



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: 6/23/17

Permit No.: B17002498

Building Address: 2014 TERRAPIN CREEK DR

City: State: Zip Code:

Suite/Apt. # SDP/WP/BA #:

Census Tract: Subdivision:

Section: Area: Lot: 20

Tax Map: Parcel: Grid:

Zoning: Map Coordinates: Lot Size:

Existing Use:

Proposed Use:

Estimated Construction Cost: \$

Description of Work:

Occupant/Tenant Name:

Was tenant space previously occupied? ☐ Yes ☐ No

Contact Name:

Address:

City: State: Zip Code:

Phone: Fax:

Email:

Property Owner's Name:

Address:

City: State: Zip Code:

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: CATONSVILLE HOMES

Contact Person:

Address:

City: State: Zip Code:

License No.:

Phone: Fax:

Email:

Engineer/Architect Company:

Responsible Design Prof.:

Address:

City: State: Zip Code:

Phone: Fax:

Email:

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

Utilities
Electric: <input type="checkbox"/> Yes <input type="checkbox"/> No
Gas: <input type="checkbox"/> Yes <input type="checkbox"/> No
Water Supply
<input type="checkbox"/> Public
<input type="checkbox"/> Private
Sewage Disposal
<input type="checkbox"/> Public
<input type="checkbox"/> Private
Heating System
<input type="checkbox"/> Electric <input type="checkbox"/> Oil
<input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas
<input type="checkbox"/> Other:
Sprinkler System:
<input type="checkbox"/> Yes <input type="checkbox"/> 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

Print Name

Email Address

Date

Title/Company

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	7/25/17	H. Oswald

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

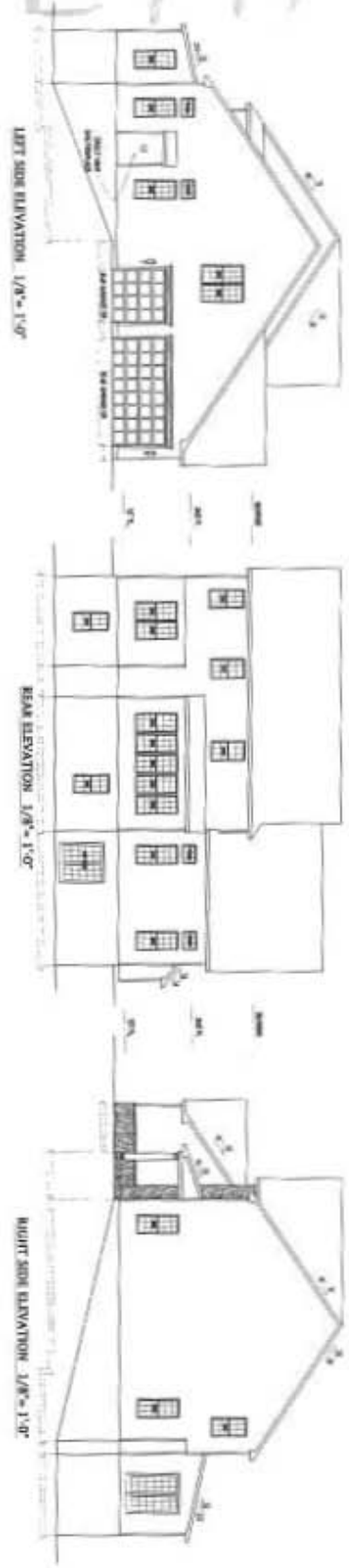
DPZ SETBACK INFORMATION
Front:
Rear:
Side:
Side St.:
All minimum setbacks met? <input type="checkbox"/> Yes <input type="checkbox"/> No
Is Entrance Permit Required? <input type="checkbox"/> Yes <input type="checkbox"/> No
Historic District? <input type="checkbox"/> Yes <input type="checkbox"/> No
Lot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

