

Record Detail * (This section is required.)

Permit Type Building/Residential/Alteration/SFD Permit Number B24003457 Opened Date 09/13/2024
Description of Work SFD/ Finishing basement with full bathroom, BEDROOM, game room, laundry room, open concept tv room & GYM. APPROX 1560 SF**SLEEPING ROOMS MUST MEET EGRESS REQUIREMENTS, SMOKE DETECTORS REQUIRED, SUBJECT TO FIELD INSPECTION**

check spelling

Online BP.

38 9/24/24

Address * (This section is required.)

Search Reset Clear Get Parcel & Owner
Street # 15233 Street Name BUCKS RUN Street Type DR
Unit Type --Select-- Unit # X Coordinate -77.04326 Y Coordinate 39.29276
City WOODBINE State MD Zip Code 21797 Primary Yes

Parcel * (This section is required.)

Search Reset Clear Get Address & Owner
GIS ID * 887279 Parcel 68 Parcel Area 1.03 Land Value 245300 Improved Value 0 Exemption Value 457400 Plan Area RURAL
Legal Description LOT 3 1.03 A []15233 BUCKS RUN DR []WELLINGTON WEST S2 A1

check spelling

Block 9999 Lot 3 Census Tract 605601 Council Dist 5 Inspection Dist Supervisor Dist Map # DAP Zone
Plan Area 1404362241 State Tax Id Subdivision Name WELLINGTON WEST SECTIC
Section Area Tax Map 14
Grid 14-14 Zoning District RC-DEO ADC Map 4812-D4
SDP No. Final Plan No. S-98-003 WP File No.
Record Plat No. 13634 WS Contract No. FDP No. Primary Yes
Owner Occupied Year Built 2001 Historic District
Historic District Registry No. Stat Area 4-08 Flood Plain
Building No

Owner (This section is not required.)

Search Reset Clear
Name * ILYAS /
Address Line 1 15233 BUCKS RUN DR
Address Line 2
Address Line 3
Mail City WOODBINE
Mail State MD
Mail Zip Code 21797
Phone 443-944-7796
Primary Yes
E-mail

Approved Septic System Plan
Howard County Health Department
Signature Date 12-13-24

Cell Number Fax Number

Professionals (This section is not required.)

License # * 08010089352
Business Name NORTH RIDGE BUILDERS LLC
License Type * MHIC Ind
Primary Yes
First Name ARTHUR Middle Name RICHARD Last Name BAKER
Address Line 1 1952 ANDREW COURT
Address Line 2
City MARRIOTTSVILLE State MD ZIP Code 21104-0000
Phone 1 4107076762 Phone 2 Fax 4105496435
E-mail RICK@NORTHRIDGEBUILDERS.COM

Applicant (This section is not required.)

Search As Owner As Lic. Prof As Contact

Type * Applicant
Relationship Applicant
Primary No
First Name Rick MI R Last Name Baker
Full Name Rick R Baker
Organization Name Eldersburg Renovations
Street Address 2030 Liberty Road suite 5
Address Line 2
City eldersburg State MD Zip Code 21104
Phone 443-398-8551 Cell 410-707-6762 Fax
E-mail * rick@eldersburgrenovations.com

Contact (This section is not required.)

Search As Owner As Lic. Prof As Contact

Type Contact
Relationship Applicant
Primary Yes
First Name Rick MI R Last Name Baker
Full Name Rick R Baker
Organization Name Eldersburg Renovations
Street Address 2030 Liberty Road suite 5
Address Line 2
City Eldersburg State MD Zip Code 21784
Phone 443-398-8551 Cell 410-707-6762 Fax
E-mail nick@eldersburgrenovations.com

Addtl Info

Est Construction Cost * 73185
Housing Units * 0
Number of Buildings * 0
Public Owned No
Construction Type 434 - Additions, Alterations and Conversions - Residential

RESIDENTIAL ALTERATION INFO

RESIDENTIAL ALTERATION INFORMATION

Total Square Footage * 1560
No of Stories * 3
Basement (Number) Full Finished
Bedrooms
Full Baths (Number) 1
Half Baths (Number)
Water * (Number) Private
Sewage * (Number) Private

Existing Utilities *
Gas & Electric ▼

Existing Heating System *
Natural Gas ▼

Existing Sprinkler System *
None ▼

Type of New Fireplace
--Select-- ▼

Expiration Date
3/22/2025 

Submit **Cancel**

Bernard, Dana

From: Bernard, Dana
Sent: Tuesday, November 26, 2024 3:19 PM
To: Rick Baker
Subject: RE: 15233 Bucks Run

Good Afternoon Rick,

I have reviewed the plan you uploaded. The room still has direct access to a full bathroom and will be counted as a bedroom. The Health Department is not able to approve a building permit for a fifth bedroom when the existing system was permitted and sized for 4 bedrooms.

