

Bureau of Environmental Health
7178 Gateway Drive Columbia, MD 21046
(410) 313-2640 Fax (410) 313-2648
TDD (410) 313-2323 Toll Free 1-866-313-6300
website: www.hchealth.org

Maura J. Rossman, M.D., Health Officer

RECEIPT DATE: 5/14

ONSITE SEWAGE DISPOSAL SYSTEM

P 546340

INSTALLATION
APPROVAL DATE: _____

A _____

**PERMIT
CONSTRUCTION**

PROPERTY ADDRESS: 6803 Winding Stream Way

SUBDIVISION: Owings Property LOT: 20 TAX ID: 05-594997

CONTRACTOR: Fogle's Septic Clean Inc. EMAIL: kurt@foglesinc.com

CONTRACTOR ADDRESS: 580 Obrecht Road, Sykesville, MD 21784 PHONE: 410-795-5670

PROPERTY OWNER: _____ EMAIL: _____

OWNER ADDRESS: Steuart -Kret Homes PHONE: 410-312-5163

7090 Samuel Morse Drive, Columbia, MD 21046

BAT UNIT MODEL: Advantex AX 20 Mode 3a BAT UNIT SIZE: _____

PUMP CHAMBER CAPACITY (GALLONS): _____ PUMP SIZE: _____

NUMBER OF BEDROOMS: 4 HOUSE SQ. FT. _____ APPLICATION RATE: _____

DISTRIBUTION SYSTEM: GRAVITY FED ☒ LOW PRESSURE DOSED ☐

TRENCHES:	LINEAR FEET REQUIRED: <u>See Bat Plan</u>	INLET DEPTH: <u>See Bat Plan</u>
	TRENCH WIDTH: <u>See Bat Plan</u>	MAXIMUM BOTTOM DEPTH: <u>See Bat Plan</u>
	MINIMUM SPACE BETWEEN TRENCHES: <u>See Bat Plan</u>	EFFECTIVE AREA BEGINNING DEPTH: <u>See Bat Plan</u>
LOCATION:	PER APPROVED SITE PLAN. SEWAGE DISPOSAL AREA AND BAT UNIT LOCATION MUST BE STAKED BY LICENSED SURVEYOR PRIOR TO PRE-CONSTRUCTION INSPECTION.	
NOTES:	Set BAT unit per plan.	

ISSUED BY: Robert Bricker ISSUE DATE: 5-28-14 EXPIRATION DATE: 5-28-15

NOTE: CONTRACTOR MUST SCHEDULE A PRE-CONSTRUCTION INSPECTION PRIOR TO BEGINNING ANY INSTALLATION

NOTE: CONTRACTOR MUST SCHEDULE AN INSPECTION AND GAIN APPROVAL OF ALL COMPONENTS PRIOR TO COVERING

NOTE: STONE MUST BE APPROVED BY HEALTH DEPARTMENT AND GRAVEL TICKET MUST BE AVAILABLE FOR REVIEW.

