



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.: B14-221516

Building Address: 4690 Tree House Rd

City: Oxon State: _____ Zip Code: _____

Tract/Apt. #: _____ SDP/WP/BA #: _____

Tract #: _____ Subdivision: _____

Location: _____ Area: _____ Lot: _____

Map: _____ Parcel: _____ Grid: _____

Mapping: _____ Map Coordinates: _____ Lot Size: _____

Existing Use: Single Family

Proposed Use: Same

Estimated Construction Cost: \$ 70,000

Description of Work: Addition to expand

existing between old and new house

Occupant/Tenant Name: _____

Was tenant space previously occupied? ☐ Yes ☐ No

Contact Name: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____ Fax: _____

Email: _____

Commercial Building Characteristics

Height: _____

No. of stories: _____

Gross area, sq. ft./floor: _____

Area of construction (sq. ft.): _____

Use group: _____

Construction type: _____

☐ Reinforced Concrete

☐ Structural Steel

☐ Masonry

☐ Wood Frame

☐ State Certified Modular

➤ Roadside Tree Project Permit

☐ Yes ☒ No

Roadside Tree Project Permit # _____

Property Owner's Name: Richard Gornetsfelder

Address: 4690 Tree House Rd

City: Oxon State: MD Zip Code: 21036

Phone: 410-790-0951 Fax: _____

Email: rickg410@hotmail.com

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

Applicant's Name: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____ Fax: _____

Email: _____

Contractor Company: Oak Tree Home Inc.

Contact Person: Jim Sanders

Address: 1302 Bruckton Dr.

City: Elkridge State: MD Zip Code: 21734

License No.: 94512

Phone: 410-984-5440 Fax: _____

Email: jim@oaktreehome.com

Engineer/Architect Company: _____

Responsible Design Prof.: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____ Fax: _____