Your two options to move forward are to have a design plan prepared and a septic contractor pull a septic permit to increase the trench sizing for five bedrooms or revise the floorplans so that you are proposing only 5 bedrooms total and one of the existing rooms does not meet our definition of a bedroom in Howard County Code section 3.801. See below for that definition and exemptions. As you can see, you could convert one of the existing bedrooms to an office or other room if the conditions are met, even if it is over 90 sq ft. Or, you could remove the shower/tub and rough in to only install a half bath in the basement, making the basement room no longer count as a bedroom. Either way, the building permit application language should explicitly state the proposal to remain a 4 bedroom bedroom house.

(1) Except as provided in paragraph of this subsection, a bedroom is any space in the conditioned are of a dwelling unit or accessory structure that:

Is 90 square feet or greater in size;
May be used as a private sleeping area; and
Has at least one window and one interior door.

(2) If a home office, library, or similar room is proposed, it may not be a bedroom if there is no closet; and
The room contains permanently built-in bookcases around the perimeter of the room, desks, and other features that encumber the room;

(ii) A minimum 4 foot-wide opening, without doors, into another room;
A half wall (4 foot maximum height) between the room and another room; or
The room is a first floor room or basement area that does not have direct access to full bathrooms or "roughed in" plumbing that would provide direct access to future full bathroom facilities.

Let me know if you have any additional questions.

Respectfully,
Dana Bernard

From: Rick Baker <rick@eldersburgrenovations.com>
Sent: Monday, November 25, 2024 4:20 PM
To: Bernard, Dana <dbernard@howardcountymd.gov>
Subject: Re: 15233 Bucks Run

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

Were you able to push this change through ? It's still showing pending in your department via the portal

Rick

[Get Outlook for iOS](#)

From: Bernard, Dana <dbernard@howardcountymd.gov>

Sent: Thursday, November 21, 2024 12:27:11 PM

To: Rick Baker <rick@eldersburgrenovations.com>

Subject: Re: 15233 Bucks Run

Will do

[Get Outlook for iOS](#)

From: Rick Baker <rick@eldersburgrenovations.com>

Sent: Thursday, November 21, 2024 11:36:44 AM

To: Bernard, Dana <dbernard@howardcountymd.gov>

Subject: Re: 15233 Bucks Run

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

Dana,

Can you please take a look at this permit. A new floorplan has been uploaded & description change.

Thanks

[Get Outlook for iOS](#)

From: Rick Baker

Sent: Wednesday, November 6, 2024 2:38:11 PM

To: Bernard, Dana <dbernard@howardcountymd.gov>

Subject: RE: 15233 Bucks Run

Dana,

I just changed & submitted the revision for this basement project. We have changed the "bedroom" to an "office"....

From: Bernard, Dana <dbernard@howardcountymd.gov>

Sent: Thursday, October 24, 2024 9:20 AM

To: Rick Baker <rick@eldersburgrenovations.com>

Subject: RE: 15233 Bucks Run

Rick,

Great! Please email me and let me know when you submit your revision for review.

Dana

From: Rick Baker <rick@eldersburgrenovations.com>

Sent: Thursday, October 24, 2024 9:15 AM

To: Bernard, Dana <dbernard@howardcountymd.gov>

Subject: RE: 15233 Bucks Run

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

Dana,

Based on this information, the homeowner does not want to continue with trying to create that additional bedroom. We will revise our floorplan to make an office and remove the bedroom designation. I don't know the process for making the clerical change but I will figure it out...

