

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

Date: 3/10/22

To: DAN SWINER / Health Dept.
(Person's Name and Division)

From: SCOTT ARTERBURN RAINMAKER
(Your Name, Company Name and Telephone Number) (443) 829-9222

Subject: Project name 5178 TEN OAKS A

Project site address _____

Permit # B22000406 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 ① WATER ACKNOWLEDGING FIVE SUBMISSION
 - ☐ Energy conservation calculations ② TRUSS INFO
 - ☒ Copies of ③ REVISED SHEETS A2 & A7 (be specific) ④ LOT PLAN FOR HEALTH DEPT
- _____ 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 _____

Contact Person Information: (Required)

SCOTT ARTERBURN
Please Print Name

Telephone No: 443-829-9222

E-Mail Address: SCOTT.ARBURN@THERAINMAKERGROUP.COM


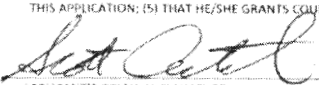
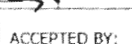
PLEASE ASSURE ALL DOCUMENTS AND/OR REVISIONS ARE APPROPRIATELY SIGNED AND SEALED, IF NECESSARY, BY A LICENSED ARCHITECT OR ENGINEER. PLEASE BE ADVISED THAT INSUFFICIENT INFORMATION MAY RESULT IN THE DELAY OF REVIEW BY THE PLANS EXAMINER. THE DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS WILL CONTACT 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 [Signature]

DEP 2022 MAR 10 PM 12:15

PERMIT NUMBER: B22000406

DATE ACCEPTED:

 RESIDENTIAL BUILDING PERMIT APPLICATION HOWARD COUNTY DEPARTMENT OF INSPECTIONS, LICENSES, AND PERMITS 3430 COURT HOUSE DRIVE, ELLICOTT CITY, MD 21043 - PHONE: (410) 313-2455 OPTION #4			
BUILDING SITE ADDRESS REQUIRED			
Street Address: 5178 Ten Oaks Road		Unit:	
City: Clarksville	State: MD	Zip Code: 21029	
Subdivision/Village/Complex Name: LINCOLN CHAPEL WOODS		SDP/WP/BA #:	
Lot: 1	Tax Map: 14	Parcel: 76	Grading Permit #:
DESCRIPTION OF WORK REQUIRED			
Existing Use: Single-family home		Proposed Use: Single-family home	
Trade Work to Be Completed (Separate Permits Required):		Estimated Cost: \$200,000.00	
<input checked="" type="checkbox"/> Mechanical (HVACR) <input checked="" type="checkbox"/> Electrical <input checked="" type="checkbox"/> Plumbing <input type="checkbox"/> None			
Remodel existing ranch home, new kitchen, new family room, laundry, revise bedrooms, add new garage, add new MBR wing, finish portion of basement (existing stairs to remain)			
PROPERTY OWNER INFORMATION REQUIRED			
Owner(s) Name(s) (As it appears on tax records): Park Brothers, LLC		Primary Residence: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Owner's Street Address: 5200 Ten Oaks Road			
City: Clarksville	State: MD	Zip Code: 21029	
Phone: (443) 829-9222	Email: xsarterburn@therainmakergroup.com		
APPLICANT NAME REQUIRED - INDIVIDUAL WHO SIGNS THIS APPLICATION			
Business Name: Park Brothers, LLC		Contact Name: Scott Arterburn	
Street Address: 5200 Ten Oaks Road			
City: Clarksville	State: MD	Zip Code: 21029	
Phone: (443) 829-9222	Email: sarterburn@therainmakergroup.com		
CONTRACTOR INFORMATION REQUIRED			
Business Name: Rainmaker Contracting, Inc			
Licensee's Name: Scott/Todd Arterburn		License #: MBR #6485/MHIC #08050131091	
Street Address: 6755 Business Parkway, Suite 103		LIC EXPIRED 2/11/22	
City: Elkridge	State: MD	Zip Code: 21075	
Phone: (443) 829-9222	Email: sarterburn@therainmakergroup.com		
ARCHITECT/ENGINEER INFORMATION INDIVIDUAL WHO SIGNED PLANS, IF APPLICABLE			
Business Name: N/A		Name:	
Street Address:			
City:	State:	Zip Code:	
Phone:	Email:		
BUILDING CHARACTERISTICS REQUIRED			
Primary Structure: <input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse <input type="checkbox"/> SF Duplex <input type="checkbox"/> Mobile Home <input type="checkbox"/> Multi-Family Dwelling (MF*)		Condo: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Utilities: <input checked="" type="checkbox"/> Electric <input checked="" type="checkbox"/> Gas		Water Supply: <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private (Well)	
Sewage Disposal: <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private (Septic)			
Heating System: <input type="checkbox"/> Electric <input checked="" type="checkbox"/> Natural Gas <input type="checkbox"/> Propane <input type="checkbox"/> Other:		Roadside Tree Project: <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes: #	
Sprinkler System: <input type="checkbox"/> NFPA 13 <input type="checkbox"/> NFPA 13R <input type="checkbox"/> NFPA 13D <input checked="" type="checkbox"/> None		Fire Alarm System: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Voice Evac	
ADDITIONAL RESIDENTIAL INFORMATION (PLEASE SELECT/COMPLETE ALL THAT APPLY)			
Model Name & Options: N/A			
# of Bedrooms (SF): 5	# of efficiency units (MF*):	# of 1 BR (MF*):	# of 2 BR (MF*):
# of 3 BR (MF*):	# Rooms:	# Half Baths: 1	# Fireplaces: 2
Garage/Carport Info: <input checked="" type="checkbox"/> Attached Garage <input type="checkbox"/> Detached Garage <input type="checkbox"/> Integral Garage <input type="checkbox"/> Carport <input type="checkbox"/> None			
Basement/Foundation Info: <input type="checkbox"/> Slab on Grade <input type="checkbox"/> Post & Pier <input type="checkbox"/> Unfinished Basement <input checked="" type="checkbox"/> Finished Basement: <input type="checkbox"/> Full or <input checked="" type="checkbox"/> Partial			
1 st Fl Width: 90	1 st Fl Depth: 34	2 nd Fl Width:	2 nd Fl Depth:
Bsmt Width: 66	Bsmt Depth: 34		
Energy Method: <input type="checkbox"/> Prescriptive <input type="checkbox"/> Performance <input type="checkbox"/> LIA Alternative <input type="checkbox"/> ERI		Gross Area: 4,766 sq ft	
		Occupiable Area: 3,787 sq ft	
AGREEMENT/ DISCALIMER REQUIRED			
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 ORIGINAL SIGNATURE		2/3/22 DATE SIGNED	
FOR OFFICE USE ONLY			
CHECKS PAYABLE TO: DIRECTOR OF FINANCE OF HOWARD COUNTY			
AGENCIES REQUIRED/APPROVALS:			
<input checked="" type="checkbox"/> PR	<input checked="" type="checkbox"/> DPZ	<input checked="" type="checkbox"/> DED	<input type="checkbox"/> Health
<input type="checkbox"/> SHA	<input type="checkbox"/> CID		
SUBMITTAL FEES: 825.00		PAYMENT: \$161	
		ACCEPTED BY: 	

