



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.: _____

Building Address: **1026 Saint Michaels Road**
City: **Mount Airy** State: **MD** Zip Code: **21771**
Suite/Apt. # _____ SDP/WP/BA #: _____
Subdivision: _____
Lot: _____ Tax Map: **0007** Parcel: **0023**

Existing Use: **SFD**
Proposed Use: **Addition to SFD**
Estimated Construction Cost: \$ **70,000**

Description of Work: _____
Approx. 12' x 24' addition to side of house to contain family room extension and laundry, 12' x 3.5' covered porch along rear door. Interior modifications to kitchen.

Occupant/Tenant Name: **Michael & Katie Sayago**
Was tenant space previously occupied? ☒ Yes ☐ No
Contact Name: **Michael Birner, Hunts End Remodeling**
Address: **2600 Longstone Lane, #204**
City: **Marriottsville** State: **MD** Zip Code: **21104**
Phone: **410.970.0084** Fax: _____
Email: **mike_birner@huntsendremodeling.com**

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 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

Property Owner's Name: **Michael & Katie Sayago**
Address: **1026 Saint Michaels Road**
City: **Mount Airy** State: **MD** Zip Code: **21771**
Phone: _____ Fax: _____
Email: **cbsayago@gmail.com**

Applicant's Name & Mailing Address, (If other than stated herein)
Applicant's Name: **Michael Birner, Hunts End Remodeling**
Address: **2600 Longstone Lane, #204**
City: **Marriottsville** State: **MD** Zip Code: **21104**
Phone: **410.970.0084** Fax: _____
Email: **mike_birner@huntsendremodeling.com**

Contractor Company: **Hunts End Remodeling, LLC**
Contact Person: **Michael Birner**
Address: **2600 Longstone Lane, #204**
City: **Marriottsville** State: **MD** Zip Code: **21104**
License No.: **129832**
Phone: **410.970.0084** Fax: _____
Email: **mike_birner@huntsendremodeling.com**

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 type="checkbox"/> Electric <input checked="" type="checkbox"/> Oil	
<input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas	
<input type="checkbox"/> Other:	
Sprinkler System:	
<input type="checkbox"/> Yes <input checked="" 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
mike_birner@huntsendremodeling.com
Email Address
Owner, Hunts End Remodeling, LLC
Title/Company

Michael Birner
Print Name
10/19/18
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	10/17/18	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	#

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

THIS DOCUMENT IS CERTIFIED TO:



**CLASSIC
SETTLEMENTS**

Papagiotou & Associates

"Experience the Classic Difference"

CASE #: 152473JSW



**CLASSIC
SETTLEMENTS**

Papagiotou & Associates

"Experience the Classic Difference"



N 19°39' E
300' (Record)

P/O LOT E

LOT D

N 69°46' W (Record)
1105.68' (Comp)

LOT D & P/O LOT E
A.K.A. PARCEL 23
LIBER 15558,
FOLIO 267

S 69°46' E
1100' (Record)

NOTE:

THE RECORD PLAT AND/OR DEED WAS
FOUND TO BE ONE OR MORE OF THE
FOLLOWING:...

1. MATHEMATICALLY INCORRECT
2. ILLEGIBLE
3. INCOMPLETE
4. NOT FOUND AT ALL
5. DOES NOT AGREE WITH EXISTING FIELD MONUMENTATION
6. DOES NOT AGREE WITH TAX ASSESSMENT RECORDS
7. DOES NOT AGREE WITH THE APPARENT LINES OF POSSESSION
8. DOES NOT AGREE WITH PRIOR SURVEYS

INFORMATION SHOWN HEREON IS A
COMBINED INTERPRETATION OF SOME OR
ALL OF THE ABOVE

A BOUNDARY SURVEY IS RECOMMENDED TO
DETERMINE THE EXACT LOCATION OF
BOUNDARY LINES & IMPROVEMENTS

ENCROACHMENTS MAY EXIST

APPROVED

WALK-THRU BUILDING PERMIT

BP# _____ A# _____

APP. SAN H. Oswald DATE 10/17

DESC. OF WORK: Construct 12' x 24'

family rm extension & 1 entry

covered porch in rear

kitchen mods.