Thanks

Rick

From: Bernard, Dana <dbernard@howardcountymd.gov>

Sent: Wednesday, October 16, 2024 4:26 PM

To: Rick Baker <rick@eldersburgrenovations.com>

Subject: 15233 Bucks Run

Office of the Health Officer

8930 Stanford Drive, MD 21045

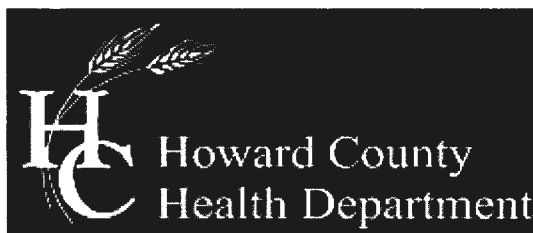
Main: 410-313-6300 | Fax: 410-313-6303

TDD 410-313-2323 | Toll Free 1-866-313-6300

www.hchealth.org

Facebook: www.facebook.com/hocohealth

Twitter: [HowardCoHealthDep](https://twitter.com/HowardCoHealthDep)



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

DATE: October 7, 2024
TO: Rick Baker (Applicant)
Via E-mail: rick@eldersburgrenovations.com
RE: **Building Permit #B24003457**
15233 Bucks Run
Woodbine, MD 21797

Mr. Baker,

I have received and reviewed your building permit # B24003457 and based on your proposal we need several items to process your permit. We need to upgrade your tank to accommodate the 5th bedroom in the basement. Currently you have a 1250-gallon tank, and this tank cannot support a 5-bedroom house. We are recommending a 2000-gallon tank to support this new renovation. Submit a plot plan showing all the septic system components and area where you intend on placing a new tank. The septic system must be shown on your plan along with the well and your existing house showing the proposed addition. Your well and septic system must be up to current standards and requirements for a building permit review.

Guidance is listed Below:

Health Requirements Prior to Testing

1. Upgrade Requirements- Upgrade Application (See Attached) completed and submitted to the Howard County Health Department along with \$288 fee and a proposed location plan for the new tank. Please include elevations for the tank, connection into the house and show location placement for the tank provided by your engineer.
2. Your well will be evaluated also to make sure it is up to code. If the well is not up to code it must be addressed prior to building permit approval.
3. Once all this has been completed, we can schedule for perc testing.

Your building permit will be placed "on hold" until all Health Department requirements are met. If you have any questions or correspondence, I can be reached at the above address or by telephone at (410) 313-2775.

Respectfully,

Dana Bernard

Dana Bernard, REHS/RS
Environmental Specialist II
Well and Septic Program

Dana Bernard, LEHS
Environmental Health Specialist II
Howard County Health Department
Well and Septic Program