Email: _____

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

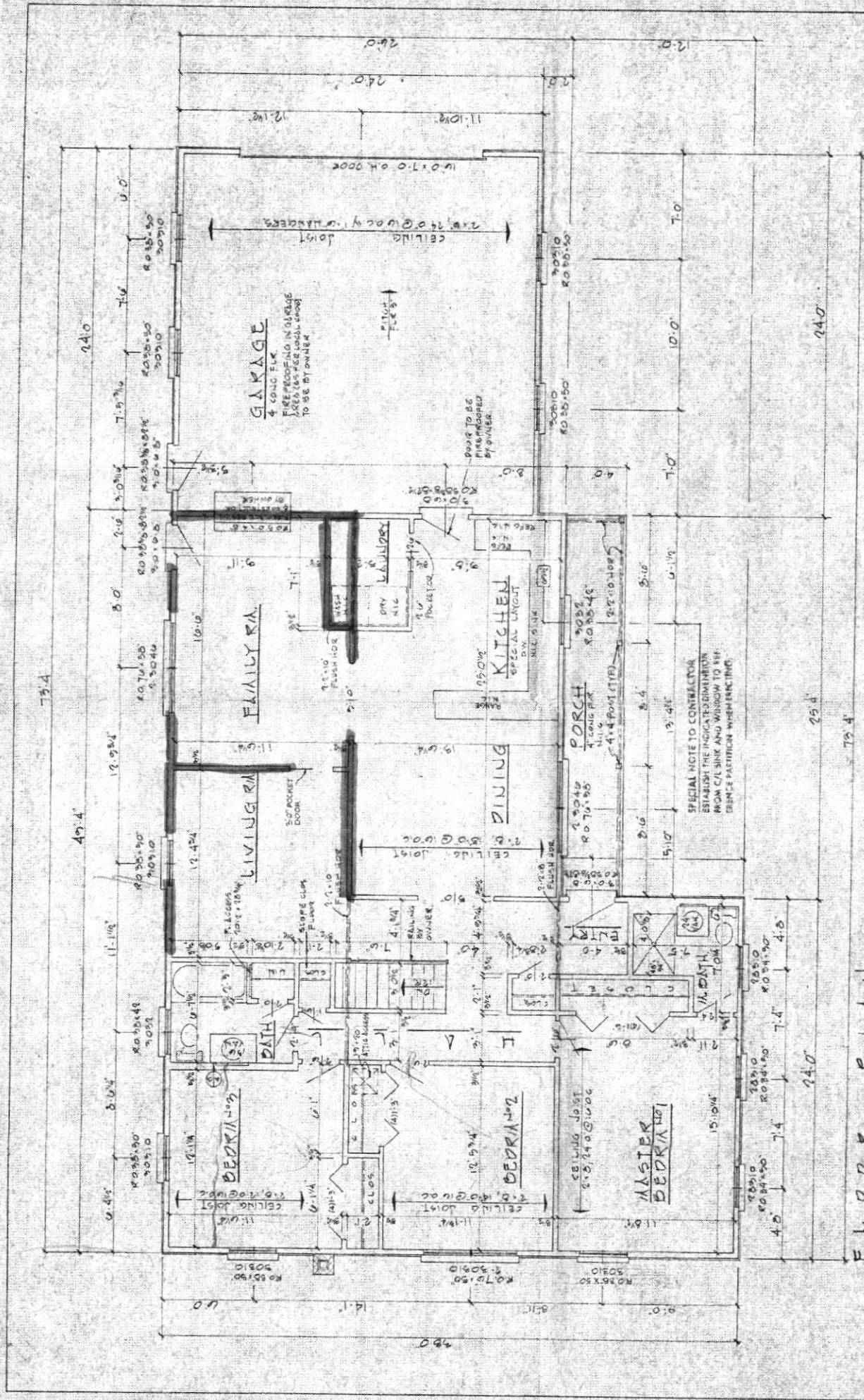
-FOR OFFICE USE ONLY-

AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	6/5/18	<u>Patricia E</u>

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	#



EXPLANATION OF SECTION OF DETAIL MARKS

NOTE: 1. CURRENTING THAT DIMENSIONS SHOWN ARE USED IN CONSTRUCTION WITH THESE PLANS (N.I.C.) NOT IN CONTRACT

CONTRACTOR'S NAME: **FALLWOOD**
SHEET LETTER: **9**
SECTION OF PLANS: **9**

Existing

- GENERAL NOTES:**
1. Consult with local building code for all plus etc. and details conform to all requirements.