Proposed
Additional
on CEILING SPACE

ENLARGED VIEW @ House

S 17°30' W (Record) S 19°39' W (Record)
151.27' (Comp) 148.89' (Comp)

SAINT MICHAELS ROAD

LOCATION DRAWING OF:

#1026 SAINT MICHAELS ROAD

LOT D & PART OF LOT E

POPLAR HEIGHTS

A.K.A. PARCEL 23, TAX MAP 7

N/F PROPERTY OF

PATRICIA A. ROUZER

LIBER: 15558 FOLIO: 267

HOWARD COUNTY, MARYLAND

SCALE: 1"=180' DATE: 08-19-2015

DRAWN BY: CPI/AP FILE #: 155033-334

LEGEND:

- FENCE
- BASEMENT ENTRANCE
- BAY WINDOW
- BRICK
- BLDG. RESTRICTION LINE
- BASEMENT
- CONCRETE STOOP
- CONCRETE
- DRIVEWAY
- FRAME
- MACADAM
- OVERHANG
- PUBLIC UTILITY EMB.

COLOR KEY:

- (RED) - RECORD INFORMATION
- (BLUE) - IMPROVEMENTS
- (GREEN) - EMBTS & RESTRICTION LINES

A Land Surveying Company

DULEY

and

Associates, Inc.

Serving D.C. and MD.

14804 Elm Street, Upper Marlboro, MD 20772

Phone: 301-888-1111

Fax: 301-888-1114

Email: orders@duley.biz

On the web: www.duley.biz

SURVEYOR'S CERTIFICATE

I HEREBY STATE THAT I WAS IN RESPONSIBLE CHARGE OVER THE PREPARATION OF THIS DRAWING AND THE SURVEY WORK REFLECTED HEREIN AND IT IS IN COMPLIANCE WITH THE REQUIREMENTS SET FORTH IN REGULATION 12 CHAPTER 06.13.06 OF THE CODE OF MARYLAND ANNOTATED REGULATIONS. THIS SURVEY IS NOT TO BE USED OR RELIED UPON FOR THE ESTABLISHMENT OF FENCES, BUILDING, OR OTHER IMPROVEMENTS. THIS PLAT DOES NOT PROVIDE FOR THE ACCURATE IDENTIFICATION OF PROPERTY BOUNDARY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR REQUIRING FINANCING OR REFINANCING. THIS PLAT IS OF NO AVAIL TO A CONSUMER ONLY INsofar as it is required by a LENDER OR A TITLE INSURANCE COMPANY OR ITS AGENTS IN CONNECTION WITH THE CONTEMPLATED TRANSFER, FINANCING OR REFINANCING. THE LEVEL OF ACCURACY FOR THIS DRAWING IS 1/4". NO TITLE REPORT WAS FURNISHED TO ME BY THE COMPANY. SAID PROPERTY SUBJECT TO ALL NOTICES, RESTRICTIONS AND EASEMENTS OF RECORD. BUILDING RESTRICTION LINES AND EASEMENTS MAY NOT BE SHOWN ON THIS SURVEY. IMPROVEMENTS WHICH IN THE SURVEYOR'S OPINION APPEAR TO BE IN A STATE OF DISREPAIR OR MAY BE CONSIDERED "TRANSITORY" MAY NOT BE SHOWN. IF IT APPEARS ENCROACHMENTS MAY EXIST, A BOUNDARY SURVEY IS RECOMMENDED.

DULEY & ASSOC.

WILL GIVE YOU A 100%
FULL CREDIT TOWARDS
UPGRADING THIS
SURVEY TO A
"BOUNDARY/STAKE"
SURVEY FOR ONE
YEAR FROM THE DATE
OF THIS SURVEY.

(EXCLUDING D.C. & BALT CITY)



Oswald, Hank

From: Oswald, Hank
Sent: Tuesday, June 16, 2020 9:20 AM
To: Michael Sayago
Subject: RE: B20000603_1026 Saint Michael Road_Site Plan

Hi Mr. Sayago:

The location of the well and septic system components appears to match the As-Built drawing. You will need to submit the revision to Department of Inspection, License and Permit office (DILP) and mark one copy for Health Department. Please make sure the plan is to scale after you print it/prior to submission. Once I have a copy of the revised plan, I will review it and let you know.