[View Map](#)
[View GroundRent Redemption](#)
[View GroundRent Registration](#)

Special Tax Recapture: None

Account Identifier: District - 05 Account Number - 368316

Owner Name:	PARK BROTHERS LLC	Use:	RESIDENTIAL
Mailing Address:	5200 TEN OAKS RD CLARKSVILLE MD 21029-	Principal Residence:	NO
		Deed Reference:	/19403/ 00103

Premises Address:	5178 TEN OAKS RD CLARKSVILLE 21029-0000	Legal Description:	LOT 3 5178 TEN OAKS RD LINDEN CHAPEL WDS
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Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0028	0014	0127	5010101.14	1001			3	2020	Plat Ref:

Town: None

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1969	1,246 SF		2.0100 AC	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
1	YES	STANDARD UNIT	FRAME/	4	2 full	1 Attached	

	Base Value	Value As of 01/01/2020	Phase-in Assessments As of 07/01/2021 As of 07/01/2022	
Land:	247,600	275,100		
Improvements	141,900	132,900		
Total:	389,500	408,000	401,833	408,000
Preferential Land:	0	0		

Seller: STONER DONALD R	Date: 05/27/2020	Price: \$375,000
Type: ARMS LENGTH IMPROVED	Deed1: /19403/ 00103	Deed2:

Seller:	Date:	Price: \$0
Type:	Deed1: /00501/ 00445	Deed2:

Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Partial Exempt Assessments:	Class	07/01/2021	07/01/2022
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00

Special Tax Recapture: None

Homestead Application Status: No Application

Homeowners' Tax Credit Application Status: No Application Date:

LOT 4
LINDEN CHAPEL WOODS
PLAT BOOK 12 PAGE 29
LIBER 8623 FOLIO 46
ZONED RR-DEO

N/F
LOT 3
LINDEN CHAPEL WOODS
PLAT BOOK 12 PAGE 29
LIBER 501 FOLIO 445
ZONED RR-DEO

Plot Plan
1"=100'

Park Brothers, LLC
The Ranch Project
5178 Ten Oaks Road
Clarksville, MD 21029
443-829-9222