 2. Owner or contractor shall supply all steel or structural members, masonry, or concrete work, etc.
 3. All interior dimensions are from face of stud to face of stud.
 4. The dealer or contractor shall verify all dimensions before proceeding with construction work, and shall notify the Ridge Homes Design Office of any discrepancies BEFORE work is performed.
 5. 2" x 8" CEILING JOIST
 6. 2" x 10" CEILING JOIST
 7. SPECIAL UTILITY LAYOUT

FLOOR PLAN

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

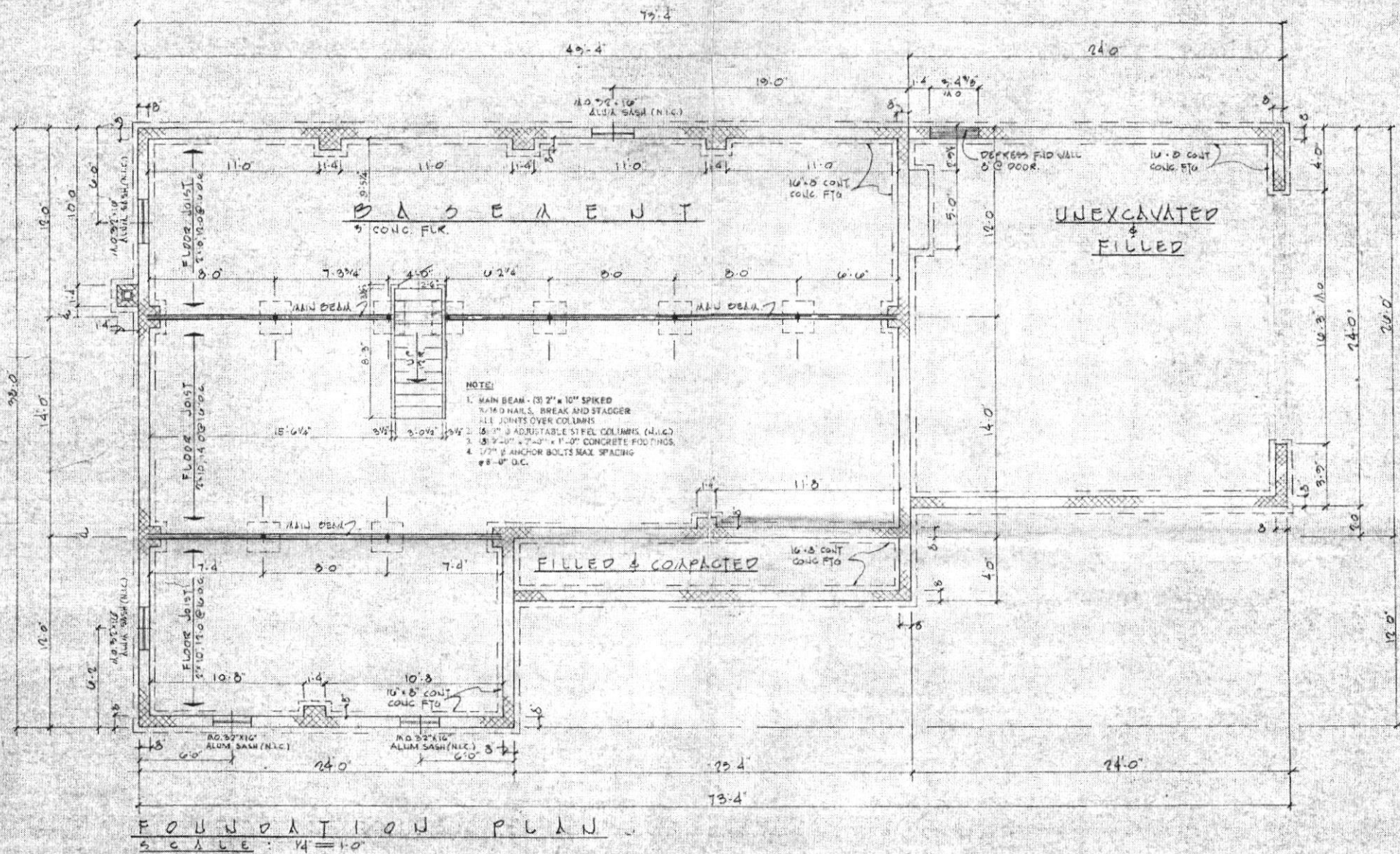
"FALLWOOD"