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

HEALTH

HEALTH

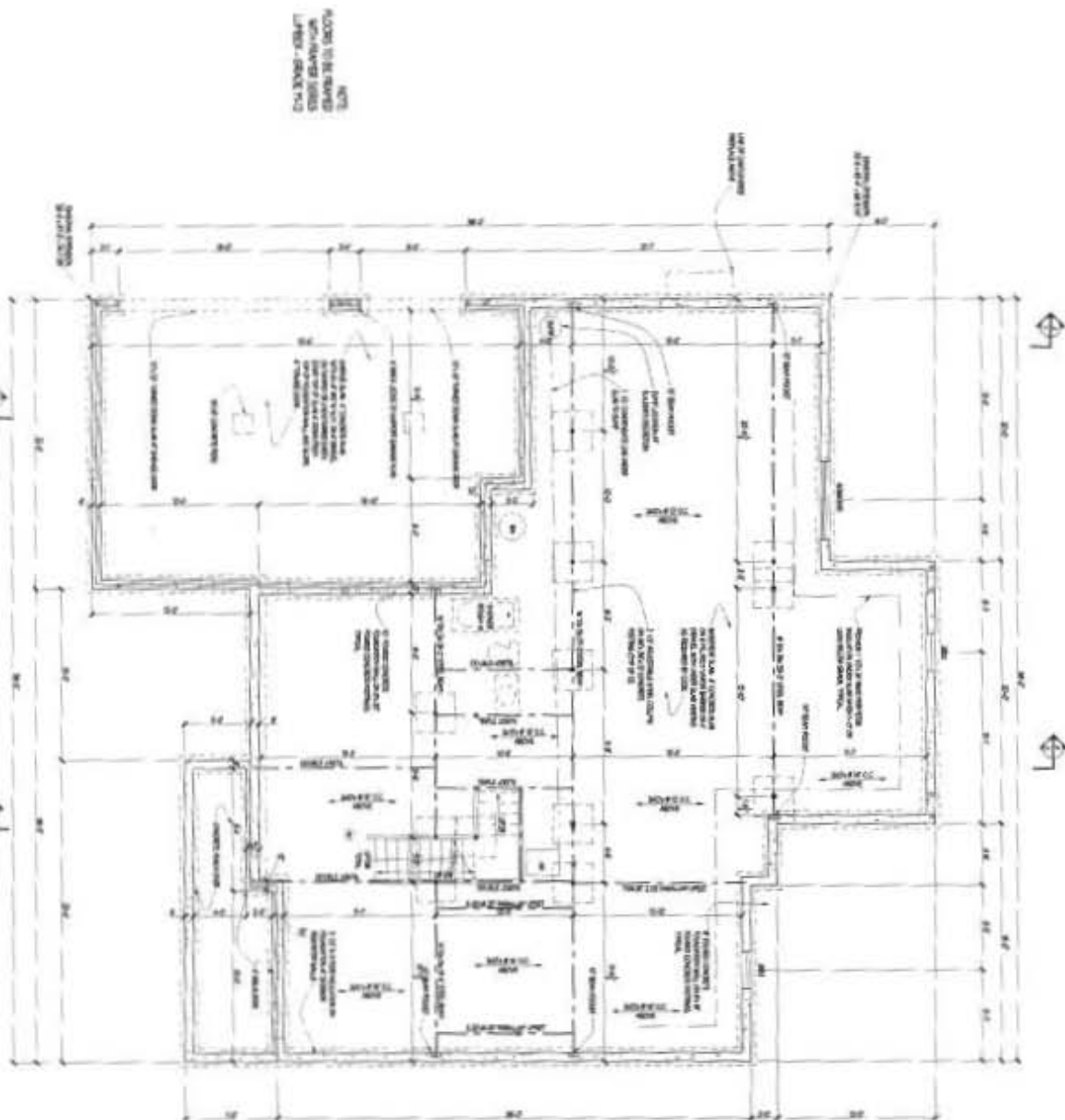
B17002498



FINAL SET 6/20/17

1	Project No.: C17.07 Date: 6/17 Scale: NOTED	Drawing: ELEVATIONS Project: CATONSVILLE HOMES DEVONSHIRE TERRAPIN CREEK LOT 20	FL1 SQ.FT: FL2 SQ.FT: Notes:	Plymouth Road Architects 640 Plymouth Road, Baltimore, MD 21229, 410-788-0281 PlymouthRoadArchitects.com
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FINAL SET 6/20/17



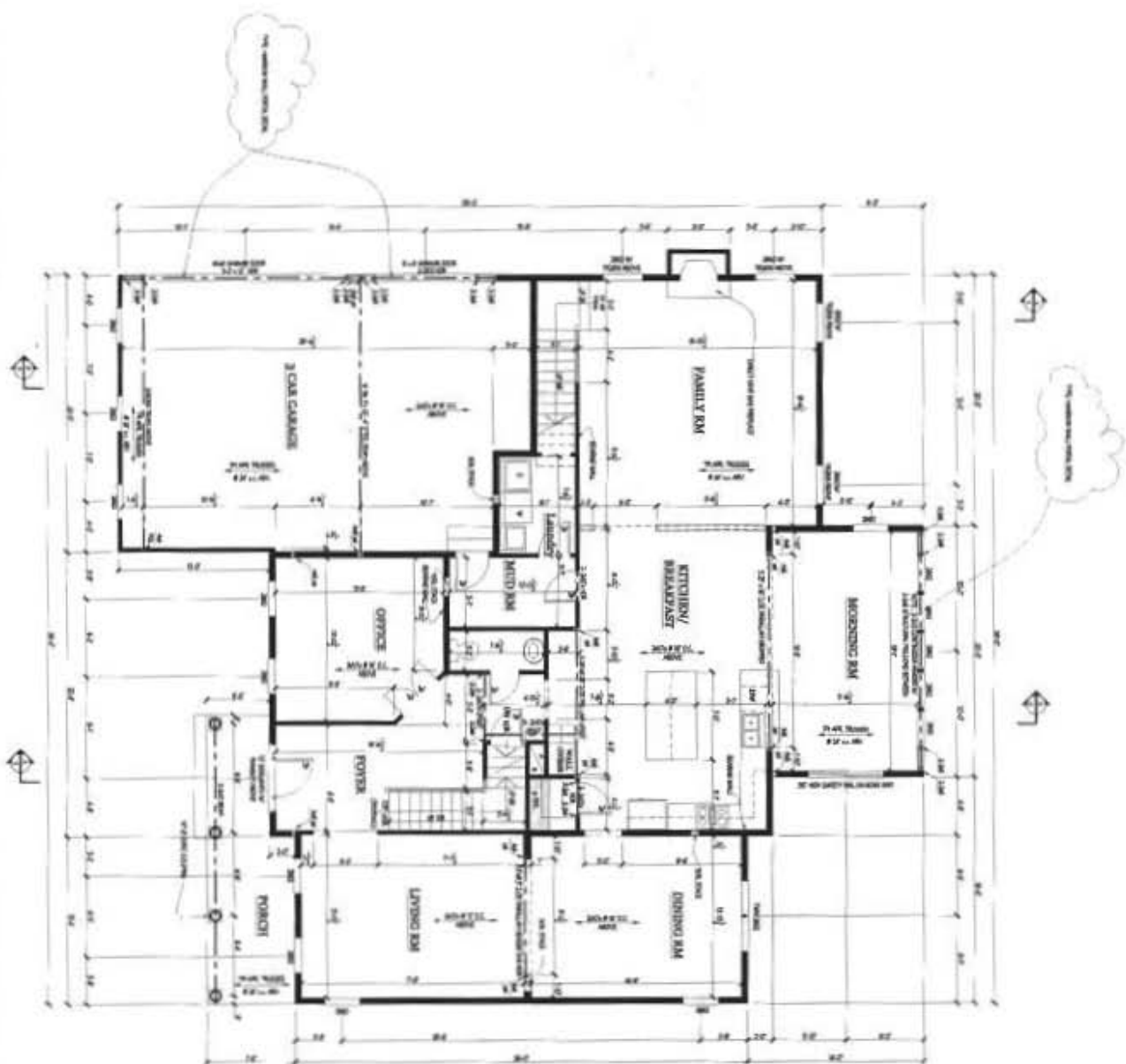
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Project No.: C17.07
Date: 6/17
Scale: 1/4"=1'-0"