Approved Septic System Plan
Howard County Health Department

N/F
LOT 1
NICK'S FOLLY
PLAT NO. 12992
ZONED RR-DEO

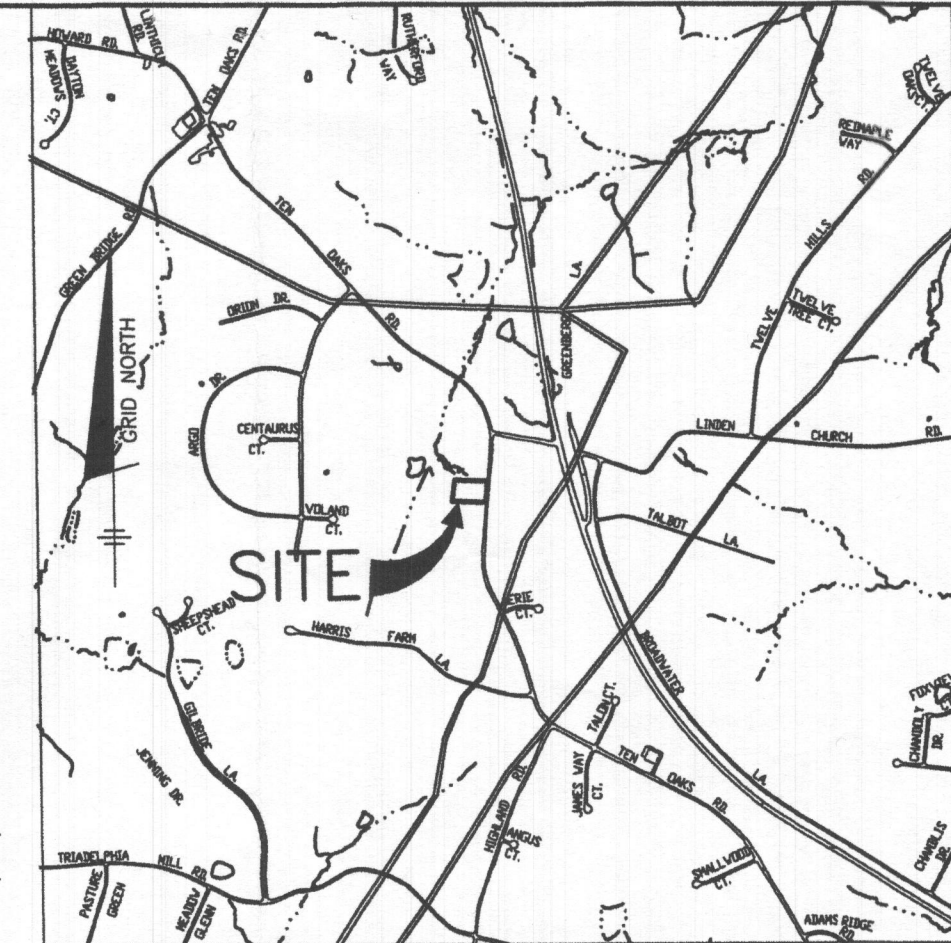
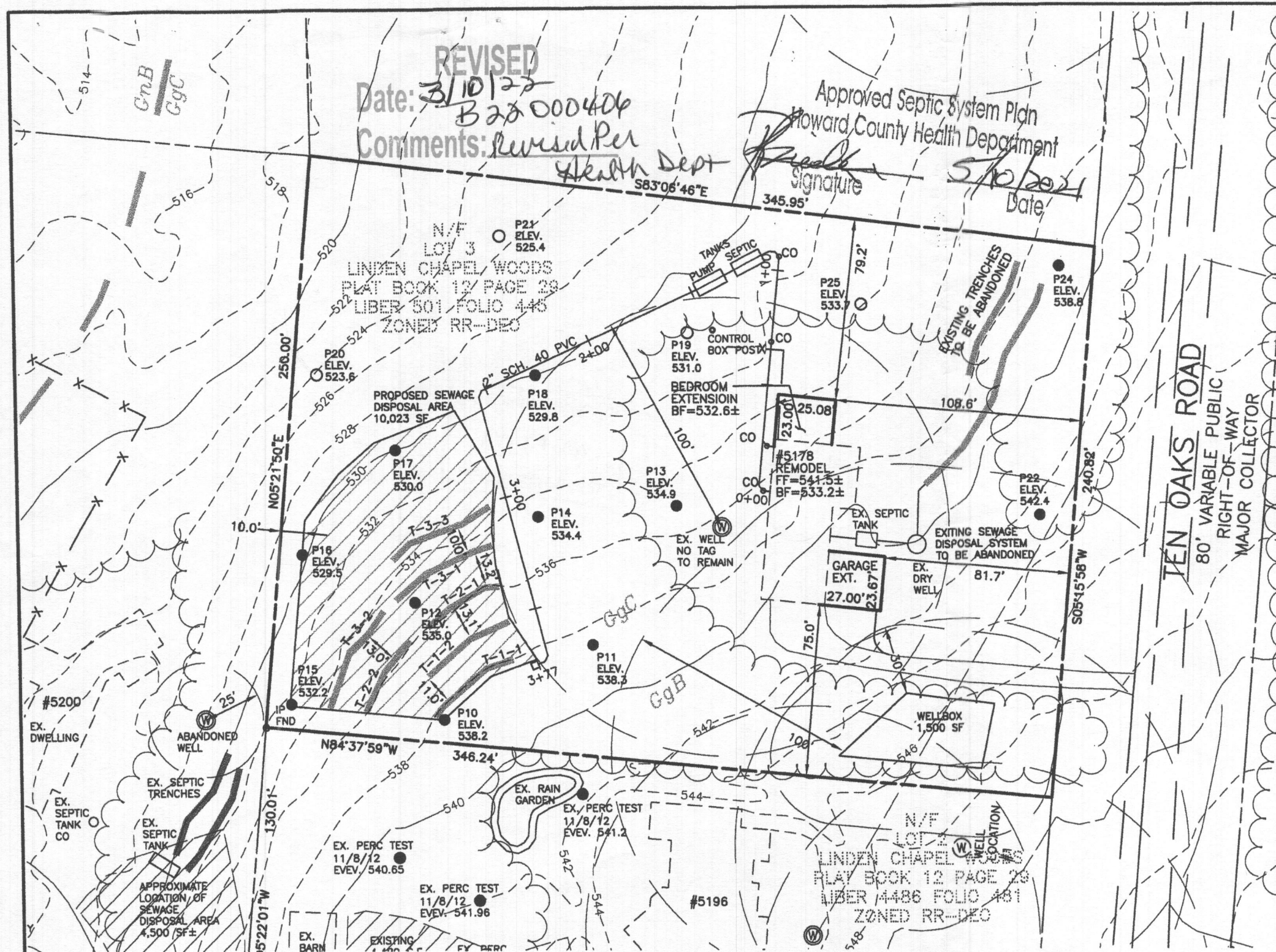
Signature

