



Building Permit Application

Howard County Maryland
Department of Inspections, Licenses and Permits
3430 Court House Drive
Permits: 410-313-2455
www.howardcountymd.gov

Date Received: 6/16/14

Permit No.: B14002095

Building Address: 15233 Sweetbay Street
City: WOODBINE State: MD Zip Code: 21797
Suite/Apt. #: SDP/WP/BA#: F-07-38
Census Tract: Subdivision: BELLE HAVEN
Section: Area: Lot: 40
Tax Map: Parcel: Grid:
Zoning: Map Coordinates: Lot Size:

Existing Use: vacant lot
Proposed Use: new S. F. D.
Estimated Construction Cost: \$ 295,000
Description of Work: MANHATTAN - W/MORN. RM.
EXT. FAM. RM AND 3 CAR GARAGE
2 STORY, FULL BSMT., 10 R, 3 FB,
Occupant or Tenant: 1 HB, & 3 CAR GARAGE.
Was tenant space previously occupied? ☒ Yes ☐ No
Contact Name: FIN. BSMT to Rec. RM.
Address: Den, Exercise RM & full
City: BATHRM State: Zip Code:
Phone: Fax:
Email:

Commercial Building Characteristics	Residential Building Characteristics
Height:	☒ SF Dwelling ☐ SF Townhouse
No. of stories:	Depth Width
Gross area, sq. ft./floor:	1 st floor:
	2 nd floor:
Area of construction (sq. ft.):	Basement:
	☒ Finished Basement
Use group:	☐ Unfinished Basement
	☐ Crawl Space
Construction type:	☐ Slab on Grade
☐ Reinforced Concrete	No. of Bedrooms:
☐ Structural Steel	Multi-family Dwelling
☐ Masonry	No. of efficiency units:
☐ Wood Frame	No. of 1 BR units:
☐ State Certified Modular	No. of 2 BR units:
	No. of 3 BR units:
	Other Structure:
	Dimensions:
➤ Roadside Tree Project Permit	Footings:
☐ Yes ☒ No	Roof:
Roadside Tree Project Permit #	☐ State Certified Modular
	☐ Manufactured Home

Property Owner's Name: BELLE HAVEN BAKER LLC
Address: 10751 Falls Rd. Ste. 405
City: LUTHERVILLE State: MD Zip Code: 21093
Phone: Fax:
Email:

Applicant's Name & Mailing Address, (If other than stated herein)
Applicant's Name: Vicky Meyer
Address:
City: State: Zip Code:
Phone: 410-296-6900 Fax:
Email: MDBLDGPERMITS@COMCAST.NET

Contractor Company: K. HOVNANITAN HOMES
Contact Person: Chester Willett
Address: 1802 Brightseat Rd.
City: Landover State: MD Zip Code: 20785
License No.: 3149
Phone: 301-772-8900 Fax:
Email: CWillett@KHOV.COM

Engineer/Architect Company: D. D. C.
Responsible Design Prof.: Brian Collins
Address: 192 E. Main St.
City: Westminster State: MD Zip Code: 21157
Phone: 410-386-0560 Fax:
Email:

Utilities	
Water Supply	
☐ Public	
☒ Private	
Sewage Disposal	
☐ Public	
☒ Private	
Electric: ☒ Yes ☐ No	
Gas: ☒ Yes ☐ No	
Heating System	
☐ Electric ☐ Oil	
☒ Natural Gas ☐ Propane Gas	
☐ Other:	
Sprinkler System:	
☒ Yes ☐ No	
Grading Permit Number:	G13000401
Building Shell Permit Number:	G13000401

THE UNDERSIGNED HEREBY CERTIFIES AND AGREES AS FOLLOWS: (1) THAT HE/SHE IS AUTHORIZED TO MAKE THIS APPLICATION; (2) THAT THE INFORMATION IS CORRECT; (3) THAT HE/SHE WILL COMPLY WITH ALL REGULATIONS OF HOWARD COUNTY WHICH ARE APPLICABLE THERETO; (4) THAT HE/SHE WILL PERFORM NO WORK ON THE ABOVE REFERENCED PROPERTY NOT SPECIFICALLY DESCRIBED IN THIS APPLICATION; (5) THAT HE/SHE GRANTS COUNTY OFFICIALS THE RIGHT TO ENTER ONTO THIS PROPERTY FOR THE PURPOSE OF INSPECTING THE WORK PERMITTED AND POSTING NOTICES.

Applicant's Signature

MDBLDGPERMITS@COMCAST.NET

Email Address

AGENT

Title/Company

Print Name Vicky Meyer

Date

6/16/2014

JUN 16 2014

LICENSES & PERMITS
DIVISION

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY

PLEASE WRITE NEATLY & LEGIBLY

-FOR OFFICE USE ONLY-

AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	8-2014	Deborah

Is Sediment Control approval required for issuance? ☒ Yes ☐ No
☐ CONTINGENCY CONSTRUCTION START

DPZ SETBACK INFORMATION
Front:
Rear:
Side:
Side St.:
All minimum setbacks met? ☐ Yes ☐ No
Is Entrance Permit Required? ☐ Yes ☐ No
Historic District? ☐ Yes ☐ No
Lot Coverage for New Town Zone:
SDP/Red-line approval date:

Filing Fee	\$ 100.00
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$ 50.00
Add'l per Fee	\$
Total Fees	\$
Sub-Total Paid	\$
Balance Due	\$
Check	#00015467

Distribution of Copies: White: Building Officials

Green: PSZA, Zoning

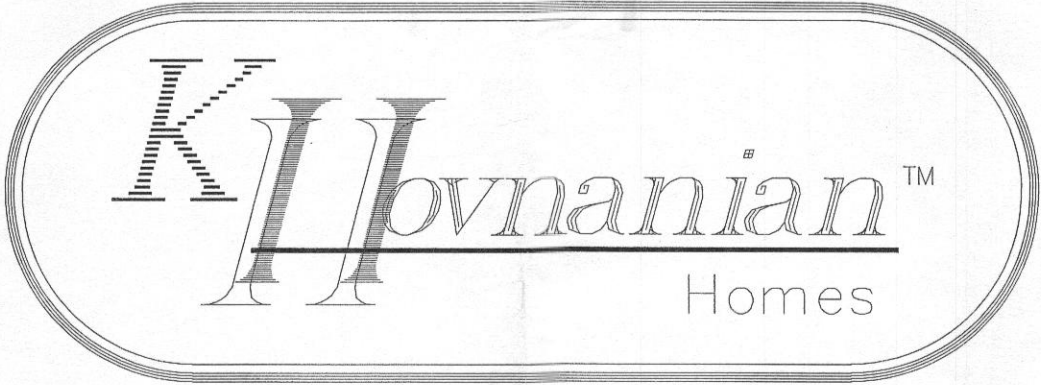
Yellow: PSZA, Engineering

Pink: Health

Gold: SHA

T:\Operations\Updated Forms\Building applmp 8.2012.docx

MID ATLANTIC
AREA



MANHATTAN

REVISION DATE: 6-20-2013

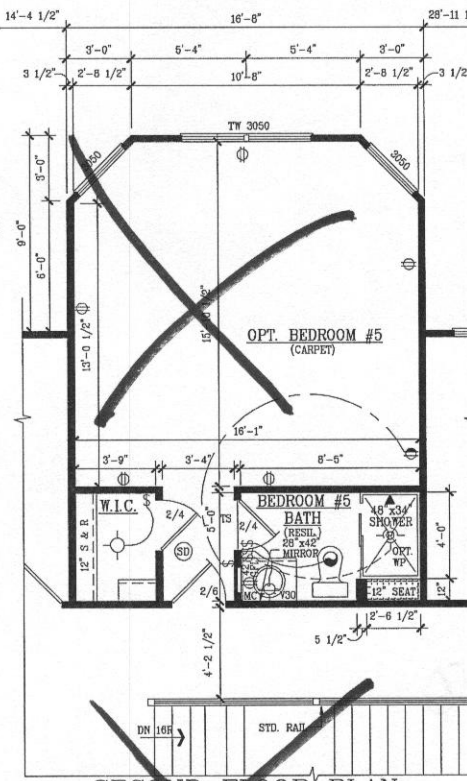
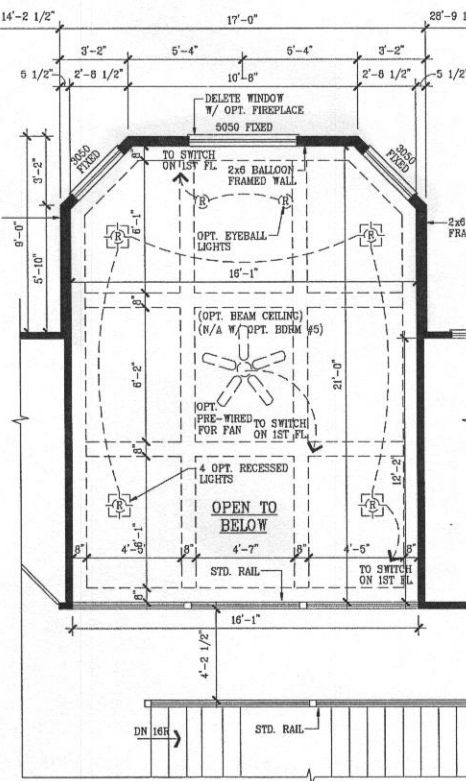
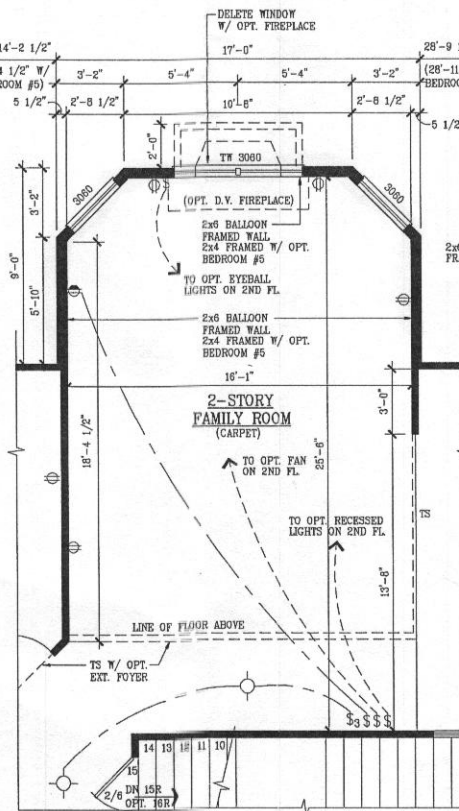
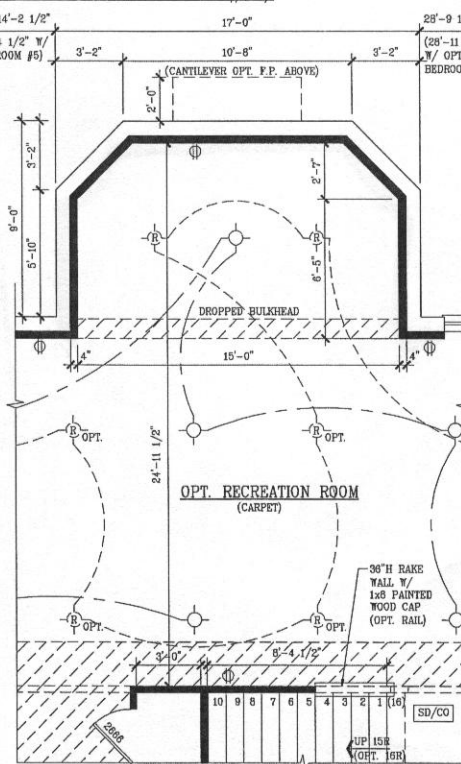
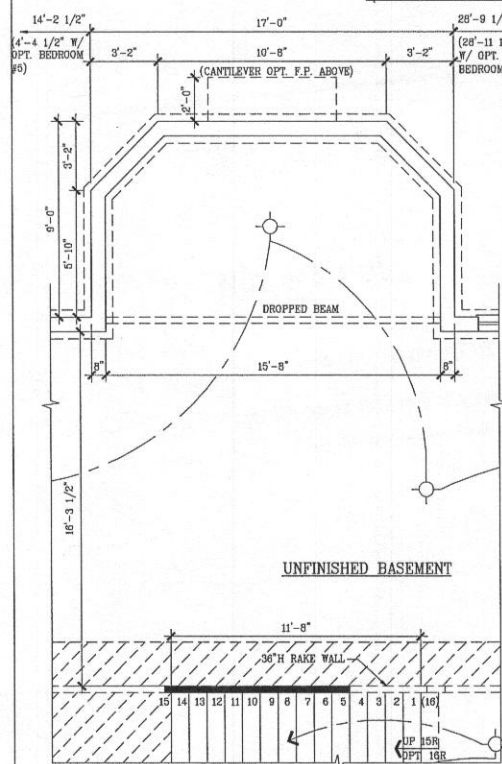
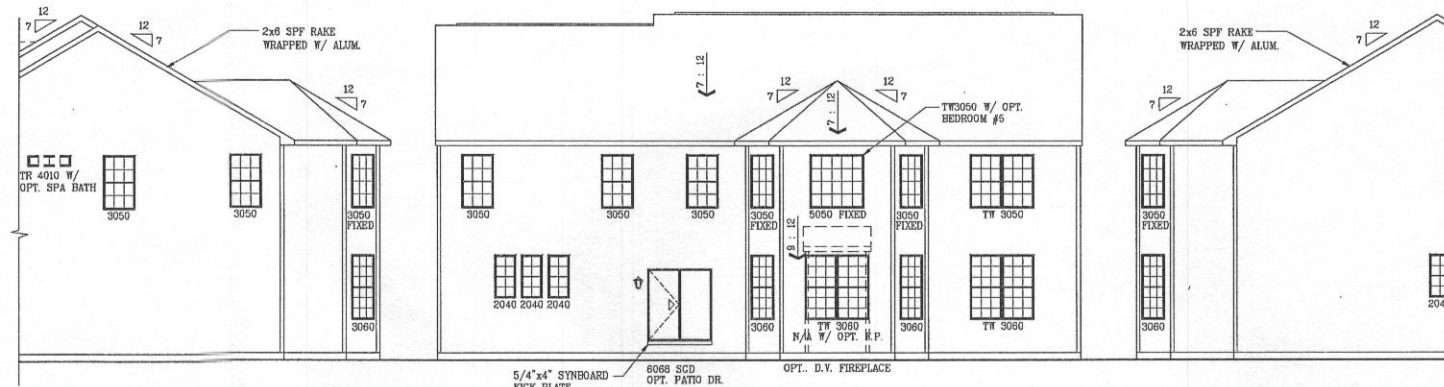
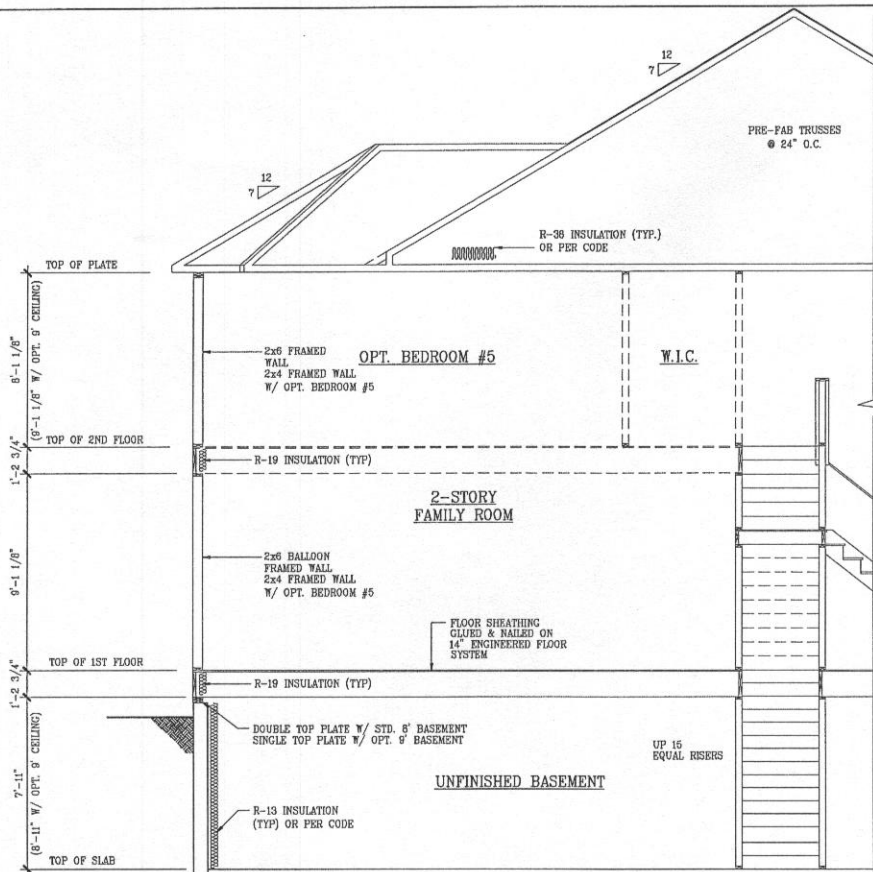
INDEX	
SHEET	DRAWING
1A	TITLE SHEET
PG-1B	2012 IECC CODE COMPLIANCE NOTES
PG-1C	PG COUNTY DETAILS
1D	RES-CHECK
2A	ELEVATION "A" - STD. 8' SECOND FLOOR
2B	ELEVATION "A" W/ BRICK & STONE - STD. 8' SECOND FLOOR
2C	ELEVATION "A" - STD. 9' SECOND FLOOR
2D	ELEVATION "A" W/ BRICK & STONE - STD. 9' SECOND FLOOR
2E	ELEVATION "B" - STD. 8' SECOND FLOOR
2F	ELEVATION "B" W/ BRICK & STONE - STD. 8' SECOND FLOOR
2G	ELEVATION "B" - STD. 9' SECOND FLOOR
2H	ELEVATION "B" W/ BRICK & STONE - STD. 9' SECOND FLOOR
2J	ELEVATION "B" PARTIAL PLANS
2K	ELEVATION "C" - STD. 8' SECOND FLOOR
2L	ELEVATION "C" W/ BRICK & STONE - STD. 8' SECOND FLOOR
2M	ELEVATION "C" - STD. 9' SECOND FLOOR
2N	ELEVATION "C" W/ BRICK & STONE - STD. 9' SECOND FLOOR
2P	ELEVATION "C" PARTIAL PLANS
2Q	ELEVATION "D" - STD. 8' SECOND FLOOR
2R	ELEVATION "D" W/ BRICK & STONE - STD. 8' SECOND FLOOR
2S	ELEVATION "D" - STD. 9' SECOND FLOOR
2T	ELEVATION "D" W/ BRICK & STONE - STD. 9' SECOND FLOOR
2U	ELEVATION "D" PARTIAL PLANS
3A	FOUNDATION PLANS - STD. FULL BASEMENT
3B	FOUNDATION PLANS - OPT. FINISHED LOWER LEVEL
4A	FIRST FLOOR PLANS
5A	SECOND FLOOR PLANS
6A	OPT. 2-CAR SIDE LOAD GARAGE
6B	OPT. 3-CAR SIDE LOAD GARAGE
6C	OPT. 3RD CAR GARAGE
6D	OPT. MORNING ROOM
6E	OPT. BEDROOM #5
6F	OPT. 4' FAMILY ROOM EXT.
6G	OPT. CONSERVATORY
6H	OPT. FIRST FLOOR SUITE W/ BATH
6J	OPT. FIRST FLOOR SUITE #2 W/ BATH
6K	OPT. ALT. FIRST FLOOR SUITE W/ BATH
7A	WALL SECTION - STD. BASEMENT
7B	BUILDING SECTIONS "A-A"
7C	BUILDING SECTIONS "B-B"
8A	OPT. FINISHED LOWER LEVEL ELECTRICAL PLAN
8B	FIRST FLOOR ELECTRICAL PLAN
8C	SECOND FLOOR ELECTRICAL PLAN
8D	OPT. FIRST FLOOR SUITE W/ BATH #2 ELECTRICAL PLANS
8E	OPT. ALT. FIRST FLOOR SUITE W/ BATH ELECTRICAL PLANS
9A	PORTICO PORCH DETAILS

DATE	DESCRIPTION	DATE	DESCRIPTION	DATE	DESCRIPTION	DATE	DESCRIPTION
9-8-2010	PRELIMINARY PLANS	5-28-2012	MISC. REVISIONS	3-29-2013	AR-2013-37		
2-17-2011	MISC. REVISIONS	6-19-2012	DTO COMMENTS	4-22-2013	AR-2013-42		
4-8-2011	ADDED OPT. AREAWAYS TO BASEMENT PLANS	6-26-2012	ADDITIONAL DTO COMMENTS	6-20-2013	AR-2013-107		
8-30-2011	AR-CPD-11-192	7-23-2012	ADDED BRICK/STONE LOCATIONS TO SIDE LOAD GARAGE ELEVS				
11-17-2011	PROTOTYPE REVISIONS	9-5-2012	CPR-AR-12-259				
11-21-2011	AR-CPD-11-278	11-7-2012	CPD-AR-12-372				
1-6-2012	AR-CPD-12-5	2-22-2013	AR-2013-04				
3-26-2012	PLAN REDESIGN / ADDED ELEVATION D / ADDED OPTIONS	3-13-2013	REVISED PG COUNTY NOTES SHEET				
4-23-2012	OPT. BEDROOM SUITE SHOWER REVISIONS	3-15-2013	PROTOTYPE REVISIONS				

2012 IECC & IRC BUILDING CODE

KV198_6039

B14 002095



SECOND FLOOR PLAN
W/ OPT. BEDROOM #5
W/ 4' FAMILY ROOM EXT.

