



Howard County  
Health Department

Bureau of Environmental Health  
7178 Gateway Drive Columbia, MD 21046  
(410) 313-2640 Fax (410) 313-2648  
TDD (410) 313-2323 Toll Free 1-866-313-6300  
website: www.hchealth.org

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

RECEIPT DATE: 7/10/14

**ONSITE SEWAGE DISPOSAL SYSTEM**

P 554535

INSTALLATION

APPROVAL DATE: 3/12/15 *(K. Rossman)*

**PERMIT  
CONSTRUCTION**

A \_\_\_\_\_

PROPERTY ADDRESS: 12402 Stella Drive

SUBDIVISION: Fulton Manor II

LOT: P/B TAX ID: \_\_\_\_\_

CONTRACTOR: Freedom Septic Clean Inc.

EMAIL: \_\_\_\_\_

CONTRACTOR ADDRESS: 2809 Liberty Road, Eldersburg, MD 21784

PHONE: 410-795-2947

PROPERTY OWNER: Trinity Quality Homes

EMAIL: \_\_\_\_\_

OWNER ADDRESS: 3675 Park Avenue Ste 301, Ellicott City, MD 21043

PHONE: 443-324-9806

BAT UNIT MODEL: Norweco

BAT UNIT SIZE: 600GPD

PUMP CHAMBER CAPACITY (GALLONS): \_\_\_\_\_

PUMP SIZE: \_\_\_\_\_

NUMBER OF BEDROOMS: 4

HOUSE SQ. FT. \_\_\_\_\_

APPLICATION RATE: 0.8

DISTRIBUTION SYSTEM: GRAVITY FED ☒

LOW PRESSURE DOSED ☐

TRENCHES:	LINEAR FEET REQUIRED: <u>214'</u>	INLET DEPTH: <u>SEE BAT PLAN</u> <u>4'</u>
	TRENCH WIDTH: <u>2'</u>	MAXIMUM BOTTOM DEPTH: <u>8'</u>
	MINIMUM SPACE BETWEEN TRENCHES: <u>SEE BAT PLAN</u>	EFFECTIVE AREA BEGINNING DEPTH: <u>6'</u>
LOCATION:	PER APPROVED SITE PLAN. SEWAGE DISPOSAL AREA AND BAT UNIT LOCATION MUST BE STAKED BY LICENSED SURVEYOR PRIOR TO PRE-CONSTRUCTION INSPECTION.	
NOTES:	Set BAT unit per plan.	

ISSUED BY: Jeff Williams

ISSUE DATE: \_\_\_\_\_

EXPIRATION DATE: 7/10/15

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 SEPTIC TANKS REQUIRED

NOTE: ALL PARTS OF SEPTIC SYSTEM SHALL BE AT LEAST 100 FEET DOWNGRADE 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

**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

See As-Built Drawing  
On Separate Sheet

ROAD NAME

**TRENCH/DRAINFIELD DATA**

WIDTH 2' INLET 4' BOTTOM 8'  
NUMBER OF TRENCHES 3  
TOTAL LENGTH 215'  
ABSORPTION AREA 330  
DISTRIBUTION BOX LEVEL Yes  
DISTRIBUTION BOX BAFFLE Elbow  
DISTRIBUTION BOX PORT Yes

**SEPTIC TANK DATA**

SEPTIC TANK I LEVEL Yes  
MANUFACTURER Back River Pre-cast  
CAPACITY 1300 GAL  
SEAM LOC Top  
TANK LID DEPTH 1'-2'  
BAFFLES No  
BAFFLE FILTER N/A  
MANHOLE LOC Front/Middle/Rear  
6" PORT LOC None  
WATERTIGHT TEST No  
SLOTTED N/A  
DATE ON LID 9/29/2014

PUMP/SEPTIC TANK LEVEL Yes

MANUFACTURER Back River Pre-cast  
CAPACITY 1000 GAL  
SEAM LOC Top  
TANK LID DEPTH 1'-1.5'  
BAFFLES None  
BAFFLE FILTER No  
MANHOLE LOC Middle  
6" PORT LOC None  
WATERTIGHT TEST No  
SLOTTED No  
DATE ON LID Dry

