



Health

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: \_\_\_\_\_

Permit No.: B1900 4/169

Building Address: 12511 WESTLAND COURT  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
Suite/Apt. # \_\_\_\_\_ SDP/WP/BA #: \_\_\_\_\_  
Census Tract: \_\_\_\_\_ Subdivision: \_\_\_\_\_  
Section: \_\_\_\_\_ Area: \_\_\_\_\_ Lot: \_\_\_\_\_  
Tax Map: \_\_\_\_\_ Parcel: \_\_\_\_\_ Grid: \_\_\_\_\_  
Zoning: \_\_\_\_\_ Map Coordinates: \_\_\_\_\_ Lot Size: \_\_\_\_\_

Existing Use: SFD  
Proposed Use: SFD W/PROPANE TANK  
Estimated Construction Cost: \$ 4,000  
Description of Work: INSTALL 1000 GAL UNDERGROUND PROPANE TANK

Occupant/Tenant Name: \_\_\_\_\_  
Was tenant space previously occupied? ☐ Yes ☐ No  
Contact Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

Property Owner's Name: KALSI SURINDER  
Address: 10945 PRICE MANOR WAY APT 412  
City: LAUREL State: MD Zip Code: \_\_\_\_\_  
Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

Applicant's Name & Mailing Address, (If other than stated herein)  
Applicant's Name: APPLIED & APPROVED  
Address: PO BOX 310  
City: PERRY HALL State: MD Zip Code: 21128  
Phone: 443-610-7514 Fax: \_\_\_\_\_  
Email: MICHELLE@APPLIEDANDAPPROVED.COM

Contractor Company: AIR GAS  
Contact Person: DENNIS FEAGA  
Address: 6750 MCLEAN WAY STE B  
City: GLEN BURNIE State: MD Zip Code: 21060  
License No.: 81215  
Phone: 443 545 4393 Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

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

Commercial Building Characteristics	Residential Building Characteristics
Height:	<input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse
No. of stories:	Depth Width
Gross area, sq. ft./floor:	1 <sup>st</sup> floor:
	2 <sup>nd</sup> 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 checked="" 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 checked="" type="checkbox"/> No
Gas: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Water Supply
<input type="checkbox"/> Public
<input checked="" type="checkbox"/> Private
Sewage Disposal
<input type="checkbox"/> Public
<input checked="" 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 \_\_\_\_\_  
MICHELLE@APPLIEDANDAPPROVED.COM  
Email Address \_\_\_\_\_  
PERMITS  
Title/Company \_\_\_\_\_

Print Name MICHELLE CLANCY  
Date \_\_\_\_\_

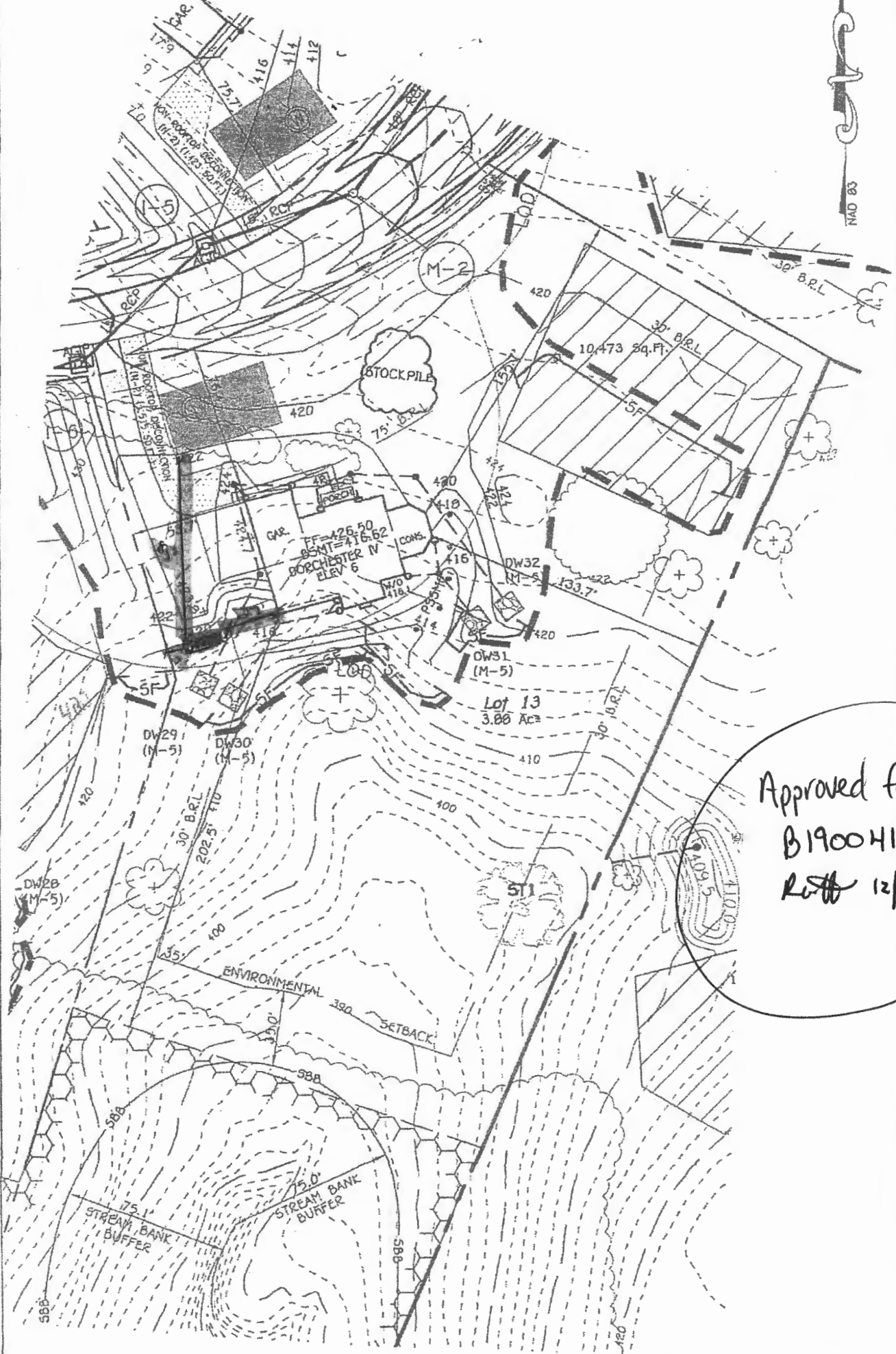
Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY  
\*\*PLEASE WRITE NEATLY & LEGIBLY\*\*  
-FOR OFFICE USE ONLY-

AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	12/13/19	RSA

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	\$ 110.00
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$
Sub- Total Paid	\$
Balance Due	\$
Check	# 2355