Thanks,

Hank

Hank Oswald
Licensed Environmental Health Specialist
Howard County Health Department
Bureau of Environmental Health
Well & Septic Program
8930 Stanford Boulevard
Columbia, MD 21045
410.313.1786 (Office)
hoswald@howardcountymd.gov



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This message and the accompanying documents are intended only for the use of the individual or entity to which they are addressed and may contain information that is privileged, confidential, or exempt from disclosure under applicable law. If the reader of this email is not the intended recipient, you are hereby notified that you are strictly prohibited from reading, disseminating, distributing, or copying this communication. If you have received this email in error, please notify the sender immediately and destroy the original transmission.

From: Michael Sayago <krazyzima@gmail.com>
Sent: Monday, June 15, 2020 1:17 PM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Subject: Re: B20000603_1026 Saint Michael Road_Site Plan

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Hank,

Apologies for the delay. Attached is the site plan with well and septic drawn in, at 1:30 scale. Please let me know if this is sufficient and can be amended to the original application, or if I have to provide anymore revisions and/or submit a new application. Thanks.

On Mon, Mar 2, 2020 at 8:45 AM Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mr. Sayago:

Maybe you can back to DULEY & Associates, Inc. and ask them to revise their site plan to a scale between 1:30 - 1:100 and then you can plot the well & septic system components using the As-Built drawing and a scaled ruler. Or maybe the surveyor can do that for you too.

Let me know if you have any questions.

Thanks,

Hank

From: Michael Sayago <krazyzima@gmail.com>
Sent: Friday, February 28, 2020 3:03 PM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Subject: Re: B20000603_1026 Saint Michael Road_Site Plan

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Thank you Hank. I do not know how to obtain a survey of the land at appropriate scale, is that something you can advise on? I superimposed where the new shed will go over the location of the old sheds as provided by the site survey record from when we purchased the home, but I don't know what to do if that's not correct - I'm otherwise a layman with no site survey expertise. Thanks for any help you can provide.

On Fri, Feb 28, 2020 at 2:50 PM Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Dear Mr. Sayago:

The building permit site plan must be revised to an appropriate scale between 1:30 to 1:100 and include the location of the well and septic system components. Please revise the plan and submit copies to the permit office. I've included a copy of your septic record and well completion report to assist you in this process.

Should you have any questions, please don't hesitate to ask.

Respectfully,

Hank

Hank Oswald

Licensed Environmental Health Specialist

Howard County Health Department

Bureau of Environmental Health

Well & Septic Program

8930 Stanford Boulevard

Columbia, MD 21045

410.313.1786 (Office)

hoswald@howardcountymd.gov



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Oswald, Hank

From: Oswald, Hank
Sent: Monday, March 02, 2020 8:44 AM
To: Michael Sayago
Subject: RE: B20000603_1026 Saint Michael Road_Site Plan

Hi Mr. Sayago:

Maybe you can back to DULEY & Associates, Inc. and ask them to revise their site plan to a scale between 1:30 - 1:100 and then you can plot the well & septic system components using the As-Built drawing and a scaled ruler. Or maybe the surveyor can do that for you too.

Let me know if you have any questions.

Thanks,

Hank

From: Michael Sayago <krazyzima@gmail.com>
Sent: Friday, February 28, 2020 3:03 PM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Subject: Re: B20000603_1026 Saint Michael Road_Site Plan

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

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Should you have any questions, please don't hesitate to ask.

Respectfully,

Hank

Hank Oswald

Licensed Environmental Health Specialist

Howard County Health Department

Bureau of Environmental Health

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8930 Stanford Boulevard

Columbia, MD 21045

410.313.1786 (Office)

hoswald@howardcountymd.gov



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Oswald, Hank

From: Oswald, Hank
Sent: Friday, February 28, 2020 2:50 PM
To: 'KRAZYZIMA@GMAIL.COM'
Subject: B20000603_1026 Saint Michael Road_Site Plan
Attachments: WS_SaintMichaelsRoad_1026_SepticRepairPermit_2015.pdf

Dear Mr. Sayago:

The building permit site plan must be revised to an appropriate scale between 1:30 to 1:100 and include the location of the well and septic system components. Please revise the plan and submit copies to the permit office. I've included a copy of your septic record and well completion report to assist you in this process.