**PRE-CONSTRUCTION:**

10/14/2014 Layout done. Install similar to plan. (BB)

INSTALLATION: 10/20/2014 Tanks set. Plumbing from house to septic tanks covered without inspection. (BB)

10/23/2014 (AM) Pump line installed. Starting on trenches. (BB)

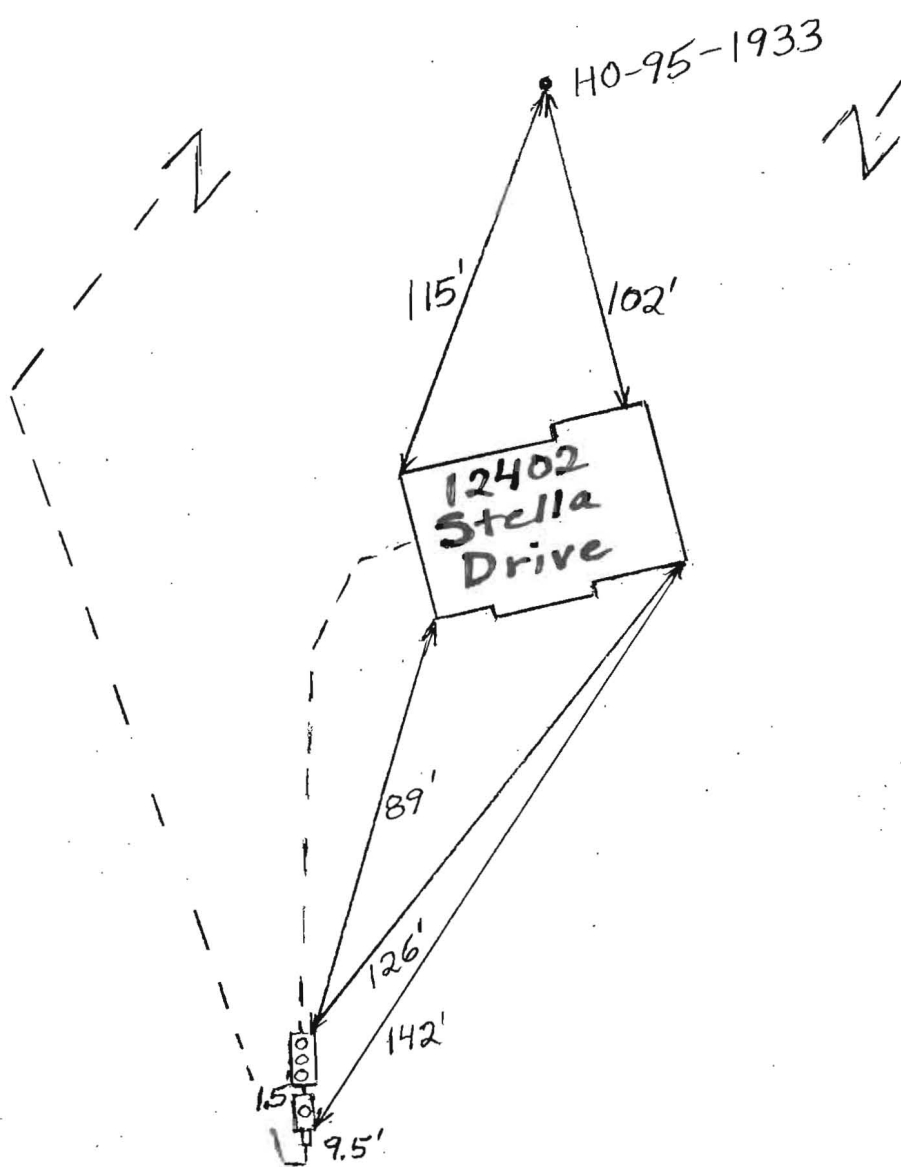
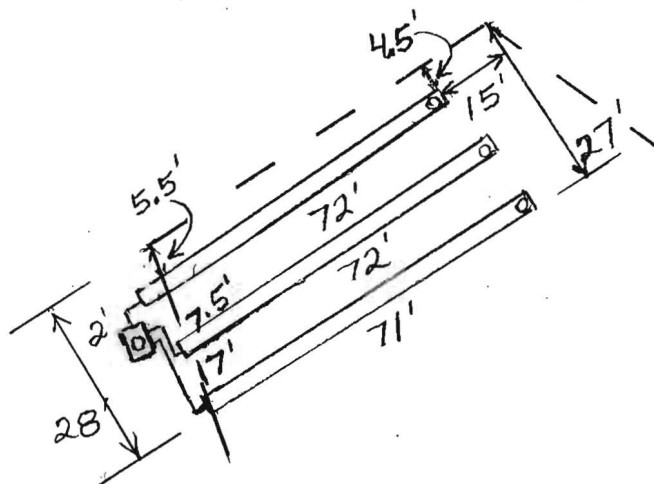
10/23/2014 (PM) System finished except for pump and alarm test and BAT certification from Norwesco inspector. (BB) 3/12/15 Pump/Alarm test OK.