Approved for VPT  
B19004164  
RTH 12/13/19

PERMIT PLAN  
WESTLAND FARM ESTATES  
LOT 13

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
ELLICOTT CITY, MARYLAND 21042  
(410) 461-2855

12511 WESTLAND COURT  
TAX MAP #45 PARCEL: 26  
ZONED: RR-DEO  
THIRD ELECTION DISTRICT HOWARD COUNTY, MARYLAND  
SCALE: 1" = 60' DATE: FEBRUARY, 2018



# 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: \_\_\_\_\_

Permit No.: 030001307

Building Address: 12511 Westland Ct  
City: Fulton State: MD Zip Code: 20759  
Suite/Apt. #: \_\_\_\_\_ SDP/WP/BA #: \_\_\_\_\_  
Subdivision: Westland Farms  
Lot: 13 Tax Map: 0045 Parcel: 0028

Existing Use: SFD  
Proposed Use: SFD with Deck  
Estimated Construction Cost: \$ 10,000  
Description of Work: Build a 13'x10' Deck with 4'x4' Landing and steps.

Occupant/Tenant Name: \_\_\_\_\_  
Was tenant space previously occupied? ☐ Yes ☐ No  
Contact Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

Property Owner's Name: Springer, Kalsi  
Address: 12511 Westland Ct.  
City: Fulton State: MD Zip Code: 20759  
Phone: 443-956-0551 Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

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

Contractor Company: HMH Carpentry  
Contact Person: Henry Hoke  
Address: 10622 Sycamore Edge Dr  
City: Lovell State: MD Zip Code: 20723  
License No.: 65612  
Phone: 443-324-5217 Fax: \_\_\_\_\_  
Email: \_\_\_\_\_

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

Commercial Building Characteristics	Residential Building Characteristics
Height:	<input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse
No. of stories:	Depth Width
Gross area, sq. ft./floor:	1st floor:
Area of construction (sq. ft.):	2nd floor:
Use group:	Basement:
	<input type="checkbox"/> Finished Basement
	<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 checked="" 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 checked="" type="checkbox"/> Private
Sewage Disposal
<input type="checkbox"/> Public
<input checked="" type="checkbox"/> Private
Heating System
<input type="checkbox"/> Electric <input type="checkbox"/> Oil
<input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas
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: Henry Hoke  
Email Address: HMH Carpentry @ AOL.com  
Contractor  
Title/Company: \_\_\_\_\_

Print Name: Henry Hoke  
Date: 4-23-20

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	5/14/20	U. 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	\$ 40
Tech Fee	\$ 5
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$ 85.00
Sub- Total Paid	\$
Balance Due	\$
Check	# 1870

Distribution of Copies: White: Building Officials Green: PSZA,Zoning Yellow: PSZA,Engineering Pink: Health Gold: SHA

T:\Operations\Updated Forms\BuildingPermitApplication03.29.2018.docx

Distribution of Copies: White: Building Officials Green: PSZA,Zoning Yellow: PSZA,Engineering Pink: Health Gold: SHA





# 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: 3/7/18

Permit No.: B180000759

Building Address: 12511 Westland Ct  
City: Fulton State: MD Zip Code: 20755  
Suite/Apt. #: SDP/WP/BA #: FIS-039  
Census Tract: Subdivision: Westland Farm  
Section: Area: Lot: 13  
Tax Map: 45 Parcel: 28 Grid:  
Zoning: RR-40 Map Coordinates: Lot Size: 3.99 ac

Existing Use: Vacant Lot  
Proposed Use: Single Family Home  
Estimated Construction Cost: \$ 501,550  
Description of Work: Dorchester 4 mobile - see plan (2 p 141)

Occupant/Tenant Name:  
Was tenant space previously occupied? ☐ Yes ☒ No  
Contact Name:  
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 <sup>st</sup> floor:
Area of construction (sq. ft.):	2 <sup>nd</sup> floor:
Use group:	Basement:
Construction type:	<input type="checkbox"/> Finished Basement
<input type="checkbox"/> Reinforced Concrete	<input type="checkbox"/> Unfinished Basement
<input type="checkbox"/> Structural Steel	<input type="checkbox"/> Crawl Space
<input type="checkbox"/> Masonry	<input type="checkbox"/> Slab on Grade
<input type="checkbox"/> Wood Frame	No. of Bedrooms: 4
<input type="checkbox"/> State Certified Modular	Multi-family Dwelling
	No. of efficiency units:
	No. of 1 BR units:
	No. of 2 BR units:
	No. of 3 BR units:
	Other Structure:
	Dimensions:
Roadside Tree Project Permit	Footings:
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Roof:
Roadside Tree Project Permit #	<input type="checkbox"/> State Certified Modular
	<input type="checkbox"/> Manufactured Home

Property Owner's Name: Williamsburg LLC  
Address: 3105 14th St NW #200  
City: Columbia State: MD Zip Code: 21044  
Phone: 410-597-2920 Fax:  
Email: marianamorris@williamsburgllc.com

## Applicant's Name & Mailing Address, (If other than stated herein)

Applicant's Name:  
Address:  
City: State: Zip Code:  
Phone: Fax:  
Email:

Contractor Company:  
Contact Person:  
Address:  
City: State: Zip Code:  
License No.: 133  
Phone: Fax:  
Email:

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

Utilities	
Electric: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Gas: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Water Supply	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Sewage Disposal	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Heating System	
<input checked="" type="checkbox"/> Electric <input type="checkbox"/> Oil	
<input type="checkbox"/> Natural Gas <input checked="" type="checkbox"/> Propane Gas	
Other:	
Sprinkler System:	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Grading Permit Number:	611-233
Building Shell Permit Number:	G1800005

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	3/7/18	Marina Morris
Is Sediment Control approval required for issuance? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
<input type="checkbox"/> CONTINGENCY CONSTRUCTION START		

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

Filing Fee	\$ 100
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$ 50
Add'l per Fee	\$
Total Fees	\$
Sub- Total Paid	\$
Balance Due	\$
Check	# 08453

Distribution of Copies: White: Building Officials

Green: PSZA, Zoning

Yellow: PSZA, Engineering

Pink: Health

Gold: SHA

T:\Operations\Updated Forms\Building applmp 03.21.2017.docx

\*NO WORK YET - NEW P.O.F.