APPROVED	DATE
V.O.A.	9-6-77


ENG. BY	ENG. NO.
R.J.O.	FATIGUES

A RESIDENCE FOR
MRS. WILLIAM W. WELBIE
TEL OAKS RD
DAYTON, OH

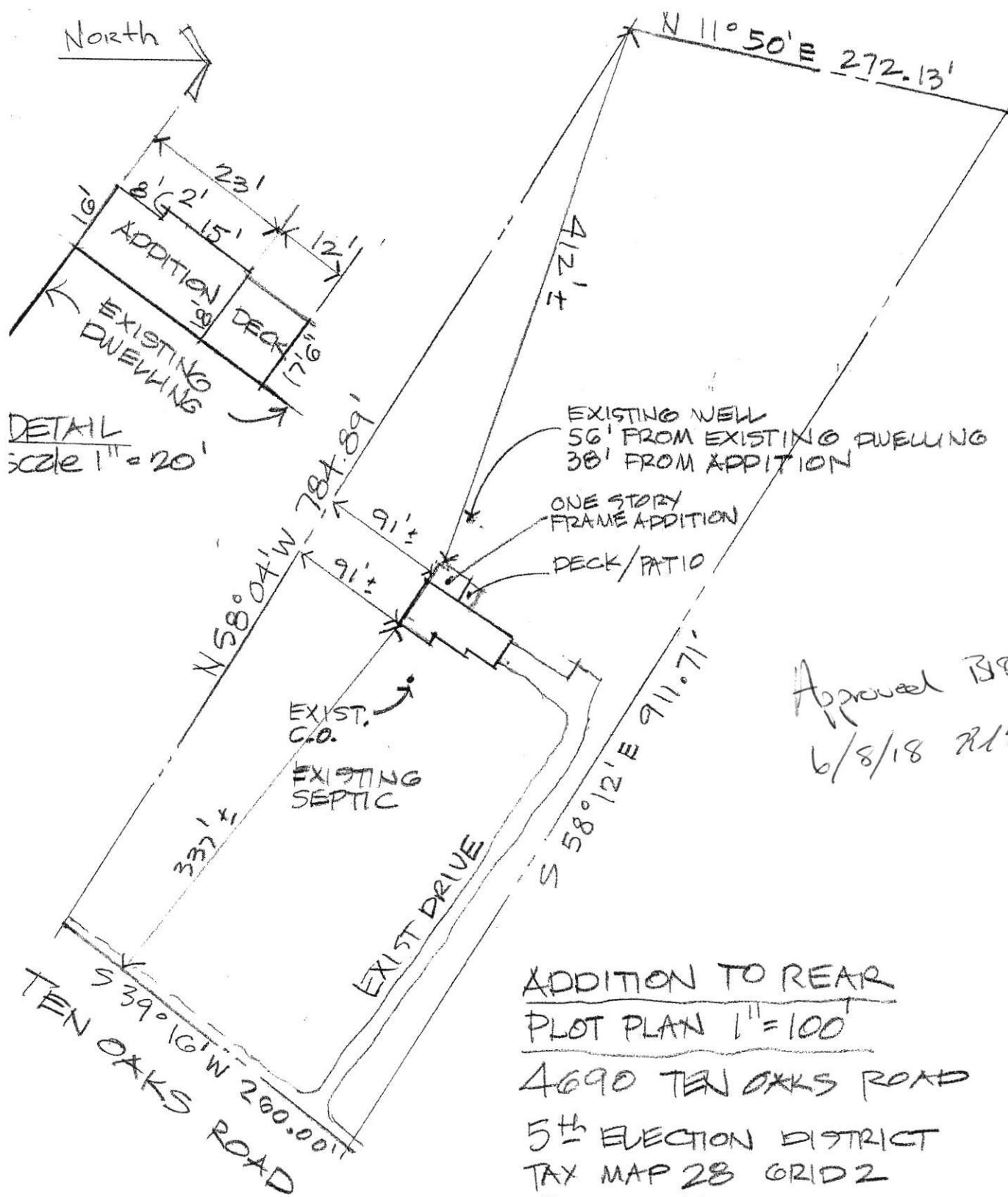
DATE: 9-6-77



REV'D 5-31-77 FT.

 <p>A DIVISION OF CEDAR PRODUCTS COMPANY</p>	"FALLWOOD"	
	APPROVED	DATE
515	V.D.A.	5-6-77
A RESIDENCE FOR MRS. LUCAS WILLIAM W. MEDANE TEN OAKS RD DAYTON, MO.	DWG. BY	DWG. NO.
	R.J.B.	PA770025 SHI.2.11

