CONNECTION TYPE	CON. DIA.	CHARGES DESCRIPTION	CHARGES AMOUNT	FUND	BA	G/L
<input checked="" type="checkbox"/>	SEWER CONNECTION	4"		Capital Job 4,500.00	7010009000	3100	431185
<input type="checkbox"/>	SEWER CONNECTION	8"	INSTALLATION		7010009000	3100	431185
<input type="checkbox"/>	SEWER CONNECTION	8"	INSTALLATION - ADO		7010003000	1300	102998
<input checked="" type="checkbox"/>			AMOUNT CHARGED BASED ON METER SIZE	600.00	7030015100	3100	422000
<input type="checkbox"/>	ADO OR SURETY #		ADVANCED DEPOSIT ORDER OR SURETY DEPOSIT AMOUNT		7010003000	1300	102998
<input type="checkbox"/>			INSPECTION FEE AND PERMIT FEE		7010010000	3100	431105

*Refer to DPZ for estimates of Advanced Deposit (ADO). For installations requiring an ADO, the owner must enter into a cost agreement with Howard County prior to the commencement of any installation work.

\$ 5,100.00
TOTAL DUE

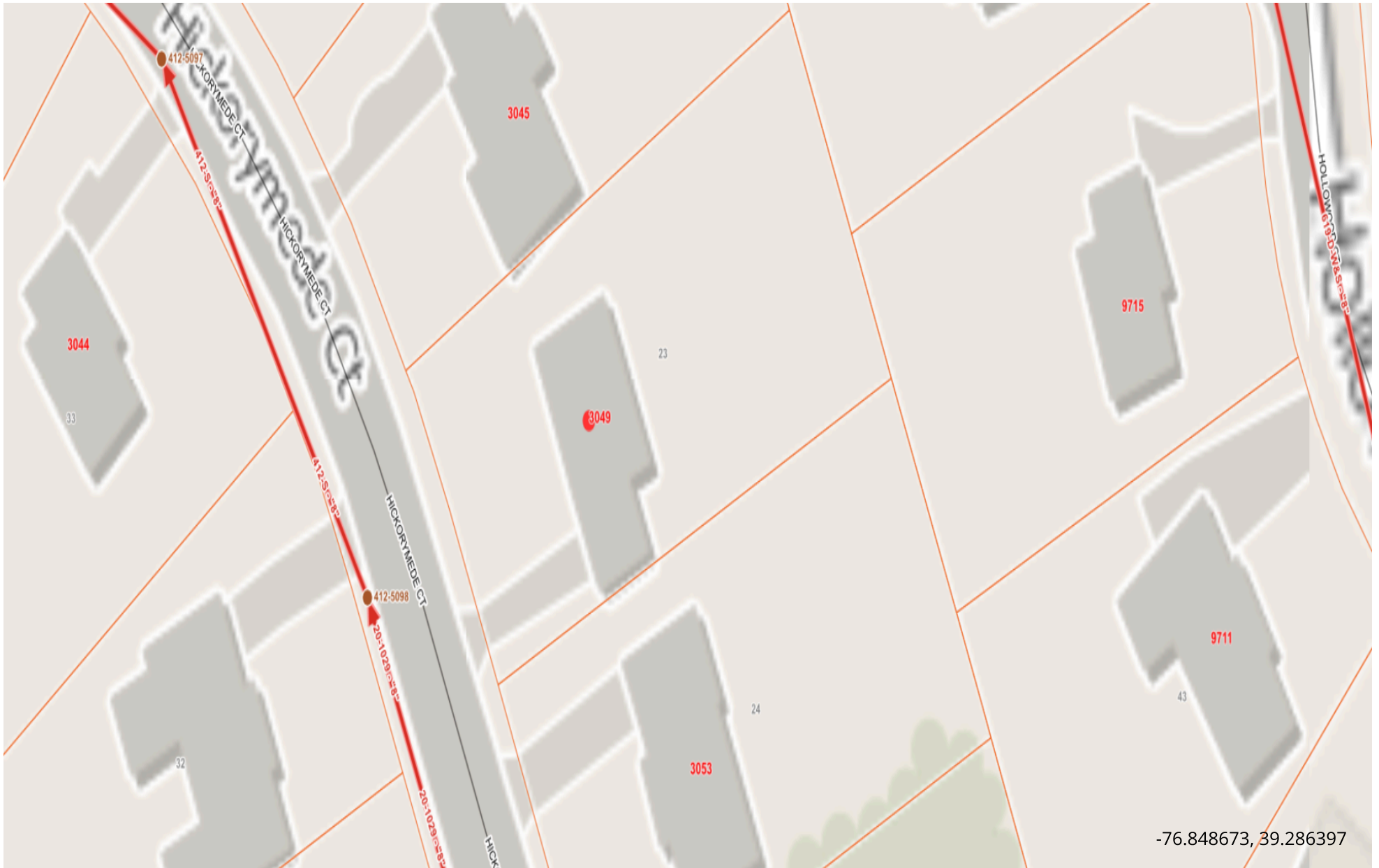
DATE _____
CR # _____

THE INFORMATION REQUESTED BELOW MUST BE LEGIBLE FOR BILLING/REFUND PURPOSES.

COMPANY NAME _____
 COMPANY ADDRESS _____

FULL FEE MUST ACCOMPANY THIS COMPLETE APPLICATION, MAKE CHECKS PAYABLE TO: DIRECTOR OF FINANCE, HOWARD COUNTY CREDIT CARDS ARE NOT ACCEPTED.

THE TERMS & CONDITIONS OF THIS APPLICATION, INCLUDING ANYTHING ON THIS REVERSE SIDE HEREOF ARE BINDING UPON THE OWNERS SIGNATURE & ALL SUCCEEDING OWNERS.



[View Map](#)

[View GroundRent Redemption](#)

[View GroundRent Registration](#)

Special Tax Recapture: HOMEOWNERS TAX CREDIT

Account Identifier: District - 02 Account Number - 235803

Owner Information

Owner Name: RUPPEL GILBERT L JR
 PICARD-GAFFNEY GINETTE G
 Use: RESIDENTIAL
 Principal Residence: YES
 Mailing Address: 3049 HICKORYMEDE CT
 ELLICOTT CITY MD 21042-2327
 Dead Reference: 114981/ 00471

Location & Structure Information

Premises Address: 3049 HICKORYMEDE CT
 ELLICOTT CITY 21042-0000
 Legal Description: LOT 23 BL H S 8
 3049 HICKORYMEDE CT
 VALLEY MEDE

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0017	0021	0564	2080802.14	8214			23	2025	Plat Ref:

Town: None

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1972	1,618 SF	500 SF	20,885 SF	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
Split Foyer	YES	SPLIT FOYER	FRAME/	4	2 full/ 1 half	1 Attached	

Value Information

	Base Value	Value	Phase-In Assessments	As of
Land:	259,900	259,900		07/01/2024
Improvements	198,900	198,900		07/01/2025
Total:	458,800	458,800	458,800	
Preferential Land:	0			

Transfer Information

Seller:	Date:	Price:
GAFFNEY L EARL	08/12/2013	\$0
Type: NON-ARMS LENGTH OTHER	Deed1: 114981/ 00471	Deed2:
Seller: PARKER DAVID L & WF	Date: 08/17/1982	Price: \$95,000
Type: ARMS LENGTH IMPROVED	Deed1: 011114/ 00427	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2024	07/01/2025
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00	0.00

Special Tax Recapture: HOMEOWNERS TAX CREDIT

Homestead Application Information

Homestead Application Status: Approved 04/25/2012

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: Completed with credit for 2024 Date: 09/06/2024