NOTE: WATERTIGHT SEPTIC TANKS REQUIRED

NOTE: ALL PARTS OF SEPTIC SYSTEM SHALL BE AT LEAST 100 FEET DOWNGRADIENT FROM ANY WATER WELL

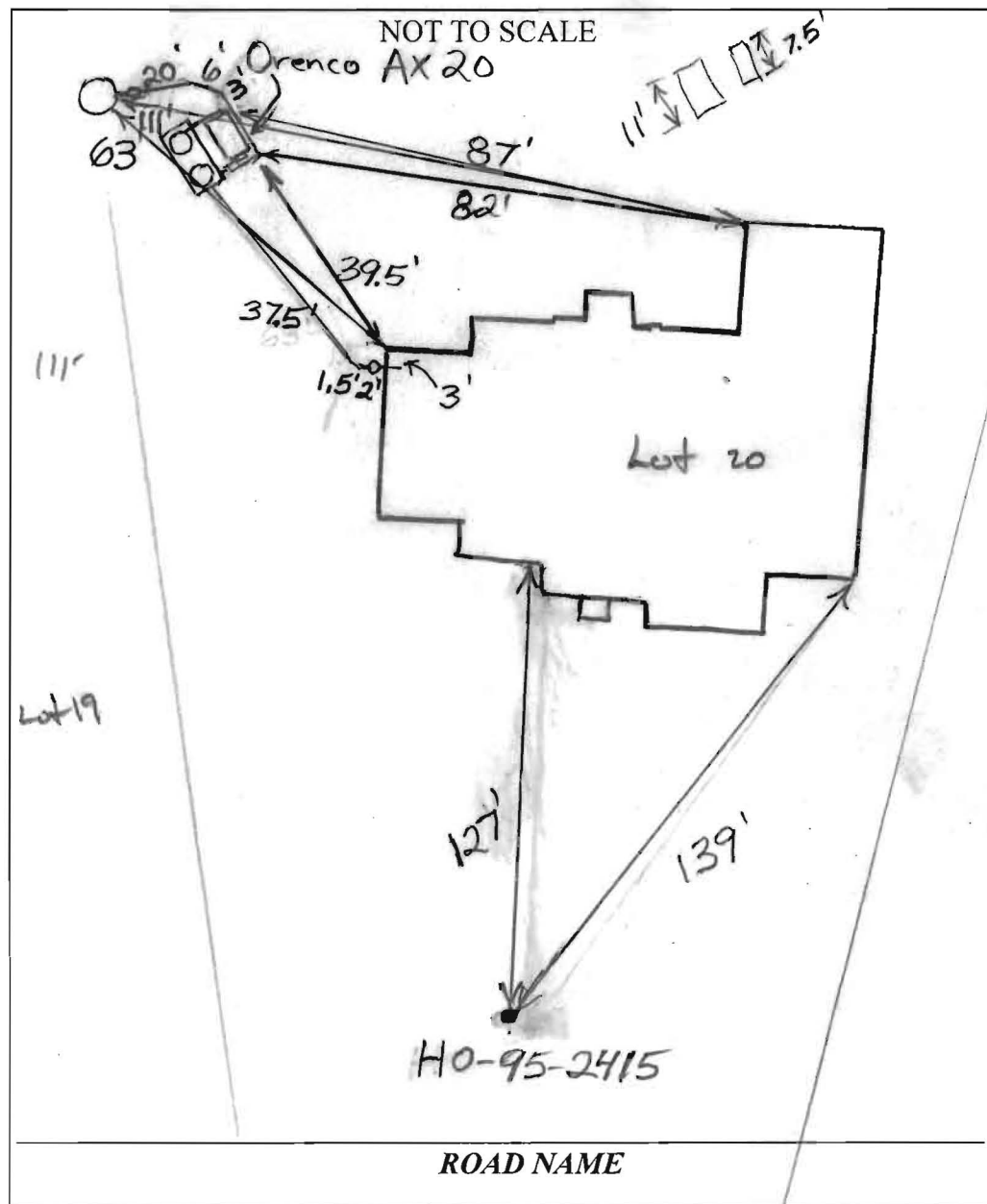
NOTE: MANHOLE RISERS REQUIRED ON ALL SEPTIC TANKS AND PUMP CHAMBERS

NOTE: AN ELECTRICAL PERMIT IS REQUIRED FOR INSTALLATION OF ANY ELECTRICAL COMPONENTS OF THE SYSTEM

**NEITHER THE HOWARD COUNTY COUNCIL NOR THE HEALTH DEPARTMENT IS RESPONSIBLE FOR THE
SUCCESSFUL OPERATION OF ANY SYSTEM.**

PERMITTEE RESPONSIBLE FOR OBTAINING FINAL APPROVAL ON THIS PERMIT.

CALL 410-313-1771 TO SCHEDULE INSPECTIONS.