Existing

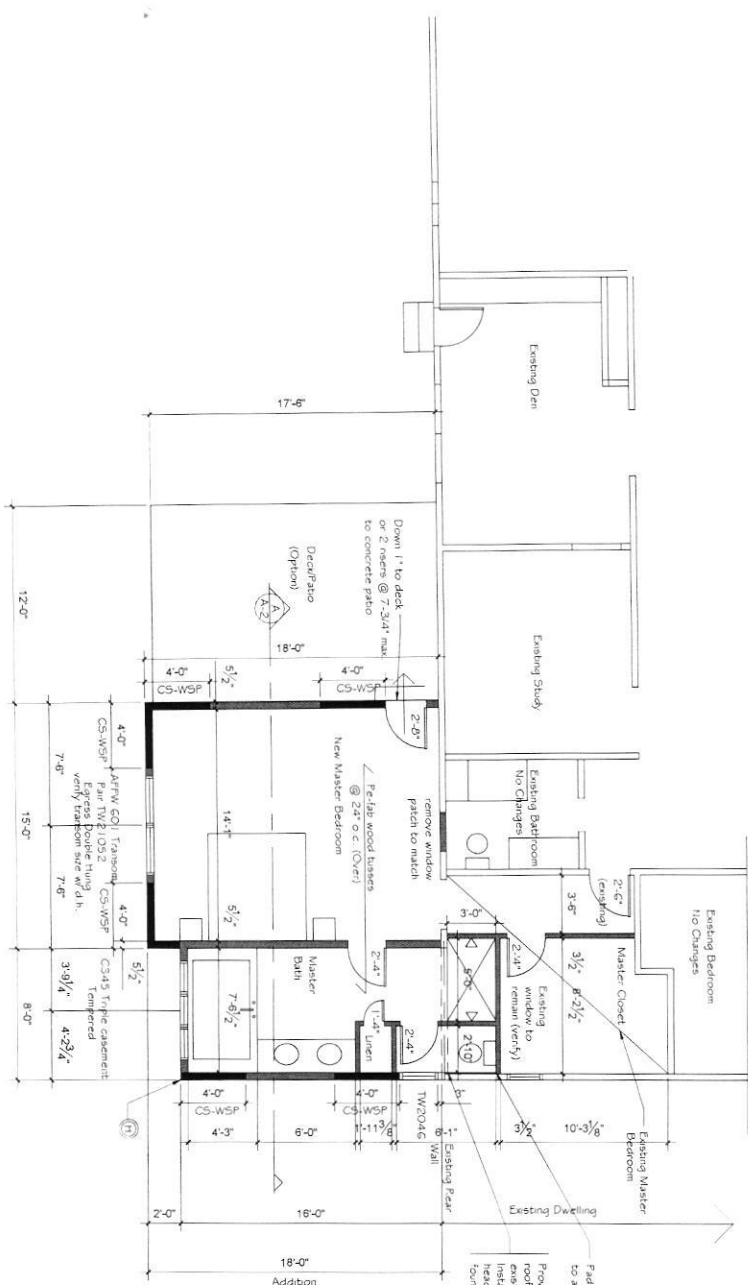


Approved B8001818
6/8/18 RLE

ADDITION TO REAR
PLOT PLAN 1" = 100'
4690 TEN OAKS ROAD
5th ELECTION DISTRICT
TAX MAP 28 GRID 2
PARCEL 183

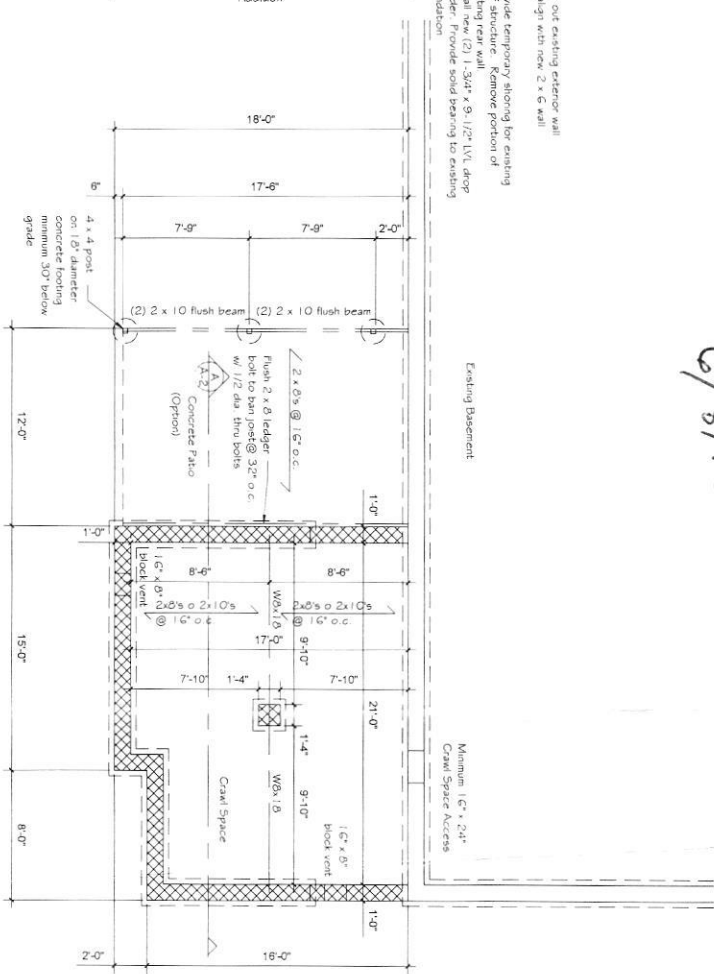
JUNE 27, 2017

279"



FLOOR PLAN Scale 1/4" = 1'-0"

Wind Blocking Notes	
The exterior of the addition is continuously sheathed with 1/2" plywood or OSB (oriented strand board).	
CS-WSP	Continuously Sheathed Wood Structural Panel studs @ 16" o.c. 5/8" c.c. edges 1/2" o.c. 1/4" o.c.