Drawing: BASEMENT/ FOUNDATION PLAN
Project: CATONSVILLE HOMES
DEVONSHIRE
TERRAPIN CREEK LOT 20

Notes:

Plymouth Road Architects
640 Plymouth Road, Baltimore, MD 21220, 410-768-0281
PlymouthRoadArchitects.com



FINAL SET 6/20/17

6/20/17 10:00 AM

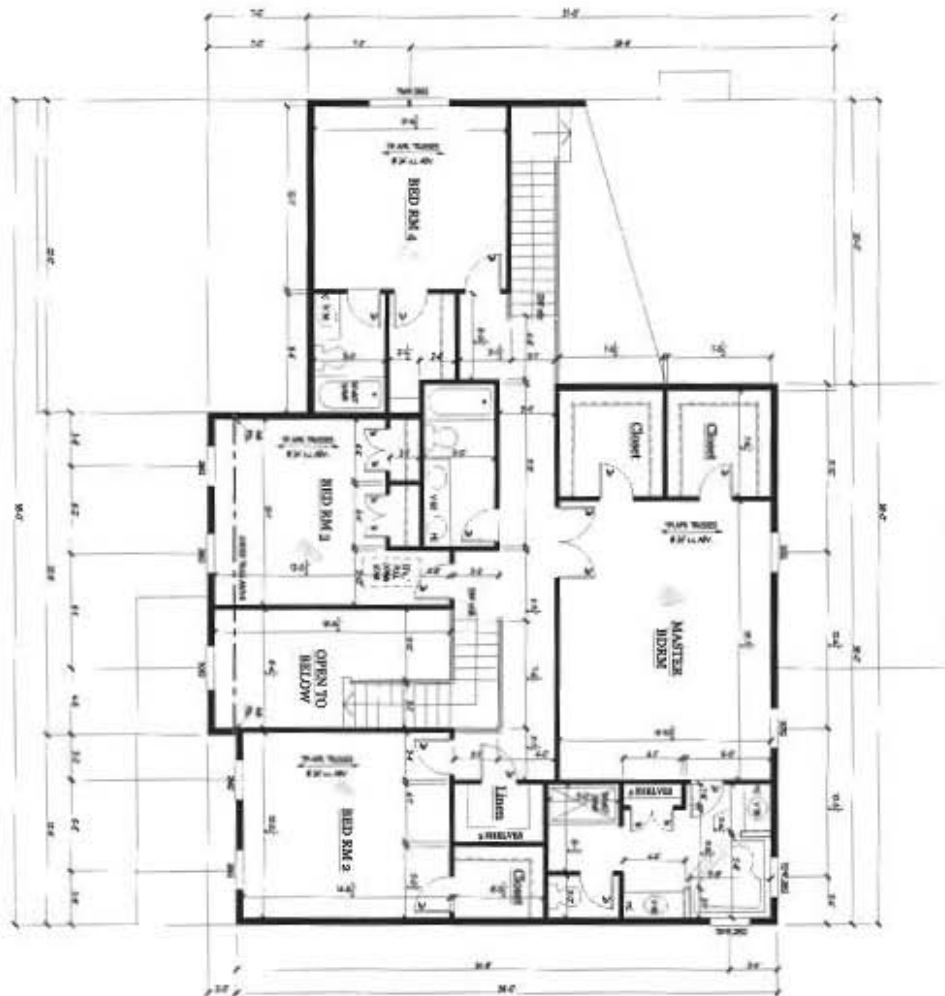
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Project No.: C17.07
Date: 6/17
Scale: 1/4"=1'-0"

Drawing: FIRST FLOOR PLAN
Project: CATONSVILLE HOMES
DEVONSHIRE TERRAPIN CREEK LOT 20

Notes:

Plymouth Road Architects
640 Plymouth Road, Baltimore, MD 21229 - 410-788-0281
PlymouthRoadArchitects.com



NOT TO SCALE
 ALL DIMENSIONS ARE IN FEET AND INCHES
 DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE
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FINAL SET 6/20/17

4

Project No.: C17.07
 Date: 6/17
 Scale: 1/4" = 1'-0"

Drawing: SECOND FLOOR PLAN
 Project: CATONSVILLE HOMES
 DEVONSHIRE
 TERRAPIN CREEK LOT 20

Notes:

Plymouth Road Architects
 640 Plymouth Road, Baltimore, MD 21229. 410-786-0281
 PlymouthRoadArchitects.com

B-4-2 STANDARDS AND SPECIFICATIONS FOR SOIL PREPARATION, TOPSOILING, AND SOIL AMENDMENTS

Definition:
The process of preparing the soils to sustain adequate vegetative stabilization.

Purpose:
To provide a suitable soil medium for vegetative growth.

Conditions Where Practice Applies:
Where vegetative stabilization is to be established.