**COMPLETE THIS FORM WHEN DROPPING OFF ANY  
CORRESPONDENCE AND/OR PLANS TO THE HOWARD COUNTY  
DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS COUNTER:**

Date: 3/13/18

To: DILP  
(Person's Name and Division)

From: marina morris/Williamsburg Homes (410) 997-8800  
(Your Name, Company Name and Telephone Number)

Subject: Project name Westland Farm Estates Lot 13  
Project site address 12511 Westland Court, Fulton, MD 20759  
Permit # B18000759 SDP # \_\_\_\_\_  
Other information pertinent to this project \_\_\_\_\_

☒ Please check the attachments below that you are submitting with this transmittal:

- ☐ Letter of response to address plan review comment letter
- ☐ Revised plans and/or revised details: When submitting for a complete re-review, **duplicate sets shall be submitted.**
- ☐ Letter Summarizing Changes
- ☐ Energy conservation calculations
- ☐ Copies of \_\_\_\_\_ (be specific).
- ☐ \_\_\_\_\_ Health Department Request ☐ \_\_\_\_\_ DPZ/ DED Request ☐ \_\_\_\_\_ Applicant's Request
- ☐ Two sets of single family dwelling model plans to be placed on permanent file: Model name and/or # \_\_\_\_\_
- ☒ Other Submitting arch. plans for health department

**Contact Person Information: (Required)**

Marina Morris  
Please Print Name

Telephone No: 410-997-8800

E-Mail Address: marina.morris@williamsburgllc.com

**PLEASE ASSURE ALL DOCUMENTS AND/OR REVISIONS ARE APPROPRIATELY SIGNED AND SEALED, IF NECESSARY, BY A LICENSED ARCHITECT OR ENGINEER. PLEASE BE ADVISED THAT INSUFFICIENT INFORMATION MAY RESULT IN THE DELAY OF REVIEW BY THE PLANS EXAMINER. THE DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS WILL CONTACT YOU IF THERE IS A PROBLEM. IN ADDITION, ONCE THE BUILDING PERMIT IS APPROVED BY THE PLAN REVIEW DIVISION AND ALL OTHER REQUIRED SIGNATORY AGENCIES, AND THE BUILDING PERMIT IS READY FOR ISSUANCE, THE PERMIT DIVISION WILL NOTIFY THE APPROPRIATE CONTACT PERSON FOR PERMIT PICK UP. ALL PERMIT STATUS INQUIRIES SHALL BE DIRECTED TO THE PERMIT DIVISION AT 410-313-2455. CODE RELATED QUESTIONS AND PLAN REVIEW INQUIRIES SHALL BE DIRECTED TO THE PLAN REVIEW DIVISION AT 410-313-2436. PLEASE ALLOW A MINIMUM OF FIVE (5) WORKING DAYS FOR ANY PLAN SUBMITTALS TO BE REVIEWED. THANK YOU.**



Received by 

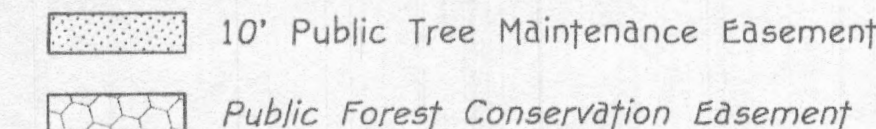


**GENERAL NOTES:**

- 1) THIS LOCATION DRAWING IS PREPARED FOR THE BENEFIT OF THE CLIENT SIGNING THE HOUSE LOCATION SURVEY APPROVAL FORM INsofar AS IT IS REQUIRED BY A LENDER OR TITLE INSURANCE COMPANY OR ITS AGENTS IN CONNECTION WITH THE CONTEMPLATED TRANSFER, FINANCING OR REFINANCING OF THE PROPERTY SHOWN HEREON. UNLESS INDICATED AS BEING A BOUNDARY SURVEY, THIS LOCATION DRAWING IS NOT INTENDED FOR USE IN THE ESTABLISHMENT OF PROPERTY LINES AND IS NOT TO BE RELIED UPON FOR THE ESTABLISHMENT OR LOCATIONS OF FENCES, GARAGES, BUILDINGS OR OTHER EXISTING OR FUTURE IMPROVEMENTS. AS A RESULT, THIS LOCATION DRAWING DOES NOT PROVIDE FOR ACCURATE IDENTIFICATION OF PROPERTY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR SECURING FINANCING FOR RE-FINANCING.
- 2) SUBJECT PROPERTY IS SHOWN IN ZONE X ON THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP OF HOWARD COUNTY, MARYLAND, COMMUNITY PANEL NO. 24027C0140D EFFECTIVE 11/06/2013.
- 3) THE OFFSETS FROM BUILDING LINE TO PROPERTY LINE AS SHOWN ON THE PLAT HEREON ARE TO AN ACCURACY OF PLUS OR MINUS 1'.
- 4) NO TITLE REPORT FURNISHED. SUBJECT TO ALL EASEMENTS, RIGHTS OF WAY AND CONDITIONS OF RECORD.
- 5) THE EXISTING WELL(S) SHOWN ON THIS PLAN IDENTIFIED WITH THE ATTACHED WELL TAG NUMBER HO-15-0207 HAS BEEN FIELD LOCATED BY FISHER, COLLINS AND CARTER, INC. PROFESSIONAL LAND SURVEYORS AND IS ACCURATELY SHOWN.
- 6) 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. 339, EXPIRATION DATE 10/04/2020.
- 7) BUILDING PERMIT # B-18000759