TRENCH/DRAINFIELD DATA		
WIDTH	INLET	BOTTOM
NUMBER OF TRENCHES		
TOTAL LENGTH		
ABSORPTION AREA		
DISTRIBUTION BOX LEVEL		
DISTRIBUTION BOX BAFFLE		
DISTRIBUTION BOX PORT		

SEPTIC TANK DATA	
SEPTIC TANK 1 LEVEL	Yes
MANUFACTURER	Babylon
CAPACITY	1500 GAL
SEAM LOC	Top
TANK LID DEPTH	2'-2.5'
BAFFLES	Front
<input checked="" type="checkbox"/> FILTER	Yes
MANHOLE LOC	Front + Rear
6" PORT LOC	None
WATERTIGHT TEST	No
SLOTTED	Yes
DATE ON LID	Dry
<input checked="" type="checkbox"/> TANK LEVEL	Yes
MANUFACTURER	25380
CAPACITY	N/A GAL
SEAM LOC	Top
TANK LID DEPTH	Above Grade
BAFFLES	N/A
BAFFLE FILTER	N/A
MANHOLE LOC	None
6" PORT LOC	None
WATERTIGHT TEST	No
SLOTTED	N/A
DATE ON LID	N/A

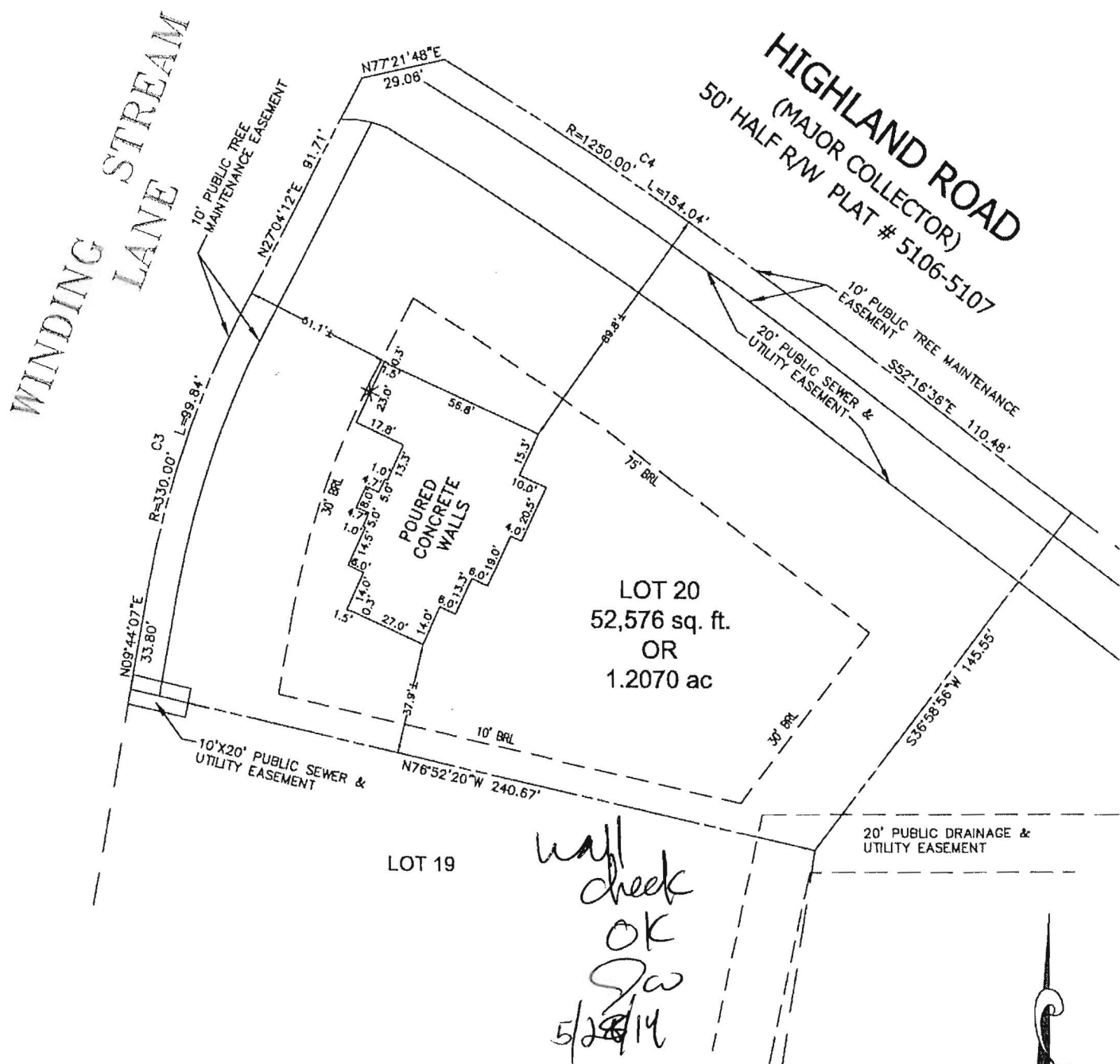
PRE-CONSTRUCTION:

INSTALLATION: 8/6/2014 Contractor needs to pull and reset tank. Tank was set too shallow. BB 8/8/2014 System finished and mostly covered. Need approval from Orenco representative and utilities. BB 8/11/2014 Not final measurements. Need other pending approvals. BB

FINAL INSPECTOR _____ DATE OF APPROVAL _____

CURVE TABLE

CURVE	DELTA	RADIUS	TANGENT	LENGTH	CHD.DIST.	CHD.BRG.
C3	17°20'05"	330.00'	50.30'	99.84'	99.46'	N18°24'10"E
C4	7°03'39"	1250.00'	77.12'	154.04'	153.95'	S55°48'42"E



FOUNDATION LOCATION SURVEY ON

LOT 20

OWINGS PROPERTY, LOT 5

PLAT WAR 22220 - 22221

6803 WINDING STREAM LANE

HOWARD COUNTY, MARYLAND

APRIL, 2014 SCALE: 1"=50'

* DENOTES TOP OF WALL
SHOT - ELEV=511.32

I hereby state this plat represents a field run survey of the location of the foundation of the proposed building to the nearest tenth of a foot. The lot dimensions are depicted as per the current record plat and any encroachments by the newly constructed foundation on those recorded lines are shown hereon.

Clyde V. Kelly
Clyde V. Kelly
Professional Land Surveyor
MD License No 10977

21 Apr 14
Date



AB CONSULTANTS, INC.
9450 ANNAPOLIS ROAD
LANHAM, MARYLAND 20706
PHONE: (301) 306-3091
FAX: (301) 306-3092

DRAWN BY: *MBS*
CHECKED BY: *CVK*
FILE: *WCHK - Lot 20*





Atlantic Solutions, Ltd
512 Shaw Ct.
Severn, MD 21144

Phone: (877)814-8426
Fax: (401)293-0178
Email: Service@septicssystems.net

August 27, 2014

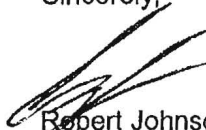
Environmental Health Specialist Supervisor
Bureau of Environmental Health
8930 Stanford Blvd.
Columbia, MD 21045

Re: 6803 Winding Stream Ln. Highland, MD 20777

Dear Sharhonda:

The septic system at 6803 Winding Stream Lane, was started on August 21, 2014. The system is operating as It is designed and is ready for use.

Sincerely,



Robert Johnson
Vice President

Martin, Sharhonda

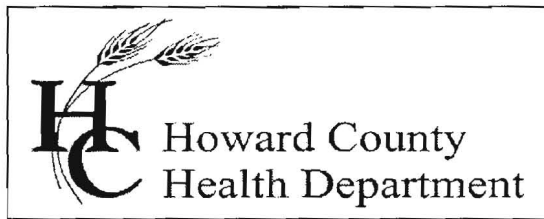
From: Baucom, Scott
Sent: Monday, August 25, 2014 6:45 AM
To: Day, Lori; Wolf, Kevin
Cc: Hart, Amy; Rocco, Anthony; Tudor, Matt; Baker, Brian; Martin, Sharhonda; Williams, Jeffrey; Bozzell, Duane
Subject: U&O Release 6803 Winding Stream Ln.

On the afternoon of 8/22/14, Duane Bozzell observed the start-up of a Sewage Grinder Pump at the Owings Property, Lot 5 Shared Septic System:

Owings Property Lot 5, Contract 4436
Steuart Kret, Lot #20
6803 Winding Stream Ln.
Highland, MD 20777

The Sewage Grinder Pump test was successful ; the Bureau of Utilities releases its hold on this property for U&O.