- Criteria:
- Soil Preparation
 - Temporary Stabilization
 - Seeded preparation consists of loosening soil to a depth of 3 to 5 inches by means of suitable agricultural or construction equipment, such as disk harrows or chisel plows or ripper mounted on construction equipment. After the soil is loosened, it must not be rolled or dragged much, but left in the roughened condition. Slopes 3:1 or flatter are to be tilled or worked with rippers running parallel to the contour of the slope.
 - Apply fertilizer and lime as prescribed on the plans.
 - Incorporate time and fertilizer into the top 3 to 5 inches of soil by disking or other suitable means.
 - Permanent Stabilization
 - A soil test is required for any permanent vegetative establishment of 5 acres or more. The minimum soil conditions required for permanent vegetative establishment are:
 - Soil pH between 6.0 and 7.0.
 - Soluble salts less than 500 parts per million (ppm).
 - Soil contains less than 40 percent clay but enough fine grained material (greater than 30 percent silt plus clay) to provide the capacity to hold a moderate amount of moisture. An exception: if loessgrass will be planted, then a sandy soil (less than 30 percent silt plus clay) would be acceptable.
 - Soil contains 1.5 percent minimum organic matter by weight.
 - Soil contains sufficient pore space to permit adequate root penetration.
 - Application of amendments or topsoil is required if on-site soils do not meet the above conditions.
 - Graded areas must be maintained in a true and even grade as specified on the approved plan, as scarified or otherwise loosened to a depth of 3 to 5 inches B.1.3.
 - Apply soil amendments as specified on the approved plan or as indicated by the results of a soil test.
 - Mix soil amendments into the top 3 to 5 inches of soil by disking or other suitable means.
 - Leave areas to smooth the surface, remove large objects like stones and branches, and ready the area for seed application. Loosen surface soil by dragging with a heavy chain or other equipment to roughen the surface where site conditions will not permit normal seeded preparation. Track slopes 3:1 or flatter with tracked equipment leaving the soil in an irregular condition with ridges running parallel to the contour of the slope. Leave the top 1 to 3 inches of condition with ridges running parallel to the contour of the slope. Seeded loosening may be unnecessary on newly disturbed areas.
 - Loose and friable. Seeded loosening may be unnecessary on newly disturbed areas.
 - Topsoiling
 - Topsoil is placed over prepared subsoil prior to establishment of permanent vegetation. The purpose is to provide a suitable soil medium for vegetative growth. Soils of concern have low moisture content, low nutrient levels, low pH, materials toxic to plants, and/or unacceptable soil gradation.
 - Topsoil salvaged from an existing site may be used provided it meets the standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA-NRCS.
 - Topsoiling is limited to areas having 2:1 or flatter slopes where:
 - The texture of the exposed subsoil/parent material is not deep enough to support plants or furnish continuing supplies of moisture and plant nutrients.
 - The soil material is so shallow that the rooting zone is not deep enough to support plants or furnish continuing supplies of moisture and plant nutrients.
 - The original soil is so acidic that treatment with limestone is not feasible.
 - Topsoil Specifications: Soil to be used as topsoil must meet the following criteria:
 - Topsoil must be of a loam, sandy loam, clay loam, silt loam, sandy clay loam, or loamy sand. Other soils may be used if recommended by an agronomist or soil scientist and approved by the appropriate approval authority. Topsoil must not be a mixture of contrasting textured subsoils, and must contain less than 5 percent by volume of chert, stones, slag, coarse textured fragments, gravel, silt, sand, roots, trash, or other materials longer than 1½ inches in diameter.
 - Topsoil must be free of noxious plants or plant parts such as Bermuda grass, quack grass, Johnson grass, nut sedge, poison ivy, thistle, or others as specified.
 - Topsoil substitutes or amendments, as recommended by a qualified agronomist or soil scientist and approved by the appropriate approval authority, may be used in lieu of natural topsoil.

- Topsoil Application
 - Erosion and sediment control practices must be maintained when applying topsoil.
 - Uniformly distribute topsoil in a 5 to 6 inch layer and lightly compact to a minimum thickness of 4 inches. Spreading is to be performed in such a manner that sodding or seeding can proceed with a minimum of additional soil preparation and tillage. Any irregularities in the surface resulting from topsoiling or other operations must be corrected in order to prevent the formation of depressions or water pockets.
 - Topsoil must not be placed on a slope or subsoil in a frozen or muddy condition, when the subsoil is excessively wet, or in a condition that may otherwise be detrimental to proper grading B.1.4 and seeded preparation.

- Soil Amendments (Fertilizer and Lime Specifications)
 - Soil tests must be performed to determine the exact rates and application rates for both lime and fertilizer on sites having disturbed areas of 5 acres or more. Soil analysis may be performed by a recognized private or commercial laboratory. Soil samples taken for engineering purposes may also be used for chemical analyses.
 - Fertilizers must be uniform in composition, free flowing and suitable for accurate application by appropriate equipment. Manure may be substituted for fertilizer with prior approval from the appropriate approval authority. Fertilizers must all be delivered to the site fully labeled according to the applicable laws and must bear the name, trade name or trademark and warranty of the producer.
 - Lime materials must be ground limestone (hydrated or burnt lime may be substituted except when used in conjunction with a Standard B-4-1.1 Increased Stabilization and Standard B-4-4.4 Temporary Stabilization).
 - Lime and fertilizer are to be evenly distributed and incorporated into the top 3 to 5 inches of soil by disking or other suitable means.
 - Where the subsoil is either highly acidic or composed of heavy clays, spread ground limestone at the rate of 4 to 8 tons/acre (200–400 pounds per 1,000 square feet) prior to the placement of topsoil.

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TEMPORARY STABILIZATION SPECIFICATIONS TABLE

Hardiness Zone (from Figure B.3): 6b		Seeding Dates		Seeding Depths		Fertilizer Rate (10–20–20)		Lime Rate	
No.	Species	Application Rate (lb/oc)	Seeding Dates	Seeding Depths					
1.	ANNUAL PERENNIAL GRASS	40	MAR. 1 – MAY 15 AUG. 1 – OCT. 15	0.5 INCHES		436 lb/oc		2 tons/oc	
2.	FESTIVAL MIXTURE	30	JUNE 1 – JULY 31	0.5 INCHES			(10 lb/1000 sf)	(90 lb/1000 sf)	