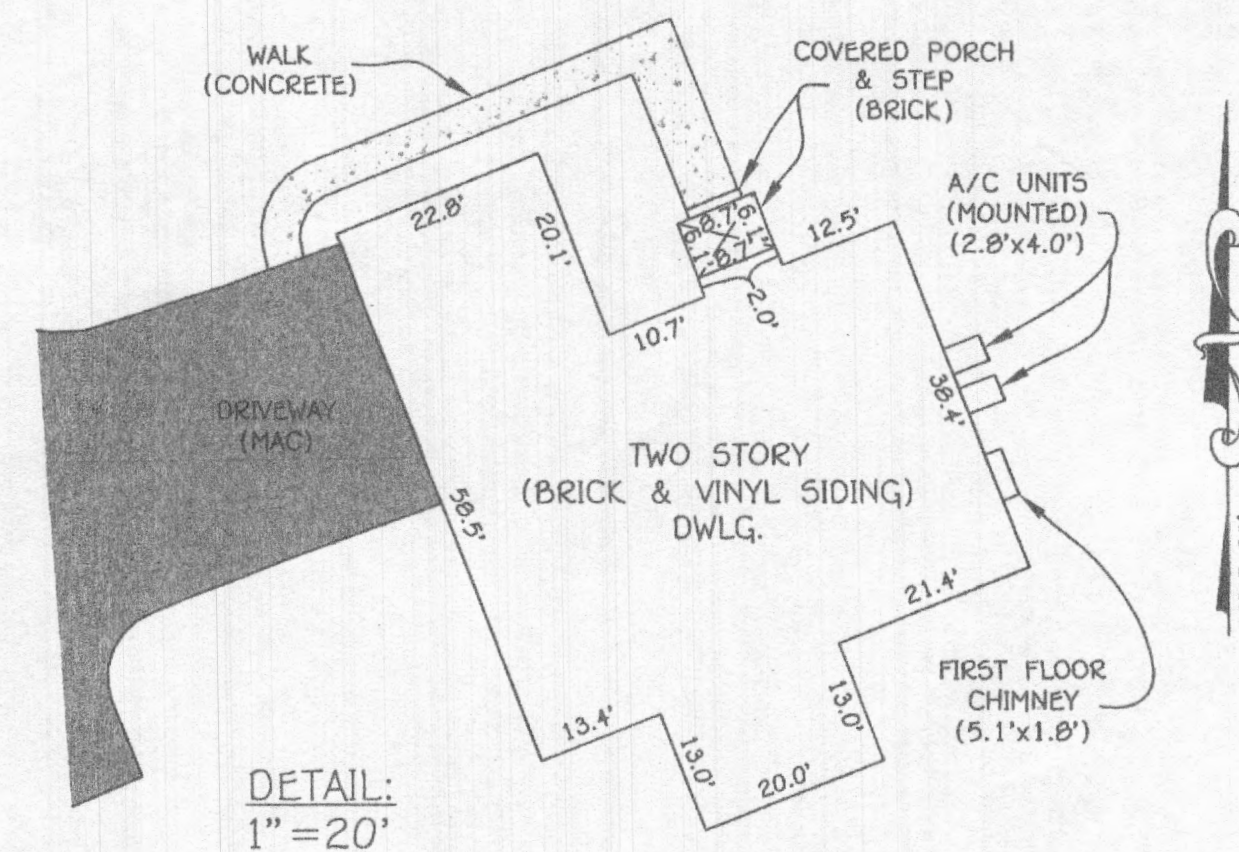
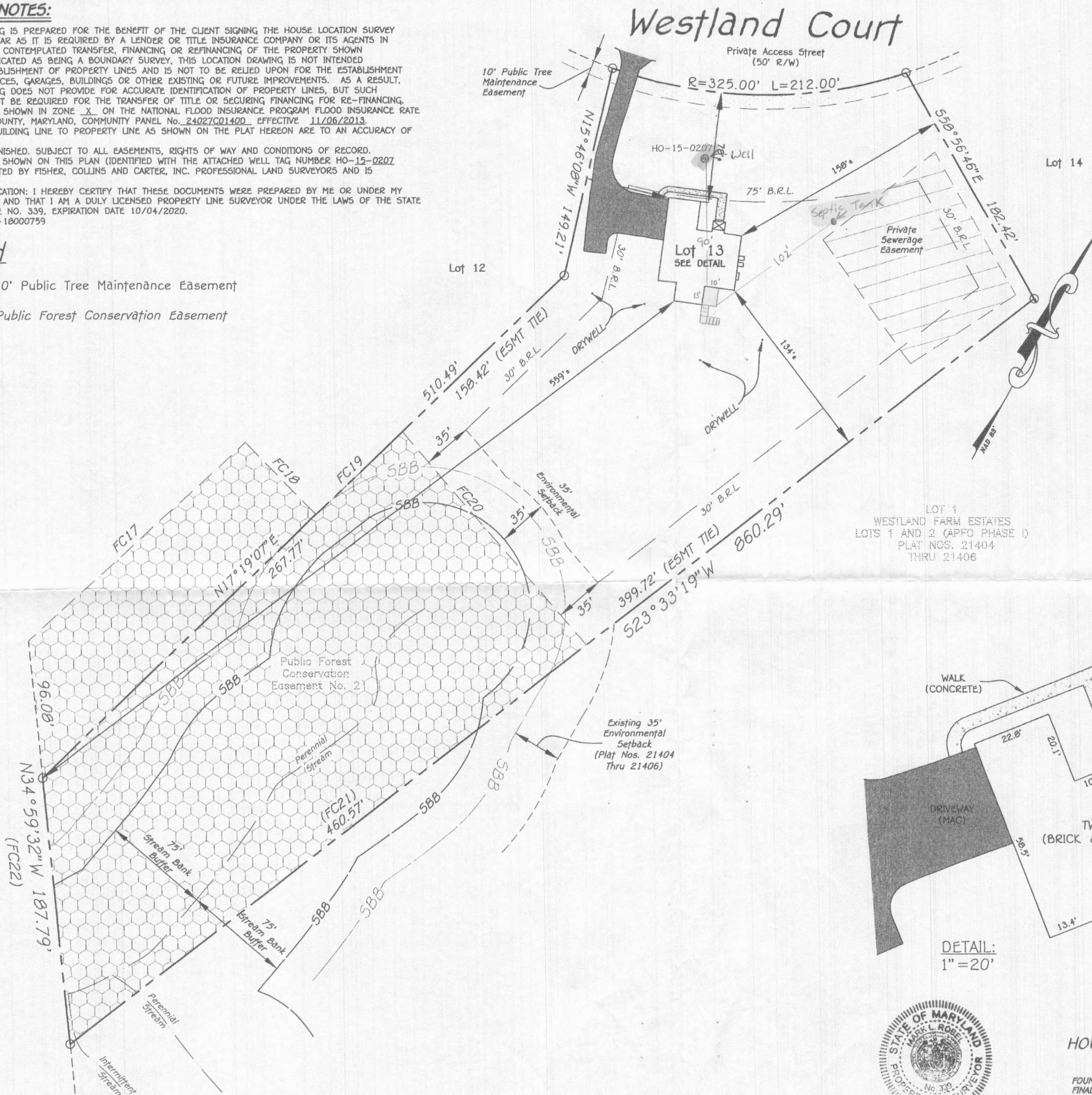
Legend

-  10' Public Tree Maintenance Easement
-  Public Forest Conservation Easement



Line	Bearing	Length
FC17	N 10°37'13" E	207.71
FC18	S 73°47'05" E	71.33
FC19	N 17°19'07" E	84.30
FC20	S 70°04'45" E	198.84
FC21	S 23°33'19" W	460.57
FC22	N 34°59'32" W	203.87

5.19.20. Approved B20001369  
(13'x10' deck w/steps to grade)  
H.O.



HOUSE LOCATION  
DRAWING

FOUNDATION LOCATION: 10/16/19  
FINAL LOCATION: 4/9/2020  
BOUNDARY SURVEY: \_\_\_\_\_

SCALE: 1"=50'  
DATE: 4/10/2020  
DRAWN BY: MD  
CHECKED BY: MLR  
PROJECT No.: 05062-3003

LOT 13  
WESTLAND FARM ESTATES  
PHASE II  
LOTS 3 THRU 14 AND  
OPEN SPACE LOT 15  
PLAT NOS. 23985 THRU 23987  
FIFTH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
ELLCOTT CITY, MARYLAND 21042  
(410) 461 - 2855

#12511 WESTLAND COURT  
B.R.L. = BUILDING RESTRICTION LINE  
FIRST FLOOR ELEVATION = 427.5'



# The Dorchester 4

**Williamsburg Group, LLC**  
**5485 Harpers Farm Rd. #200**  
**Columbia , MD 21044**  
**(410) 997- 8800**

B18000759

Approved R15

9/17/2019

[illegible]

PROJECT DATA	
CONSTRUCTION:	
GROUND FLOOR	CONCRETE
FIRST FLOOR	WOOD
SECOND FLOOR	WOOD
ROOF	WOOD
WALLS	WOOD
BUILDING AREA:	
FIRST FLOOR:	2132 SQ. FT.
SECOND FLOOR:	1917 SQ. FT.
TOTAL:	4054 SQ. FT.

