



Bureau of Environmental Health

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

August 6, 2013

Mr. Daniel Swinder
1115 River Road
Sykesville, MD 21784

RE: Waiver Approval
1115 River Road
Sykesville, MD 21784

Dear Sir:

The Health Department received your waiver request dated June 18, 2013 for the above referenced property. This agency will grant **approval** of the waiver to the required Percolation Certification Plan as required by the *Howard County Code, Subtitle 8, Section 3.805*. The waiver has been approved on the basis that the proposed addition is within the one hundred (100) foot well setback to the sewage reserve area and therefore does not affect future sewage disposal area. Additionally, the proposed addition does not increase the number of bedrooms in the home.

Be advised that any future addition may require percolation testing and a Percolation Certification Plan will be required. Any deviations from the site plan submitted with the request will be subject to further review by this Department. A floor plan of the proposed addition must be submitted to the Health Department prior to approval of the building permit.

Any questions regarding this decision may be directed to the Well and Septic Program of the Howard County Health Department.

Respectfully,

Michael J. Davis, R.E.H.S.

Assistant Director

Bureau of Environmental Health

1115 River Road
Sykesville, MD 21784

June 18, 2013

Mr. Michael J. Davis,
Assistant Director of Environmental Health
Howard County Health Department
Bureau of Environmental Health,
7178 Columbia Gateway Drive,
Columbia, Maryland 21046
(410) 313-2651

6/20/13
Approved
M. Davis

RE: Variance request for 1115 River Road, Sykesville, Maryland 21784
Building Permit #B13001812

Dear Mr. Davis,

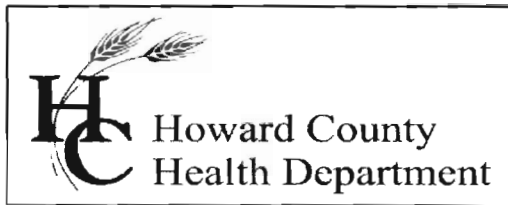
I have applied for the above mentioned building permit to add a one story, 960 square foot, two car garage, attached by an open breezeway. The house was built in 1962 and we purchased it in 2000 from the original owner. Other than regular maintenance, the septic field and well have been adequate for our needs and are in good working order. The house currently has two bedrooms and one full bath. The proposed addition will not add any new bedrooms or baths to the current structure. Therefore, no new demands will be placed on the existing septic system. The purpose of the proposed addition is only to add an additional storage area to the property. My wife and I are both in our 60's and do not plan to add other additions to accommodate any additional people or rooms to house that will change the demands on the property.

The property next door is currently under permit also and has filed for and been granted a variance by the Health Department for an addition to extend a bedroom and add a full bath. The only reason for mentioning this is that both houses are similar as they were built by the same owner. My house was built for the builder and the house next door (1105 River Road) was built for his daughter. These houses are mirror images of each other. Both are two bedrooms and one bath and both were built around 1962 by same person, using the same plan and footprint.

As a residential plans examiner for Howard County in the Department of Inspections, Licenses and Permits, I worked closely with the Health Department over the past twenty years. Mike, I hope you can consider my above request for a variance from the percolation certification plan. If you have any questions or need any additional information, please call me 401-313-3953. Thanking you in advance for your time and consideration in this matter.

Mr. and Mrs. Daniel Swinder

Daniel Swinder



Bureau of Environmental Health

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

5/30/2013

TO: Daniel Swinder, owner
dswinder@howardcountymd.gov

FROM: Robert Bricker, REHS/R.S., Environmental Sanitarian
Well and Septic Program

RE: Building Permit Application B13001812; Percolation Certification Plan required

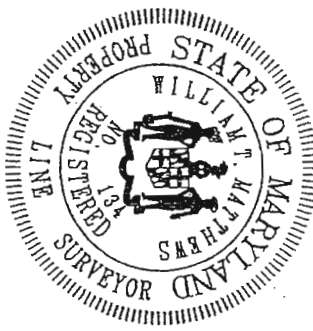
Dear Mr. Swinder,

The referenced building permit application cannot be approved by the Health Department at this time. The Howard County Health Department requires that you have an approved Percolation Certification Plan. The content of this plan [Howard County Code 3.805] and the supporting data serve as Health Department's justification for approving the current building permit application (B13001812) and any subsequent building permit applications. Records for '1115 River Road', or for 'River Park Estates -Lot 6' have not been found in the Health Department files.

The Annotated Code of Maryland [COMAR, 26.04.02.02.D(4)] requires the Approving Authority, i.e. the Health Department, to certify existing on-site sewage disposal and water supply systems prior to issuance of a construction permit by the county. Furthermore, Howard County Code [3.805(A)(2)(X)] requires that each lot created prior to March 1972 have a sewage easement (re: septic reserve area) having "adequate area for an initial septic system and two 2 repairs".