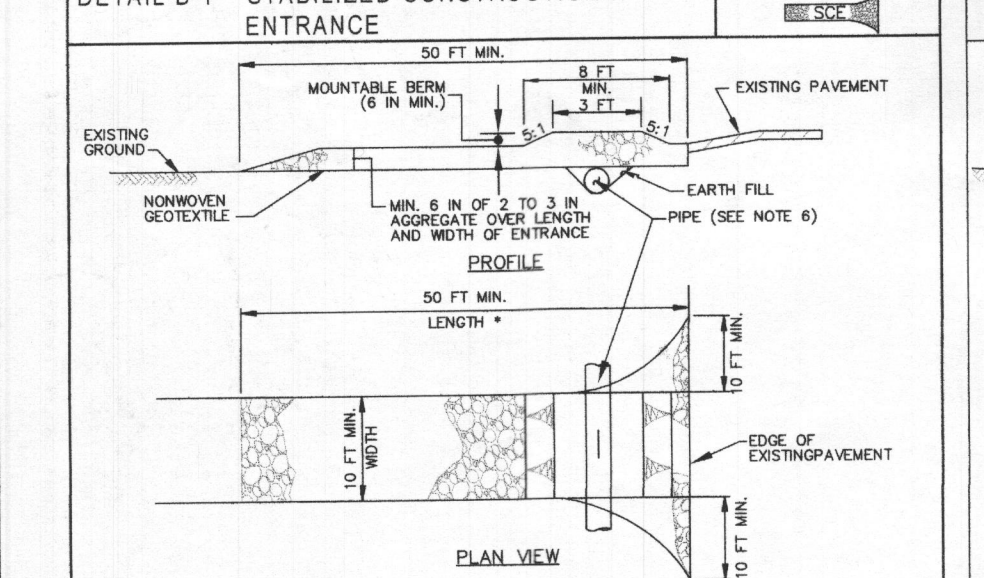
PERMANENT STABILIZATION SPECIFICATIONS TABLE

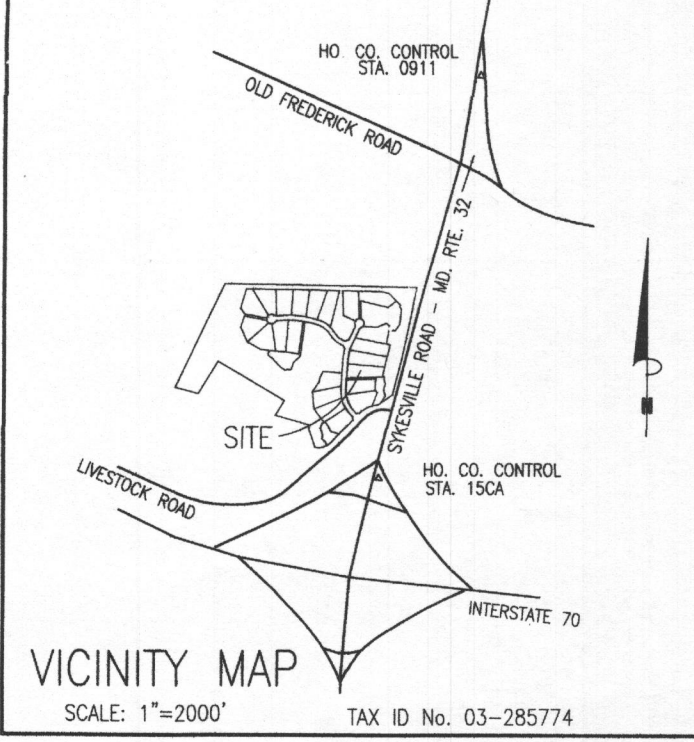
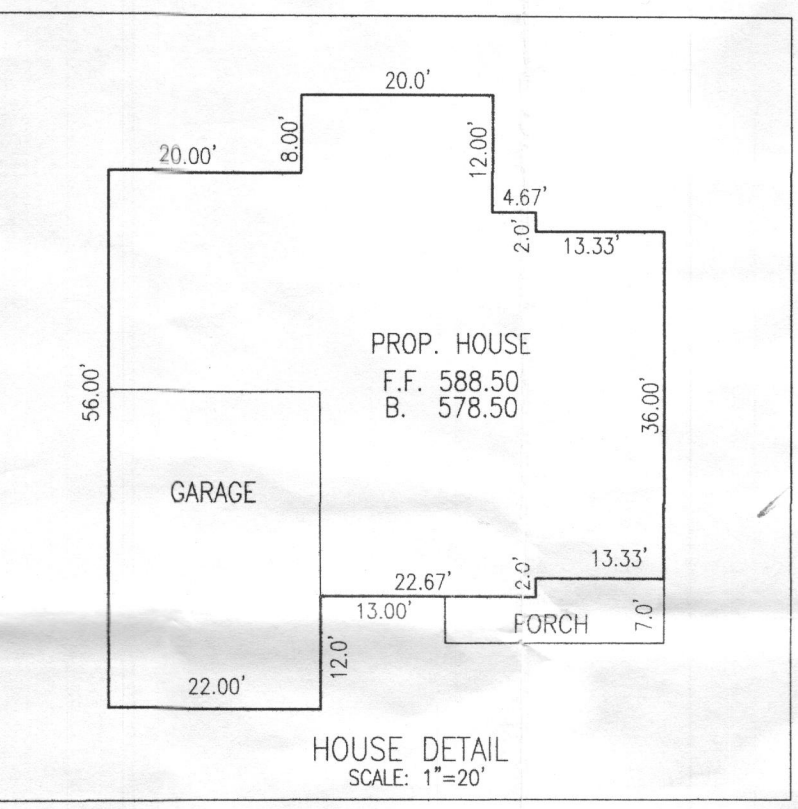
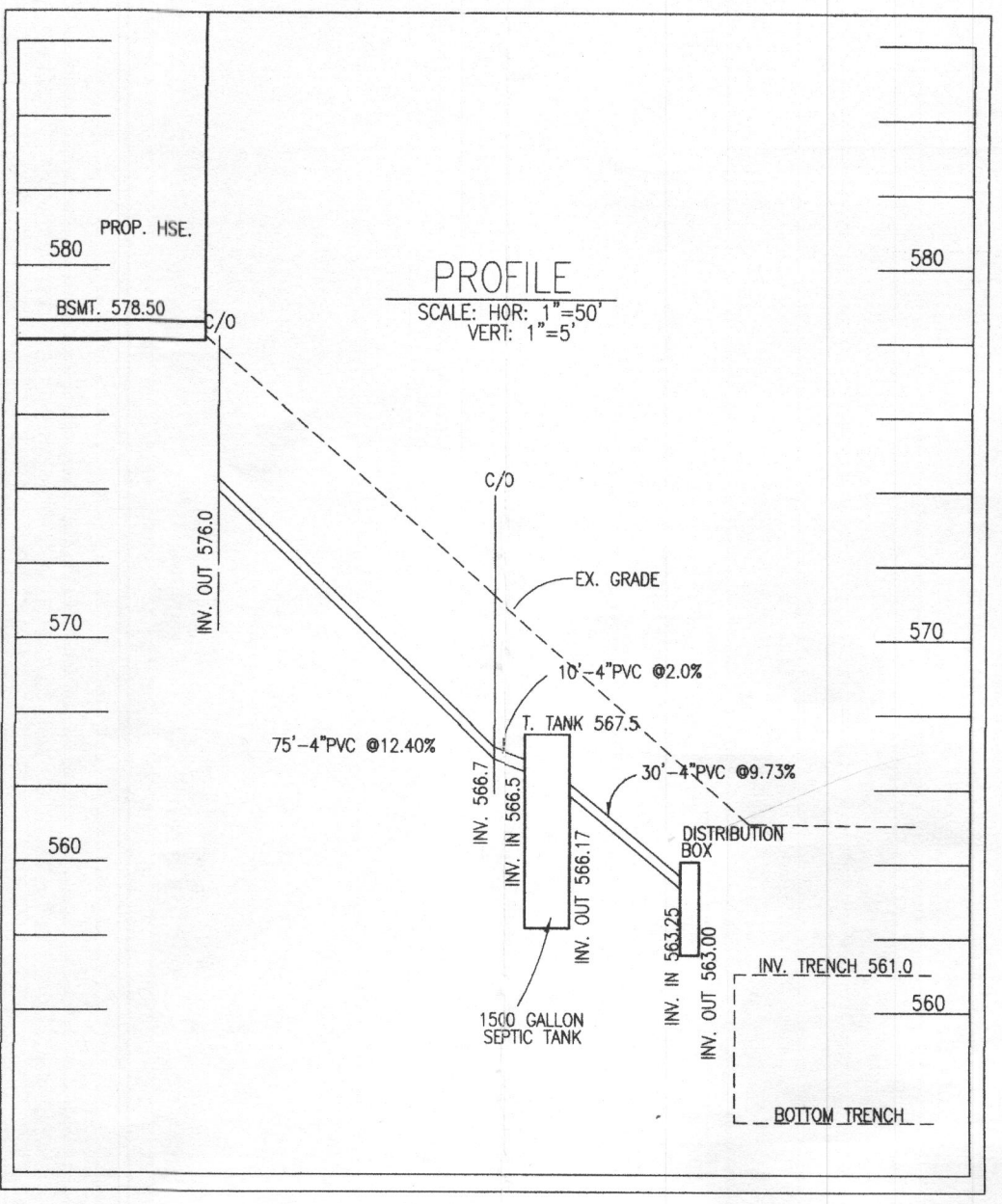