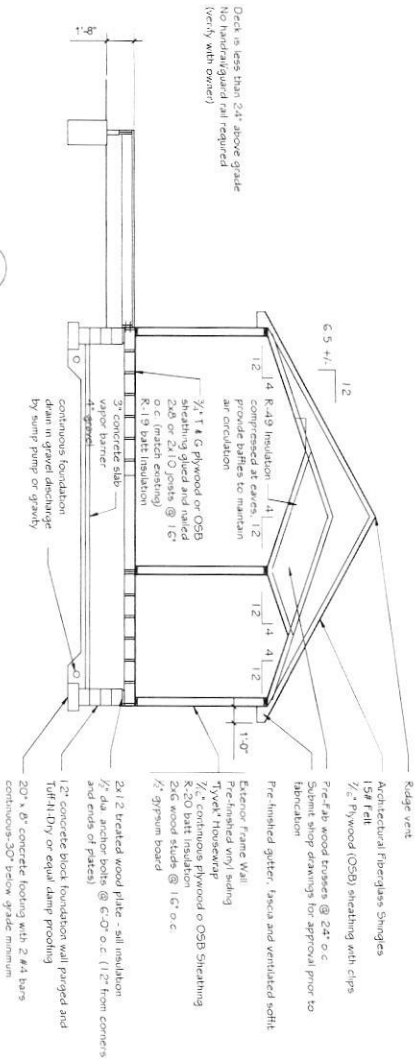
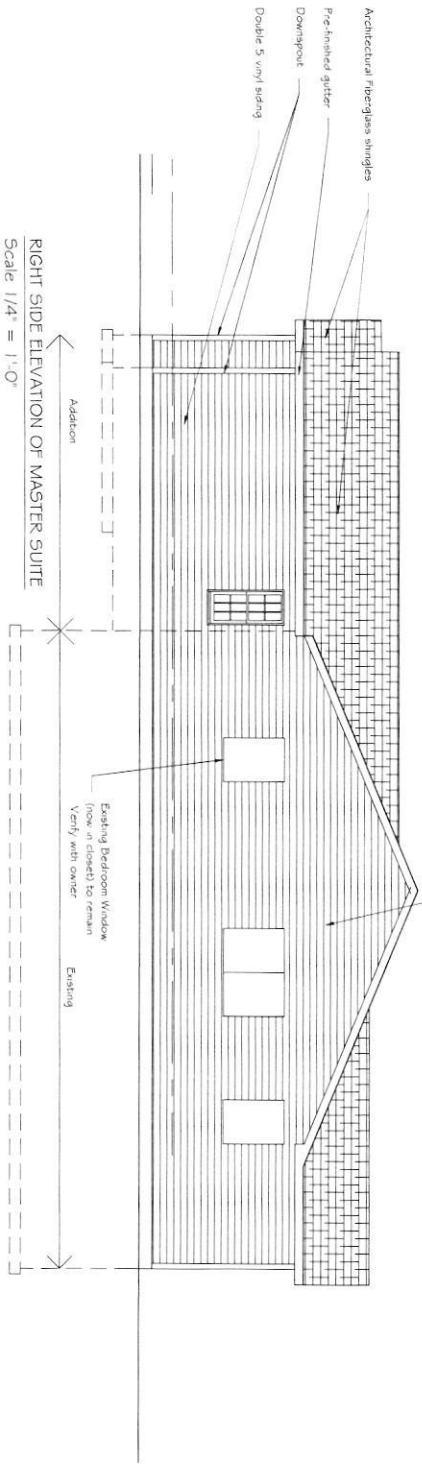
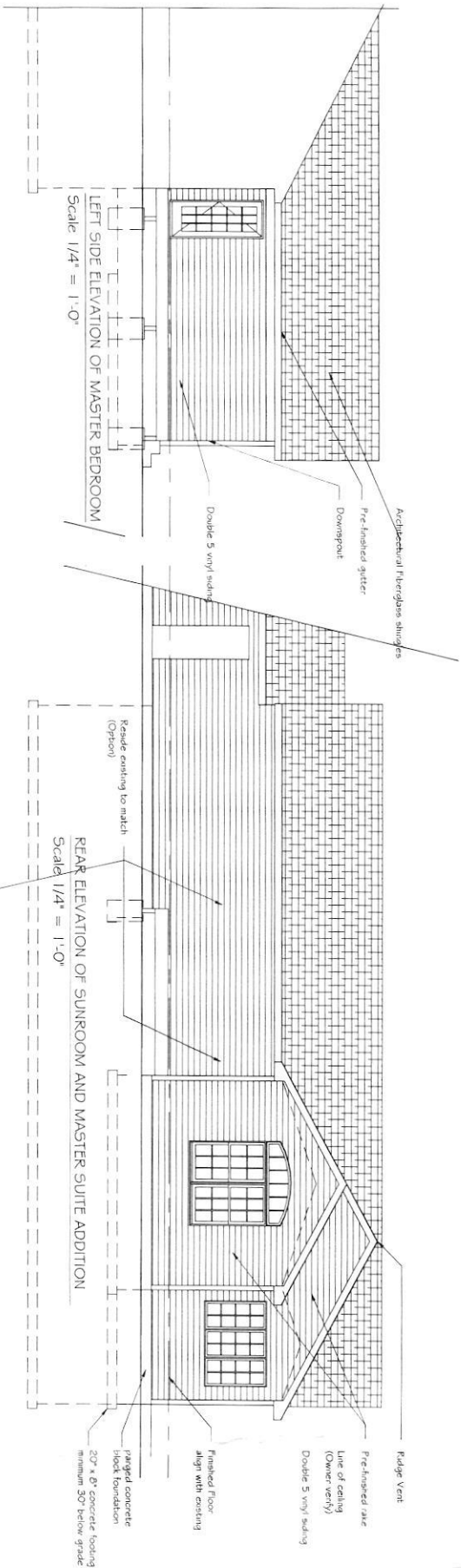


FOUNDATION PLAN Scale 1/4" = 1'-0"