You may contact me at the Bureau of Environmental Health, 410-313-2691 if you have questions about these contents.

RB
Copy: file



Location Drawing

Scale: 1" = 60'

It is of benefit is to a consumer only insofar as it is
 d by a lender or a title insurance company or its agent
 location with contemplated transfer, financing or refinancing.
 it is not to be relied upon for the establishment or location
 ings, garages, buildings, dwellings or other existing or
 improvements nor does the plat purport to reflect
 or other distances with any specific level of accuracy. The
 does not provide for the accurate identification of
 y boundary lines, but such identification may not be required
 ; transfer of title or securing financing or refinancing.
 approximate location of the dwelling is shown in relation
 apparent property lines for the property known as

1115 River Road
 Howard County, Maryland

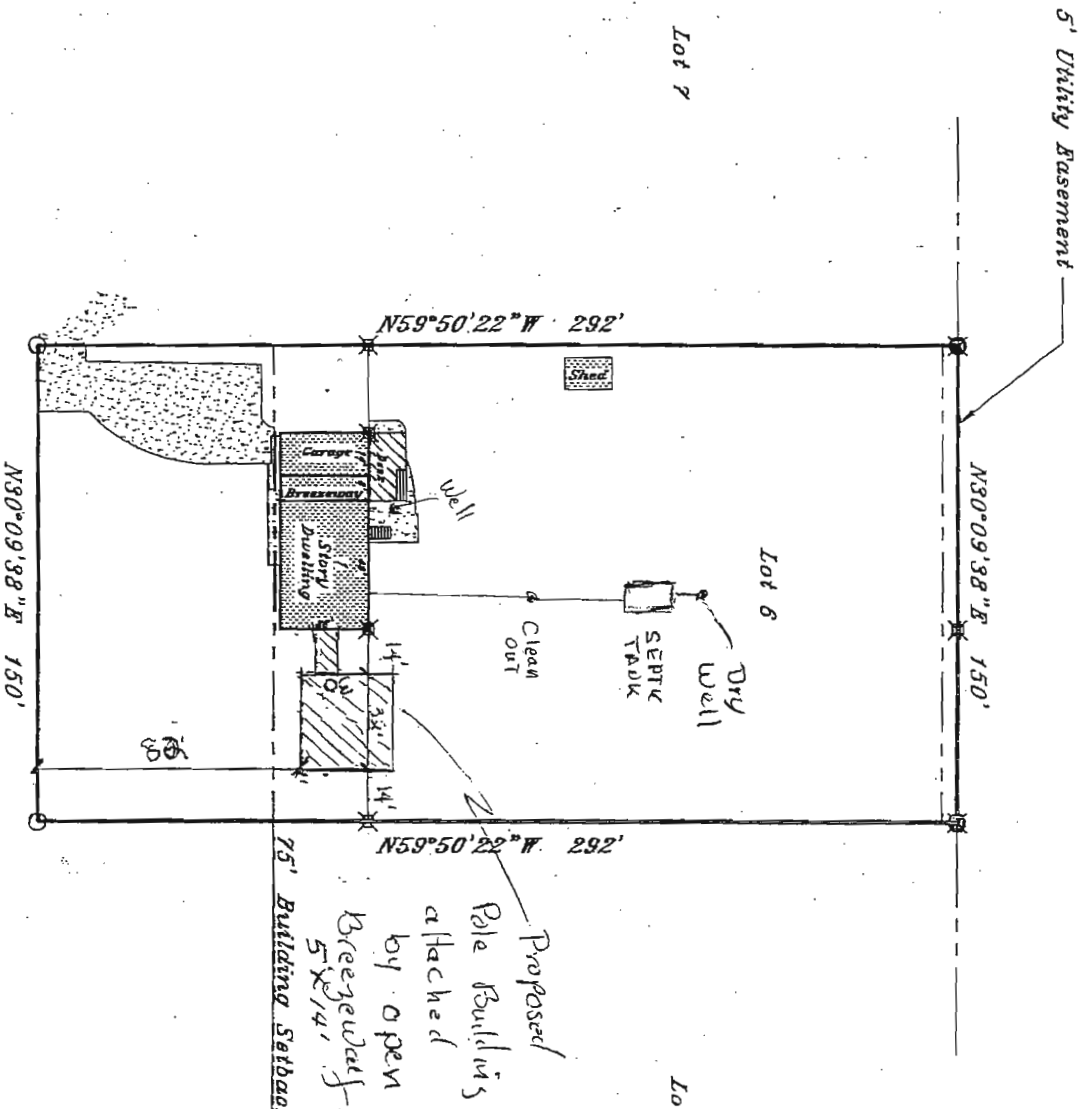
Don L. Mattar 1/5/00

urton Design Corporation

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99-BR1780



Lot 6
 Block/Section
 Plat Reference
 Title of Plat