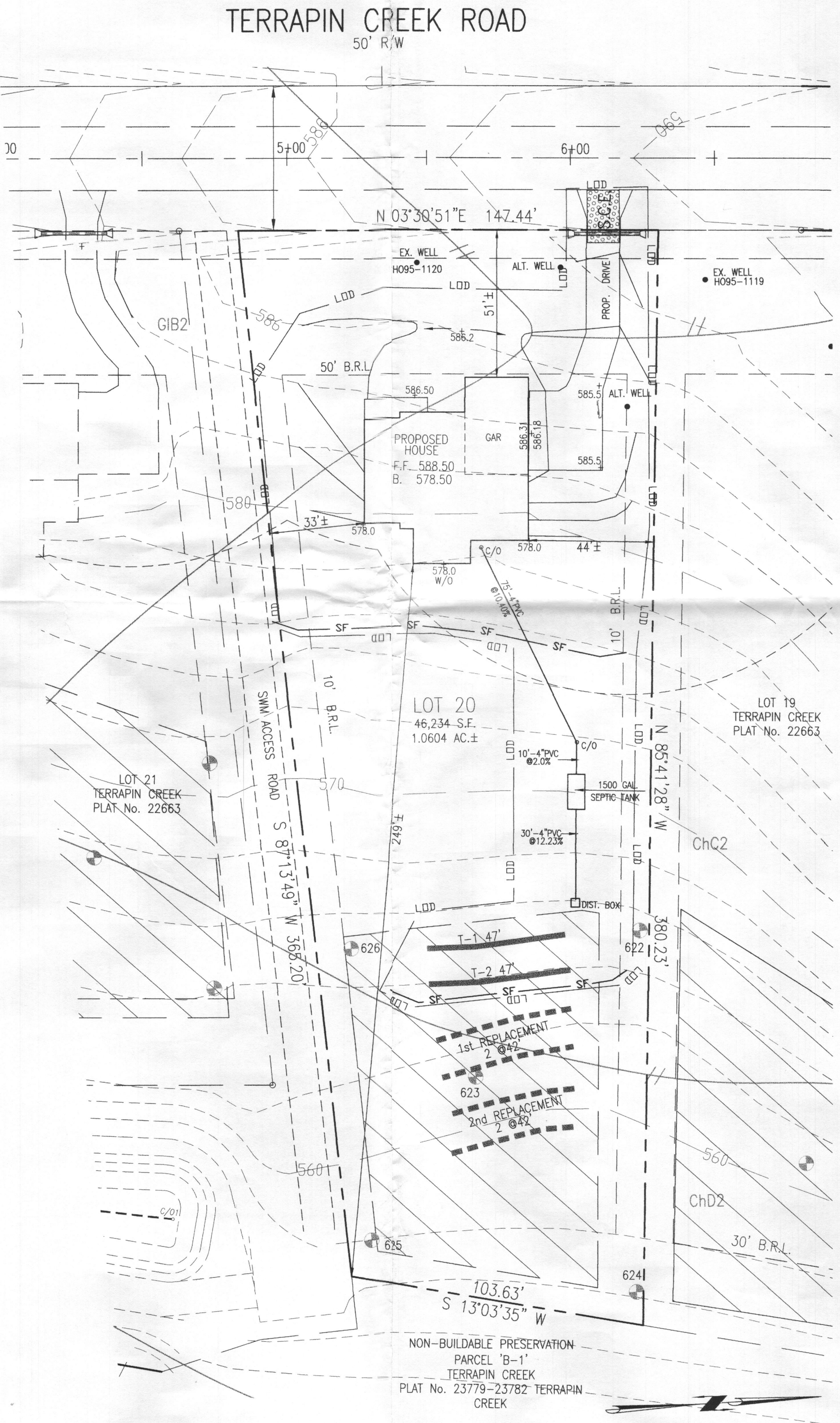
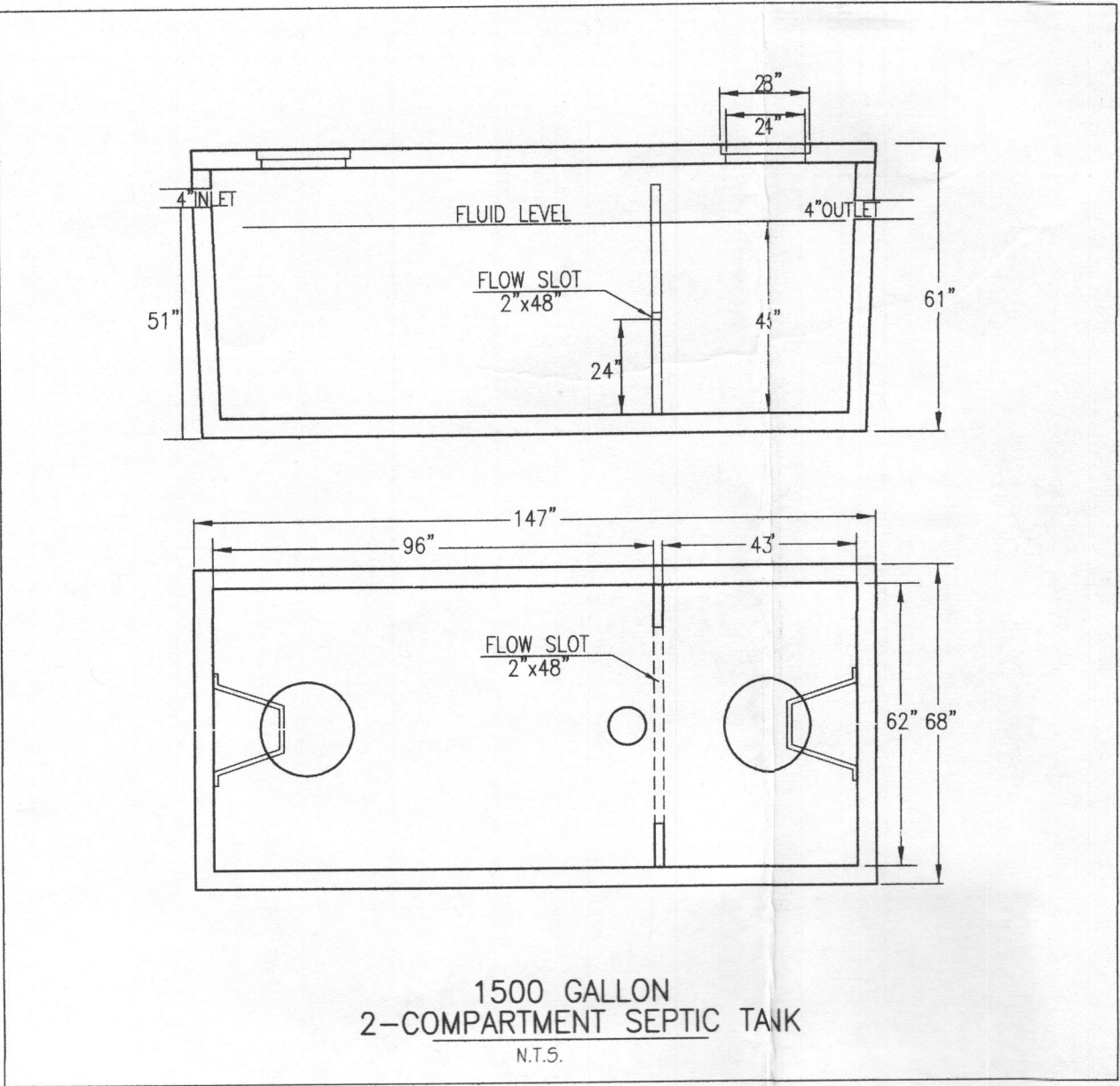
Hardiness Zone (from Figure B.3): 6b		Seeding Dates		Seeding Depths		Fertilizer Rate (10–20–20)		Lime Rate	
No.	Species	Application Rate	Seeding Dates	Seeding Depths	N	P205	K20		
1.	KENTUCKY BLUEGRASS	20	MAR. 1 – MAY 15 AUG. 1 – OCT. 15	1/4–1/2 in.	45 pounds per acre	90 lb/oc	90 lb/oc (90 lb/1000 sf)	2 tons/oc	(90 lb/1000 sf)
2.			1/4–1/2 in.	1/4–1/2 in.					
3.			1/4–1/2 in.	1/4–1/2 in.					