Date

5178 Ten Oaks Rd
822000406

N/F
LOT 2
EAGLE POINT LANDING
PLAT NO. 7961
ZONED RR-DEO

THE LOT SHOWN HEREON COMPLIES
STATE DEPARTMENT OF THE ENVIRONMENT

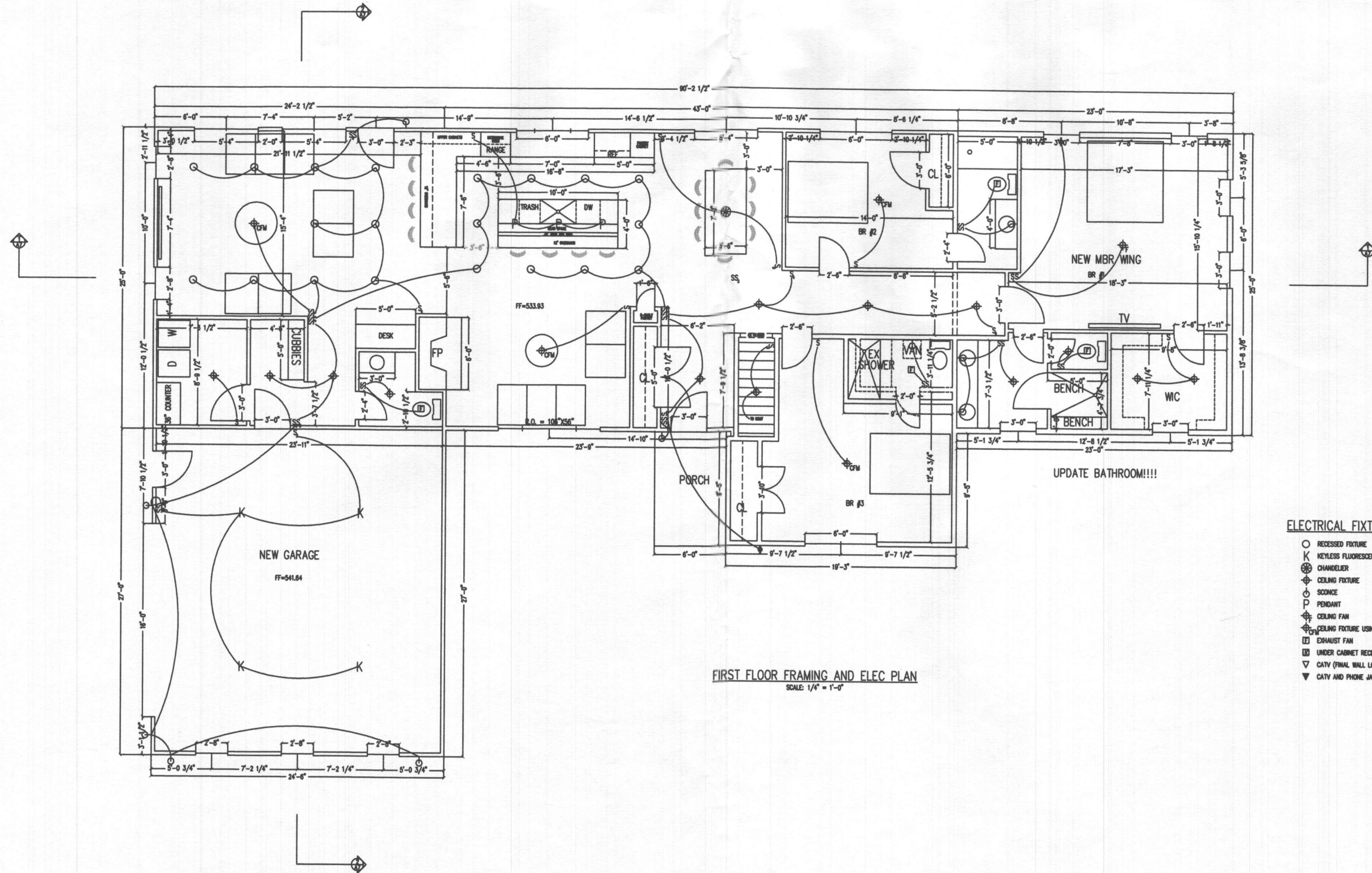


PLAN VIEW
1" = 50'

- GENERAL NOTES**
- THE LOT SHOWN HEREON WAS RECORDED ON THE PLAT FOR WINDEN CHAPEL WOODS, PLAT BOOK 12, PAGE 29. REFER TO THE PLAT FOR LOT DIMENSIONS, LOT AREA, ALL EASEMENTS AND CONDITIONS.
 - THE EXISTING WELL SHOWN ON THIS PLAN (NO TAG) HAS BEEN FIELD LOCATED BY OWNER IN DECEMBER 2020 AND IS ACCURATELY SHOWN.
 - THERE ARE NO EXISTING WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THIS PROJECT'S BOUNDARY EXCEPT AS NOTED.
 - TOPOGRAPHY SHOWN WAS BASED ON HOWARD COUNTY GIS AND WAS FIELD CONFIRMED BY BENCHMARK ENGINEERING, INC. IN NOVEMBER, 2020, FROM FIELD SHOT ELEVATIONS OF THE PERCOLATION TEST LOCATIONS.
 - SEDIMENT AND EROSION CONTROLS WILL BE SUBMITTED BY HOWARD SOILS CONSERVATION DISTRICT AS A STANDARD GRADING PLAN.
 - ALL DRAINAGE AND STORMWATER MANAGEMENT FEATURES USED ON THIS SITE MUST COMPLY WITH THE APPROVED BUILDING PERMIT.
 - ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA OR WELL BOX

- SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
- ANY CHANGES 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.
- ANY ELECTRICAL WORK FOR THE INSTALLATION MUST BE PERFORMED BY A LICENSED ELECTRICIAN.
- THE SEPTIC TANK WILL BE A 2000 GALLON TWO COMPARTMENT TANK. THE PUMP TANK WILL BE A 2000 GALLON ONE COMPARTMENT TANK.
- THE MAXIMUM EARTH COVER OVER THE TANK IS 3 FEET. GREATER EARTH COVER WILL REQUIRE A HEAVY LOAD BEARING TANK.
- ALL WELLS AND SEPTIC SYSTEMS LOCATED WITHIN 100' OF THE PROPERTY BOUNDARIES AND 200' DOWN GRADIENT OF ANY WELLS/OR SEPTIC SYSTEM HAVE BEEN SHOWN.
- THE ENVIRONMENTAL SANITARIAN ATTENDING THE SEPTIC SYSTEM INSTALLATION HAS THE PREROGATIVE TO REQUIRE WATERTIGHT TESTS, OR TANK STABILIZING FIXTURES, SHOULD SOIL CONDITIONS INDICATE POTENTIAL FOR GROUNDWATER INFILTRATION OR TANK FLOTATION.

OWNER:	
PARK BROTHERS LLC 5200 TEN OAKS ROAD CLARKSVILLE, MD 21029 443-829-9222	
PROJECT: LINDEN CHAPEL WOODS LOT 3	
LOCATION: TAX MAP: 28, GRID: 14, PARCEL: 127 5178 TEN OAKS ROAD, TAX ID 05-368316 ELECTION DISTRICT NO. 4, HOWARD COUNTY, MARYLAND	
TITLE: ONSITE SEWAGE DISPOSAL PLAN	
HOUSE TYPE: CUSTOM REMODEL	
DATE: APRIL, 2021	PROJECT NO. 2763
SCALE: AS SHOWN	DRAWING 1 OF 4



FIRST FLOOR FRAMING AND ELEC PLAN
SCALE: 1/4" = 1'-0"

ELECTRICAL FIXTURES

- RECESSED FIXTURE
- K KEYLESS FLUORESCENT FIXTURE
- ⊗ CHANDELER
- ⊕ CEILING FIXTURE
- ◇ SCORCE
- ◇ PENDANT
- ⊕ CEILING FAN
- ⊕ CEILING FIXTURE USING CEILING FAN MOUNT
- ⊕ EXHAUST FAN
- ⊕ UNDER CABINET RECEPTACLE
- ▽ CATV (FINAL WALL LOCATION TBD IN FIELD)
- ▽ CATV AND PHONE JACK

1st FLOOR CONDITIONS	2,438
LOWER LEVEL FINISHED	1,344
LOWER LEVEL UNFINISHED	1,094
TOTAL CONDITIONS	4,876
UNDER ROOF	681
TOTAL UNDER ROOF	4,876