SCALE:
1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

NOTES:
1. ALL INTERIOR & EXTERIOR WALLS
ARE SHOWN @ 3 1/2" UNLESS
OTHERWISE NOTED.

SHEET NUMBER
6F

SCALE
AS NOTED

DRAWN BY

DATE
6-20-2013

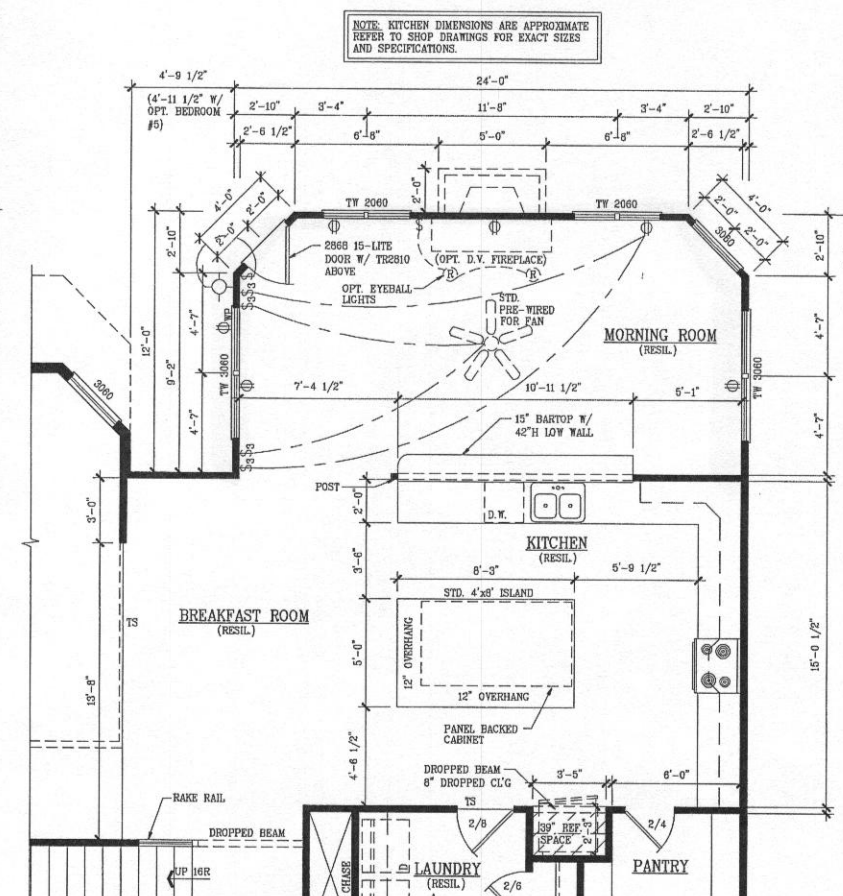
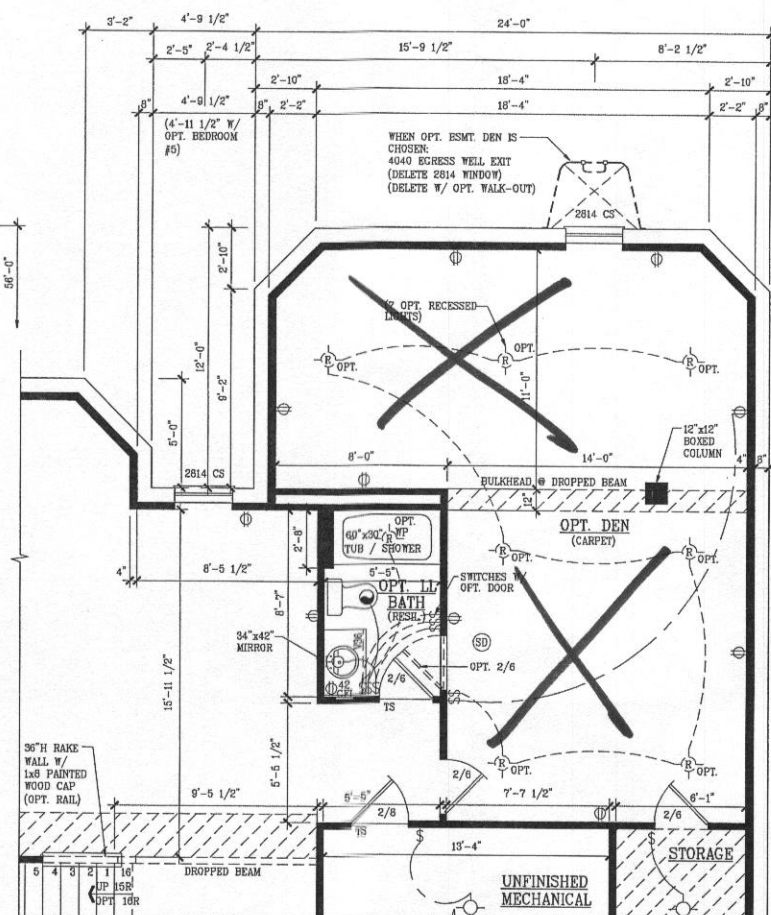
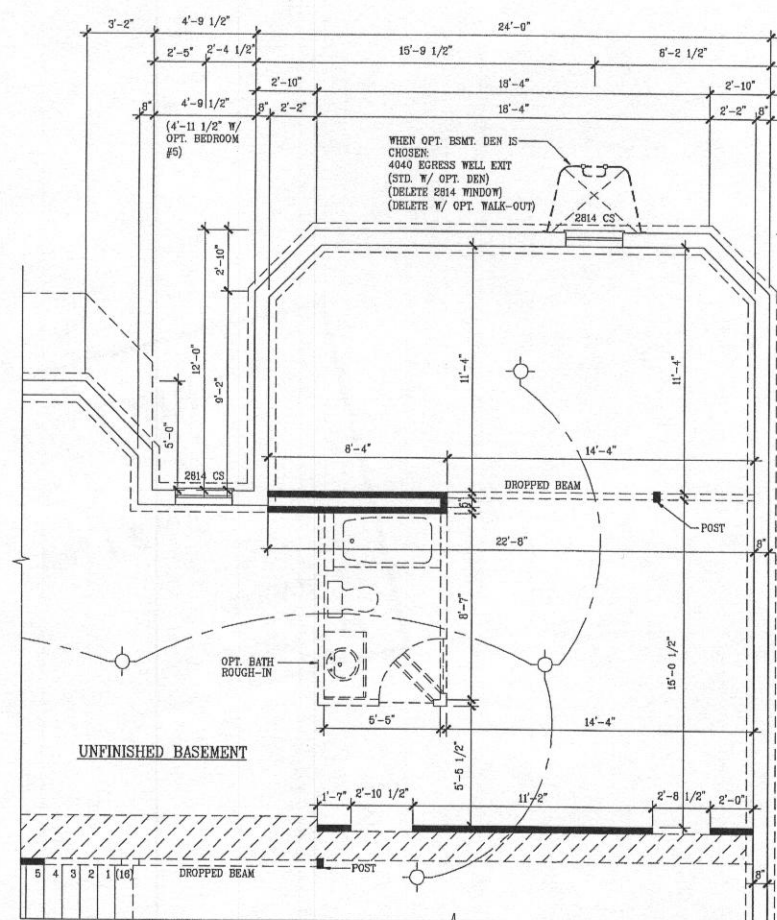
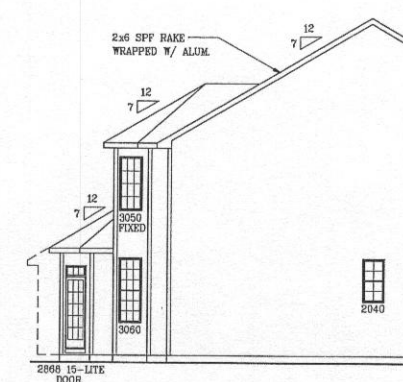
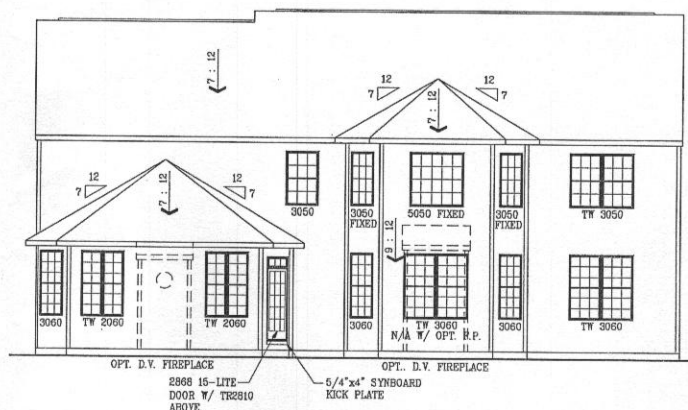
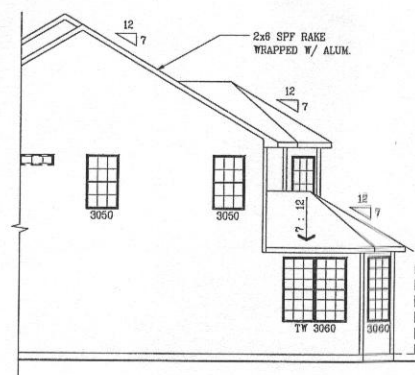
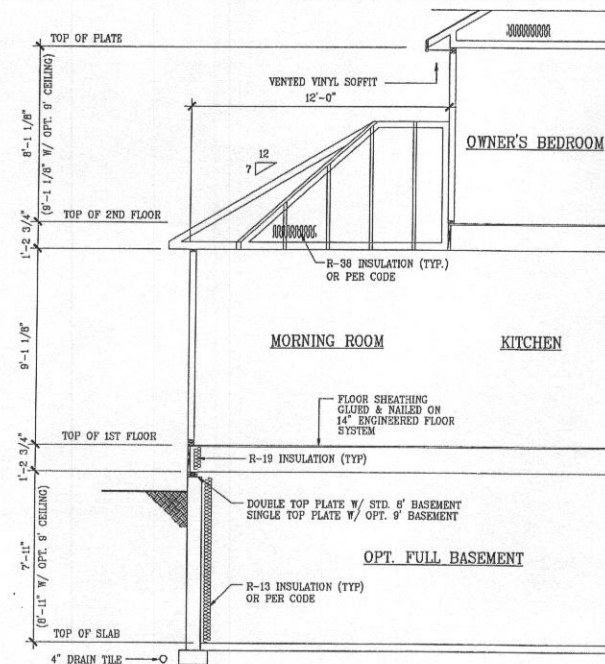
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REVIEW	DATE	REV #	REMARKS

MODEL
MANHATTAN

SET #

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Corporation



SCALE:

1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

NOTES:

1. ALL INTERIOR & EXTERIOR WALLS
ARE SHOWN @ 3 1/2" UNLESS
OTHERWISE NOTED.

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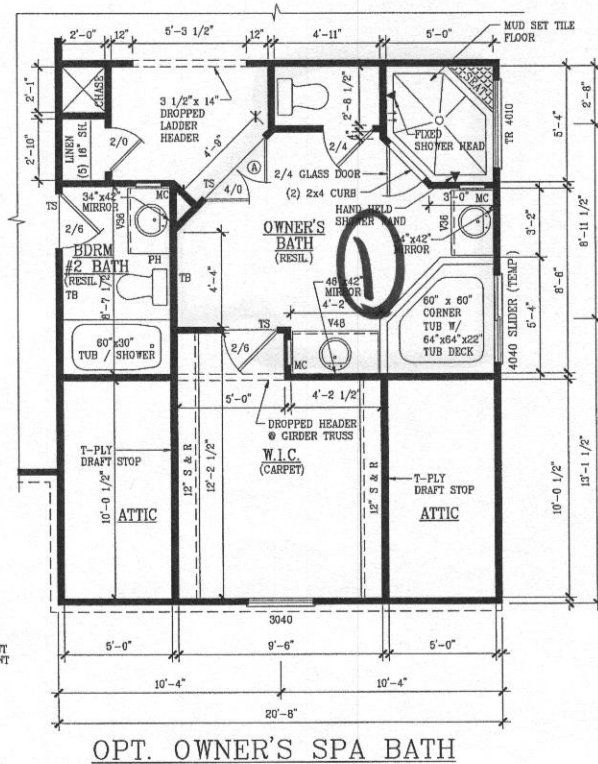
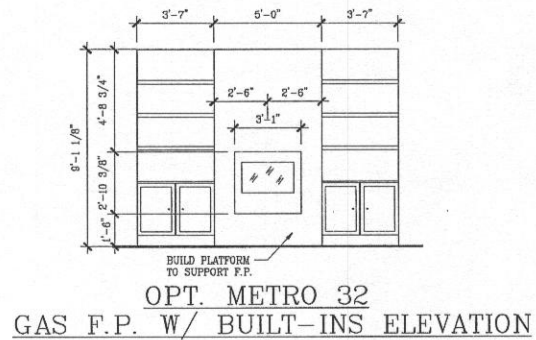
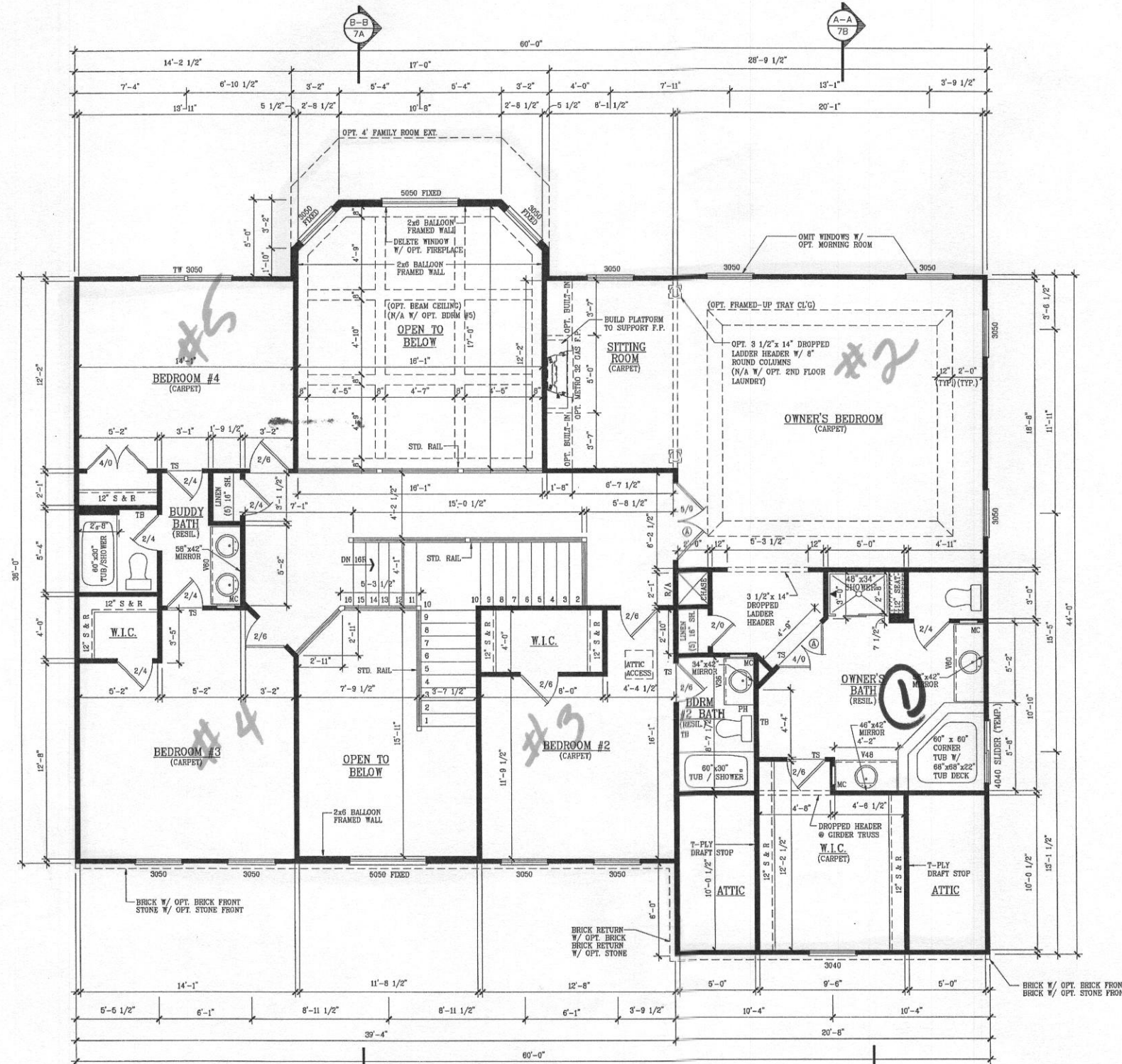
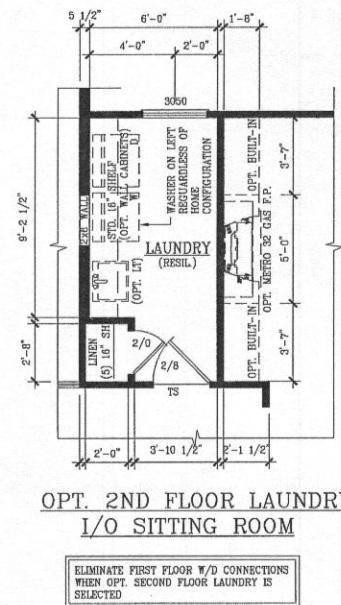
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MANHATTAN

MODE

Klodian™

MANHATTAN
KV198_6039



NOTES:

- ALL INTERIOR & EXTERIOR WALLS ARE SHOWN @ 3 1/2" UNLESS OTHERWISE NOTED.