Approved B18001818
6/8/18 RAC

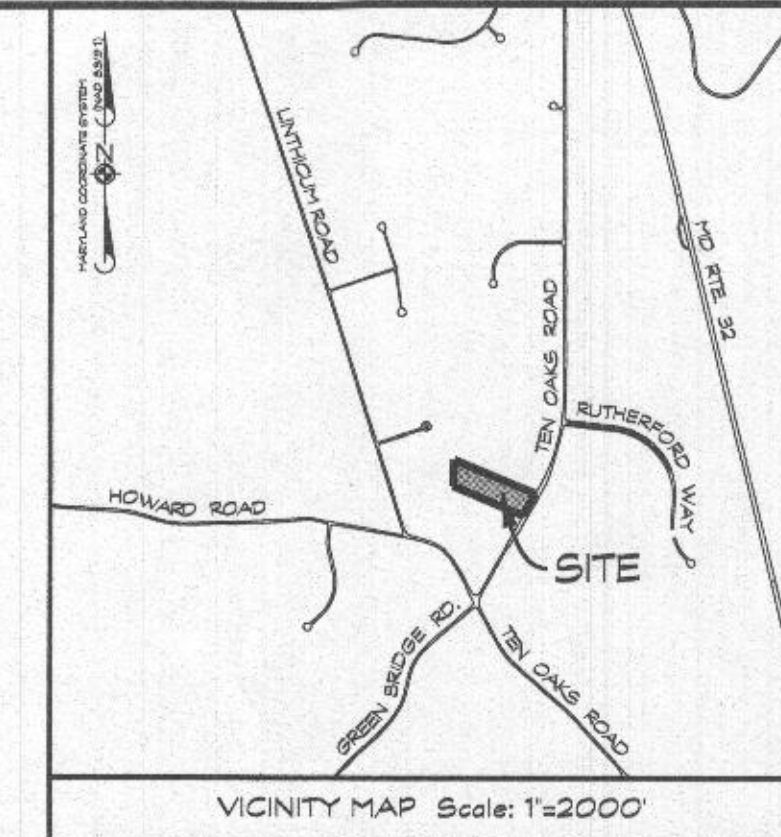
- General Notes:
1. This addition uses the space of the existing Master Bedroom. The new area to generate a new Master Bedroom. The existing Master Bedroom is to be demolished.
 2. Joists, headers, etc. are No. 2 SYP. Deck structural material is No. 2 SYP treated for ground contact. Decking determined by owner. (Note: Deck or concrete patio is an option).
 3. Trusses shall bear the stamp of the Truss Plate Institute. Submit shop drawings for approval. Owner to approve ceiling configuration prior to fabrication of trusses.

Addition and Alteration to Existing Residence 4690 Ten Oaks Road Dayton, MD 21036	
Outline Homes 410-864-5449	Stan Ryder, Jr. Architect, PA 1991 Broadland Ave., Unit 20, Shavels, MD 21154 Phone: 410-864-5449 Email: stan@stanryder.com Note: All drawings are the property of the firm and shall not be reproduced without the firm's written consent.
June 27, 2017	
A-1	



A CROSS SECTION THRU MASTER BEDROOM & BATH
A.2 Scale 1/4" = 1'-0"

Oaktree Homes 410-984-5440	
Sam Ryder, Jr./Architect PA 1991 Hemlock Lane, Unit 2C, Silverdale, MD 21784 Phone 443-917-2401, 1524oaktreedesign@gmail.com	
Addition and Alteration to the Existing Residence 4600 Ten Oaks Road Bryson, MD 21036	
100% Construction Documents Sheet A-2 of 26 Date of Maryland Survey number 175, expires on 6-1-2017	June 27, 2017
A-2	



SEPTIC SYSTEM TRENCH DESIGN:

PROPOSED NUMBER OF BEDROOMS = 3
AVERAGE PERCOLATION TEST TIME =
APPLICATION RATE = 0.8
DESIGN FLOW: 150 GALS / 3 BEDROOMS = 450 GAL/DAY
450 GAL/DAY x 0.8 GAL/DAY/SQ. FT. = 562.5 = 563 SQ. FT.
563 SQ. FT. / 3 FT. = 187.66 = 188 LF. OF TRENCH
INITIAL SYSTEM:
188 LF. OF TRENCH
EFFECTIVE DEPTH 154'
188 LF. x 0.42' = 78.96 = 79 LF. OF TRENCH
REPLACEMENT SYSTEMS:
188 LF. OF TRENCH
EFFECTIVE DEPTH 155'
188 LF. x 0.36' = 67.68 = 68 LF. OF TRENCH

GENERAL NOTES

- CURRENT TITLE REFERENCE:
OWNER: RICHARD A. GAMERTSFELDER
DEED REFERENCE: L. 15873, F. 446
DATE: NOVEMBER 13, 2014
GRANTOR: CLIA BELLE HEBANE
- THE LOT SHOWN HEREON COMPLES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- THE TOPOGRAPHY SHOWN HEREON IS BASED ON HOWARD COUNTY 200' SCALE TOPO MAPS AND FIELD VERIFIED BY CLSI TO ACCURATELY REPRESENT THE RELATIVE CHANGES ON THE SUBJECT PROPERTY.
- EXISTING WELLS AND/OR SEWER EASEMENTS WITHIN 100' OF THE LOT LINES HAVE BEEN SHOWN.
- B.R.L. DENOTES BUILDING RESTRICTION LINE
- ANY CHANGES TO THE PRIVATE SEWER EASEMENT AND/OR ALTERNATIVE WELL LOCATION SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
- THE PURPOSE OF THIS PERCOLATION CERTIFICATION PLAN IS TO SHOW A PROPOSED ADDITION. THE PROPOSED ADDITION IS FOR AN EXPANSION OF THE EXISTING MASTER BEDROOM AND TO ADD A BATHROOM FOR THE MASTER BEDROOM.
- EXISTING WELL HAS BEEN FIELD LOCATED BY CLSI AND ACCURATELY SHOWN ON THE PLAN.
- The Property must be filled with stone with documentation sent to the Health Department prior to Building Permit Approval. R/S