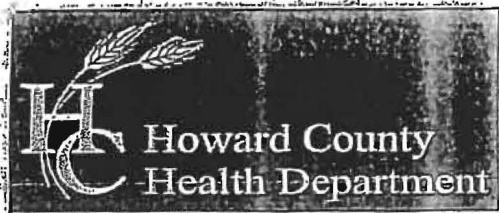
FINAL INSPECTOR

/s/ [Signature]

DATE OF APPROVAL

3/12/15





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www.hchealth.org  
Facebook: www.facebook.com/hocohealth  
Twitter: HowardCoHealthDep

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

**OPERATION AND MAINTENANCE AGREEMENT  
FOR AN ON-SITE SEWAGE DISPOSAL SYSTEM  
HAVING AN ADVANCED PRE-TREATMENT SYSTEM**

THIS AGREEMENT is made this 6<sup>th</sup> day of June 2014 among  
\_\_\_\_\_, hereinafter collectively referred to as  
"Owner", and the Howard County Health Department hereinafter referred to as the  
"County".

WHEREAS, Owner is the owner or contract owner of a parcel of land located at  
12402 Stella Dr. Fulton, MD 20759 in the 5th Election District of Howard  
County, Maryland, and the deed to same is recorded or shall be recorded among the Land  
Records of Howard County, Maryland in Liber \_\_\_\_\_ Folio \_\_\_\_\_.

WHEREAS, The Lot is suitable for the installation of a conventional on-site sewage  
disposal system with an advanced pre-treatment system, utilizing best available  
technology to perform nitrogen reduction, in accordance with the Code of Maryland  
Regulations 26.04.02.07, effective January 1, 2013.

NOW, THEREFORE, the parties hereto agree as follows:

- A. Owner hereby grants to the County the right to enter upon the Lot at any reasonable time for access to the system to make periodic inspections and the Owner agrees to provide any information and data in Owner's possession reasonably requested and needed by the County to develop accurate and thorough test results.
- B. Owner acknowledges and agrees that neither the County nor any of its agents or employees, either officially or individually, underwrites the operation of any system approved by them.
- C. The Owner will devote reasonable care and effort to the operation and maintenance of the system in perpetuity or until a public sewer connection is made so that a system malfunction is not the result of poor maintenance, faulty operation, or neglect.
- D. The Owner agrees to enter into a contract reasonably acceptable to the Owner and the County with a private entity to operate and maintain on a regularly scheduled basis an approved advanced pre-treatment system. The owner shall supply a copy of the contract to the County when it is renewed or altered.
- E. This agreement shall run with the land and upon Owner's taking title to the Lot shall bind the Owner, their heirs, successors, and assigns to the provisions of the agreement as



long as the property is in existence and after installation of the system. Owner further agrees that they shall inform in writing any subsequent purchaser or lessee of the Lot that the system shall require maintenance or other attention. Upon taking title to the Lot, the Owner agrees to cause this agreement to be recorded in the Land Records of Howard County and assure that it becomes part of the Deed for the subject property in order that prospective buyers may be aware of the special conditions affecting this property.