2015 IECC CODE COMPLIANCE			BUILDING DATA	
CODE SECTION			CLIMATE & GEOGRAPHIC DESIGN CRITERIA	
R301.1 CLIMATE ZONE	4A		FLOOR LIVE LOAD	40 PSF
RA01.2 COMPLIANCE METHOD	MANDATORY AND PRESCRIPTIVE PROVISIONS		ROOF LIVE LOAD	30 PSF
RA02.1.1 VAPOR RETARDER:	WALL ASSEMBLIES IN THE THERMAL ENVELOPE SHALL COMPLY WITH VAPOR RETARDER REQUIREMENTS OF SECTION R102.7 OF THE IRC 2015		WIND SPEED ULTIMATE	115 MPH EXPOSE C
RA02.1.2 ATTIC INSULATION-	R-49, R-38 WILL SATISFY THE REQUIREMENT IF FULL OVERTHE TOP PLATE @ EAVES (REQUIRES RAISED HEEL TRUSS).		ATTICS W/O STORAGE	10 PSF
RA02.1.2 WOOD FRAME WALL	R-20 OR R13 + R5 CONTINUOUS INSULATION.		ATTICS W/ STORAGE	20 PSF
RA02.1.2 BASEMENT WALL INSULATION:	R-10 FOIL FACED CONTINUOUS, UNINTERRUPTED BATTS FULL HIGHT R-13 IN CAVITY IF FINISHED.		HABITABLE ATTICS	30 PSF
RA02.1.2 CRAWL SPACE WALL INSULATION:	R-10 FOIL FACED CONTINUOUS BATTS FULL HIGHT, EXTENDING FROM FLOOR ABOVE TO FINISH GRADE LEVEL AND THEN VERTICALLY OR HORIZONTALLY AN ADDITIONAL 2'-0".		STAIRS	40 PSF
RA02.1.2 FLOOR INSULATION OVER UNCONDITIONED SPACE:	R-19 BATT INSULATION		DECKS & BALCONIES(EXT)	40 PSF
RA02.1.2 WINDOW U-VALUE/ SHGC	0.35 (U-VALUE) & 0.40 (SHGC)		GUARDHANDRAILS	200# (CONT.)
RA02.1.10 SLAB ON GRADE FLOORS LESS THAN 12" BELOW GRADE:	R-10 RIGID FOAM BOARD UNDER SLAB EXTENDING EITHER 2'-0" HORIZONTALLY OR VERTICALLY.		SEISMIC CATEGORY	B LIGHT FRAME STRUCTURAL W/ SHEAR WALLS
RA02.2.4 ATTIC ACCESS:	ATTIC ACCESS SCUTILE WILL BE WEATHERSTRIPPED AND INSULATED R-49.		CONCRETE WEATHERING	SEVERE
RA02.4.1.2 BUILDING THERMAL ENVELOPE (AIR LEAKAGE)	EXTERIOR WALLS AND PENETRATIONS WILL BE SEALED PER THIS SECTION OF THE 2015 IECC WITH CAULK, GASKETS, WEATHERSTRIPPING OR AN AIR BARRIER OR SUITABLE MATERIAL.		TER-HITE	MODERATE TO HEAVY
RA02.4.1.2 BUILDING ENVELOPE TEST OPTION:	BUILDING ENVELOPE SHALL BE TESTED AND VERIFIED AS HAVING AN AIR LEAKAGE RATE OF NOT EXCEEDING 3 AIR CHANGES PER HOUR. TESTING SHALL BE CONDUCTED IN ACCORDANCE WITH ASTM E 779 OR ASTM E 1827 W/ BLOWER DOOR AT A PRESSURE OF 2 INCHES W.G. TESTING SHALL BE CONDUCTED BY AN APPROVED THIRD PARTY.		DECAY PROBABILITY	MODERATE
RA02.4.2 FIREPLACES	NEW WOODBURNING FIREPLACES SHALL HAVE TIGHT FITTING FLUE DAMPERS AND OUTDOOR COMBUSTION AIR.		ICE UNDERLAYMENT	YES
RA02.4.4 FUEL-BURNING APPLIANCES	ROOMS CONTAINING FUEL BURNING APPLIANCES WHERE OPEN COMBUSTION AIR DUCTS PROVIDE COMBUSTION AIR TO OPEN COMBUSTION FUEL BURNING APPLIANCES, THE APPLIANCES AND COMBUSTION AIR SHALL BE LOCATED OUTSIDE THE BUILDING THERMAL ENVELOPE OR ENCLOSED IN A ROOM ISOLATED FROM INSIDE THE THERMAL ENVELOPE. EXCEPTIONS: 1. DIRECT VENT APPLIANCES WITH BOTH INTAKE AND EXHAUST PIPES INSTALLED CONTINUOUS TO THE OUTSIDE. FIREPLACES AND STOVES COMPLYING WITH SECTION RA02.4.2 AND SECTION R1008 OF THE IRC. RECESSED LUMINAIRES INSTALLED IN THE BUILDING THERMAL ENVELOPE SHALL BE SEALED TO LIMIT AIR LEAKAGE.		FROST DEPTH	32"
RA02.4.5 RECESSED LIGHTING	ALL DWELLING UNITS WILL HAVE AT LEAST (1) PROGRAMMABLE THERMOSTAT FOR EACH SEPARATE HEATING AND COOLING SYSTEM.		GENERAL NOTES	
RA03.1.1 THERMOSTAT	WHERE A HEAT PUMP SYSTEM HAVING SUPPLEMENTARY ELECTRIC RESISTANCE HEAT IS USED THE THERMOSTAT SHALL PREVENT THE HEAT FROM COMING ON WHEN HEAT PUMP CAN MEET HEATING LOAD.			
RA03.1.2 HEAT PUMP SUPPLEMENTARY HEAT	SUPPLY & RETURN DUCTS IN ATTIC R-8 MIN.		GENERAL NOTES	
RA03.3.1 MECHANICAL DUCT INSULATION	SUPPLY DUCTS OUTSIDE OF CONDITIONED SPACE R-8 MIN. ALL OTHER DUCTS EXCEPT THOSE LOCATED INSIDE THE BUILDING THERMAL ENVELOPE R-6 MIN. DUCTS LOCATED UNDER CONCRETE SLABS MUST BE R-6 MIN.			
RA03.3.2 DUCT SEALING	ALL DUCTS, AIR HANDLERS AND FILTER BOXES WILL BE SEALED. JOINTS AND SEAMS WILL COMPLY WITH SECTION M1601.4.1 OF THE IRC.		GENERAL NOTES	
RA03.6 MECHANICAL VENTILATION	A DUCT TIGHTNESS TEST (DUCT BLASTER LEAKAGE TEST) WILL BE PERFORMED ON ALL HOMES AND SHALL BE VERIFIED BY EITHER A POST CONS. TEST OR A ROUGH IN TEST. DUCT TIGHTNESS TEST IS NOT REQD. IF AIR HANDLER AND ALL DUCTS ARE LOCATED WITHIN CONDITIONED SPACE.			
403.6.1 WHOLE HOUSE MECH. VENT SYSTEM FAN EFFICIENCY	OUTDOOR AIR WILL BE BROUGHT INTO THE HOME THRU A DUCT WITH AN AUTOMATIC OR GRAVITY DAMPER TO COMPLY WITH TABLE RA03.6.1.		GENERAL NOTES	
RA03.7 EQUIPMENT SIZING	SHALL COMPLY WITH RA03.7			
RA04.1 LIGHTING EQUIPMENT WATER HEATER MECHANICAL TESTING	A MIN. OF 75% OF ALL LAMPS MUST BE HIGH-EFFICIENCY LAMPS. MIN. EFFICIENCY ESTABLISHED BY NAECA. ALL MECH. TESTING TO BE PERFORMED BY APPROVED THIRD PARTY. THIS CONTRACTOR ALSO RESPONSIBLE FOR GENERATING CERTIFICATE OF COMPLIANCE AND AFFIXING TO ELECTRICAL PANEL.		GENERAL NOTES	