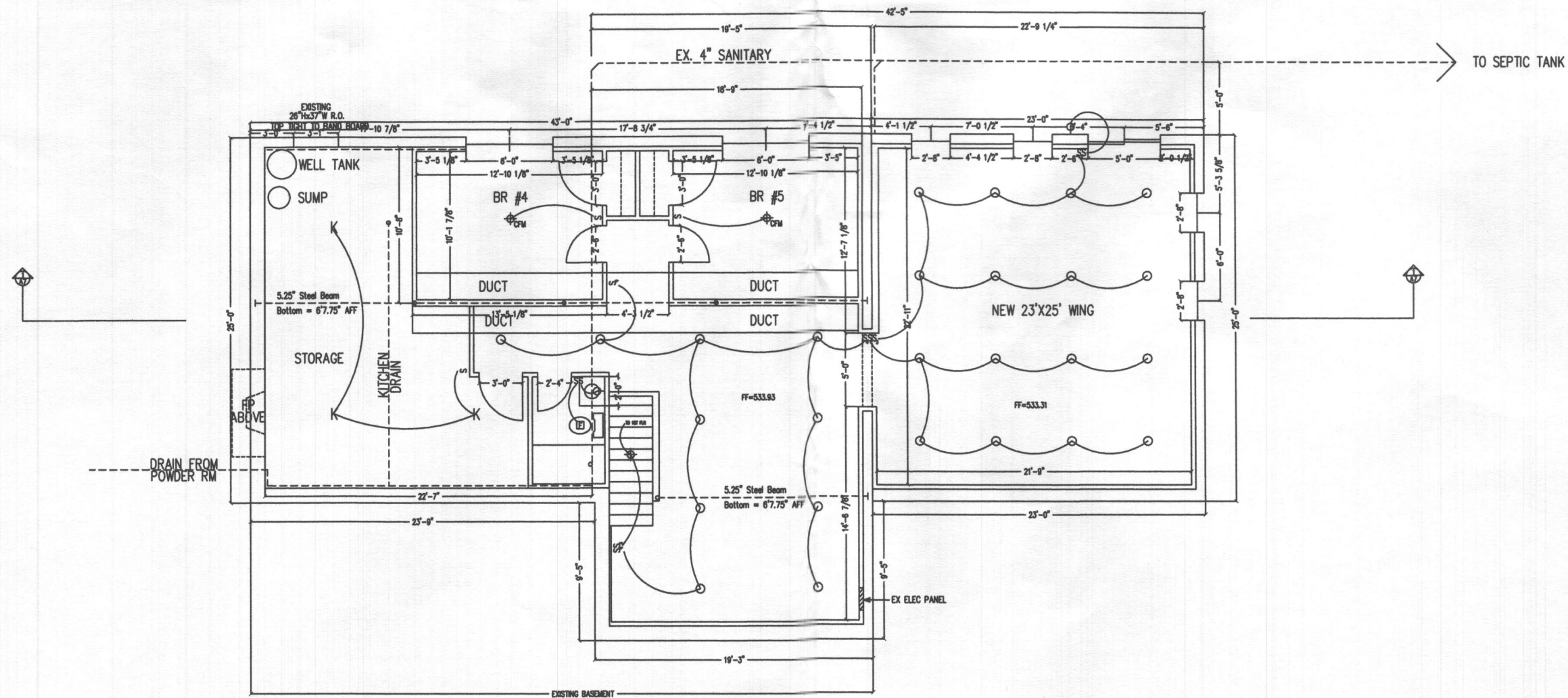
The Ranch Project

Park Brothers LLC
5200 Ten Oaks Road
Clarksville, Maryland 21029
443-829-9222

FIRST FLOOR FRAMING AND ELEC PLAN
5178 Ten Oaks Road, Clarksville, MD
Ten Map 14, Grid 4, Parcel 76, Lot 1

Date: 2/4/22

A2



BASEMENT FRAMING AND ELECTRICAL PLAN
SCALE: 1/4" = 1'-0"

ELECTRICAL FIXTURES

- RECESSED FIXTURE
- K KEYLESS FLUORESCENT FIXTURE
- ⊗ CHANDELIER
- ⊕ CEILING FIXTURE
- SCIENCE
- P PENDANT
- ⊕ CEILING FAN
- ⊕ CEILING FIXTURE USING CEILING FAN MOUNT
- ⊕ EXHAUST FAN
- ⊕ UNDER CABINET RECEPTACLE
- ▽ CATV (FINAL WALL LOCATION TBD IN FIELD)
- ▼ CATV AND PHONE JACK

1st FLOOR CONDITIONED	2,438 SF
LOWER LEVEL FINISHED	1,348 SF
LOWER LEVEL UNFINISHED	708 SF
TOTAL CONDITIONED	4,494 SF
COVERED PORCH	657 SF
TOTAL UNDER ROOF	5,151 SF

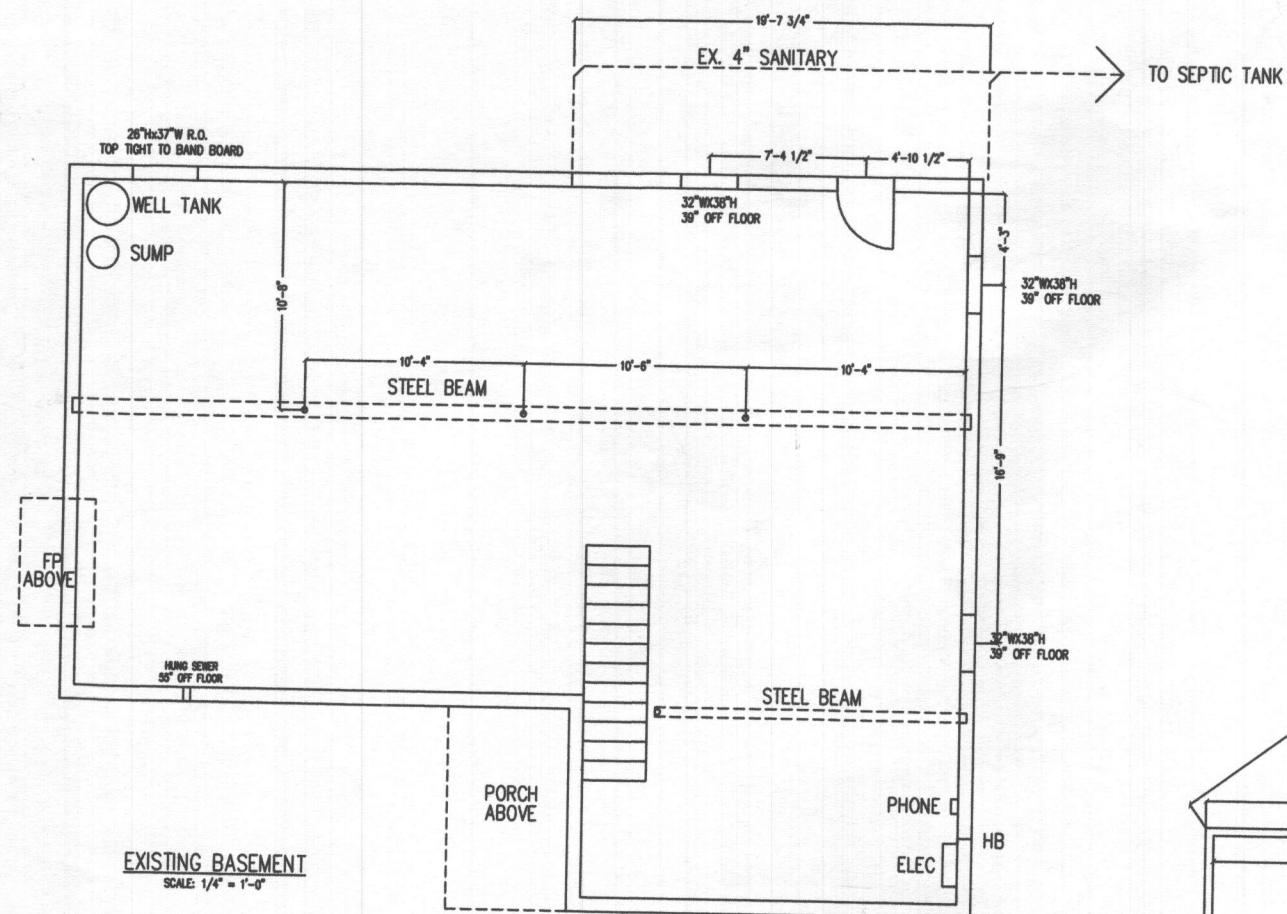
The Ranch Project

Park Brothers LLC
5200 Ten Oaks Road
Clarksville, Maryland 21029

BASEMENT FRAMING AND ELECTRICAL PLAN
5178 Ten Oaks Road, Clarksville, MD
Tax Map 14, Grid 4, Parcel 78, Lot 1