8930 Stanford Blvd. Columbia, MD 21045

410-313-2775 office

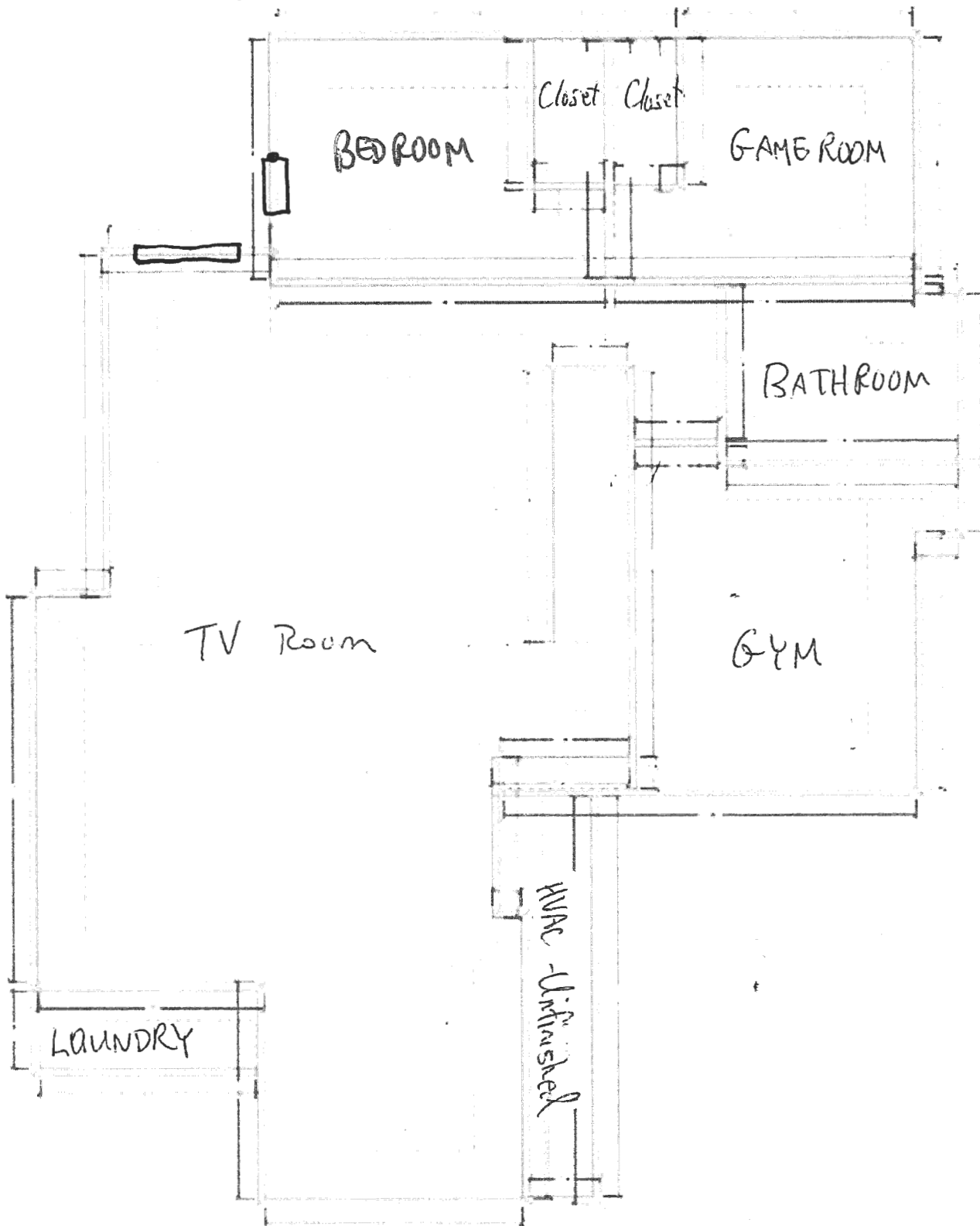
www.hchealth.org

Social Media: @hocohealth

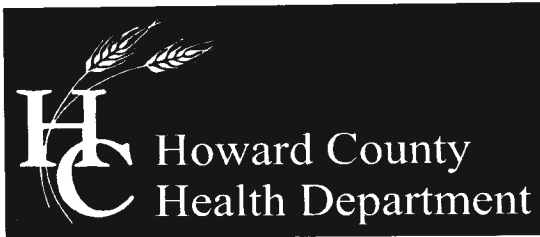


Proposed Finishes

9-18-24



B-24003457



Office of the Health Officer

8930 Stanford Drive, MD 21045

Main: 410-313-6300 | Fax: 410-313-6303

TDD 410-313-2323 | Toll Free 1-866-313-6300

www.hchealth.org

Facebook: www.facebook.com/hocohealth

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

DATE: October 7, 2024

TO: Rick Baker (Applicant)

Via E-mail: rick@eldersburgrenovations.com

RE: **Building Permit #B24003457**

15233 Bucks Run

Woodbine, MD 21797

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Respectfully,

Dana Bernard

Dana Bernard, REHS/RS
Environmental Specialist II
Well and Septic Program

6/25/01
10:00
lay out

6/20/01
Septic Co. P.M.