SCALE:

1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 X 36

SHEET NUMBER
5A

SCALE
AS NOTED

DRAWN BY

DATE
6-20-2013

REV#	DATE	REMARKS

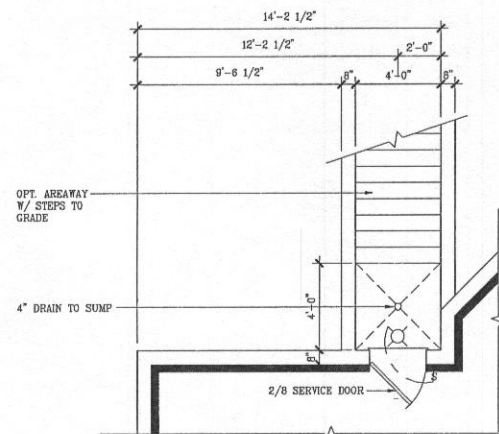
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MODEL
MANHATTAN

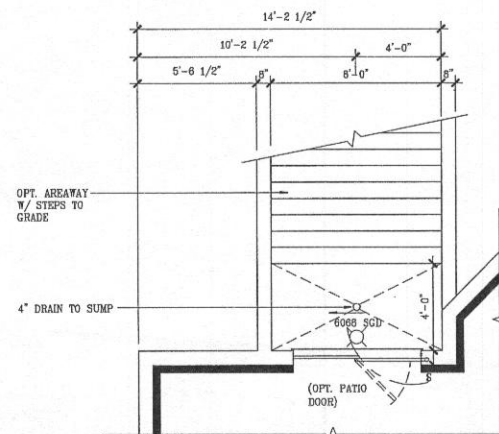
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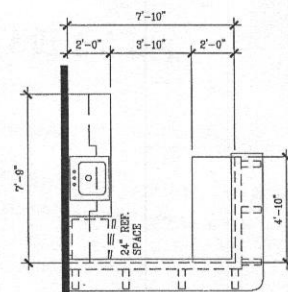
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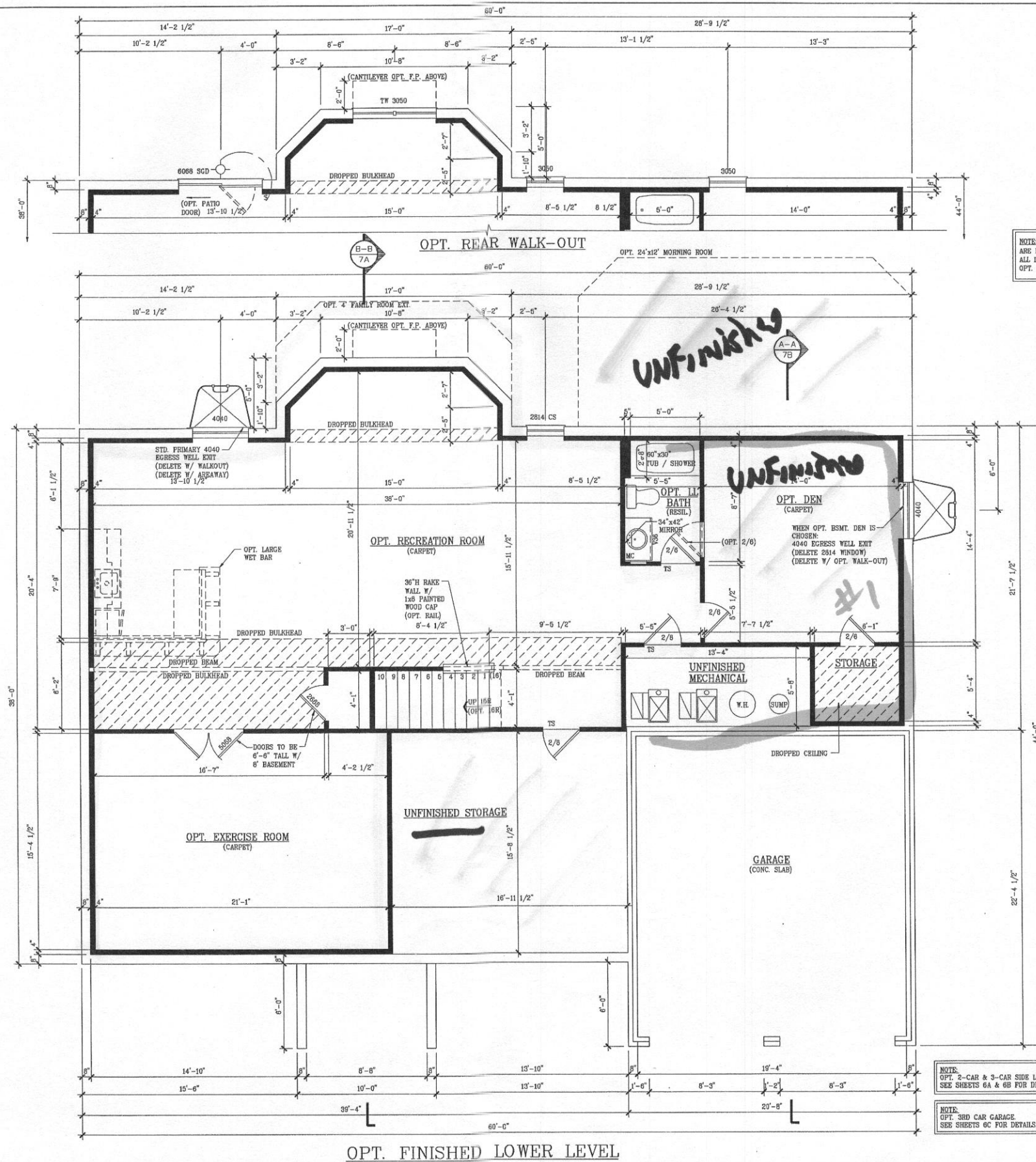
OPT. SINGLE AREAWAY



OPT. DOUBLE AREAWAY



OPT. LARGE WETBAR



OPT. FINISHED LOWER LEVEL

NOTES:

1. ALL INTERIOR & EXTERIOR WALLS ARE SHOWN @ 3/4" UNLESS OTHERWISE NOTED.

SCALE:

1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 X 36

NOTE: ALL DOORS & CLOSETS CONTIGUOUS W/ OPT. REC. ROOM ARE INCLUDED W/ REC. ROOM
ALL DOORS & CLOSETS CONTIGUOUS W/ OPT. DEN ARE INCLUDED W/ OPT. DEN.

NOTE: OPT. 2-CAR & 3-CAR SIDE LOAD GARAGE. SEE SHEETS 6A & 6B FOR DETAILS.

NOTE: OPT. 3RD CAR GARAGE. SEE SHEETS 6C FOR DETAILS.

MANHATTAN
KV198_6039

SHEET NUMBER
3B

SCALE
AS NOTED

DRAWN BY

DATE
6-20-2013

REVIEW	DATE	REV.#	REMARKS

REVIEW	DATE	REV.#	REMARKS

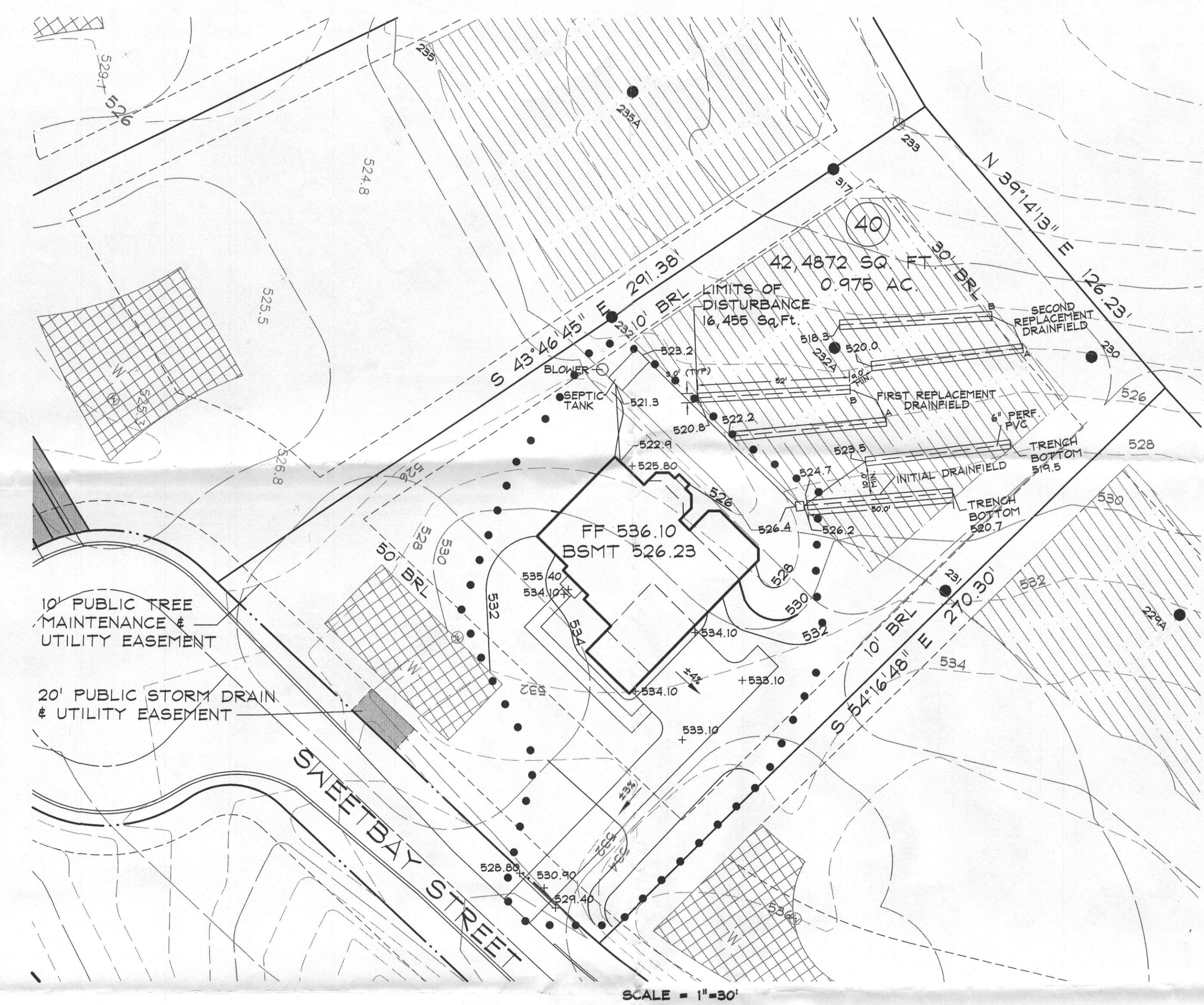
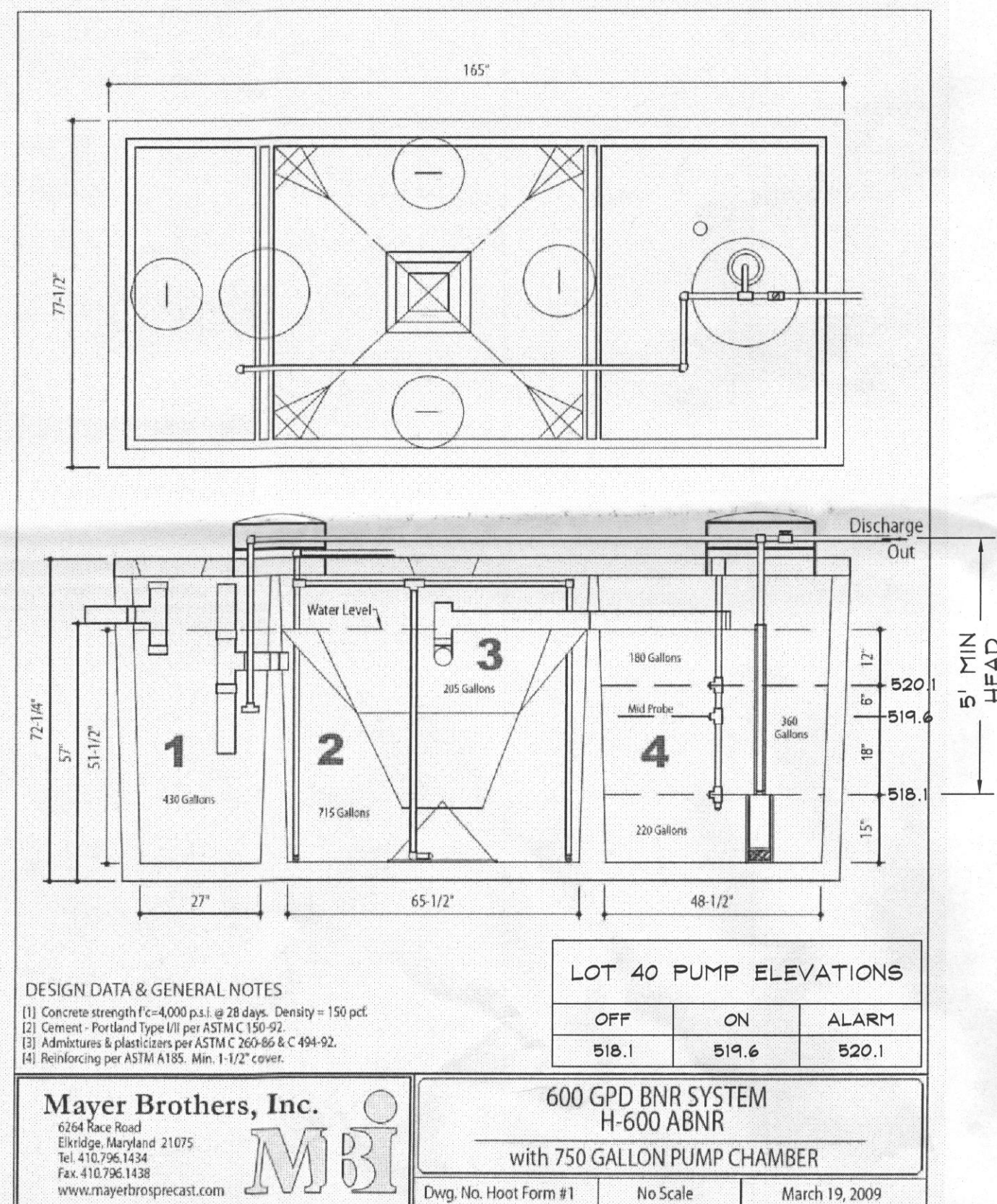
MODEL
MANHATTAN
SET #



- GENERAL NOTES
1. BASE SQUARE FOOTAGE OF HOUSE: 4,184 SQ.FT.
 2. EJECTOR PUMP NOT REQUIRED TO SEWER BASEMENT
 3. A DRIVEWAY CULVERT HAS BEEN SHOWN PER THE APPROVED ROAD DRAWINGS: F-07-38.
 4. THE SUBJECT PROPERTY IS ZONED RC-DEO PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND PER COMP-LITE ZONING REGULATIONS DATED 7/28/06.
 5. PLAT REFERENCE: #19948
 6. BASE INFORMATION SHOWN ON THIS PLAN IS BASED ON PLANS PREPARED BY DVAH AND DATED 06/25/07. EXISTING TOPOGRAPHY BASED ON GRADING PLAN PREPARED BY DENARIO DESIGN CONSULTANTS DATED 07/09/07 AND FIELD RUN TOPOGRAPHY PREPARED BY DDC INC IN JAN. 2012.
 7. SEE ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS AND DESIGN DETAILS. PRIOR TO STAKEOUT FOR CONSTRUCTION, IT SHALL BE THE OWNER/BUILDER'S RESPONSIBILITY TO PROVIDE DDC, INC. WITH THE MOST RECENT SET OF HOUSE PLANS.
 8. THE CONTRACTOR OR DEVELOPER SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS / BUREAU OF ENGINEERING / CONSTRUCTION INSPECTION DIVISION AT (410)313-1881 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
 9. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST FORTY-EIGHT (48) HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
 10. TOTAL LIMIT OF DISTURBANCE: 16,456 SQ. FT. / 0.38 AC.
 11. STORMWATER MANAGEMENT FOR THIS LOT IS PROVIDED PER THE PREVIOUSLY APPROVED FINAL PLAN (F-07-38).
 12. ANY DAMAGE TO PUBLIC "RIGHT-OF-WAYS" OR PAVED PUBLIC ROADS SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTORS EXPENSE IN ACCORDANCE WITH THE HOWARD COUNTY STANDARDS AND SPECIFICATIONS.
 13. DEVIATIONS FROM THESE PLANS AND SPECIFICATIONS WITHOUT PRIOR WRITTEN CONSENT OF THE CIVIL ENGINEER (DDC, INC.) MAY CAUSE THE WORK TO BE UNACCEPTABLE.
 14. THE DIMENSIONED DISTANCES SHALL GOVERN IF SCALED AND DIMENSIONED DISTANCES ON THIS PLAN ARE FOUND TO BE IN DISAGREEMENT.
 15. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM LOT AREA AND OWNERSHIP WIDTH AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
 16. THIS AREA DESIGNATES A PRIVATE SEWAGE DISPOSAL AREA OF AT LEAST 10,000 SQ.FT. AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THIS SEWAGE DISPOSAL AREA SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE BASEMENT. RECORDATION OF A REVISED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
 17. EXISTING WELLS, SEPTIC SYSTEMS, AND SEWAGE DISPOSAL AREAS WITHIN 100' OF THE PROPERTY AND THOSE WELLS WITHIN 200' DOWN GRADIENT OF EXISTING OR PROPOSED SEPTIC SYSTEMS OR SEWAGE DISPOSAL AREAS HAVE BEEN SHOWN.
 18. ANY CHANGES TO A PRIVATE SEWAGE AREA SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
 19. UPON BUILDING PERMIT REVIEW THE SEPTIC SYSTEMS OF ALL PROPOSED STRUCTURES AND OR EXISTING STRUCTURE EXPANSIONS SHALL BE RE-EVALUATED TO DETERMINE SUFFICIENT SYSTEM CAPACITY.
 20. THE DEVELOPMENT OF THIS LOT DOES NOT REQUIRE AN ENVIRONMENTAL CONCEPT PLAN SINCE STORMWATER MANAGEMENT WAS PREVIOUSLY APPROVED UNDER F-07-38.