DUST CONTROL
DUST CONTROL METHOD FOR THIS SITE TO PREVENT BLOWING AND MOVEMENT OF DUST FROM EXPOSED SOIL SURFACES: CALCIUM CHLORIDE SHALL BE APPLIED TO EXPOSED SURFACES AT A RATE THAT WILL KEEP SURFACE MOSTLY WET. SOIL IS STABILIZED ACCORDING TO VEGETATIVE SPECIES FOR THIS SITE AND AREAS TO BE FINED ARE COMPLETED.

STANDARD STABILIZATION NOTE
FOLLOWING INITIAL SOIL DISTURBANCE OR RE-DISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION MUST BE COMPLETED WITHIN:
A. THREE (3) CALENDAR DAYS AS TO THE SURFACE OF ALL PERIMETER DIKES, SWALES, DITCHES, PERIMETER SLOPES, AND ALL SLOPES STEEPER THAN 3 HORIZONTAL TO 1 VERTICAL (3:1); AND
B. SEVEN (7) CALENDAR DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE NOT UNDER ACTIVE GRADING.

DETAIL B-1 STABILIZED CONSTRUCTION ENTRANCE





- GENERAL NOTES:
- TOPOGRAPHY & PLANIMETRIC FEATURES SHOWN HEREON TAKEN FROM COPYRIGHTED GIS DATA FROM HOWARD COUNTY, SUPPLEMENTED WITH FIELD LOCATIONS BY VANMAR ASSOCIATES, INC. CONTOUR INTERVAL IS 2 FEET. VERTICAL DATUM IS NAVD83.
 - THE EXISTING WELLS SHOWN ON THIS PLAN HAVE BEEN FIELD LOCATED BY VANMAR ASSOCIATES OR TAKEN FROM AVAILABLE RECORDS AND ACCURATELY SHOWN.
 - ZONING DISTRICT: RC-DEO
 - LIMIT OF DISTURBANCE (LOD) = 19,500 SQ.FT.
 - THERE ARE NO STREAMS, PONDS, FLOODPLAINS OR WETLANDS ON THIS LOT.
 - STORM WATER MANAGEMENT FOR THIS LOT IS PROVIDED BY EXISTING TERRAPIN CREEK STORM WATER MANAGEMENT FACILITIES PROVIDED FOR AND CONSTRUCTED BY THE DEVELOPER UNDER PLAN F-07-086.
 - DRIVEWAY CULVERT DESIGNED BY DEVELOPER UNDER PLAN F-07-086.

SEPTIC SYSTEM TRENCH DESIGN

INITIAL NUMBER OF BEDROOMS = 4
APPLICATION RATE = 1.2 GPD / sq.ft.
DESIGN FLOW: 150 GPD X 4 BEDROOMS = 600 GPD
600 GPD / 1.2 GPD/sq.ft. = 500 sq.ft.
500 sq.ft. / 3 ft. WIDE TRENCH = 167 LF TRENCH
167 LF TRENCH X 0.56 REDUCTION CREDIT = 94 LF TRENCH
TRENCH 1 (T1) EX. GRD=565.0 -INV. TRENCH=561.0 -B. TRENCH=558.0
TRENCH 2 (T1) EX. GRD=564.0 -INV. TRENCH=560.0 -B. TRENCH=557.0

1st REPLACEMENT

INITIAL NUMBER OF BEDROOMS = 4
APPLICATION RATE = 1.2 GPD / sq.ft.
DESIGN FLOW: 150 GPD X 4 BEDROOMS = 600 GPD
600 GPD / 1.2 GPD/sq.ft. = 500 sq.ft.
500 sq.ft. / 3 ft. WIDE TRENCH = 167 LF TRENCH
167 LF TRENCH X 0.50 REDUCTION CREDIT = 84 LF TRENCH
TRENCH 1 (T1) EX. GRD=562.5 -INV. TRENCH=568.5 -B. TRENCH=555.5
TRENCH 2 (T1) EX. GRD=561.5 -INV. TRENCH=557.5 -B. TRENCH=554.5

2nd REPLACEMENT

INITIAL NUMBER OF BEDROOMS = 4
APPLICATION RATE = 1.2 GPD / sq.ft.
DESIGN FLOW: 150 GPD X 4 BEDROOMS = 600 GPD
600 GPD / 1.2 GPD/sq.ft. = 500 sq.ft.
500 sq.ft. / 3 ft. WIDE TRENCH = 167 LF TRENCH
167 LF TRENCH X 0.50 REDUCTION CREDIT = 84 LF TRENCH
TRENCH 1 (T1) EX. GRD=560.5 -INV. TRENCH=566.5 -B. TRENCH=553.5
TRENCH 2 (T1) EX. GRD=559.5 -INV. TRENCH=555.5 -B. TRENCH=552.5

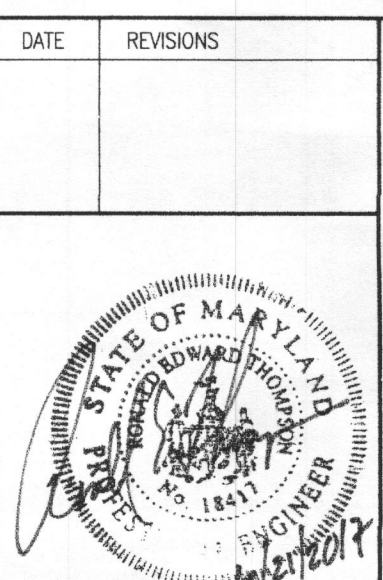
- SITE PLAN NOTES:
- ANY CHANGE TO THE LOCATIONS OR DEPTHS TO ANY COMPONENTS MUST BE APPROVED BY THE ENGINEER AND THE HOWARD COUNTY HEALTH DEPARTMENT PRIOR TO INSTALLATION. A REVISED SITE PLAN MAY BE REQUIRED.
 - MAXIMUM COVER OVER THE TANK IS 3 FEET. GREATER DEPTH WILL REQUIRE A HEAVY LOAD BEARING TANK.
 - ELECTRICAL WORK FOR THE INSTALLATION MUST BE PERFORMED BY A LICENSED ELECTRICIAN.
 - THE WELL (TAG #HO-95-1120) HAS BEEN FIELD LOCATED AND IS ACCURATELY SHOWN.
 - ALL WELLS AND SEPTIC SYSTEMS LOCATED WITHIN 100' OF THE PROPERTY BOUNDARIES AND 200' DOWN GRADIENT OF ANY WELLS AND OR SEPTIC SYSTEMS HAVE BEEN SHOWN.

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. 18417, Expiration Date: 9-18-17.

OWNER:
LDG INC.
LEE PLAZA SUITE 200
8601 GEORGIA AVENUE
SILVER SPRING, MD. 20910
301-585-7000

DEVELOPER:
CATONVILLE HOMES
11175 STRATFIELD CT.
MARRIOTTVILLE, MD. 21104
410-442-2211



ON SITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN

LOT 20
TERRAPIN CREEK
PLAT 22661 - 22664
TAX ID No. 03-285774
2014 TERRAPIN CREEK ROAD
THIRD ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SCALE: 1" = 30' JUNE, 2017

VANMAR ASSOCIATES, INC.
Engineers Surveyors Planners
310 South Main Street Mount Airy, Maryland 21771
(301) 429-2886 (301) 831-5015 (410) 549-2751
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SHEET 1 OF 1