04-362241

ISSUE DATE: 6/21/2001

APPROVAL DATE: 6/27/01

PERMIT

~~515300-A~~

A 58095-B

ON-SITE SEWAGE DISPOSAL SYSTEM HOWARD COUNTY HEALTH DEPARTMENT BUREAU OF ENVIRONMENTAL HEALTH

INDEXED

Fogles Septic Clean, Inc IS PERMITTED TO INSTALL ALTER

ADDRESS: 580 Obrecht Rd, Sykesville, MD PHONE NUMBER: 410-795-5670

SUBDIVISION: Wellington West II LOT NUMBER: 3

ADDRESS: 15233 Bucks Run Drive PROPERTY OWNER: Pulte Homes

SEPTIC TANK CAPACITY (GALLONS): 1250

PUMP CHAMBER CAPACITY (GALLONS): N/A

NUMBER OF BEDROOMS: 4

SQUARE FEET PER BEDROOM: 180

LINEAR FEET OF TRENCH REQUIRED: 240

TRENCHES:	Trench to be 3.0 feet wide. Inlet 2.0 feet below original grade. Bottom maximum depth 4.0 feet below original grade. Effective area begins at 2.0 feet below original grade. 2.0 feet of stone below distribution pipe.
LOCATION:	Place the distribution box 100' down the right lot line and 30' off this same lot line. Run (3) trenches on contour to right side of lot.
NOTES:	

PLANS APPROVED: MER DATE: 5/9/01

- NOTE: PERMIT VOID AFTER 2 YEARS
- NOTE: CONTRACTOR RESPONSIBLE FOR SCHEDULING A PRE-CONSTRUCTION INSPECTION FOR ALL INSTALLATIONS
- NOTE: WATERTIGHT SEPTIC TANKS REQUIRED
- NOTE: ALL PARTS OF SEPTIC SYSTEM SHALL BE 100 FEET FROM ANY WATER WELL
- NOTE: MANHOLE RISERS REQUIRED ON ALL SEPTIC TANKS AND PUMP CHAMBERS

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 410-313-2640 FOR INSPECTION OF SEPTIC SYSTEM

BUILDING PERMIT SIGNED AND RETURNED 7-3-02
1300 137 279-DECK

P 515300-A

NOT TO SCALE

TRENCH DATA

TRENCH WIDTH $\frac{1}{3} | \frac{2,3}{2}$

TRENCH INLET DEPTH 2

TRENCH BOTTOM DEPTH $\frac{1}{4} | \frac{2,3}{7}$

DEPTH OF STONE $\frac{1}{2} | \frac{2,3}{5}$

NUMBER OF TRENCHES 3

TOTAL TRENCH LENGTH 171

ABSORBENT AREA 769

DISTRIBUTION BOX LEVEL ✓

BAFFLE IN DISTRIBUTION BOX ✓

SEPTIC TANK DATA

SEPTIC TANK 1250.75 GALLONS

MANHOLE RISER ✓

6 INCH INSPECTION PORT ✓

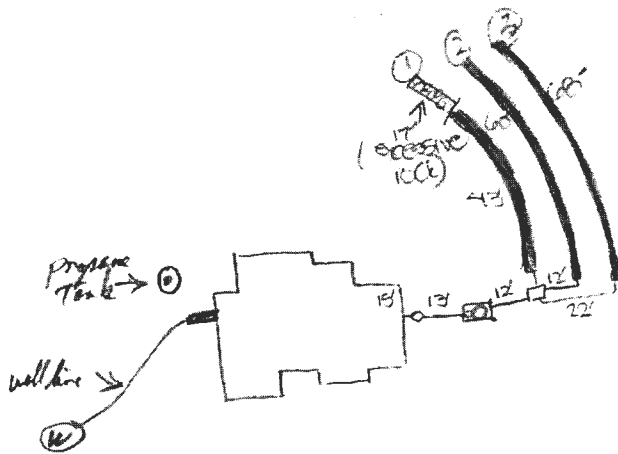
PUMP CHAMBER DATA

~~PUMP CHAMBER GALLONS _____~~

~~MANHOLE RISER _____~~

~~ALARM _____~~

~~PUMP PERFORMANCE TEST _____~~



BUCKS DR. DRIVE

PRE-CONSTRUCTION INSPECTION: 6/25/01 OK TO START PER PLAN (MR)

INSPECTION COMMENTS: 6/26/01 first trench stopped @ 43' in length - excessive rock beyond. second and third trench specs were revised based on soil types to conserve remainder of SDA. DCC 6/26/01 P.M. OK to continue work. DCC 6/27/01 A.M. OK to cover work - need 6" c.o. and manhole. OK 8-10-01 WPI OK - COVER KG/RP

6/27/01 P.M. FINAL INSP: OK to cover all septic work. DCC

INSPECTOR [Signature] DATE SYSTEM APPROVED [Signature]

BUILDING PERMIT DIVISION
AND RETURNED