Should you have any questions, please don't hesitate to ask.

Respectfully,

Hank

Hank Oswald
Licensed Environmental Health Specialist
Howard County Health Department
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Oswald, Hank

From: Mike - Hunts End Remodeling <mike_birner@huntsendremodeling.com>
Sent: Monday, July 02, 2018 11:52 AM
To: Oswald, Hank
Subject: 1026 Saint Michaels Road
Attachments: DWG Sayago 2_1.pdf; 2018-07-02 10-23.pdf

Hi Hank,

I wanted to get some information regarding this project as we would like to get a walk through permit if everything checks out. We're constructing a 12x24' addition to the left side of this residence. The lower level is living space and the relocation of an existing laundry room. The upper level is unfinished attic space. We are not adding any additional bedrooms or baths. My concern, however, is the existing well and septic location probably doesn't meet today's requirements. We are not building any closer to either of those - we are going away from the well and septic systems and we clear the well by 25'+ with our construction. But the existing well is located right off the back of the house currently so I want to make sure none of this is an issue. Please let me know your thoughts on this or if you need any additional information.

Thanks,
Mike

Mike Birner
Architect, CGR
President
Hunt's End Remodeling, LLC
2600 Longstone Lane, Suite 204
Marriottsville, MD 21104
410.970.0084

Remodeling Magazine's Big50 Inductee
"Best of Houzz" for Customer Service and Satisfaction

www.huntsendremodeling.com
mike_birner@huntsendremodeling.com

Like us on Facebook and follow us on Twitter

H·E

Williams, Jeffrey

From: Williams, Jeffrey
Sent: Monday, July 16, 2018 3:52 PM
To: 'Mike - Hunts End Remodeling'
Cc: Oswald, Hank
Subject: RE: 1026 Saint Michaels Road_Family/Laundry Room 288 Sq Ft Addition
Attachments: bedroom memo.pdf

I'll take a look and get back to you. Regarding the bedroom question, attached is a memo I sent to homebuilders referencing the bedroom definition in the Howard County Code onsite sewage disposal section.

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Friday, July 13, 2018 10:56 AM
To: Williams, Jeffrey
Cc: Oswald, Hank
Subject: Re: 1026 Saint Michaels Road_Family/Laundry Room 288 Sq Ft Addition

Jeffrey,

I got a notice that Hank is out until 7/23, so any assistance you can provide is appreciated.

Thanks,
Mike

On Jul 13, 2018, at 10:52 AM, Mike - Hunts End Remodeling <mike_birner@huntsendremodeling.com> wrote:

Hank,

Yes, it's an in-well pressure tank. This will allow us to extend the casing above grade, install the pitless adapter and keep all equipment outside of the house. Here is the link for the product they would use:

<http://www.inwelltech.com/notank.html>

Regarding the number of bedrooms, the upstairs office (which they actually use as an office) does not have a closet. Is a closet still a requirement for it to count as a bedroom?

Thanks,
Mike

On Jul 12, 2018, at 12:35 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

Oswald, Hank

From: Oswald, Hank
Sent: Tuesday, July 24, 2018 9:54 AM
To: 'Mike - Hunts End Remodeling'
Cc: Williams, Jeffrey
Subject: RE: 1026 Saint Michaels Road_Family/Laundry Room 288 Sq Ft Addition

Hi Mike:

We are okay with the well upgrade but you should check with plumbing inspections about any restrictions.

With that said, once the well has been upgraded and a bedroom has been converted to a non-bedroom or the septic system has been upgraded, we should be able to sign off on the building permit for the proposed Family/Laundry room addition.

Thanks,

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Tuesday, July 24, 2018 8:53 AM
To: Oswald, Hank
Cc: Williams, Jeffrey
Subject: Re: 1026 Saint Michaels Road_Family/Laundry Room 288 Sq Ft Addition

Hi Hank,

I just wanted to check back in with you regarding the well and septic issues for the addition on St Michaels. Do you have any more information on what we'll need to do there?