DATA TABULATIONS:

- ZONING DISTRICT: RR-DEO
- NUMBER OF BUILDING SITES: 1
- TOTAL AREA OF LOT: 5.00 ACRES

PERCOLATION TEST RESULTS, _____

SITE PLAN & PERC CERTIFICATION PLAN GAMERTSFELDER PROPERTY

4690 TEN OAKS RD. DAYTON, MD 21036
5th ELECTION DISTRICT • HOWARD COUNTY, MARYLAND
TAX MAP: 28 • GRID: 2 • PARCEL: 183
LIBER: 15873, FOLIO: 448



439 East Main Street Westminster, MD 21157-5539
(410) 848-1790 FAX (410) 848-1791

Date	Revisions	Drawn By: BM
		Designed By:
		Reviewed By:
		Date: SEPT., 2017
		Scale: AS SHOWN
		Job No.: 2017200
		Sheet: 1 OF 1

OWNER/DEVELOPER
RICHARD A. GAMERTSFELDER
4690 TEN OAKS ROAD
DAYTON, MD 21036

I HEREBY CERTIFY THAT THE INFORMATION SHOWN HEREON IS BASED ON FIELD WORK PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, AND IS CORRECT, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Dennis E. Meckley 1/31/18
DENNIS E. MECKLEY, PROPERTY LINE SURVEYOR NO. 10844

APPROVED FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT

R. Wilson for Maure Rossmann
COUNTY HEALTH OFFICER *HR*

2/13/2018
DATE *JD*

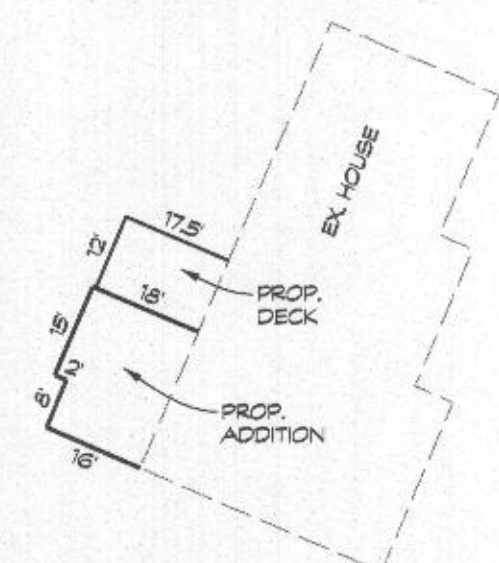
THIS AREA DESIGNATES A PRIVATE SEWAGE AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. FOR LOTS CREATED PRIOR TO MARCH OF 1972 IT PROVIDES AT LEAST ENOUGH AREA TO ACCOMMODATE AN INITIAL AND TWO REPLACEMENT SEPTIC SYSTEMS AS REQUIRED BY THE HOWARD COUNTY HEALTH DEPARTMENT. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS AREA SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE AREA. RECORDATION OF A MODIFIED SEWAGE AREA SHALL NOT BE NECESSARY.

HOUSE DETAIL SCALE: 1"= 30'

- LEGEND:**
- 562.5 SPOT ELEVATION
 - 2.5% FLOW PATH & SLOPE
 - EX. WELL
 - APPROVED PERC TEST LOCATION
 - SEWAGE DISPOSAL AREA

SOILS LEGEND	
SOIL	TYPE
G ₂ B	GLENELS
G _m B	GLENVILLE

PLAN SCALE: 1"= 50'



RONALD E SHARON
UPCHURCH
2655 LINTHICUM ROAD
DAYTON, MD 21036
2375/244

THOMAS E JOAN
CARPENTER
P.O. BOX 86
DAYTON, MD 21036
9228/1402

MICHAEL & ANDREA
HACH, GRAY
4670 TEN OAKS ROAD
DAYTON, MD 21036
348/220

BOWEN & INGRID GENTRY
4710 TEN OAKS ROAD
DAYTON, MD 21036
1071/300