SEPTIC SYSTEM/BEST AVAILABLE TECHNOLOGY (BAT) NOTES:

1. ANY CHANGE TO THE LOCATIONS OR DEPTHS TO ANY COMPONENTS MUST BE APPROVED BY THE ENGINEER AND THE HOWARD COUNTY HEALTH DEPARTMENT PRIOR TO INSTALLATION. A REVISED SITE PLAN MAY BE REQUIRED.
2. THE MAXIMUM DEPTH OF THE BAT PER THE MANUFACTURER'S SPECIFICATION IS 3 FEET.
3. THE BLOWER MAY NOT BE LOCATED MORE THAN 10 FEET FROM THE TANK BASED ON THE MANUFACTURER'S SPECIFICATIONS.
4. THE BAT SYSTEM SHALL BE MAINTAINED AND OPERATED FOR THE LIFE OF THE SYSTEM.
5. THE BAT SHALL BE OPERATED BY AND MAINTAINED BY A CERTIFIED SERVICE PROVIDER.
6. WITHIN ONE MONTH OF INSTALLATION, A PERSON INSTALLING THE BAT SYSTEM SHALL REPORT TO THE MARYLAND DEPARTMENT OF THE ENVIRONMENT (MDE) IN A MANNER ACCEPTABLE TO MDE, THE ADDRESS AND DATE OF COMPLETION OF THE BAT INSTALLATION AND THE TYPE OF BAT INSTALLED.
7. ELECTRICAL WORK FOR THE BAT INSTALLATION MUST BE PERFORMED BY A LICENSED ELECTRICIAN.
8. AN AGREEMENT AND EASEMENT MUST BE COMPLETED AND SIGNED BY ALL APPLICABLE PARTIES, AND RECORDED IN LAND RECORDS OF HOWARD COUNTY.
9. THE HEALTH DEPARTMENT REQUIRES DOCUMENTATION FOR THE START-UP CERTIFICATION FROM THE MANUFACTURER PRIOR TO FINAL APPROVAL OF THE INSTALLATION.



DRAWING LEGEND

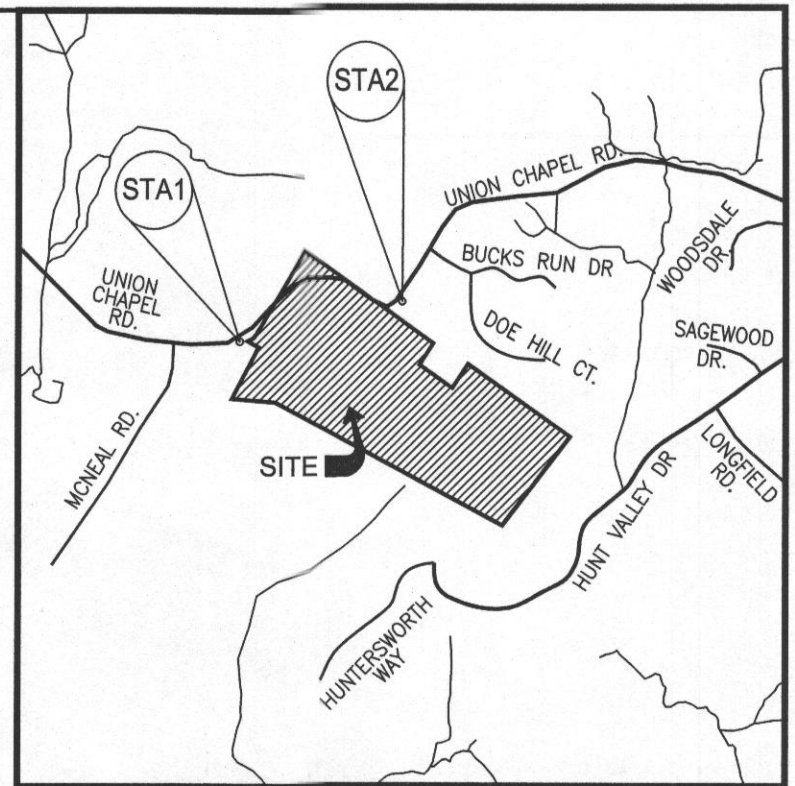
- 500 PROPOSED GRADE
- 502 PROPOSED LIMIT OF DISTURBANCE
- + 665.5 PROP. SPOT ELEV./FLOW ARROW
- PROPOSED 20' SEPTIC RESERVE BUFFER
- EXISTING 30' WELL BUFFER
- EXISTING 100' WELL BUFFER
- BUILDING RESTRICTION LINE
- SEPTIC RESERVE AREA
- WELL AREA
- 174 PASSED PERCOLATION TEST
- 127 FAILED PERCOLATION TEST

BENCHMARK

GEODETIC SURVEY CONTROL #1
N 89450.42
E 1297571.25
A.A. 14GA
ELEV. 638.43

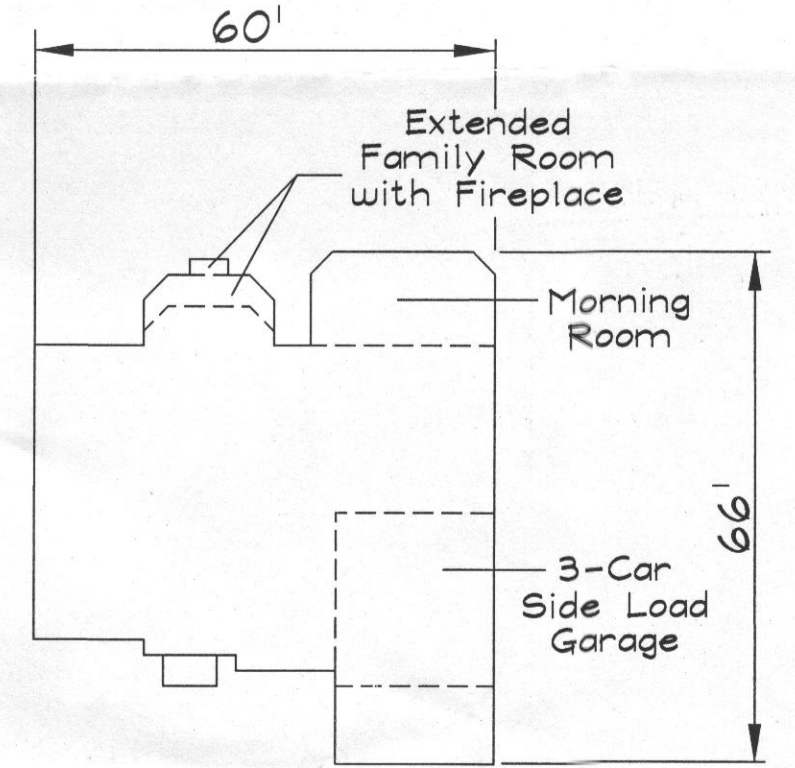
GEODETIC SURVEY CONTROL #2
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E 1299121.60
S.M. 14G1
ELEV. 642.23

ADC MAP COORDINATES
4812/C4



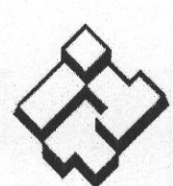
VICINITY MAP

SCALE: 1"= 2000'



MANHATTAN
ELEVATION 'D', MORNING ROOM, EXT. FAMILY ROOM
BRICK/STONE FRONT
WALKOUT

DATA SOURCES:



ITT

GOULDS PUMPS
Wastewater

PERFORMANCE RATINGS

Total Head (ft. of water)	Gallons Per Minute	EP05
5	53	-
10	46	62
15	36	55
20	21	46
25	0	33
30	-	11

STATIC HEAD	8.3'
FRICTION HEAD	12.9'
DISTAL END HEAD	0'
TOTAL DYNAMIC HEAD	21.2'
GALLONS PER MINUTE	44 GPM
DOSE	101.2
PUMP RUN TIME	2.3 MIN

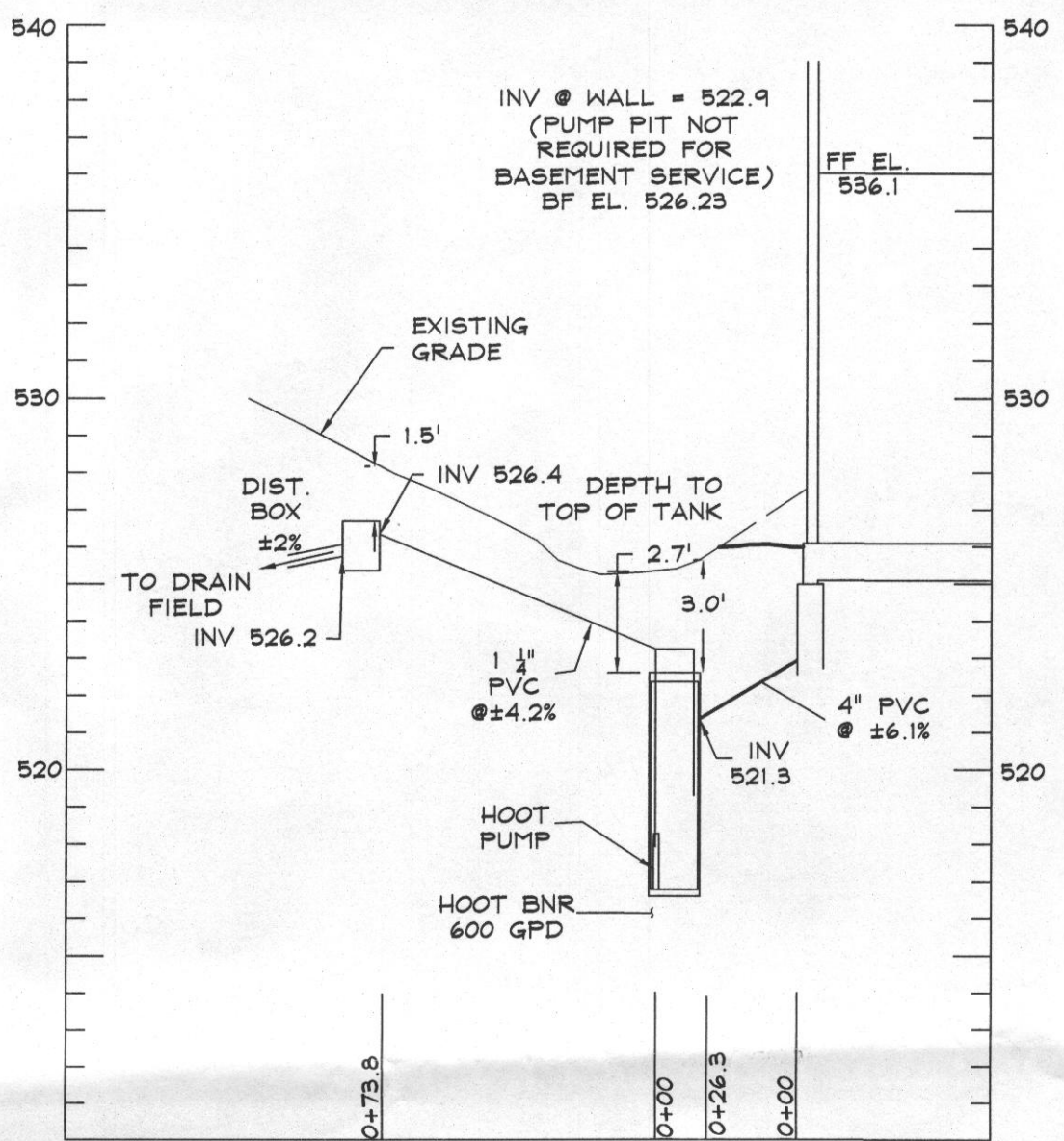
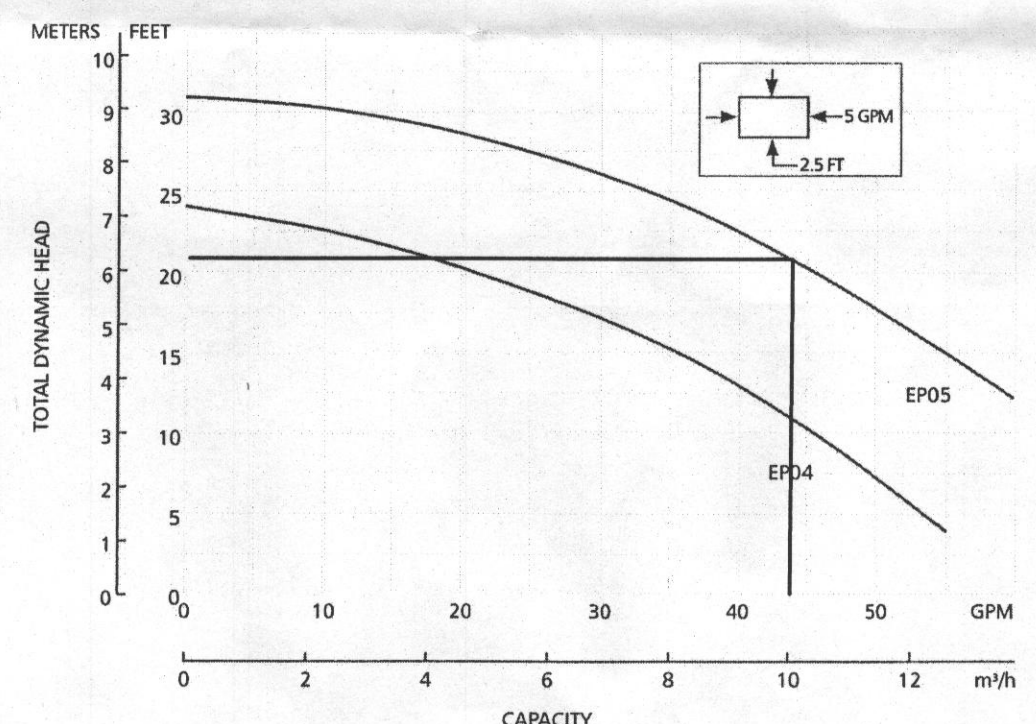
TOTAL DYNAMIC HEAD CALCULATIONS

STATIC HEAD
OFF FLOAT ELEVATION: 518.1'
HIGH POINT OF THE SYSTEM: + 526.4'
VERTICAL ELEVATION CHANGE: 8.3'

FRICTION HEAD
FITTINGS: 13.8'
LENGTH OF PVC PIPE: + 81.0'
TOTAL LENGTH: 94.8'

94.8' / 100 x 13.62 = 12.9' TOTAL FRICTION LOSS

TOTAL HEAD
VERTICAL ELEVATION CHANGE: 8.3'
TOTAL FRICTION LOSS: 12.9'
SYSTEM PRESSURE REQUIREMENTS: + 0.0'
TOTAL DYNAMIC HEAD: 21.2'



SEPTIC SYSTEM PROFILE

LOT 40
SCALE: HORIZ. 1"=50'
VERT. 1"=5'

- SEWAGE DISPOSAL SYSTEM DATA (5 BEDROOM):
1. INVERT @ FOUNDATION WALL: 522.9 (BASEMENT PUMP NOT REQUIRED)
 2. 750 GPD BNR SYSTEM W/ 750 GALLON PUMP CHAMBER (EP05)
EX. GRADE OVER TANK: 525.8
PROPOSED GRADE OVER TANK: 525.8
INVERT: 521.3
DISTRIBUTION BOX
EX & PROPOSED GRADE OVER TANK: 528.5
INVERT: 526.4
 3. TRENCH DESIGN (5 BDRM x 150 GPD/BDRM = 750 GPD)
750 GPD / 1.2 GPD/SF (APP. RATE) = 625 SF
USE 3' WIDE TRENCH W/ 48" OF GRAVEL BELOW PIPE
INITIAL SYSTEM: 625 SF / 3' WIDTH = 208.3 LF x 0.45 = 94 LF MIN. TRENCH
USE 2 - 50' LONG TRENCHES FOR INITIAL SYSTEM
10' MIN SPACING BETWEEN TRENCH EDGES
FIRST REPLACEMENT: 625 SF / 3' WIDTH = 208.3 LF x 0.50 = 104 LF MIN. TRENCH
USE 2 - 52' LONG TRENCHES FOR FIRST REPLACEMENT SYSTEM
SECOND REPLACEMENT: 625 SF / 3' WIDTH = 208.3 LF x 0.50 = 104 LF MIN. TRENCH
USE 2 - 52' LONG TRENCHES FOR SECOND REPLACEMENT SYSTEM
9' MIN SPACING BETWEEN FIRST AND SECOND REPLACEMENT TRENCH EDGES

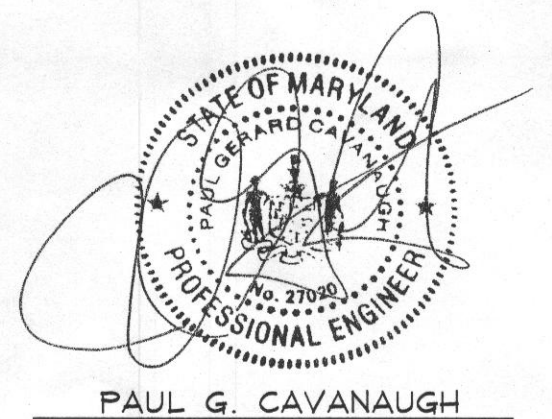
LOT 40 INITIAL SYSTEM TRENCH SPECIFICATIONS

	GROUND ELEVATION	INVERT ELEVATION	BOTTOM ELEVATION
INITIAL SYSTEM TRENCH (A)	528.7	524.7	520.7
INITIAL SYSTEM TRENCH (B)	527.5	523.5	519.5
FIRST REPLACEMENT TRENCH (A)	526.2	522.2	518.2
FIRST REPLACEMENT TRENCH (B)	524.8	520.8	516.8
SECOND REPLACEMENT TRENCH (A)	524.0	520.0	516.0
SECOND REPLACEMENT TRENCH (B)	522.3	518.3	514.3

PROFESSIONAL CERTIFICATION
I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED
OR APPROVED BY ME, AND THAT I AM A DULY LICENSED
PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF
MARYLAND.

LICENSE NO. 27020 EXPIRATION DATE: JANUARY 25, 2016

08/05/2014
DATE



Planners
Surveyors
Engineers
Landscape Architects

192 East Main Street
Westminster, MD 21157
410.386.0560
410.386.0564 (Fax)
DDC@DDCincus
www.DDCincus

DDC inc
Development Design Consultants

OWNER:
K. HOVANIAN HOMES
1802 Brightseat Road
Landover, Maryland 20785
(301) 653-6268

DEVELOPER:
LOT 40
15233 Sweetbay Street
Woodbine, Maryland 21797

BELLE HAVEN ESTATES
LOT 40
SITE PLAN FOR
BAT INSTALLATION

3rd ELECTION DISTRICT		HOWARD COUNTY	
REVISIONS			
NO.	DESCRIPTION OF CHANGES	DRN.	REV. DATE
CO. FILE #:		DES. BY: JMM	
TAX ACC. #:		DRN. BY: JMM	
TAX MAP: 14		CHK. BY: PGC	
BLOCK / GRID:		DATE: 08/05/14	
PARCEL #: 66		DDC JOB#: 06116.5	
ZONE / USE: RC-DEO		SHEET NUMBER:	
DWG. SCALE: 1"=30'		1	of 1



Chester Willett

Permits Manager

K. Hovnanian Homes of Maryland, LLC

1802 Brightseat Road
Landover, MD 20785

Direct: 301.683.6268

Fax: 301.683.6371

Cell: 240.375.4515

cwillett@khov.com

khov.com

August 5, 2014

Ms. Dana Bernard, REHS/R.S.
Environmental Specialist II
Howard County Health Department
8930 Stanford Blvd.
Columbia, MD 21045

Reference: Belle Haven Estates, Lots 36 & 40
15250 & 15233 Sweetbay Street
BAT Site Plan
DDC Project No.: 06116.5

Ms. Bernard,

The following are responses to comments issued July 31, 2014 (via email) for the above referenced project.

BAT Plan

Comment 1: Show the location of the initial absorption system and 2 replacements with perforated pipe elevations. All trenches should be equal in length and on **contour**. We prefer that all trenches are no longer that 50 feet $\pm$ 5 feet. This layout will allow more room for future replacements.