Date: 2/4/22

A3



EXISTING FIRST FLOOR
SCALE: 1/4" = 1'-0"

Bricker, Robert

From: sarterburn@therainmakergroup.com
Sent: Monday, March 7, 2022 12:59 PM
To: Bricker, Robert
Cc: Williams, Jeffrey
Subject: RE: 5178 Ten Oaks Road_B22000406-On Hold

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

Hi Robert:

If I read your email correctly (forgive me), the Health Department will release its Hold on my building permit application with my agreement that following items must be completed prior to issuance of the Certificate of Occupancy:

- Provide a passing water sample.
- Obtain final approval of OSDS installation.

If this is correct, I certainly agree to these requirements.

Thanks.

Scott Arterburn, P.E.
443-829-9222 (cell)

From: Bricker, Robert <RBricker@howardcountymd.gov>
Sent: Monday, March 7, 2022 11:38 AM
To: sarterburn@therainmakergroup.com
Cc: Williams, Jeffrey <jewilliams@howardcountymd.gov>
Subject: RE: 5178 Ten Oaks Road_B22000406-On Hold

Hello Scott,

We have received a memo from Freedom Septic which states that they pumped the septic tank and dry well and abandoned them.

Concerning Building Permit approval: I will need a response from you acknowledging these conditions:

1. That the OSDS Permit for installation of the replacement system must be approved prior to Building Permit. A Control Box, Pump, alarm, and electrical supply must be installed and a 'Pump and Alarm' test successfully completed for Final Approval of the OSDS Permit. The OSDS Permit must have Final Approval for the Health Department to release the Hold condition on the Final Inspection.
2. When completed on October 14, 1969, the existing well was reported as 104 feet total depth with casing to 65 feet, though only 18 feet of grout was applied to seal the well's annular space. The installed original septic tank and dry well have been within 100 feet of the well since the property was first occupied in 1969. The well must be sampled for potable water analyses and the results must PASS by established potable water standards. Should there be persistent bacteria contamination or turbidity exceeding potable standards, a new well must be installed as there are not Permanent Deviations available for the types of treatment which may negate bacteria contamination or reduce turbidity. The well that provides water service for the residence must PASS potable water standards for the Health Department to release the Hold condition on the Final Inspection.

A stated acknowledgement of these conditions in 'Reply' to this email is appropriate.

Robert Bricker, REHS/RS, L.E.H.S.
Environmental Sanitarian II
Bureau of Environmental Health, Well and Septic Program
8930 Stanford Blvd., Columbia, MD 21045

Phone: (410)313-2691
Email: rbricker@howardcountymd.gov



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From: sarterburn@therainmakergroup.com <sarterburn@therainmakergroup.com>
Sent: Friday, March 4, 2022 10:52 AM
To: Bricker, Robert <RBricker@howardcountymd.gov>
Subject: RE: 5178 Ten Oaks Road_B22000406-On Hold

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

Hi Robert:

I look forward to hearing from Jeff and Mike.

Can you forward me the email you are referring to? As you are aware (from all your field involvement), a lot has changed on this project since May of 2021. Because of that, is the email still applicable?

Thanks for following up.

Scott Arterburn, P.E.
443-829-9222 (cell)

From: Bricker, Robert <RBricker@howardcountymd.gov>
Sent: Friday, March 4, 2022 9:02 AM
To: Scott Arterburn <sarterburn@therainmakergroup.com>
Subject: RE: 5178 Ten Oaks Road_B22000406-On Hold

Thank you Scott,
I found email from May 2021 concerning the well sample issue and forwarded it to Jeff Williams and Michael Davis for their consideration.-

Robert Bricker, REHS/RS, L.E.H.S.
Environmental Sanitarian II
Bureau of Environmental Health, Well and Septic Program
8930 Stanford Blvd., Columbia, MD 21045

Phone: (410)313-2691

Email: rbricker@howardcountymd.gov



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From: Scott Arterburn <sarterburn@therainmakergroup.com>

Sent: Thursday, March 3, 2022 4:29 PM

To: Bricker, Robert <RBricker@howardcountymd.gov>

Subject: Re: 5178 Ten Oaks Road_B22000406-On Hold

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

Dan from Freedom Septic just spoke with Susan. Sounds like they are working that out.

I look forward to hearing from you or Jeff tomorrow on the septic system final and the well water timing requirement.

Scott Arterburn
Roosevelt Commons
The Rainmaker Group
443-829-9222

On Mar 3, 2022, at 3:53 PM, Bricker, Robert <RBricker@howardcountymd.gov> wrote:

Good afternoon Scott,

We've had a round of discussion (internal) concerning the well and will revisit that issue again tomorrow. It is likely that myself or Jeff Williams will contact you afterwards.