Thanks,
Mike

On Jul 16, 2018, at 3:52 PM, Williams, Jeffrey <jewilliams@howardcountymd.gov> wrote:

I'll take a look and get back to you. Regarding the bedroom question, attached is a memo I sent to homebuilders referencing the bedroom definition in the Howard County Code onsite sewage disposal section.

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<http://www.inwelltech.com/notank.html>

Regarding the number of bedrooms, the upstairs office (which they actually use as an office) does not have a closet. Is a closet still a requirement for it to count as a bedroom?

Thanks,
Mike

On Jul 12, 2018, at 12:35 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

The review of the waiver request was conducted this morning for the proposed 288 sq. ft. family room/laundry room addition. There were a few follow-up questions/comments about the existing well and septic system.

- 1.) **Pit Well:** The requirement would be to extend the well casing above grade at least 8 inches and install a pit-less adaptor. **Question:**What is an in-well pressure tank? Is it just the pressure tank located inside the vault?
- 2.) **Floor plans vs. size of septic system:** The floor plan submitted with the packet shows 4 bedrooms which includes the upstairs office. The existing 1500 gallon replacement tank is good for 5 bedrooms but the replacement trenches installed in 2015 were sized for just 3 bedrooms (124 LF of trench). Based on the permit specs for the trenches, the homeowners would need a total of 167 LF of trench for a 4 bedroom house.

With that said, the owners might have to upgrade the system or convert a bedroom and or perc but let's first get a little more detail about the well upgrade.

Thanks,

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Wednesday, July 11, 2018 10:11 AM
To: Oswald, Hank

Cc: Williams, Jeffrey
Subject: Re: 1026 Saint Michaels Road

Hank,

Thanks. As an FYI, we had Fogle's come out and take a look at the well this morning. Their recommendation is to bring the casing to grade, install an in-well pressure tank and back fill the well house. They are unable to install the pressure tank within the house because there isn't room in the crawl space. The homeowners are good with this option if that meets your requirements.

Thanks,
Mike

On Jul 10, 2018, at 1:56 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

It takes about 10 working days. As soon as I hear something, I will let you know.

Thanks,

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Tuesday, July 10, 2018 10:48 AM
To: Oswald, Hank
Subject: Re: 1026 Saint Michaels Road

Hi Hank,

Just checking back in regarding the project on St Michaels. Do you have an idea of what specifically (if anything) needs to be done with the well to allow the permit for the addition? Also, do you know how long we should expect it to take for the review of the waiver we submitted?

Thanks,
Mike

On Jul 6, 2018, at 4:27 PM, Michael Birner <mike_birner@huntsendremodeling.com> wrote:

Hi Hank,

Attached are a couple pictures of the well pit. It's fully enclosed with a roof over top. Let me know your thoughts.

Also, my assistant Matt was dropping off the waiver request this afternoon as well.

Thanks,
Mike

(from iPhone)
<image1.jpeg>
<image2.jpeg>

Mike

(from iPhone)

On Jul 6, 2018, at 1:11 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

You will still need to ask for a waiver to the perc cert plan requirements and the well will have to be upgraded in some way.

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]

Sent: Friday, July 06, 2018 1:10 PM

To: Oswald, Hank

Subject: Re: 1026 Saint Michaels Road

Hank,

That's great! So our primary issue now is just the well, correct? I'll get pictures of that area and send over asap.

Thanks,
Mike

On Jul 6, 2018, at 1:03 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

I found a record. A septic upgrade was made in 2015.

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]

Sent: Monday, July 02, 2018 11:52 AM

To: Oswald, Hank

Subject: 1026 Saint Michaels Road

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Thanks,
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Mike Birner
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2600 Longstone Lane, Suite 204
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410.970.0084

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www.huntsendremodeling.com
mike_birner@huntsendremodeling.com

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<image001.png>

<WS_SaintMichaelsRoad_1026_SepticRepairPermit_2015.pdf>

<bedroom memo.pdf>



Building Permit Application

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

DILP 2020 FEB 24 2:17:35

Date Received: _____

Permit No.: B20000603

Building Address: 1026 Saint Michaels Road
City: Mount Airy State: MD Zip Code: 21771
Suite/Apt. #: _____ SDP/WP/BA #: _____
Subdivision: _____
Lot: _____ Tax Map: _____ Parcel: _____

Existing Use: Storage sheds
Proposed Use: Storage shed
Estimated Construction Cost: \$ 7,000

Description of Work: Demolition and removal of 2 existing sheds on site (1 @ approx 10' x 10') (1 @ approx 8' x 7 1/2'). Replace with single 12' x 24' shed.