**Plymouth Road Architects**  
640 Plymouth Road, Catonsville, MD 21229 410-788-0281

[illegible]

Date: 6/15  
Scale: 1/4"=1'-0"  
Drawn: TIM

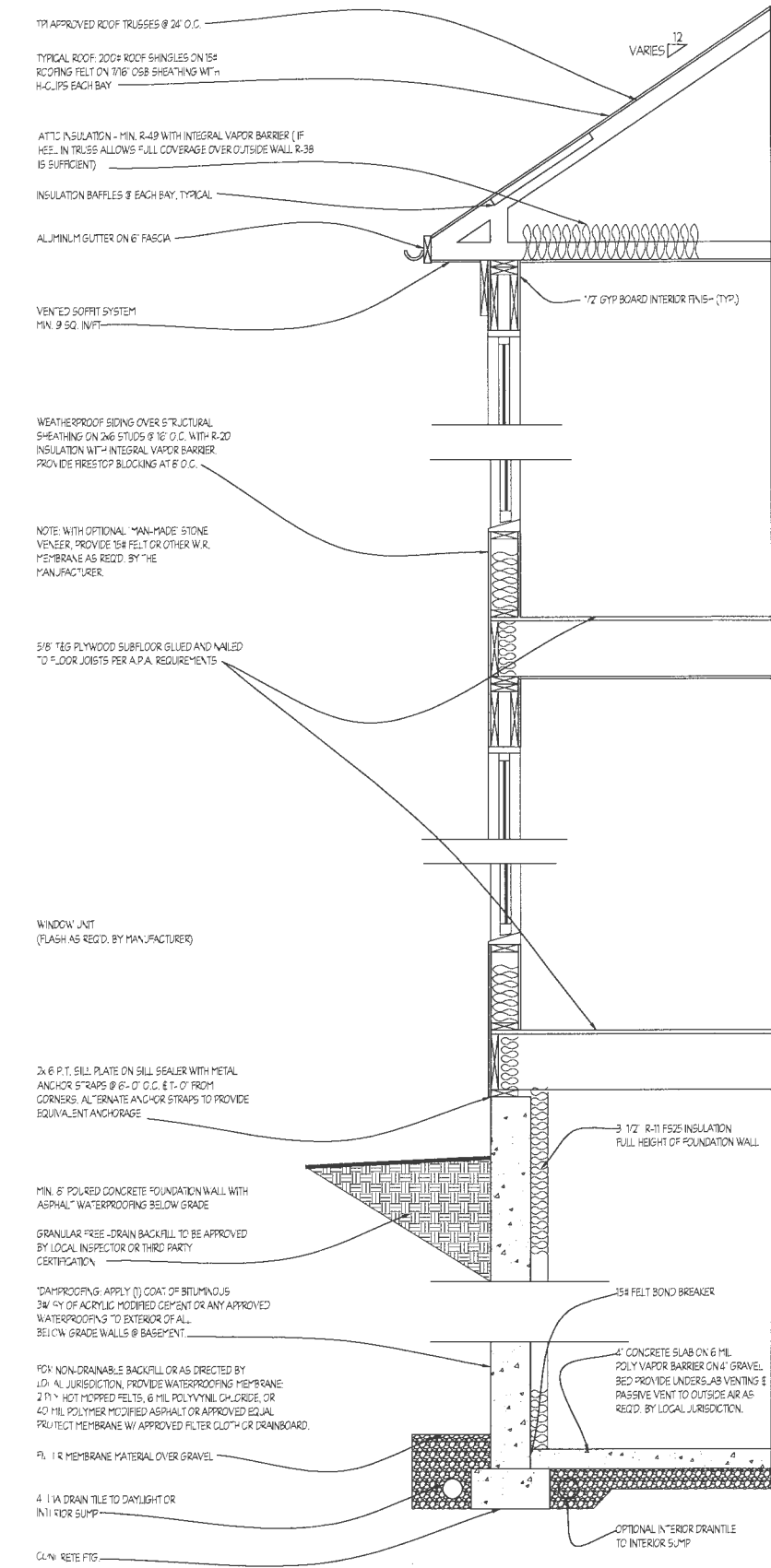
Drawing: COVER PAGE

Project: WILLIAMSBURG GROUP  
DORCHESTER 4  
ESTATE HOME

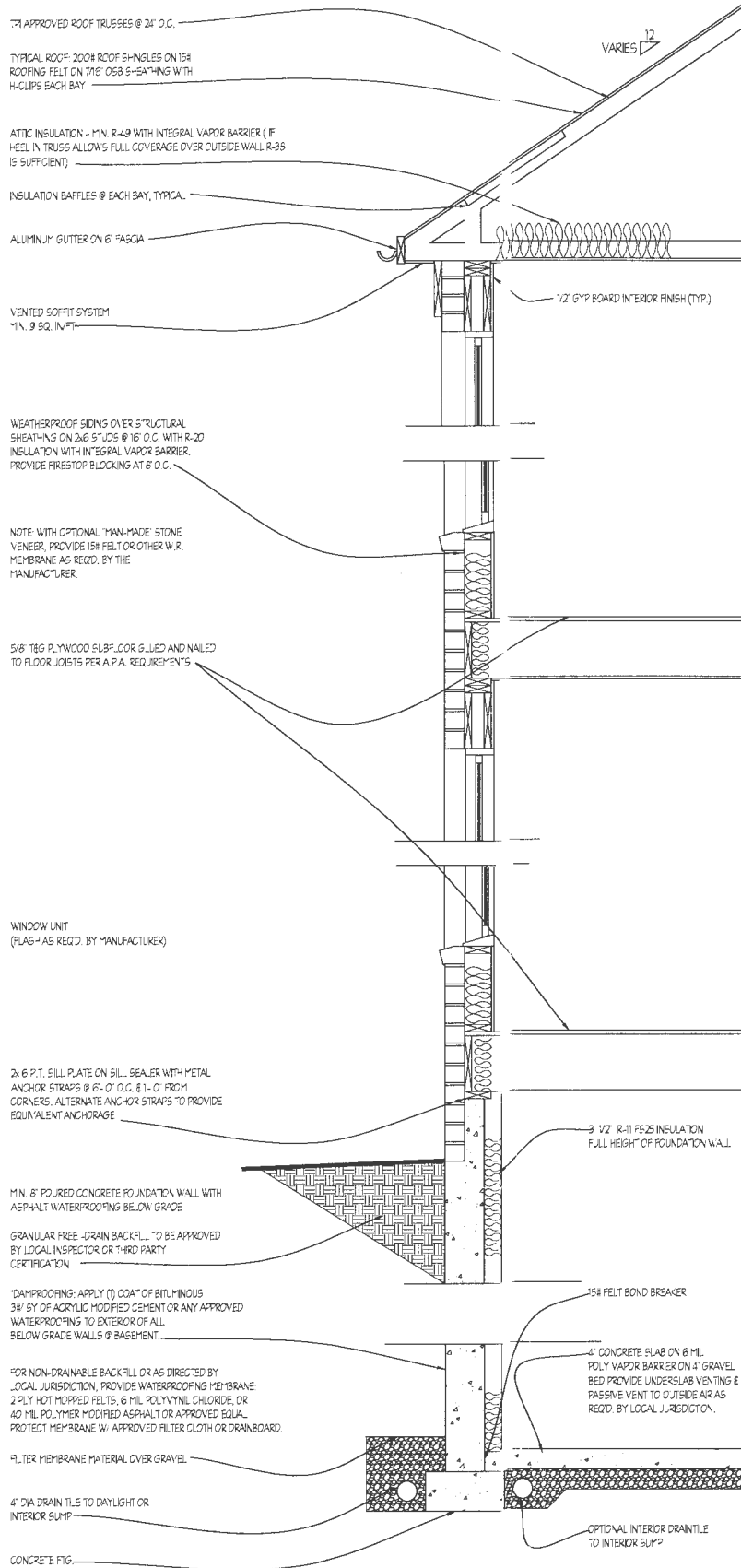
1067 D4E  
Project No.

WFE013-12511 Westland Court, Fulton, MD 20759  
#B18000759

REVISÉD 2/18



WALL SECTION W/ SIDING  
SCALE: 3/4"=1'-0"



WALL SECTION W/ BRICK VENEER

FOUNDATION DESIGN SCHEDULES

PLAIN CONCRETE WALLS

BASED ON GROUP 1 SOILS (GV, GP, SW, SP)		
WALL THICKNESS	WALL HEIGHT	*MAX. UNBALANCED FILL
5"	8' OR 9'	7'
10"	8' OR 9'	8'

BASED ON GROUP 2 (GM, GG, S-M, SG, E-M) GROUP 3 (EG, ML, ML-G, E-CL)		