Scott Baucom
Operations Supervisor I
Howard County DPW, Bureau of Utilities
8270 Old Montgomery Rd.
Columbia, MD 21045
Office (410) 313-4975
FAX (410) 313-4989



Bureau of Environmental Health
8930 Columbia Gateway Drive, Columbia, MD 21045
Main: 410-313-1771 | Fax: 410-313-2648
TDD 410-313-2323 | Toll Free 1-866-313-6300
www.hchealth.org
Facebook: www.facebook.com/hocohealth
Twitter: HowardCoHealthDep

Maura J. Rossman, M.D., Health Officer

Date: January 10, 2014

To: Harshad Patel [harshad.patel@abconsultantsinc.com]
AB Consultants, Inc.

RE: These comments relate to Plot Plans for the following respective proposals
6803 Winding Stream Lane; B13003556
6810 Owings Overlook; B13003596
6802 Owings Overlook; B13003600

Dear Mr. Patel,

The Plot Plans for these respective projects must be amended.

1. The BAT unit location is not illustrated accurately on the Plot Plan. Be advised that the Plan View of the BAT Site Plan does have an approvable illustration of the proposal. You may use that illustration for the Plot Plan.
2. Review the elevations presented to be sure they are correct.
3. Add this Note:

The design of the residence proposed for this lot includes 5 bedrooms. Due to the limitations of the shared-(septic) system and the sewage disposal area, no bedrooms may be added to this residence.

4. Add this Note:

There may not be an egress window installed in the basement of this residence without implementation of additional modifications in the basement area.

Indicate "Health Department" on at least one copy of the revised Plot Plan and submit the revised Plot Plan to Howard County Department of Inspections, Licenses and Permits (DILP). The plan must be posted in DILP's permitting software for the Health Department to approve the application.

Should you have any questions concerning this matter, you may contact me by calling 410-313-2691.

Robert Bricker, REHS/R.S., L.E.H.S.
Environmental Sanitarian, Well and Septic Program
Howard County Bureau of Environmental Health

Copy: Sanjay Patel, AB Consultants, Inc
Pat Orla, Building Permit Services, Inc

long as the property is in existence and after installation of the system. Owner further agrees that they shall inform in writing any subsequent purchaser or lessee of the Lot that the system shall require maintenance or other attention. Upon taking title to the Lot, the Owner agrees to cause this agreement to be recorded in the Land Records of Howard County and assure that it becomes part of the Deed for the subject property in order that prospective buyers may be aware of the special conditions affecting this property.

F. This agreement shall not be construed to limit any authority of the County to protect the public health, safety or comfort or to issue any other orders to take any other action which is now or may hereafter be within its authority.

G. This agreement may be voided at any time at the discretion of the County.

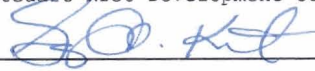
H. This agreement contains the entire agreement and understanding between the County and the Owner. There are no additional terms other than as contained in this agreement. This agreement may not be modified, except in writing signed by each of the parties or by their authorized representatives.

I. The laws of the State of Maryland govern the provisions of all transactions pursuant to this agreement.

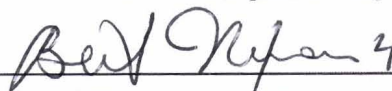
J. Owner acknowledges and agrees that interior renovations to increase the number of bedrooms or an increase in living space shall not be permitted without approval from the County.

IN WITNESS WHEREOF, the parties have signed and sealed this agreement on the date indicated above.

SK Homes at Highland Owings, LLC
by Steuart Kret Development Co., its sole member

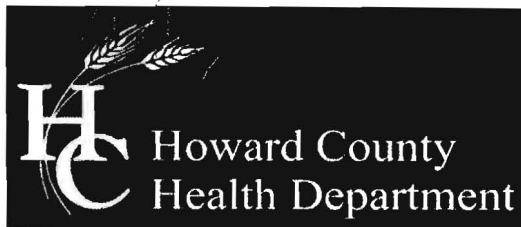
 4/1/2014
Owner Date

Gary A. Kret, President
Steuart Kret Development Company

 4/14/2014
Howard County Health Department

Owner Date

Bill McElwee, Steuart-Kret Homes
file



Bureau of Environmental Health
7178 Columbia Gateway Drive, Columbia, MD 21046-2147
Main: 410-313-2640 | Fax: 410-313-2648
TDD 410-313-2323 | Toll Free 1-866-313-6300
www.hchealth.org
Facebook: www.facebook.com/hocohealth
Twitter: HowardCoHealthDep