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

Property Owner's Name: Michael Sayago
Address: 1026 Saint Michaels Rd
City: Mount Airy State: MD Zip Code: 21771
Phone: 972-800-7618 Fax: _____
Email: Krazyma@gmail.com

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

Contractor Company: Michael Sayago
Contact Person: Michael Sayago
Address: 1026 Saint Michaels Rd
City: Mount Airy State: MD Zip Code: 21771
License No.: _____
Phone: 972-800-7618 Fax: _____
Email: michael.sayago@gmail.com

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 checked="" type="checkbox"/> No	Roof:	
Roadside Tree Project Permit #	<input type="checkbox"/> State Certified Modular	
	<input type="checkbox"/> Manufactured Home	

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 type="checkbox"/> Electric	<input checked="" type="checkbox"/> Oil
<input type="checkbox"/> Natural Gas	<input type="checkbox"/> Propane Gas
<input type="checkbox"/> Other:	
Sprinkler System:	
<input type="checkbox"/> Yes	<input checked="" 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: Krazyma@gmail.com
Email Address: Krazyma@gmail.com
Title/Company: _____

Michael Sayago
Print Name
2/24/2020
Date

X mail X

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)		

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 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	\$	
Permit Fee	\$	30.00
Tech Fee	\$	5.00
Excise Tax	\$	
PSFS	\$	
Guaranty Fund	\$	
Add'l per Fee	\$	
Total Fees	\$	
Sub-Total Paid	\$	55.00
Balance Due	\$	
Check	#	1199

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

Oswald, Hank

From: John Boris -MDE- <john.boris@maryland.gov>
Sent: Tuesday, July 24, 2018 9:33 AM
To: Williams, Jeffrey
Cc: Oswald, Hank
Subject: Re: FW: 1026 Saint Michaels Road_Family/Laundry Room 288 Sq Ft Addition

Jeff,

Never knew this existed. Based on the brochure it looks like that even when installed the upper terminal will comply with the regs. Be advised that there may be some plumbing issues associated with this but other than that it looks like there's no regulation that I can point to that prohibits the install.

John A. Boris, Jr., LEHS
Geologist Program Consultant
Maryland Dept. of the Environment
Onsite Systems Division
Office: (410) 537-3678
Cell: (443) 992-6195
Fax: (410) 537-3163

On Tue, Jul 24, 2018 at 9:20 AM, Williams, Jeffrey <jewilliams@howardcountymd.gov> wrote:

John, do you have any experience or opinion on this in-well pressure system to replace a pressure tank? I've never heard of it. Fogle's suggested installing it in a well that is currently a pit well with pressure tank in the pit. They are upgrading with pitless and there is no room in the house for a pressure tank.

<http://www.inwelltech.com/notank.html>

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Friday, July 13, 2018 10:52 AM
To: Oswald, Hank
Cc: Williams, Jeffrey
Subject: Re: 1026 Saint Michaels Road_Family/Laundry Room 288 Sq Ft Addition

Hank,

Yes, it's an in-well pressure tank. This will allow us to extend the casing above grade, install the pitless adapter and keep all equipment outside of the house. Here is the link for the product they would use:

<http://www.inwelltech.com/notank.html>

Regarding the number of bedrooms, the upstairs office (which they actually use as an office) does not have a closet. Is a closet still a requirement for it to count as a bedroom?

Thanks,

Mike

On Jul 12, 2018, at 12:35 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

The review of the waiver request was conducted this morning for the proposed 288 sq. ft. family room/laundry room addition. There were a few follow-up questions/comments about the existing well and septic system.