F. This agreement shall not be construed to limit any authority of the County to protect the public health, safety or comfort or to issue any other orders to take any other action which is now or may hereafter be within its authority.

G. This agreement may be voided at any time at the discretion of the County.

H. This agreement contains the entire agreement and understanding between the County and the Owner. There are no additional terms other than as contained in this agreement. This agreement may not be modified, except in writing signed by each of the parties or by their authorized representatives.

I. The laws of the State of Maryland govern the provisions of all transactions pursuant to this agreement.

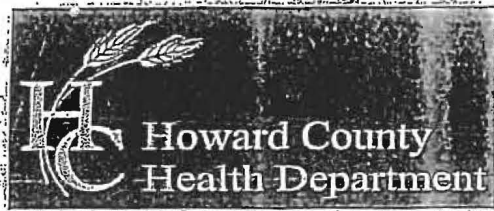
J. Owner acknowledges and agrees that interior renovations to increase the number of bedrooms or an increase in living space shall not be permitted without approval from the County.

IN WITNESS WHEREOF, the parties have signed and sealed this agreement on the date indicated above.

James Sheehan 6/2/14  
Owner Date

Maria Sheehan 6/2/14  
Owner Date

Michael J. Davis 6/3/14  
Howard County Health Department



## Bureau of Environmental Health:

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

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40  
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James Shehan 6/2/14  
Owner Date  
James Shehan

Maria Shehan 6/2/14  
Owner Date  
Maria Shehan

Michael J. Quinn 6/3/14  
Howard County Health Department

LR - Recording Fee (No  
Taxes) 20.00  
Grantor/Grantee Name:  
Shehan  
Reference/Control #: 133  
LR - Surcharge 40.00  
Subtotal: 60.00  
Total: 60.00  
06/03/2014 02:12  
CC13-05  
#2888837 CC0503 -  
Howard Co  
Columbia/CC05.03.04 -  
Register 04

## Geisert, Andrew

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**From:** Geisert, Andrew  
**Sent:** Monday, May 05, 2014 9:07 AM  
**To:** 'Jeremiah Reynolds'  
**Subject:** Fulton Manor II - Parcel B - BAT Plan review

Jeremiah,

I just reviewed your revisions to the BAT Plan for Parcel B. You will need to adjust the installation depth of the pump chamber. The most we will allow is 3 feet of cover on a tank, unless it is designed for traffic bearing capabilities. In order to get that, you may need to relocate the BAT a little farther down grade, so it can sit higher in the ground.

Andrew Geisert  
Environmental Sanitarian Supervisor  
Howard County Health Department  
Bureau of Environmental Health  
Office: 410-313-6287  
Fax: 410-313-2648  
[ageisert@howardcountymd.gov](mailto:ageisert@howardcountymd.gov)

### CONFIDENTIALITY NOTICE

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# Back River Pre-Cast, LLC

PO BOX 329  
Glyndon, MD 21071  
Phone # 410-833-3394  
Fax # 410-833-4116

## Letter of Certification

This is to certify that the Norweco Singulair TNT 600 GPD Septic Tank installed at 12402 Stella Dr., Fulton, MD 20777 October 17, 2014 was installed according to the manufacture's specifications.

Installer: Bruce Bopst



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MATTHEW GECKLE

Vice-President







RAYMOND REGAN, MARIAN REGAN  
LIBER 721, FOLIO 293  
TAX MAP 34, PARCEL 200  
ZONED: RR-DEO

PUBLIC  
FOREST CONSERVATION  
EASEMENT NO. 1  
TOTAL AREA = 7.95 ACRES  
(RETENTION)

EXISTING PERMANENT  
50' WIDE BGE EASEMENT  
(L. 12562, F. 285)

EXISTING TEMPORARY  
CONSTRUCTION EASEMENT  
(L. 12562, F. 285)

RICHARD PUE  
LIBER 283, FOLIO 383  
TAX MAP 40, PARCEL 274  
ZONED: RR-DEO

OPEN  
SPACE  
LOT 28

FOREST CONSERVATION  
EASEMENT No. 2  
1.3 AC.±  
(TO BE RETAINED)