Regarding the issue of the abandonment of septic system components: we do not have a report of the abandonment and the attending inspector states that she did not witness the components being abandoned.

Robert Bricker, REHS/RS, L.E.H.S.
Environmental Sanitarian II
Bureau of Environmental Health, Well and Septic Program
8930 Stanford Blvd., Columbia, MD 21045

Phone: (410)313-2691
Email: rbricker@howardcountymd.gov



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From: sarterburn@therainmakergroup.com <sarterburn@therainmakergroup.com>
Sent: Wednesday, March 2, 2022 12:51 PM
To: Bricker, Robert <RBricker@howardcountymd.gov>
Subject: RE: 5178 Ten Oaks Road_B22000406-On Hold

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

Good Afternoon Robert:

I haven't heard back from you regarding our emails of last Friday so wanted to follow-up.

Please let me know when we can speak so the issues you raised can be resolved and the project can move forward. Also, I do not believe I have ever met Mike Davis, but, since he placed the note in my file about water testing timing, I would like to speak with him and explain the status of this project.

Please advise how to proceed.

Thanks.

Scott Arterburn, P.E.
443-829-9222 (cell)

From: sarterburn@therainmakergroup.com <sarterburn@therainmakergroup.com>
Sent: Friday, February 25, 2022 5:29 PM
To: 'Bricker, Robert' <RBricker@howardcountymd.gov>
Subject: RE: 5178 Ten Oaks Road_B22000406-On Hold

Robert:

I think a phone call would go a long way toward resolving the concerns you raised in your email. Can you please offer a couple of dates and times to discuss this?

In preparation for the call, I offer the following:

- I should start by saying the house not only has no running water, but it also has no plumbing whatsoever – it has all been torn out – so it cannot be used by anyone until the Certificate of Occupancy has been issued.
- All field work for the new septic system was completed on 2/9/22 by Freedom Septic, with the inspection of that work done during installation (by Susan).
- As Susan and I discussed during the installation, the house is not in a condition where the alarm and power to the new septic pump can be installed. These two items need to wait at least until the renovation is far enough along to have power in the correct location(s), the new electric service/panel completed and the appropriate breakers installed to support the new septic system. She was fine with this plan and we agreed I would contact her when the wiring, alarm, etc were installed and ready for final septic inspection. Until that occurred, the septic permit would remain open and the new system would not be fully approved.
- On 2/3/22, the old septic tank and dry well were pumped (the dry well was actually completely dry at that time). On 2/9/22, the old septic tank and dry well were collapsed and filled by Freedom as required and (I thought) inspected by Susan during her visit. The old sewage pipe from the house to the old septic tank has also been disconnected – both inside and outside the house.
- I will submit the OSDS permit site plan to DILP as it shows the new septic system as designed and installed.
- I was unaware that I needed a well test prior to starting the renovation. The home has been vacant for nearly two years, so no sewage has been flowing from the house, the well is not operational, and the new septic system is now installed. As with all our other projects, I assumed I needed a passing well test prior to the issuance of the Certificate of Occupancy, not the issuance of a building permit. Please explain why that is needed now rather than as a mandatory item at the end. In fact, if for some reason the well that has been in existence for nearly 60 years is no longer satisfactory, there is a well box identified on the OSDS Plan where a new well could be drilled (even though the existing well meets all setback requirements from the new septic system).

Please let me know when you are available to discuss all this.

Thanks.

Scott Arterburn, P.E.
443-829-9222 (cell)

From: Bricker, Robert <RBricker@howardcountymd.gov>
Sent: Friday, February 25, 2022 4:39 PM
To: sarterburn@therainmakergroup.com
Subject: 5178 Ten Oaks Road_B22000406-On Hold

Dear Mr Arterburn,

I have reviewed the submitted building permit application (B22000406) and Plot Plan for renovation proposed at 5178 Ten Oaks Road. I have assigned a status of 'On Hold' for the project as several issues must be resolved.

Illustration of the locations for the Septic Tank and the Pump Tank is required content for the Plot Plan. As these tanks' locations do not appear on the

submitted Plot Plan, the plan must be revised to include their locations. Submit the Plot Plan revision to the Department of Inspections, Licenses, and Permits.

Conducting a file review, I found a note had been placed in the file by our Bureau Director, Mike Davis, after he signed the Percolation Certification Plan. The note states a requirement for a well test before building permit approval. Water sample analyses results for nitrates, coliform bacteria, and E.coli are to be submitted to the Bureau of Environmental Health, Community Hygiene Program. As I am reviewing the building permit proposal, it is appropriate to copy me on the report. You may contract with a private lab to conduct the analyses, or you may contact the Community Hygiene Program at 410-313-1773 to schedule a sample date.

The Onsite Sewage Disposal System Permit has not been approved by the attending Environmental Sanitarian. The Pump and Alarm test for the pump components and function has not been completed. Another issue affecting approval of the OSDS Permit is that abandonment of the Septic Tank and Dry Well in the front of the house has either not been documented or has not been completed. The OSDS Permit must be approved by the attending Environmental Sanitarian before the building permit may be approved.

If you have questions concerning these requirements, you may contact me by 'Reply' to this email.

Robert Bricker, REHS/RS, L.E.H.S.
Environmental Sanitarian II
Bureau of Environmental Health, Well and Septic Program
8930 Stanford Blvd., Columbia, MD 21045

Phone: (410)313-2691

Email: rbricker@howardcountymd.gov



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copying this communication. If you have received this email in error, please notify the sender immediately and destroy the original transmission.

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