WALL THICKNESS	WALL HEIGHT	MAX. UNBALANCED FILL
6"	8' OR 9'	6'
10"	8' OR 9'	7'
12"	8' OR 9'	8'

REINFORCED CONCRETE WALLS

BASED ON GROUP 2 OR 3 SOILS		
WALL THICKNESS	WALL HEIGHT	*MAX. UNBALANCED FILL
8" W/ #6@24" OC.	8'	7'
6" W/ #6@24" OC.	9'	6'
10" W/ #6@24" OC.	8'	7'
12" W/ #6@24" OC.	9'	8'
12" W/ #6@24" OC.	9'	8'

NOTE: PLACE REBAR MIN. 1 1/2" FROM INSIDE WALL FACE

PERIMETER SPREAD FOOTINGS:

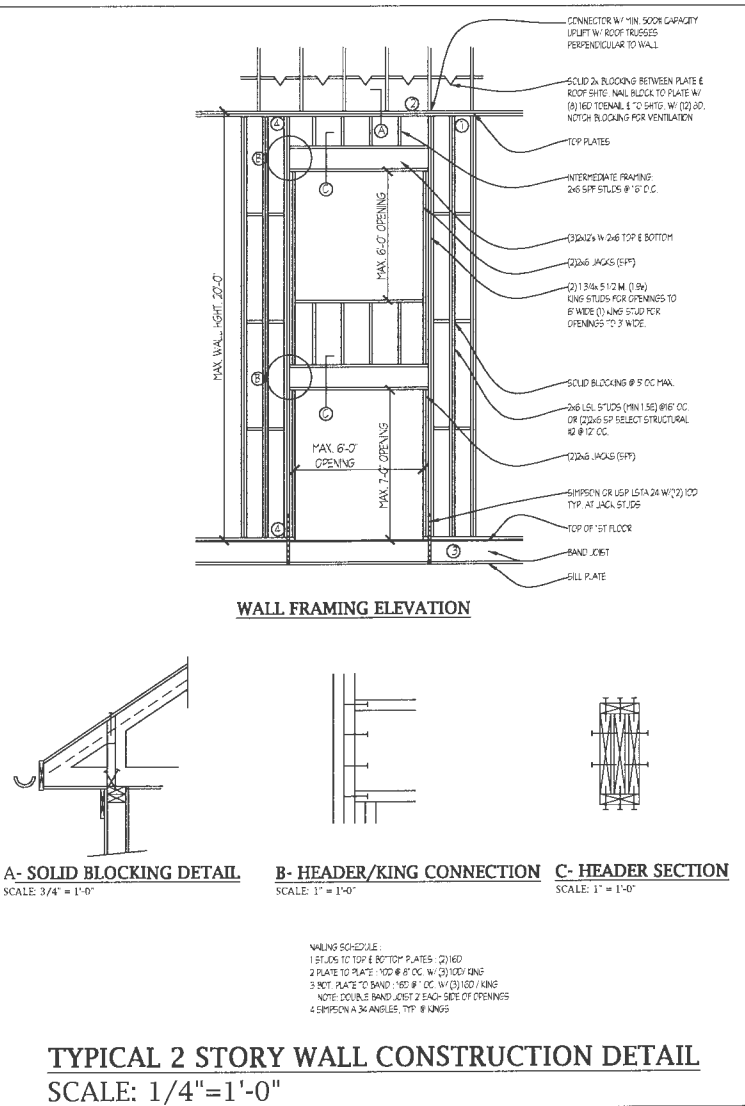
MIN. WIDTHS BASED ON SOIL BEARING CAPACITY NOTED. MIN. THICKNESS IS 8".		
SUPPORTING	1500# PSF SOIL	2000# PSF SOIL
1 FLOOR AND ROOF	16"	16"
2 FLOORS AND ROOF	20"	16"
3 FLOORS AND ROOF	24"	18"
1 FLOOR AND ROOF W/ BRICK	20"	20"
2 FLOORS AND ROOF W/ BRICK	26"	20"
3 FLOORS AND ROOF W/ BRICK	32"	24"