- 1.) **Pit Well:** The requirement would be to extend the well casing above grade at least 8 inches and install a pit-less adaptor. **Question:**What is an in-well pressure tank? Is it just the pressure tank located inside the vault?
- 2.) **Floor plans vs. size of septic system:** The floor plan submitted with the packet shows 4 bedrooms which includes the upstairs office. The existing 1500 gallon replacement tank is good for 5 bedrooms but the replacement trenches installed in 2015 were sized for just 3 bedrooms (124 LF of trench). Based on the permit specs for the trenches, the homeowners would need a total of 167 LF of trench for a 4 bedroom house.

With that said, the owners might have to upgrade the system or convert a bedroom and or perc but let's first get a little more detail about the well upgrade.

Thanks,

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Wednesday, July 11, 2018 10:11 AM
To: Oswald, Hank
Cc: Williams, Jeffrey
Subject: Re: 1026 Saint Michaels Road

Hank,

Thanks. As an FYI, we had Fogle's come out and take a look at the well this morning. Their recommendation is to bring the casing to grade, install an in-well pressure tank and back fill the well house. They are unable to install the pressure tank within the house because there isn't room in the crawl space. The homeowners are good with this option if that meets your requirements.

Thanks,

Mike

On Jul 10, 2018, at 1:56 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

It takes about 10 working days. As soon as I hear something, I will let you know.

Thanks,

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Tuesday, July 10, 2018 10:48 AM
To: Oswald, Hank
Subject: Re: 1026 Saint Michaels Road

Hi Hank,

Just checking back in regarding the project on St Michaels. Do you have an idea of what specifically (if anything) needs to be done with the well to allow the permit for the addition? Also, do you know how long we should expect it to take for the review of the waiver we submitted?

Thanks,

Mike

On Jul 6, 2018, at 4:27 PM, Michael Birner <mike_birner@huntsendremodeling.com> wrote:

Hi Hank,

Attached are a couple pictures of the well pit. It's fully enclosed with a roof over top. Let me know your thoughts.

Also, my assistant Matt was dropping off the waiver request this afternoon as well.

Thanks,

Mike

(from iPhone)

<image1.jpeg>

<image2.jpeg>

Mike

(from iPhone)

On Jul 6, 2018, at 1:11 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

You will still need to ask for a waiver to the perc cert plan requirements and the well will have to be upgraded in some way.

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]

Sent: Friday, July 06, 2018 1:10 PM

To: Oswald, Hank

Subject: Re: 1026 Saint Michaels Road

Hank,

That's great! So our primary issue now is just the well, correct? I'll get pictures of that area and send over asap.

Thanks,

Mike

On Jul 6, 2018, at 1:03 PM, Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Mike:

I found a record. A septic upgrade was made in 2015.

Hank

From: Mike - Hunts End Remodeling [mailto:mike_birner@huntsendremodeling.com]
Sent: Monday, July 02, 2018 11:52 AM
To: Oswald, Hank
Subject: 1026 Saint Michaels Road

Hi Hank,

I wanted to get some information regarding this project as we would like to get a walk through permit if everything checks out. We're constructing a 12x24' addition to the left side of this residence. The lower level is living space and the relocation of an existing laundry room. The upper level is unfinished attic space. We are not adding any additional bedrooms or baths. My concern, however, is the existing well and septic location probably doesn't meet today's requirements. We are not building any closer to either of those - we are going away from the well and septic systems and we clear the well by 25'+ with our construction. But the existing well is located right off the back of the house currently so I want to make sure none of this is an issue. Please let me know your thoughts on this or if you need any additional information.

Thanks,

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Mike Birner

Architect, CGR

President

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<image001.png>

<WS_SaintMichaelsRoad_1026_SepticRepairPermit_2015.pdf>

[Click here](#) to complete a three question customer experience survey.

etc

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

Date: 7-10-20

To: Health Department
(Person's Name and Division)

From: Katie Sayago ()
(Your Name, Company Name and Telephone Number)

Subject: Project name _____
Project site address 1026 Saint Michaels Rd
Permit # B2000603 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 Renized pbt plan

Contact Person Information: (Required)

Katie Sayago
Please Print Name

Telephone No: 484-241-6999

E-Mail Address: _____

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 _____

Oswald, Hank

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