Response: The initial absorption system and 2 replacements with perforated pipe elevations have been included with the BAT Plans. Also, all trenches are of equal length and are on contour.

Comment 2: I have included a copy of the BAT site plan requirements to use for your revisions.

Response: Noted

Building Site Plan

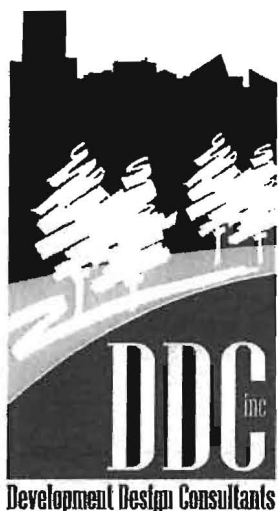
Comment 3: Your building site plan must show the location of the initial absorption system and 2 replacements with perforated pipe elevations. All trenches should be equal in length.

Response: The initial absorption system and 2 replacements with perforated pipe elevations have been included with the BAT Plans. Also, all trenches are of equal length.

Building Application

Comment 4: Your building application does not reflect same number of bedrooms you are showing in your BAT plan. You can give DPZ a call to have this information changed in the computer system.

→ Dana,
on 8/5 I submitted
AN AMENDMENT AT DPZ
TO change the permit
Application to reflect
(5) Bedrooms
WJF (5)



Planners

Surveyors

Engineers

Landscape Architects

192 East Main Street
Westminster, MD 21157

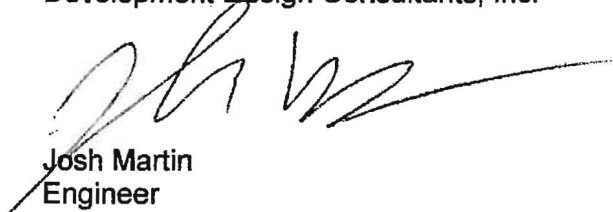
410 386 0560
Fax 410 386 0564

DDC@DDCinc.us
www.DDCinc.us

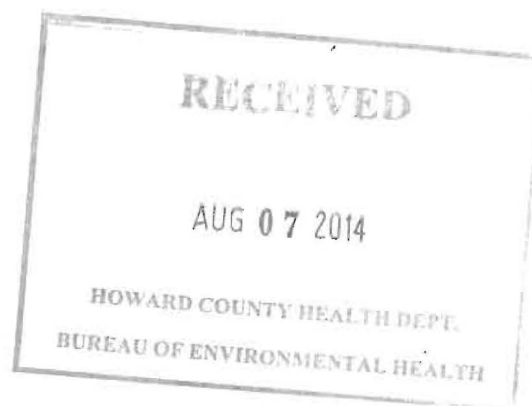
Response: Comment noted. The building permit application will be updated.

We believe these responses adequately address your comments. Should you have any questions please do not hesitate to contact this office.

Very truly yours,
Development Design Consultants, Inc.



Josh Martin
Engineer





Building Permit Application

Howard County Maryland
Department of Inspections, Licenses and Permits
3430 Court House Drive
Permits: 410-313-2455
www.howardcountymd.gov

Date Received:

4/29/15

Permit No.:

B15001587

Building Address: 15233 Sweetbay St
City: Woodbine State: MD Zip Code: 21797
Suite/Apt. # _____ SDP/WP/BA #: _____
Census Tract: _____ Subdivision: _____
Section: _____ Area: _____ Lot: 40
Tax Map: _____ Parcel: _____ Grid: _____
Zoning: _____ Map Coordinates: _____ Lot Size: _____

Existing Use: _____
Proposed Use: _____
Estimated Construction Cost: \$ 8000
Description of Work: _____
Occupant or Tenant: _____
Was tenant space previously occupied? ☐ Yes ☐ No
Contact Name: _____
Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Fax: _____
Email: _____

Commercial Building Characteristics	Residential Building Characteristics
Height:	☐ SF Dwelling ☐ SF Townhouse
No. of stories:	Depth Width
Gross area, sq. ft./floor:	1 st floor:
	2 nd floor:
Area of construction (sq. ft.):	Basement:
	☐ Finished Basement
Use group:	☐ Unfinished Basement
	☐ Crawl Space
Construction type:	☐ Slab on Grade
☐ Reinforced Concrete	No. of Bedrooms:
☐ Structural Steel	Multi-family Dwelling
☐ Masonry	No. of efficiency units:
☐ Wood Frame	No. of 1 BR units:
☐ State Certified Modular	No. of 2 BR units:
	No. of 3 BR units:
	Other Structure:
	Dimensions:
➤ Roadside Tree Project Permit	Footings:
☐ Yes ☒ No	Roof:
Roadside Tree Project Permit #	☐ State Certified Modular
	☐ Manufactured Home

Property Owner's Name: K. Horgan, Homes
Address: 1502 Ridge Road
City: Woodbine State: MD Zip Code: 21797
Phone: _____ Fax: _____
Email: _____

Applicant's Name & Mailing Address, (if other than stated herein)
Applicant's Name: _____
Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Fax: _____
Email: _____

Contractor Company: VA Home Improvement Firm
Contact Person: _____
Address: _____
City: _____ State: _____ Zip Code: 21797
License No.: 67793
Phone: 410-799-1114 Fax: _____
Email: _____

Engineer/Architect Company: _____
Responsible Design Prof.: _____
Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Fax: _____
Email: _____

Utilities	
Water Supply	
☐ Public	
☐ Private	
Sewage Disposal	
☐ Public	
☐ Private	
Electric: ☐ Yes ☐ No	
Gas: ☐ Yes ☐ No	
Heating System	
☐ Electric ☐ Oil	
☐ Natural Gas ☐ Propane Gas	
☐ Other:	
Sprinkler System:	
☐ Yes ☐ No	
Grading Permit Number:	
Building Shell Permit Number:	

THE UNDERSIGNED HEREBY CERTIFIES AND AGREES AS FOLLOWS: (1) THAT HE/SHE IS AUTHORIZED TO MAKE THIS APPLICATION; (2) THAT THE INFORMATION IS CORRECT; (3) THAT HE/SHE WILL COMPLY WITH ALL REGULATIONS OF HOWARD COUNTY WHICH ARE APPLICABLE THERETO; (4) THAT HE/SHE WILL PERFORM NO WORK ON THE ABOVE REFERENCED PROPERTY NOT SPECIFICALLY DESCRIBED IN THIS APPLICATION; (5) THAT HE/SHE GRANTS COUNTY OFFICIALS THE RIGHT TO ENTER ONTO THIS PROPERTY FOR THE PURPOSE OF INSPECTING THE WORK PERMITTED AND POSTING NOTICES.

Applicant's Signature

Email Address

Title/Company

Print Name

Date

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY

PLEASE WRITE NEATLY & LEGIBLY

-FOR OFFICE USE ONLY-

AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	5-7-15	DBernard

Is Sediment Control approval required for issuance? ☐ Yes ☐ No
☐ CONTINGENCY CONSTRUCTION START

DPZ SETBACK INFORMATION
Front:
Rear:
Side:
Side St.:
All minimum setbacks met? ☐ Yes ☐ No
Is Entrance Permit Required? ☐ Yes ☐ No
Historic District? ☐ Yes ☐ No
Lot Coverage for New Town Zone:
SDP/Red-line approval date:

Filing Fee	\$
Permit Fee	\$ 100.00
Tech Fee	\$ 10.00
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$ 110.00
Sub-Total Paid	\$
Balance Due	\$
Check	# 4475

Distribution of Copies: White: Building Officials

Green: PSZA, Zoning

Yellow: PSZA, Engineering

Pink: Health

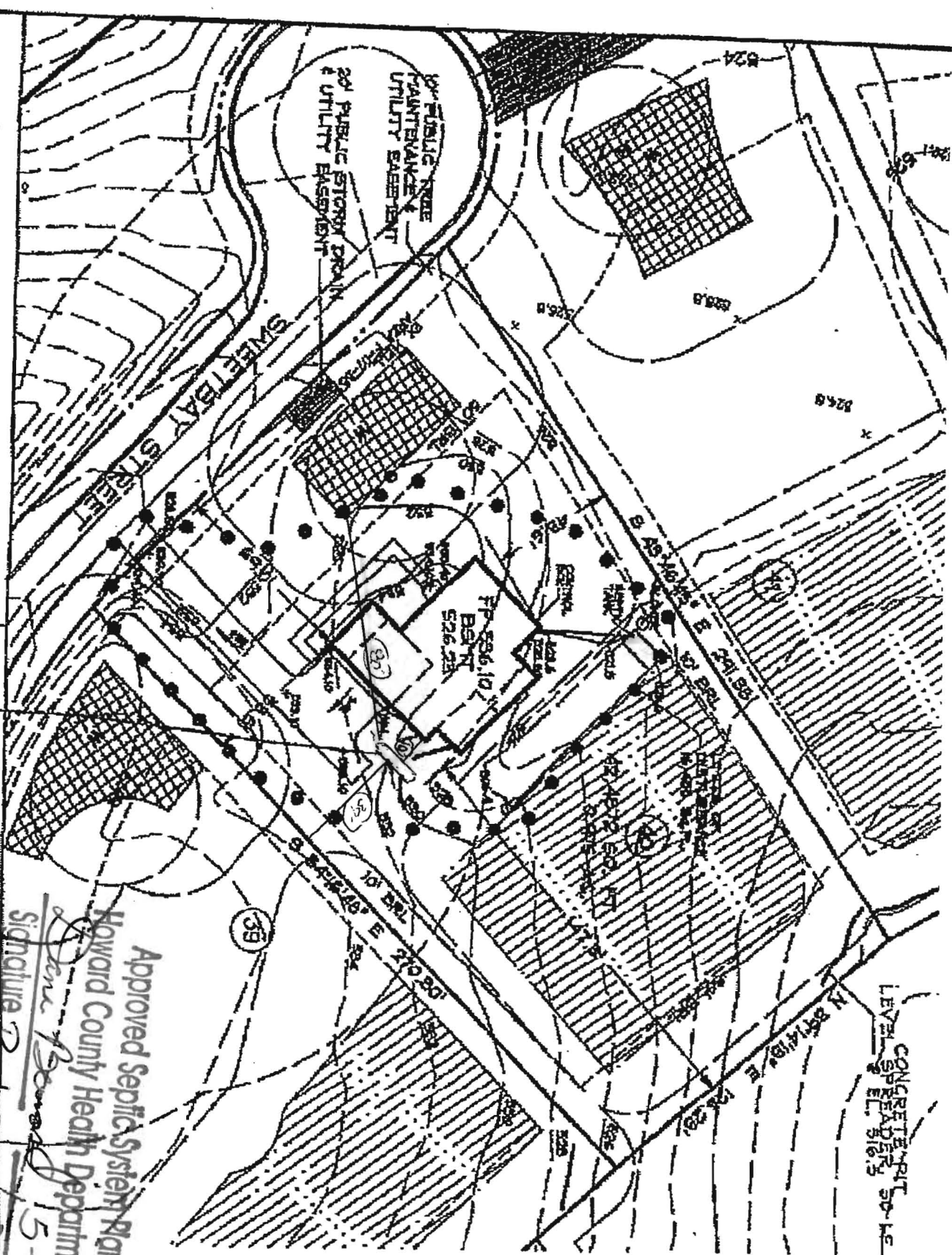
Gold: SHA

15 SEP 0354

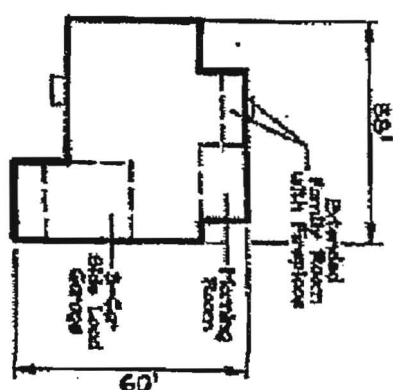
BELLE HAVEN ESTATES
 2nd ELECTION DISTRICT HOWARD COUNTY, MD
 TAX MAP 14, PARCEL 66

LOT 40
 15233 SWEETBAY STREET
 WOODBINE, MD 21797
 PLOT PLAN
 KHOF ELEVATION

K.HOVANIAN HOMES
 15022 Brightleaf Road
 Landover, Maryland 20785
 (301)883-6255



Approved Septic System Plan
 Howard County Health Department
 Date: 12/15/15
 Signature: [Signature]



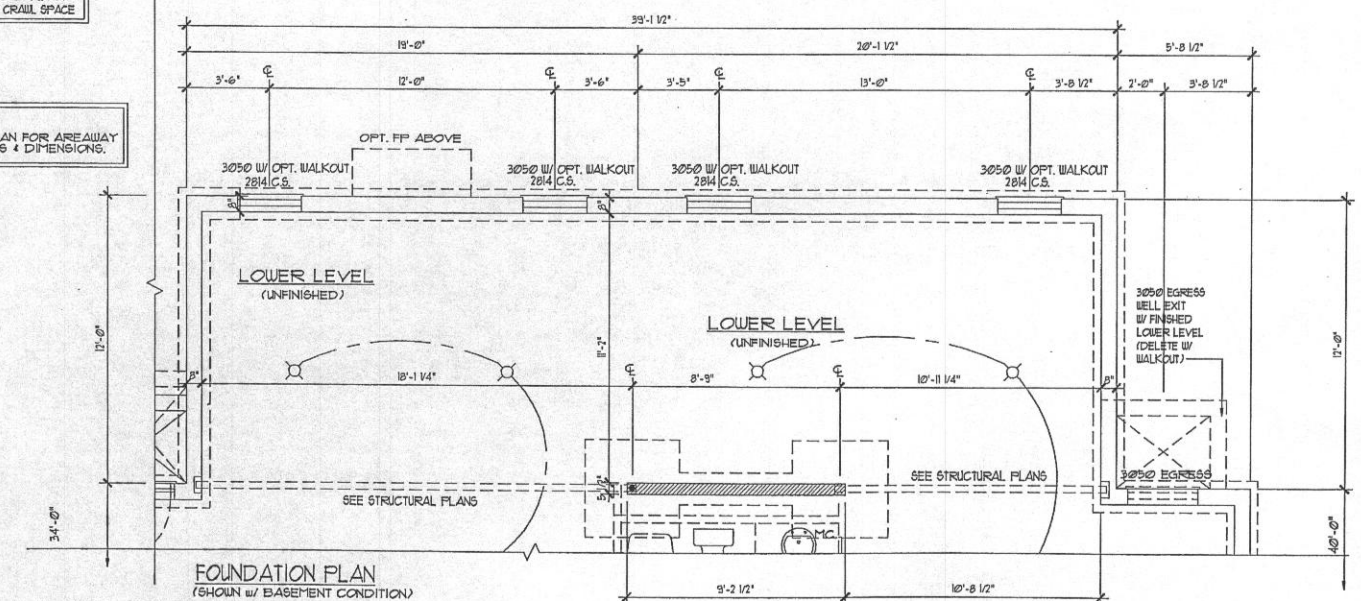
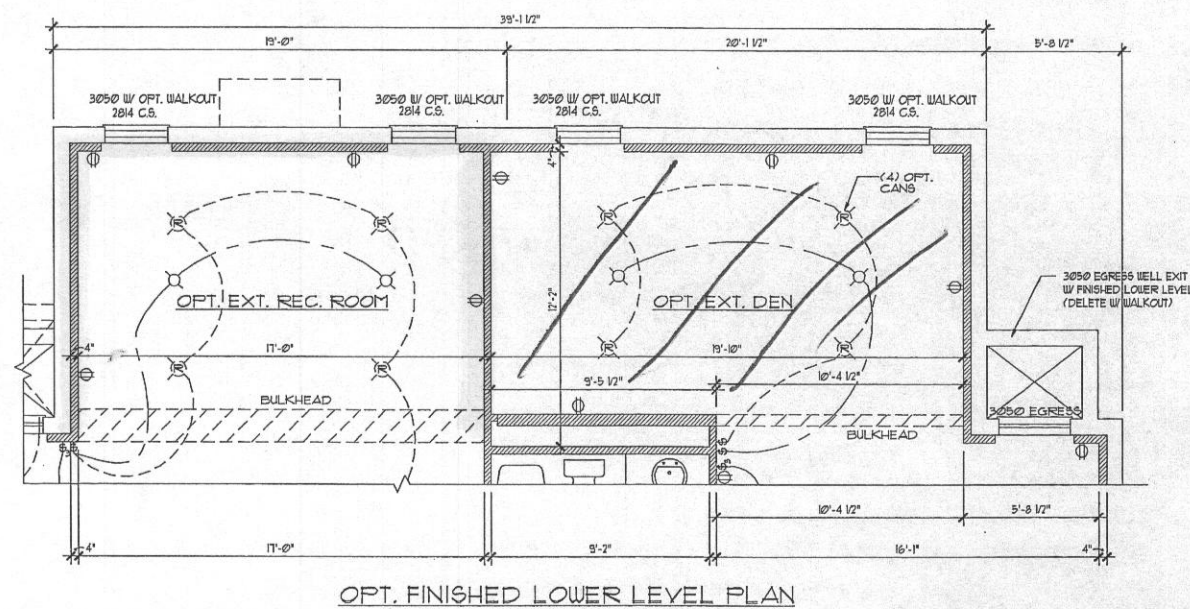
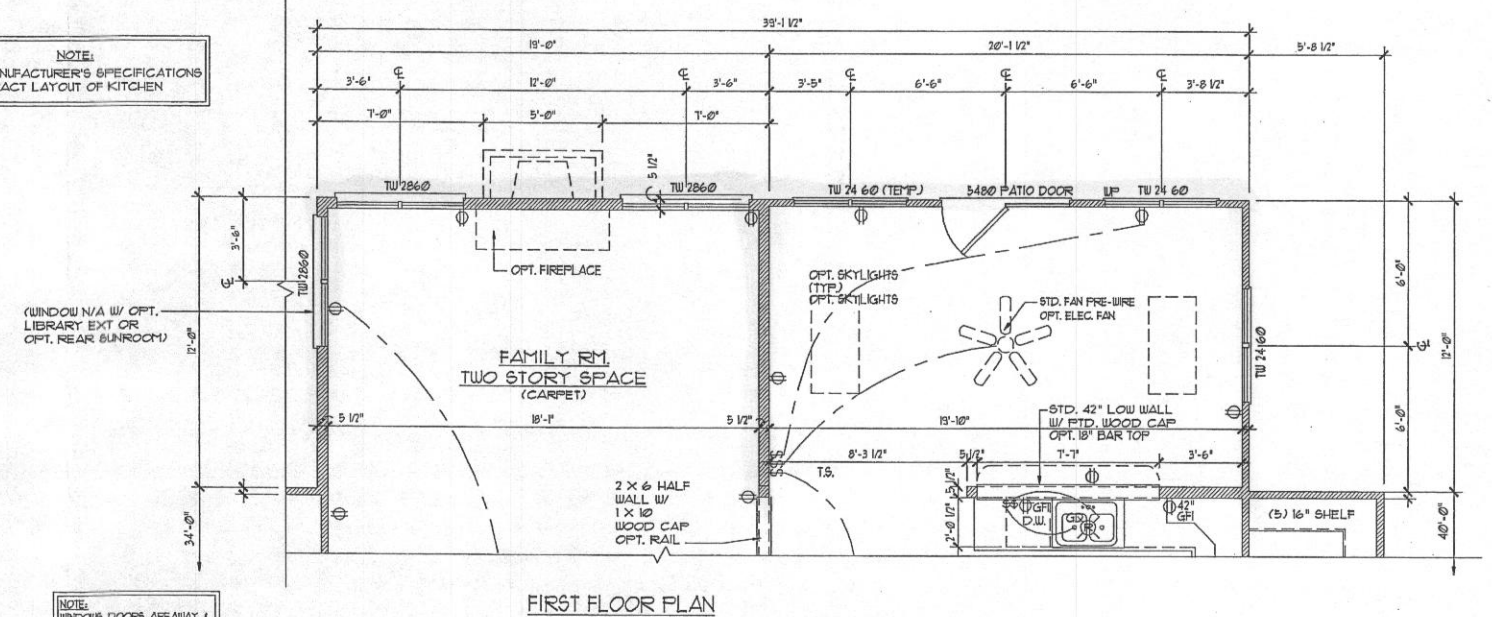
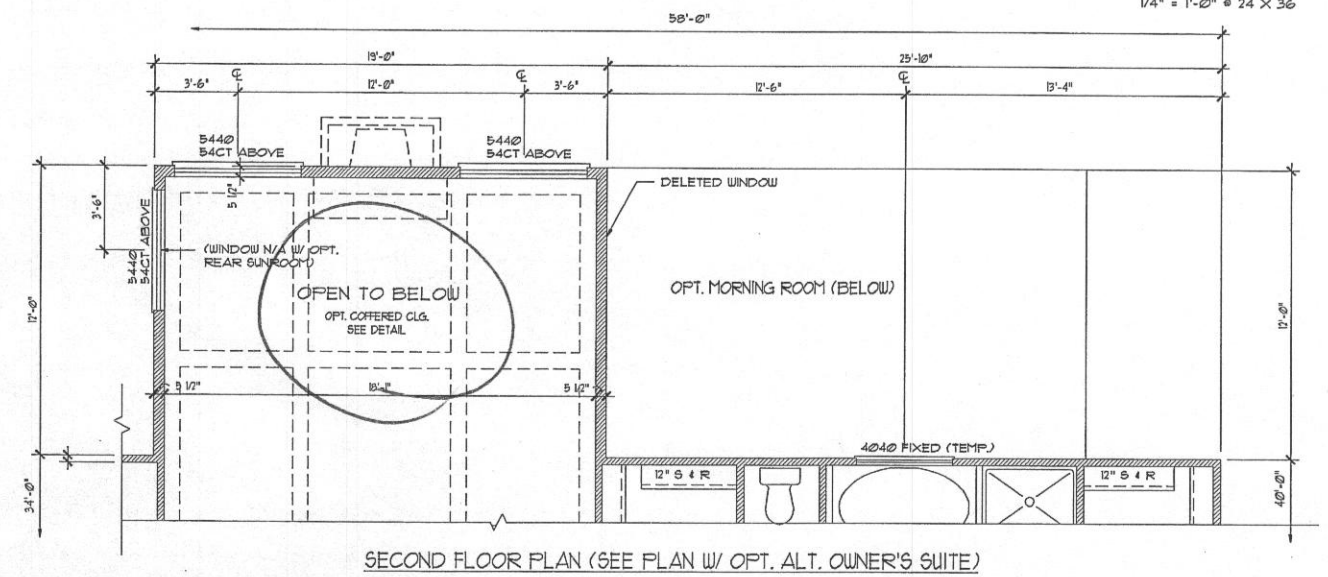
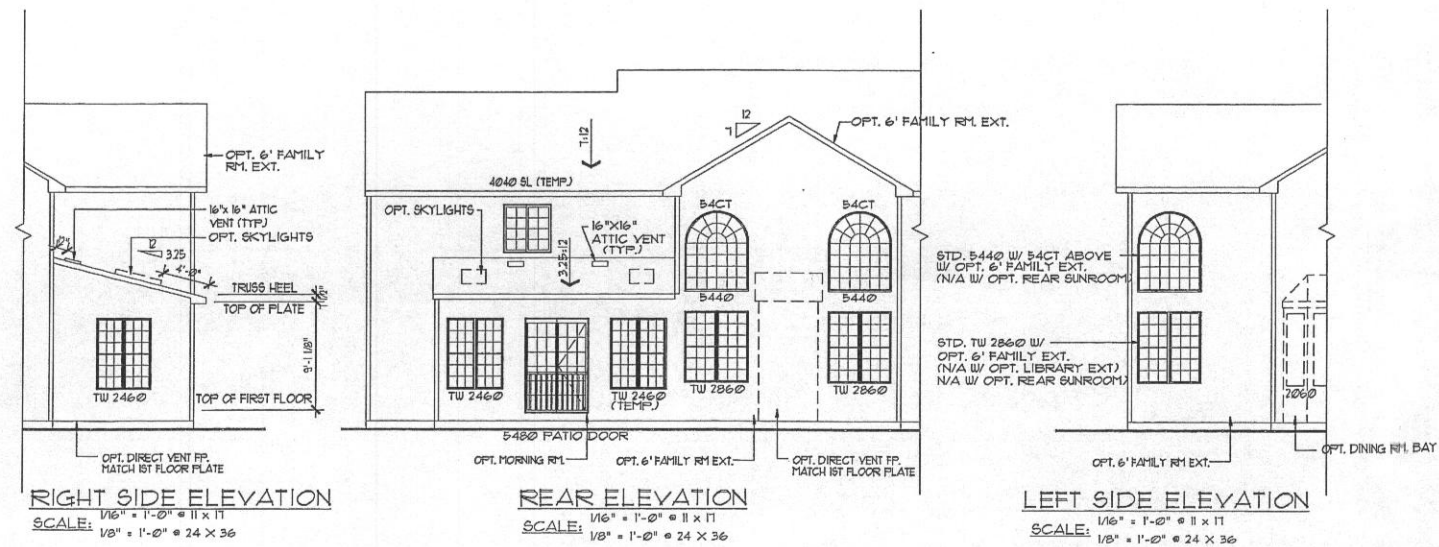
COLORADO
 TRADITIONAL ELEVATION
 BRICK FRONT
 WALKOUT