PIER FOOTINGS AND COLUMNS:

MIN. PLAIN CONCRETE FOOTING SIZES BASED ON COLUMN DESIGN LOADS AND SOIL BEARING CAPACITY NOTED:

KEY	MAX. VERT. LOAD	MAX. COLUMN HEIGHT	COLUMN SIZE	1500# PSF SOIL FTG.	2000# PSF SOIL FTG.
A	13,400#	100"	3" TI	36"x36"x16"	32"x32"x14"
B	17,500#	100"	3.5" TI	42"x42"x20"	36"x36"x16"
C	21,500#	100"	4" TI	48"x48"x22"	40"x40"x16"
D	32,400#	100"	3" SCH 40	56"x56"x26"	50"x50"x24"

NOTE: FTG. DEPTHS MAYBE REDUCED TO MIN. 12" THICKNESS W/ REIN. #5 BARS @ 8" OC. EACH WAY, 3' FROM BOTTOM



REVISED SET 6/26/15

DATE:	REVISION:
8/14/12	

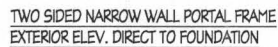
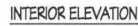
Date: 6/15  
Scale: NOTED  
Drawn: TIM

Drawing: WALL DETAIL SECTIONS  
Project: WILLIAMSBURG GROUP  
DORCHESTER  
ESTATE HOME

1067 D4E  
Project No.

D1





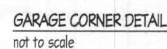
NOTE: PORTAL FRAME ARE DESIGNED TO REPLACE THE REQ'D. BRACED WALL SEGMENT UP TO 40' LONG. FOR 9FT. WALL @ 37' FOR 10FT. WALL ADJACENT TO 88% OPENING. LOCATIONS AND SPACING TO FOLLOW IRC REQUIREMENTS.

B. FULL-HEIGHT SHEATHED WALL SEGMENTS TO EITHER SIDE OF GARAGE OPENINGS THAT SUPPORT LIGHT FRAME ROOFS ONLY, WITH ROOF COVERING DEAD LOADS OF 30PSF OR LESS SHALL BE PERMITTED TO HAVE A 4:1 ASPECT RATIO.

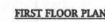
NOTE:

1. THE WALL BRACING PROVIDED EQUALS OR EXCEEDS THE AMOUNT OF BRACING REQUIRED BY TABLE R602.10.1 MULTIPLIED BY A FACTOR EQUAL TO THE BRACED WALL LINE SPACING DIVIDED BY 35, AND
2. THE LENGTH-TO-WIDTH RATIO FOR THE FLOOR/WALL DIAPHRAGM DOES NOT EXCEED 3:1.

OUTSIDE CORNER DETAIL  
not to scale



REVISÉD 6/17



**NOTE:** METHOD CS-WSP  
(continuously sheathed wood  
structural panel)  
wind speed  $\leq 115$

[illegible]

Date: 6/15  
Scale: 1/8" =  
Drawn: TIM

Drawing: SHEAR WALL DETAILS

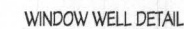
Project: WILLIAMSBURG GR  
DORCHESTER  
ESTATE HOME.

1067 D4E  
Project No.

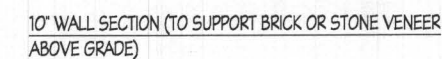
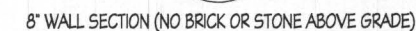
**D2**



- 1- THE AREAWAY STAR LANDING SHALL BE AT LEAST 4" BELOW THE INTERIOR FLOOR SLAB AND SLOPE TO DRAIN TO AN APPROVED GENERAL PURPOSE AREA DRAIN.
- 2- THE GENERAL PURPOSE DRAIN SHALL HAVE AN INTAKE OR STRAINER WITH A MINIMUM DIAMETER OF 6" AND A MINIMUM PIPE OUTFALL OF 4".
- 3- THE DRAIN SHALL HAVE A STRAINER LID OR BODY THAT PROVIDES ACCESSIBILITY FOR MAINTENANCE OF DRAIN BODY AND PIPE.
- 4- THE AREA DRAIN SHALL BE CONNECTED TO A RIGID PIPE WITH MINIMUM FALL OF 1/8" PER FOOT PIPED TO SLUMP PUMP CROCK OR A DAY-LIGHTED OUTFALL AT GRADE.
- 5- THE RIGID PIPE SHALL NOT BE CONNECTED TO THE INTERIOR OR EXTERIOR PLUMBING DRAIN OR DRAIN TIE.
- 6- THE PIPE SHALL BE SLEEVED WHERE IT PASSES THROUGH THE FOUNDATION WALL OR FROST PROTECTED FOOTING.
- 7- THE GENERAL PURPOSE DRAIN ASSEMBLY AND JOINTS MAY BE CONSTRUCTED OF SCHEDULE 40 PVC, CAST IRON, OR EQUIVALENT APPROVED RIGID PIPE.



**NOTE:**  
LADDER TO BE PROVIDED WHEN WINDOW WELL HAS A VERTICAL DEPTH GREATER THAN 44" BELOW GRADE. THE LADDER SHALL HAVE AN INSIDE DIMENSION OF NOT LESS THAN 12" (MIN.) W/ RINGS NOT MORE THAN 18" O.C., VERT. FOR THE FULL HEIGHT OF THE WALL. LADDER LOCATED ON SIDE WALL OF EGRESS WELL.



**Plymouth Road Architects**  
640 Plymouth Road, Catonsville, MD 21229 410-788-0281

[illegible]

Date: 6/15

Scale: 1/4"=1'-0"

Drawn: TIM

**Drawing: AREAWAY DETAILS**

Project: WILLIAMSBURG GROUP  
DORCHESTER  
ESTATE HOME

1067 D4E  
Project No.

D3