BUILDABLE PRESERVATION  
PARCEL "B"  
TOTAL AREA = 25.003 AC.±

PARCEL 165  
CHESAPEAKE CONFERENCE  
ASSOCIATION OF SEVENTH  
DAY ADVENTISTS  
LIBER 10142, FOLIO 001  
ZONED: RR-DEO

PART OF EX. PUBLIC  
FOREST CONSERVATION  
EASEMENT NO. 1  
PLAT NOS. 20775-20776

PART OF BUILDABLE  
PRESERVATION PARCEL "B"

PART OF 24' PRIVATE USE-IN-COMMON  
ACCESS EASEMENT ACROSS LOT 6 &  
BUILDABLE PRESERVATION PARCEL "B".  
FOR THE USE AND BENEFIT OF LOT 6  
& BUILDABLE PRESERVATION PARCEL "B".  
MAINTENANCE AGREEMENT RECORDED AMONG  
THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.  
SIMULTANEOUSLY WITH THE RECORDING  
OF THE RECORD PLAT. PLAT NO. 19194-19195

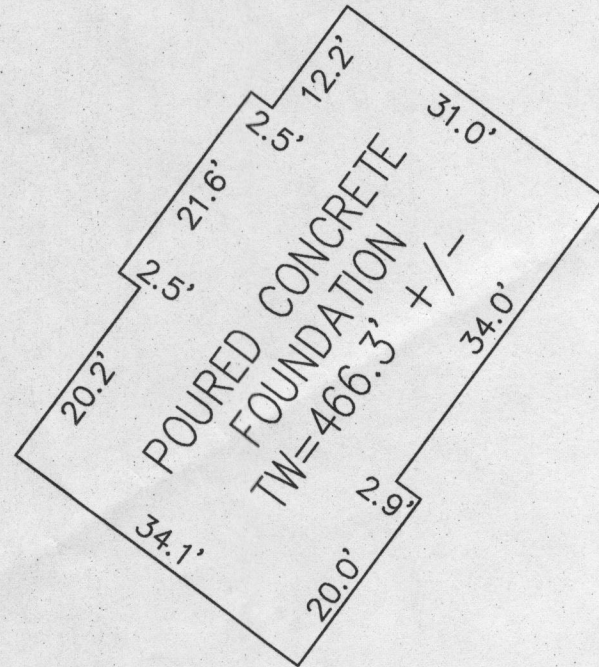
LOT 1  
FULTON MANOR II  
LOT 1 & NON-BUILDABLE  
BULK PARCEL "A"  
PLAT NOS. 19194 & 19195  
ZONED: RR-DEO

### SURVEYOR'S CERTIFICATION

PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE  
PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED  
PROPERTY LINE SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO.  
267, EXPIRATION DATE JULY 28, 2016.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF THAT THE  
IMPROVEMENTS ARE LOCATED AS SHOWN AND THERE ARE NO ENCROACHMENTS EXCEPT  
AS SHOWN.  
THOMAS M. HOFFMAN JR., PROPERTY LINE SURVEYOR #267 DATE 7.03.14

**ROBERT H. VOGEL  
ENGINEERING, INC.**  
ENGINEERS • SURVEYORS • PLANNERS  
8407 MAIN STREET TEL: 410.461.7666  
ELICOTT CITY, MD 21043 FAX: 410.461.8961



### DETAIL

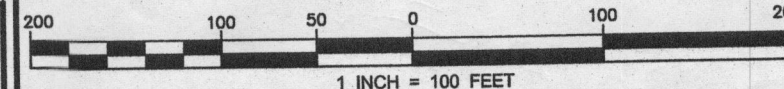
BUILDING PERMIT # 14001307

### WALL CHECK DRAWING

**PARCEL "B"**  
**FULTON MANOR II**

12402 STELLA DRIVE  
PLAT NO. 22479 - 22481  
FIFTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND  
SCALE: 1" = 100' JULY 2, 2014

### GRAPHIC SCALE



COMPILED BY: R.E.D.  
DRAWN BY: R.E.D.  
CHECKED BY: T.M.H.  
W.O. NO.: 13-033  
SHEET 1 OF 1