- GENERAL NOTES**
1. THE EXISTING WELL SHOWN ON THIS PLAN (HO-9-0648) HAS BEEN LOCATED BY DDC, PROFESSIONAL LAND SURVEYOR, AND IS ACCURATELY SHOWN. BASE SQUARE FOOTAGE OF HOUSE, 1,147 sq. ft.
 2. NUMBER OF BEDROOMS, 4
 3. INFORMATION SHOWN ON THIS PLAN BASED ON PLANS PREPARED BY DDM DATED 6/25/07. EXISTING TOPOGRAPHY BASED ON GRADING PLAN PREPARED BY DEVARIO DESIGN CONSULTANTS DATED 7/24/07 AND FIELD PLAN TOPOGRAPHY PREPARED BY DDC INC. IN JAN. 2012.
 4. A DRIVEWAY CULVERT IS SHOWN PER THE APPROVED ROAD DRAINAGES F-07-38.

DDC JOB#	061615
DATE	11/11/14
SCALE	1" = 50'
DES. BY:	BKC
DRAWN BY:	BKC
CHECK BY:	BKC



THOMAS
 SURVEY
 DESIGN
 LANDSCAPE ARCHITECT
 110 Elm Ridge Road
 Woodstock, VA 22691
 (540) 961-1111
 (410) 884-1111
 (301) 883-6255
 WWW.DDCDESIGN.COM



SCALE:
1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

SHEET NUMBER
6G

SCALE

DRAWN BY
AC_AJH

DATE
5-6-99

[illegible]

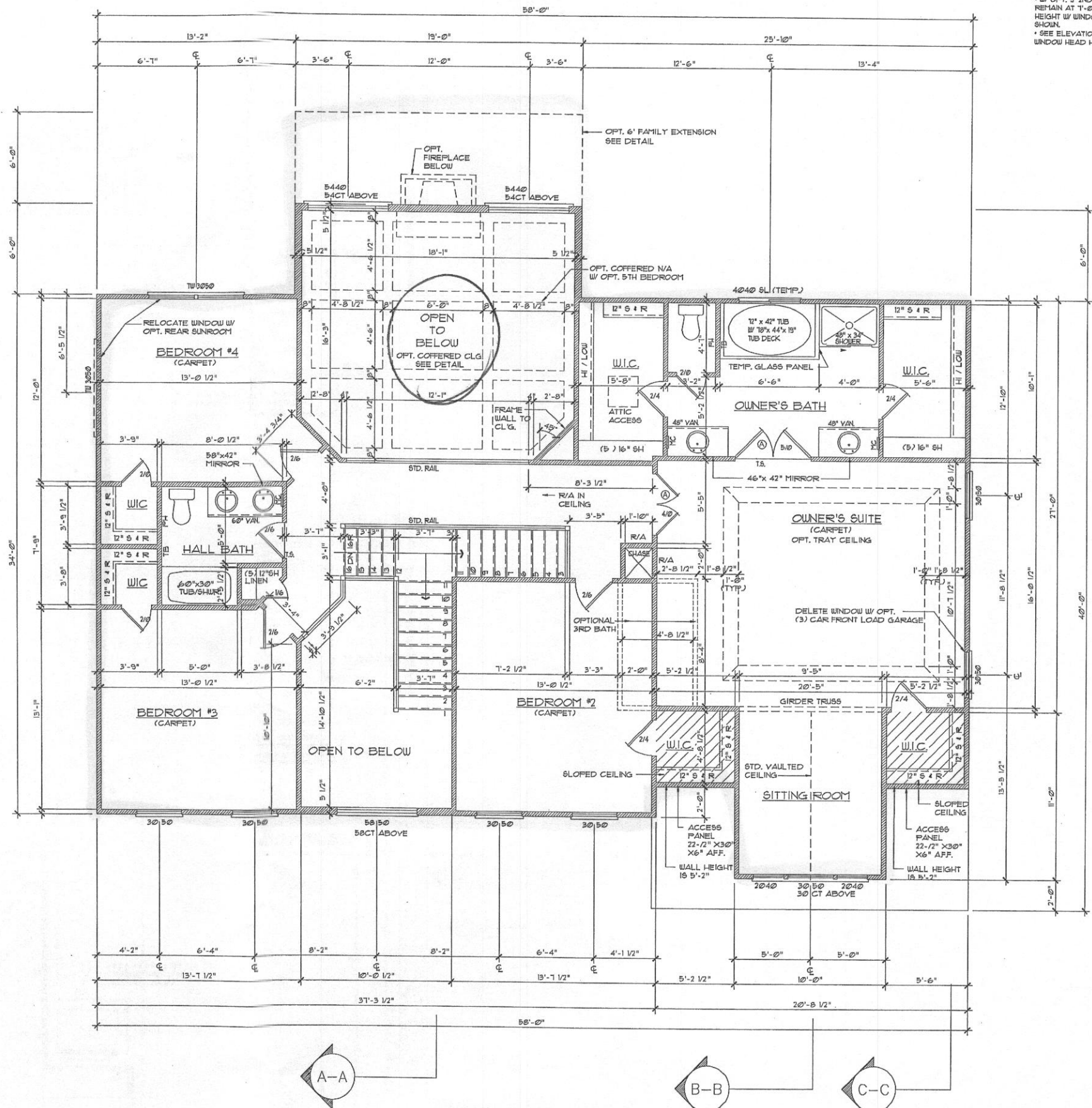
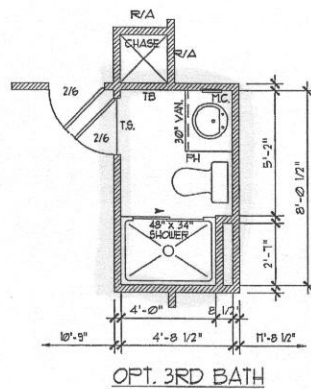
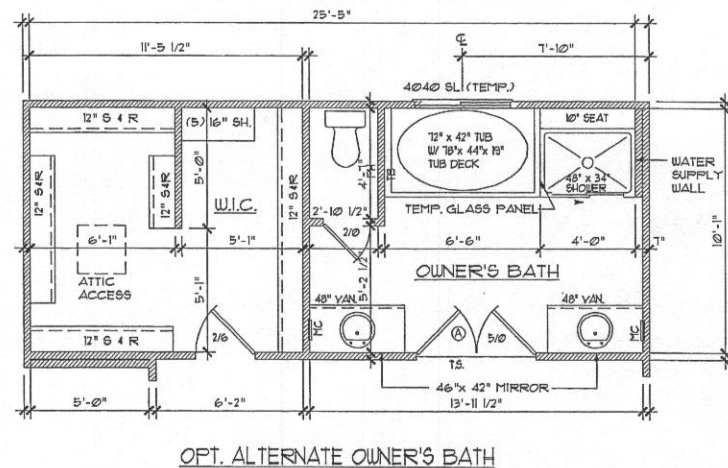
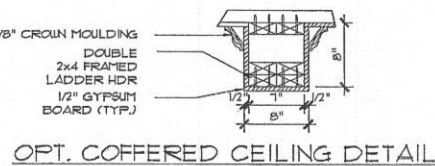
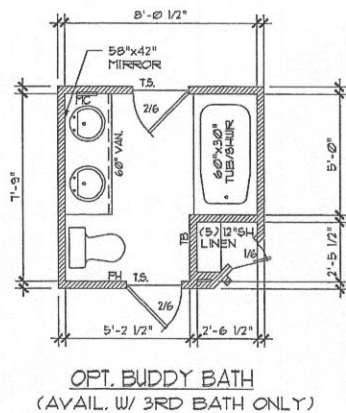
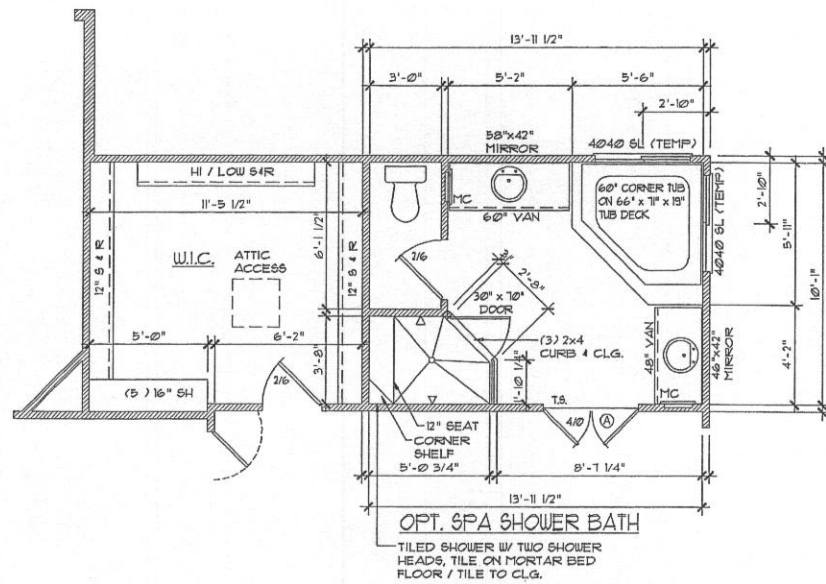
REV.	BY	DATE	REV. #	REMARKS
C6G		11-12-07	855-071	200% INC CONVERSION
AJH		07-11-08	6-96-071	
C5G		12-22-08	199-089	
		07-23-12		12' MORNING ROOM

MODEL	COLORADO	SET #
-------	----------	-------

Kilbournian[™]
Companies

COLORADO

OPT. MORNING ROOM & OPT. 6' EXTENDED FAMILY ROOM COMBO SHEET KV_003_6G



SCALE:
1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

NOTES:
• W/ OPT. 3RD FLOOR, WINDOWS REMAIN AT 1'-0" 3/8" HEAD HEIGHT W/ WINDOW SIZES AS SHOWN.
• SEE ELEVATIONS FOR Foyer WINDOW HEAD HEIGHT.

SHEET NUMBER
5A

SCALE

DRAWN BY
ACI

DATE
02-01-12

REV#	DATE	REMARKS

REV#	DATE	REMARKS

MODEL
COLORADO

SET #

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Kipynian
Corporation

COLORADO
KV_003_5A

SCALE:
1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

SHEET NUMBER
4A

SCALE

DRAWN BY
ACI

DATE
02-01-12

REVISIONS
REV# DATE REV#
1 02-01-12 17 MORNING ROOM

REVISIONS
REV# DATE REV#
1 02-01-12 17 MORNING ROOM

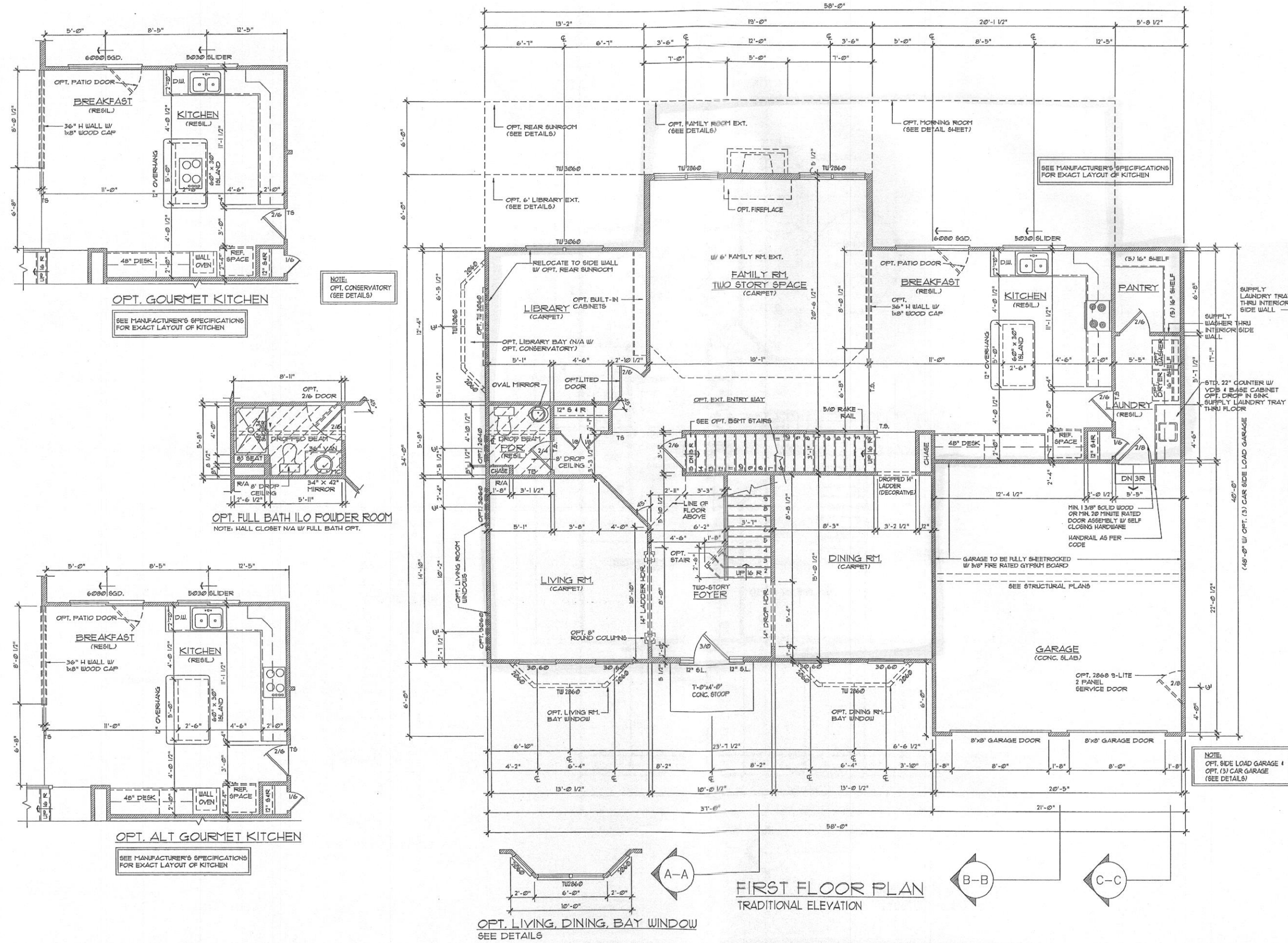
MODEL
COLORADO
SET #

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Kipynian
Companies

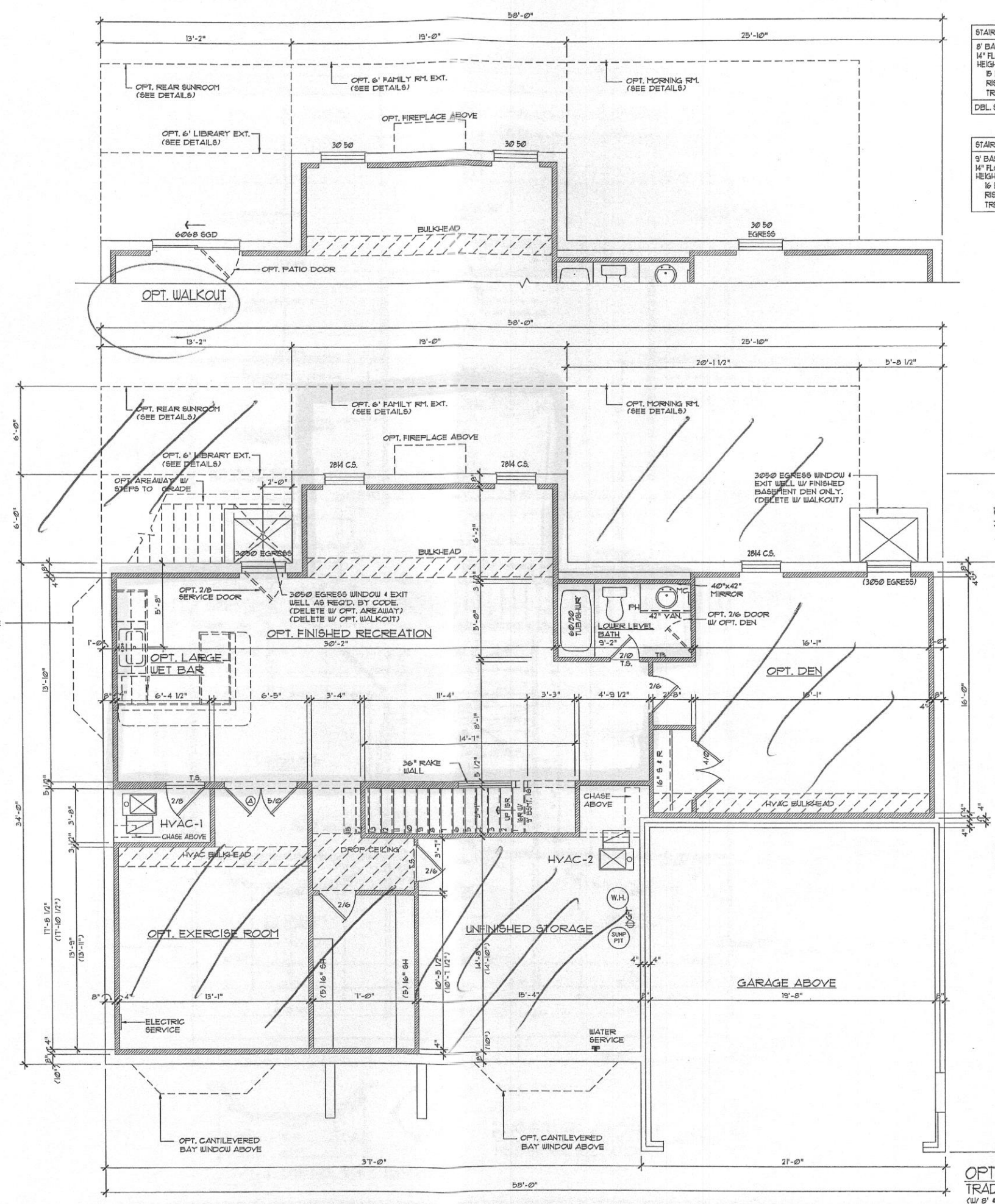
COLORADO
KV_003_4A

8/11/2014 9:20:08 AM, Architecture Collaborative, Inc.



OPT. 6068 SGD AREAWAY

OPT. AREAWAY



STAIR NOTES:
8' BASEMENT
14" FLOOR SYSTEM
HEIGHT = 9'-1 3/4" (+3/4")
15 EQUAL RISERS
RISERS = 13 1/2" (MAX)
TREADS = 10"
DBL. SILL W/ 8' BASEMENT

STAIR NOTES:	
9' BASEMENT	
14" FLOOR SYSTEM	
HEIGHT = 10'-0 1/4" (+3/4")	
16 EQUAL RISERS	
RISERS = 736" (MAX)	
TREADS = 10"	

SCALE:

1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

OPT. FINISHED LOWER LEVEL
TRADITIONAL ELEVATION
(W/ 8' & 9' BSMT.)

COLORADO
KV_003_3E

SQUARE FOOTAGE CHART		
NAME		AREA
FIRST FLOOR PLAN (TRADITIONAL ELEV.)		1748
SECOND FLOOR PLAN (TRADITIONAL ELEV.)		1708
BASE SQUARE FOOTAGE		3456
COLONIAL ELEVATION		+ 109
COUNTRY ELEVATION		+ 109
GEORGIAN ELEVATION		+ 131
VICTORIAN ELEVATION		+ 162
ELEVATION A		+ 215
ELEVATION B		+ 215
OPT. LIVING RM. / DINING RM BAY WINDOW		+ 16
OPT. SIDE LIBRARY BAY WINDOW		+ 18
ALT. OWNERS SUITE W/ 3-CAR SIDE LOAD GARAGE		+ 5
BEDROOM 5 OVER STD FAMILY ROOM		+ 287
BEDROOM 5 OVER EXT. FAMILY ROOM		+ 395
OPT. SIDE CONSERVATORY		+ 252
OPT. FIRST FLOOR SUITE W/ BATH		+ 331
OPT. FIRST FLOOR SUITE 2 W/ BATH		+ 378
OPT. ALT. FIRST FLOOR SUITE W/ BATH		+ 471
OPT. 6' LIBRARY EXT.		+ 79
OPT. 6' FAMILY ROOM EXT.		+ 120
OPT. 12' MORNING ROOM / DES. KIT. / GRAND MR.		+ 244
OPT. REAR SUNROOM		+ 161
OPT. COMBO 12' MORNING ROOM & 6' F.R. EXT.		(361)
OPT. COMBO 12' MORNING ROOM & 6' F.R. & 6' LIB. EXT.		(440)
OPT. COMBO 12' MORNING ROOM & 6' F.R. & SUNROOM		(519)
OPT. FINISHED BASEMENT (TOTAL BASE HOUSE)		1318
OPT. REC. ROOM		662
OPT. DEN		308
OPT. BATH		49
OPT. EXERCISE ROOM		221
OPT. FINISHED STORAGE CLOSET		79
EXT. REC. RM. W/ 6' LIBRARY EXT.		+ 79
EXT. REC. RM. OPT. 6' FAMILY ROOM EXT.		+ 106
EXT. REC W/ OPT. REAR SUNROOM		+ 153
EXT. REC W/ OPT. 12' MORNING ROOM ONLY		(+ 7)
EXT. DEN W/ OPT. 12' MORNING ROOM		+ 226
EXT. DEN W/ COMBO OPT. 12' MR & 6' FAMILY RM. EXT.		(+ 13)
EXT. REC W/ COMBO OPT. 12' M.R. & 6' F.R. & SUNROOM		(- 5)
EXT. EXERCISE RM. W/ COLONIAL ELEVATION		+ 25
EXT. STORAGE CLOSET W/GEORGIAN ELEVATION		+ 15
EXT. EXERCISE RM. W/ VICTORIAN ELEVATION		+ 25
EXT. EXERCISE RM. W/ ELEVATION A & B		+ 25
EXT. STORAGE CLOSET W/ ELEVATION A & B		+ 7

ACI



REVISION DATE: 08-11-2014

1CO

2012 INTERNATIONAL RESIDENTIAL CODE

" THE LOCAL JURISDICTION SHALL FILL IN THIS TABLE WITH LOCAL CLIMATIC AND GEOGRAPHIC CRITERIA "

2012 CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA:											
GROUND SNOW LOAD	WIND SPEED (mph)		SEISMIC DESIGN CATEGORY	SUBJECT TO DAMAGE FROM			WINTER DESIGN TEMP.	ICE BARRIER UNDERLAYMENT REQUIRED	FLOOD HAZARDS	AIR FREEZING INDEX	MEAN ANNUAL TEMP
	Speed (mph)	Topographic Effects		Weathering	Frost Line Depth	Termite					
	90		A & B								

SQUARE FOOTAGE CHART (CONT'D)		
NAME		AREA
GARAGE 2-CAR		464
GARAGE 2-CAR (W/ ELEVS A & B)		+ 42
GARAGE 3-CAR SIDE LOAD		+ 168
GARAGE 3RD CAR FRONT LOAD		+ 227
UNFINISHED BASEMENT (BASE HOUSE)		1748
UNFIN. BSMT. W/ COLONIAL ELEVATION		+ 55
UNFIN. BSMT. W/ COUNTRY ELEVATION		+ 55
UNFIN. BSMT. W/ GEORGIAN ELEVATION		+ 22
UNFIN. BSMT. W/ ELEVATION		+ 0
UNFIN. BSMT. W/ 6' LIBRARY EXT.		+ 79
UNFIN. BSMT. W/ OPT. 6' FAMILY ROOM EXT.		+ 114
UNFIN. BSMT. W/ OPT. 12' MORNING ROOM		+ 244
UNFIN. BSMT. W/ OPT. REAR SUNROOM		+ 161
UNFIN. BSMT. W/ COMBO OPT. 12' M.R. & 6' FAMILY RM. EXT.		(- 3)
UNFIN. BSMT. W/ COMBO OPT. 12' M.R. & 6' F.R. & SUNROOM		(- 6)
UNFIN. BSMT. W/OPT. SIDE CONSERVATORY		+ 252
UNFIN. BSMT. W/OPT. FIRST FLOOR SUITE W/ BATH		+ 331
UNFIN. BSMT. W/OPT. FIRST FLOOR SUITE 2 W/ BATH		+ 378
UNFIN. BSMT. W/ OPT. ALT. FIRST FLOOR SUITE W/ BATH		+ 471

Belleham lot (40)
B14 002095

KV_003_3258_COLORADO

SCALE:
 1/8" = 1'-0" @ 11 x 17
 1/4" = 1'-0" @ 24 x 36

NOTES:
 * W/ OPT. 3RD FLOOR, WINDOWS
 REMAIN AT 7'-0" 3/8" HEAD
 HEIGHT W/ WINDOW SIZES AS
 SHOWN.
 * SEE ELEVATIONS FOR FOYER
 WINDOW HEAD HEIGHT.

SHEET NUMBER	5A
SCALE	
DRAWN BY	ACI
DATE	02-01-12

REV#	DATE	REMARKS

REV#	DATE	REMARKS

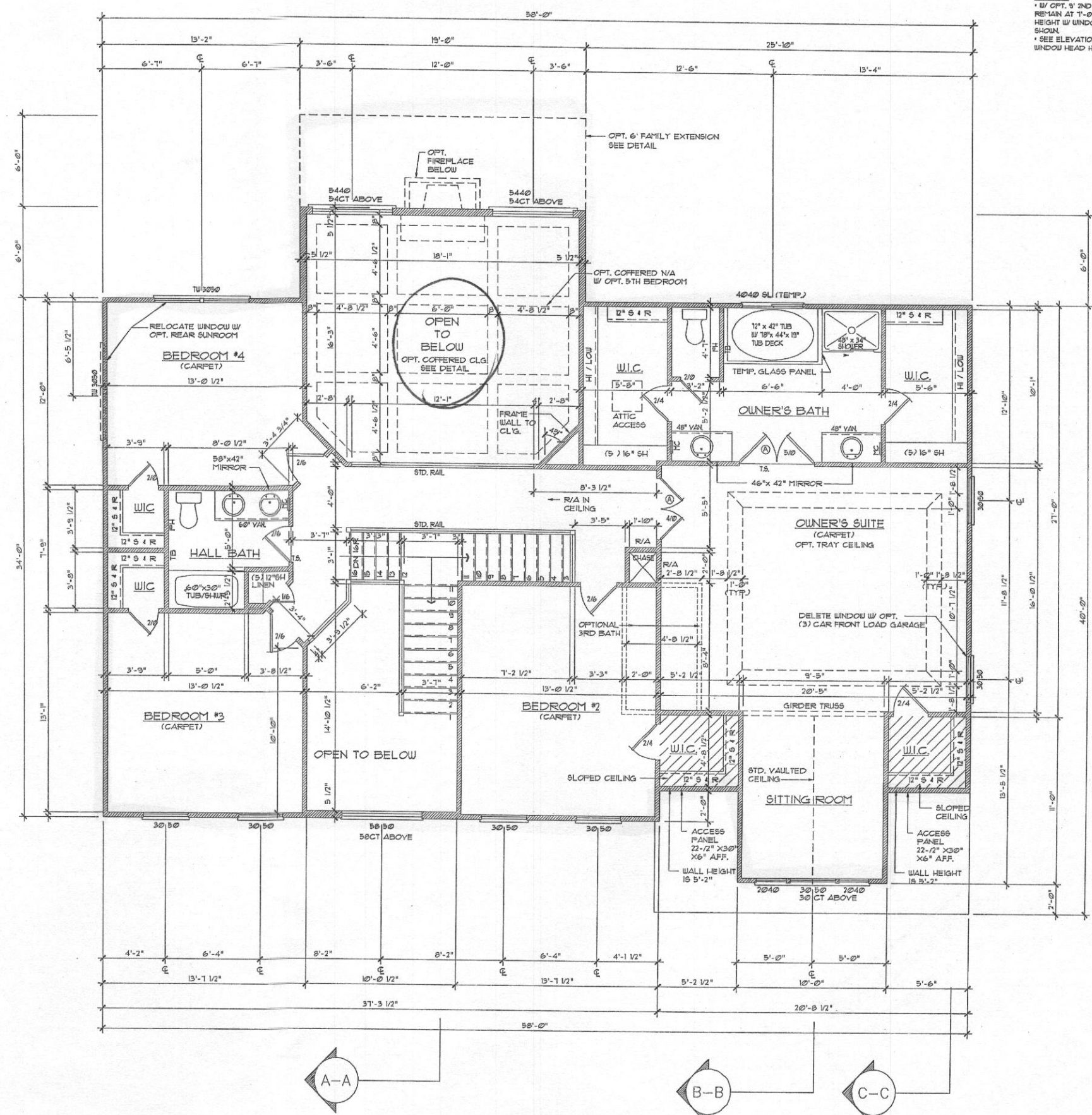
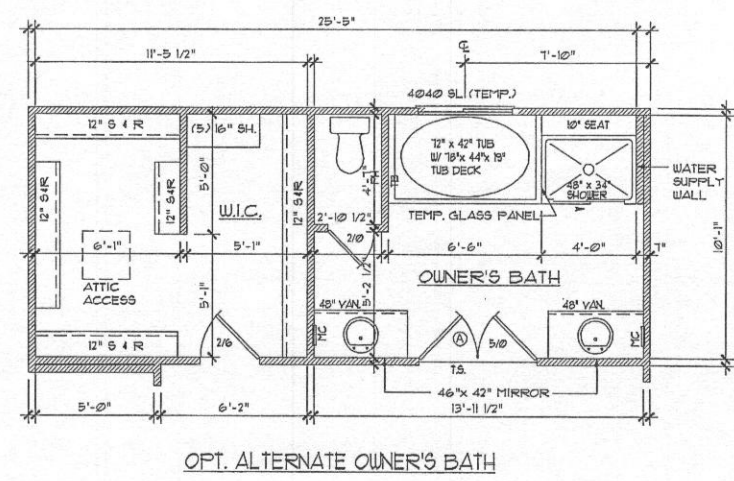
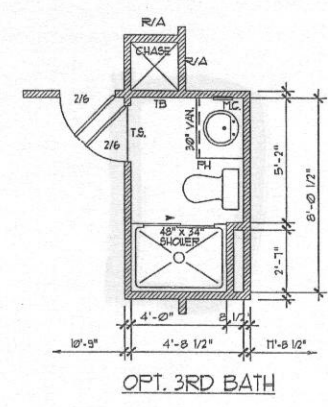
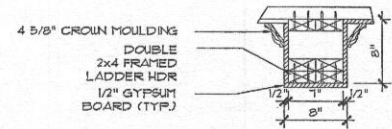
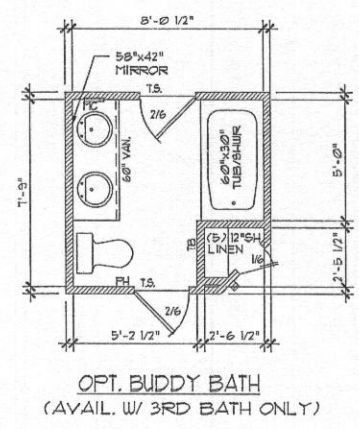
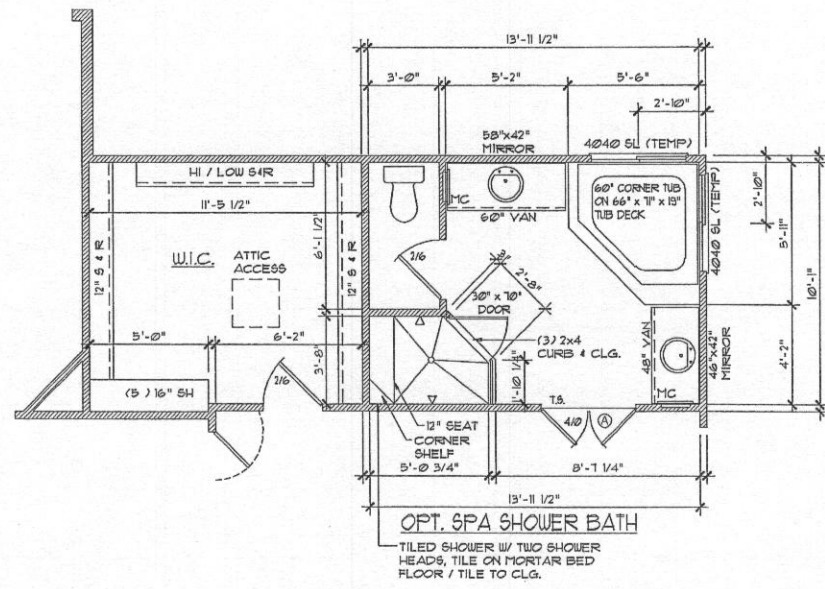
MODEL	COLORADO	SET #
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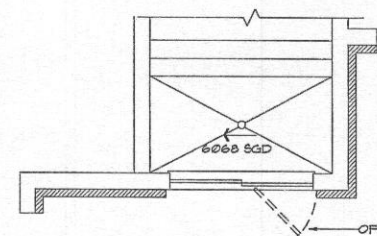
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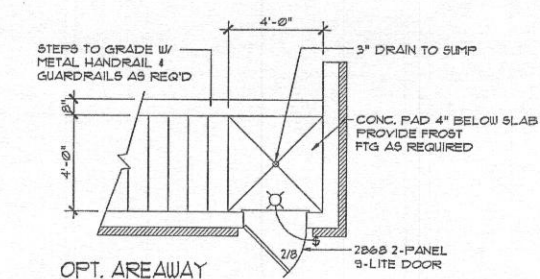
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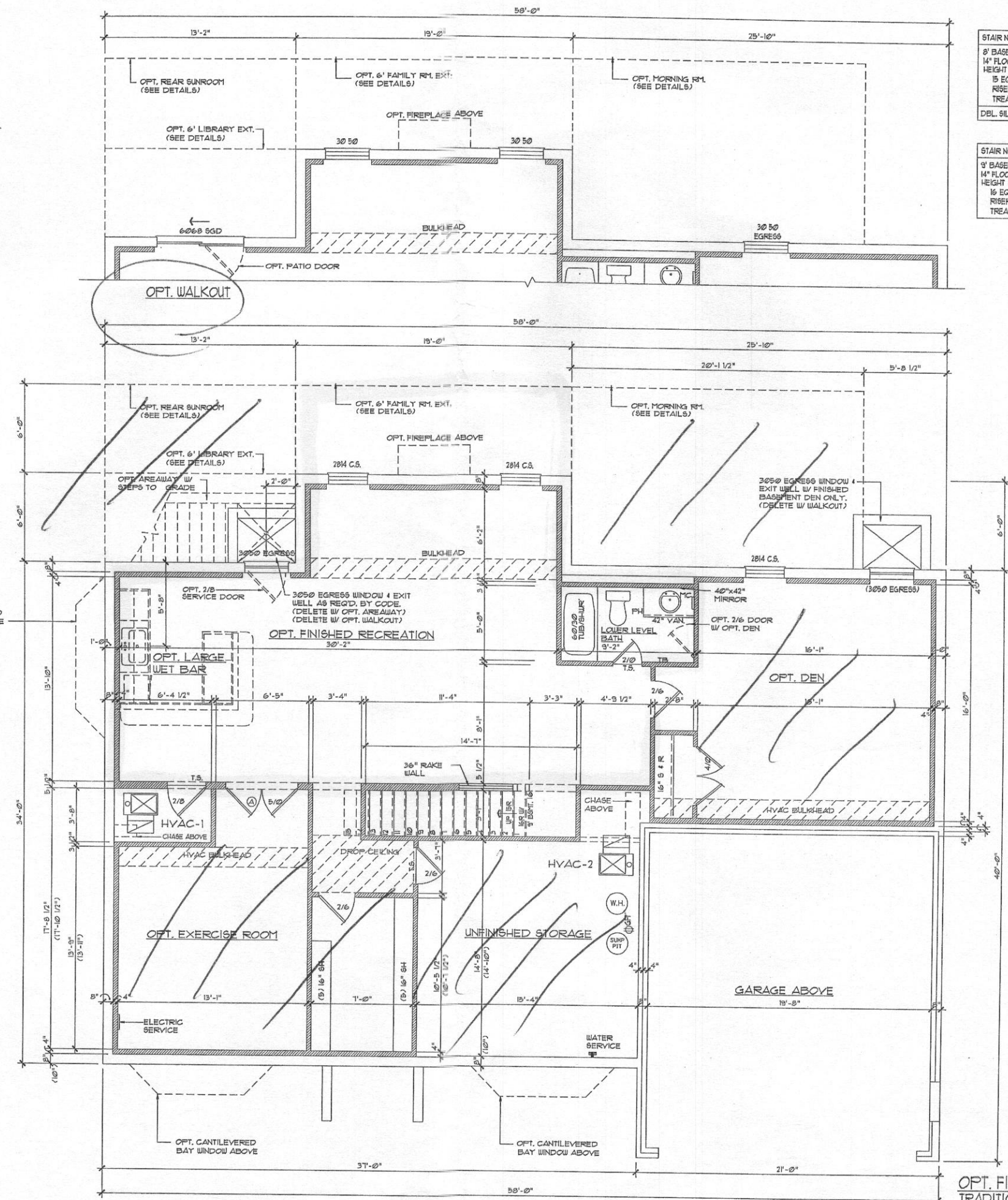
COLORADO
 KV_003_5A



OPT. 6068 SGD AREAWAY



OPT. AREAWAY



STAIR NOTES:
8' BASEMENT
14" FLOOR SYSTEM
HEIGHT = 9'-1 3/4" (3/4")
15 EQUAL RISERS
RISERS = 131" (MAX)
TREADS = 10"
DBL. SILL W/ 8' BASEMENT

STAIR NOTES:
9' BASEMENT
14" FLOOR SYSTEM
HEIGHT = 10'-0 1/4" (3/4")
16 EQUAL RISERS
RISERS = 156" (MAX)
TREADS = 10"

SCALE:
1/8" = 1'-0" @ 11 x 17
1/4" = 1'-0" @ 24 x 36

OPT. FINISHED LOWER LEVEL
TRADITIONAL ELEVATION
(W/ 8' & 9' BERT.)

COLORADO
KV_003_3E

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REV#	DATE	REMARKS
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2	02-01-12	01 MORNING ROOM
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98	02-01-12	01 MORNING ROOM
99	02-01-12	01 MORNING ROOM
100	02-01-12	01 MORNING ROOM

MODEL COLORADO SET #

Kipmanian
Companies

SQUARE FOOTAGE CHART

[illegible]

ACI



MID-ATLANTIC AREA

COLORADO

REVISION DATE: 08-11-2014

100

2012 INTERNATIONAL RESIDENTIAL CODE

" THE LOCAL JURISDICTION SHALL FILL IN THIS TABLE WITH LOCAL CLIMATIC AND GEOGRAPHIC CRITERIA "

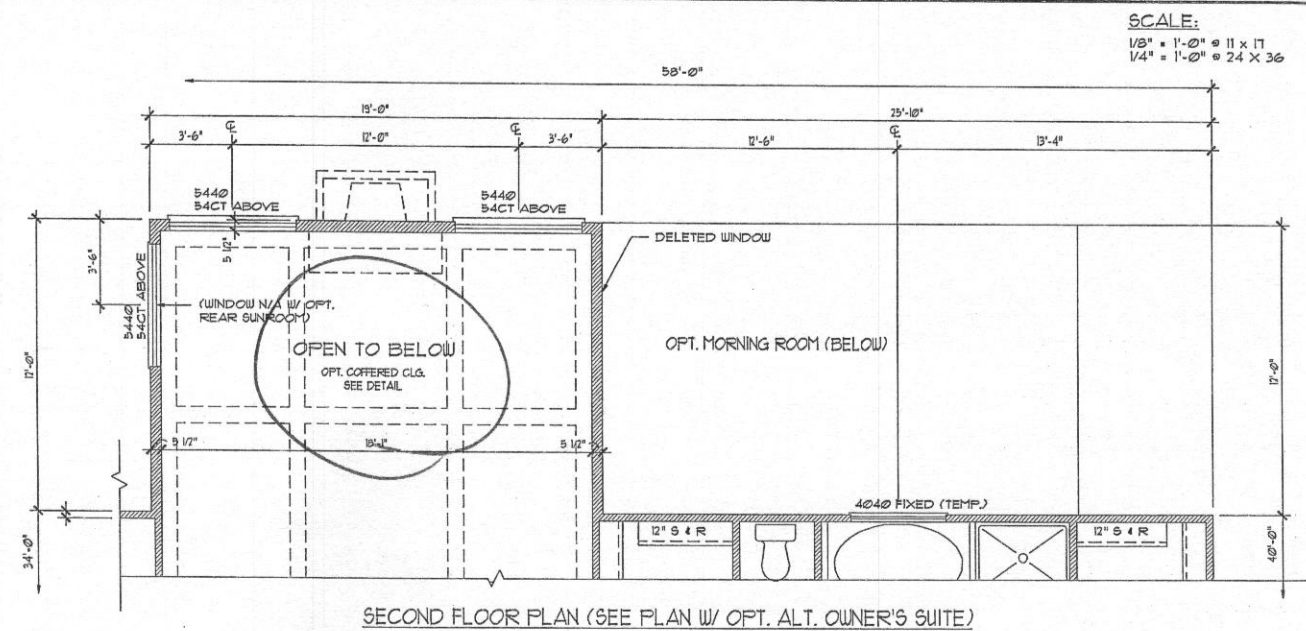
2012 CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA:											
GROUND SNOW LOAD	WIND SPEED (mph)		SEISMIC DESIGN CATAGORY	SUBJECT TO DAMAGE FROM			WINTER DESIGN TEMP.	ICE BARRIER UNDERLAYMENT REQUIRED	FLOOD HAZARDS	AIR FREEZING INDEX	MEAN ANNUAL TEMP
	Speed (mph)	Topographic Effects		Weathering	Frost Line Depth	Termite					
	30		A & B								

SQUARE FOOTAGE CHART (CONT'D)

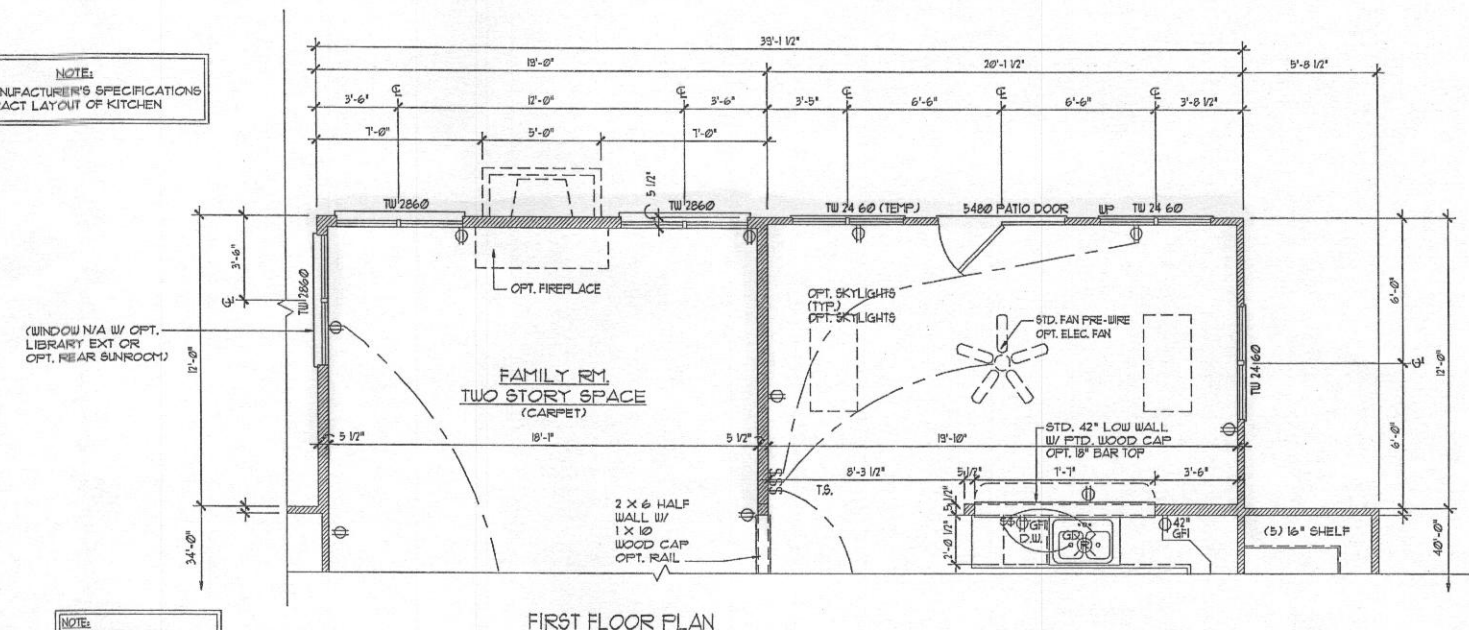
NAME	AREA
GARAGE 2-CAR	464
GARAGE 2-CAR (W/ ELEV'S A & B)	+ 42
GARAGE 3-CAR SIDE LOAD	+ 168
GARAGE 3RD CAR FRONT LOAD	+ 227
UNFINISHED BASEMENT (BASE HOUSE)	1748
UNFIN. BSMT. W/ COLONIAL ELEVATION	+ 55
UNFIN. BSMT. W/ COUNTRY ELEVATION	+ 55
UNFIN. BSMT. W/ GEORGIAN ELEVATION	+ 22
UNFIN. BSMT. W/ ELEVATION	+ 0
UNFIN. BSMT. W/ 6' LIBRARY EXT.	+ 79
UNFIN. BSMT. W/ OPT. 6' FAMILY ROOM EXT.	+ 114
UNFIN. BSMT. W/ OPT. 12' MORNING ROOM	+ 244
UNFIN. BSMT. W/ OPT. REAR SUNROOM	+ 161
UNFIN. BSMT. W/ COMBO OPT. 12' M.R. & 6' FAMILY RM. EXT.	(- 3)
UNFIN. BSMT. W/ COMBO OPT. 12' M.R. & 6' F.R. & SUNROOM	(- 6)
UNFIN. BSMT. W/OPT. SIDE CONSERVATORY	+ 252
UNFIN. BSMT. W/OPT. FIRST FLOOR SUITE W/ BATH	+ 331
UNFIN. BSMT. W/OPT. FIRST FLOOR SUITE 2 W/ BATH	+ 378
UNFIN. BSMT. W/ OPT. ALT. FIRST FLOOR SUITE W/ BATH	+ 471

Belle Haven lot (40)
B14 002095

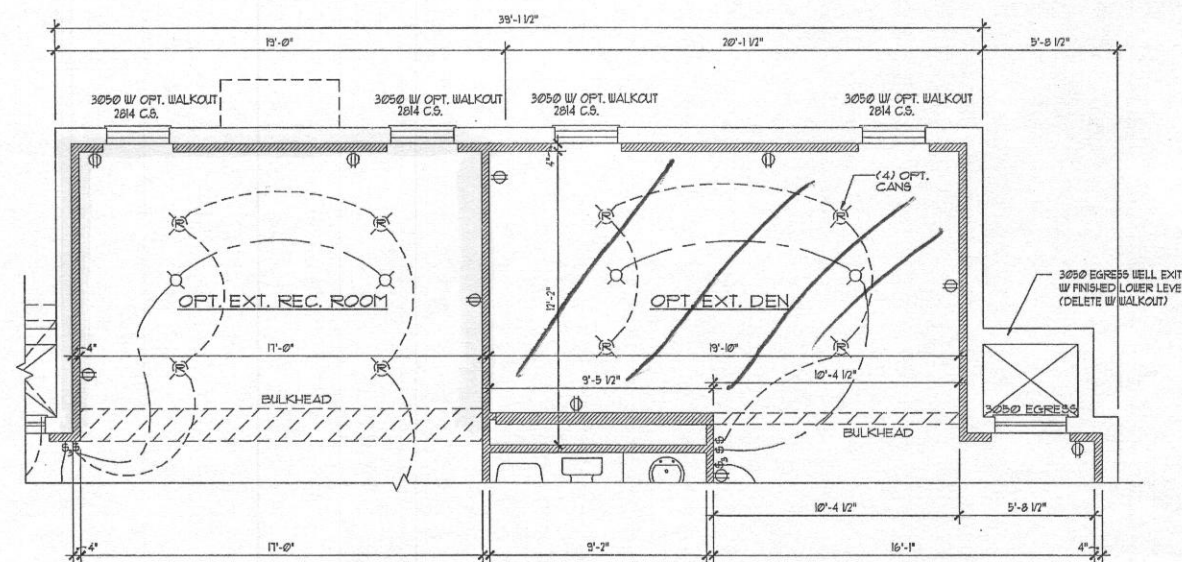
KV_003_3258_COLORADO



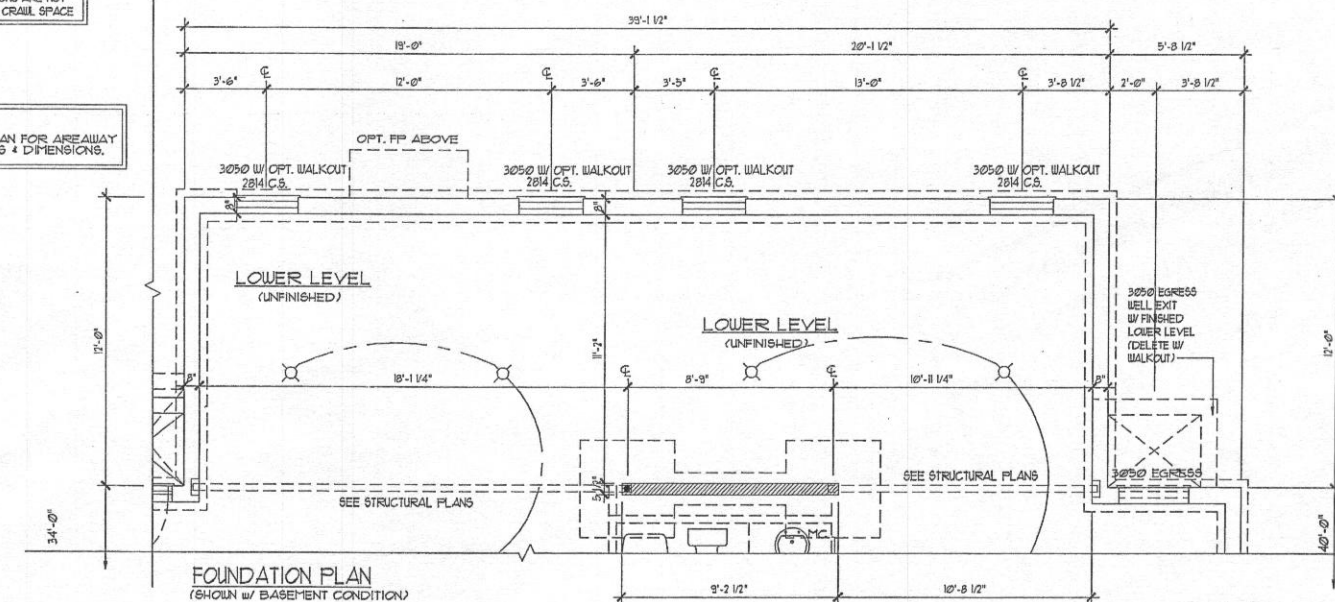
SECOND FLOOR PLAN (SEE PLAN W/ OPT. ALT. OWNER'S SUITE)



FIRST FLOOR PLAN



OPT. FINISHED LOWER LEVEL PLAN



FOUNDATION PLAN
(SHOWN w/ BASEMENT CONDITION)

OPT. MORNING ROOM & OPT. 6' EXTENDED FAMILY ROOM COMBO SHEET KV_003_6G

SCALE:
 $\frac{1}{8}" = 1' - 0"$ @ 11 x 17
 $\frac{1}{4}" = 1' - 0"$ @ 24 x 36

SHEET NUMBER
6G

SCALE

DRAWN BY
AC_AJH

DATE
5-6-99

[illegible]

REVBY	DATE	REV #	REMARKS
CGG	11-12-01	889-01	2000 INC CONVERSION
A.J.H	07-11-03	636-01	
CGG	11-22-03	194-09	
	09-23-12		17 MORNING ROOM

MODEL	COLORADO	SET #
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Kilbournian™
Companies

COLORADO