Maura J. Rossman, M.D., Health Officer

**OPERATION AND MAINTENANCE AGREEMENT
FOR AN ON-SITE SEWAGE DISPOSAL SYSTEM
HAVING AN ADVANCED PRE-TREATMENT SYSTEM**

THIS AGREEMENT is made this 1st day of April 2014, among SK Homes at Highland Owings, LLC, hereinafter collectively referred to as "Owner", and the Howard County Health Department hereinafter referred to as the "County".

WHEREAS, Owner is the owner or contract owner of a parcel of land located at 6803 Winding Stream Lane, Highland, MD 20777, in the 5th Election District of Howard County, Maryland, and the deed to same is recorded or shall be recorded among the Land Records of Howard County, Maryland in Liber 13705 Folio 310.

WHEREAS, The Lot is suitable for the installation of a conventional on-site sewage disposal system with an advanced pre-treatment system, utilizing best available technology to perform nitrogen reduction, in accordance with the Code of Maryland Regulations 26.04.02.07, effective January 1, 2013.

NOW, THEREFORE, the parties hereto agree as follows:

- A. Owner hereby grants to the County the right to enter upon the Lot at any reasonable time for access to the system to make periodic inspections and the Owner agrees to provide any information and data in Owner's possession reasonably requested and needed by the County to develop accurate and thorough test results.
- B. Owner acknowledges and agrees that neither the County nor any of its agents or employees, either officially or individually, underwrites the operation of any system approved by them.
- C. The Owner will devote reasonable care and effort to the operation and maintenance of the system in perpetuity or until a public sewer connection is made so that a system malfunction is not the result of poor maintenance, faulty operation, or neglect.
- D. The Owner agrees to enter into a contract reasonably acceptable to the Owner and the County with a private entity to operate and maintain on a regularly scheduled basis an approved advanced pre-treatment system. The owner shall supply a copy of the contract to the County when it is renewed or altered.
- E. This agreement shall run with the land and upon Owner's taking title to the Lot shall bind the Owner, their heirs, successors, and assigns to the provisions of the agreement as

STEUART KRET HOMES
ADDENDUM-SHARED SEWAGE DISPOSAL FACILITY
LOTS 17, 18, 19, 20

In reference to the Agreement of Sale dated 9 of June, 2013, between **SK Homes at Highland Owings, LLC** (hereinafter called the "Seller"), and Yang Soo Thomas Yoon + Kathryn Ratanavamich (hereinafter called the "Purchaser"), for the purchase and sale of the property located at 6803 Winding Stream Lane Highland MD 20777 Lot 20, of the subdivision known as **OWINGS PROPERTY** in **Howard County**, Maryland (hereinafter called the "Agreement"). Unless the context otherwise requires, the terms used in this Amendment that are defined in the Agreement shall have the same meaning as provided in the Agreement.

THE AGREEMENT IS HEREBY AMENDED AS FOLLOWS:

Purchaser acknowledge that they have been informed that the Property will be served by a Shared Sewage Disposal Facility (the "Facility") as defined in Section 18.1200 et seq. of the Howard County Code, authorized pursuant to Title 26, Subtitle 4 of the Code of Maryland Regulations ("COMAR"). The Property is subject to a Declaration of Covenants, Conditions, Right-of-Entry, and Restrictions for Shared Sewage Disposal Facility in Owings Property Subdivision (the "Shared Septic Declaration"), dated November 12, 2012, and recorded at Liber 14614 Folio 001 among the Land Records of Howard County, Maryland. It is the Purchaser's responsibility to abide by all the terms of the Shared Septic Declaration, including but not limited to the responsibilities and obligations stated in Section 3 of the Shared Septic Declaration. Purchaser acknowledges that it has received a copy of the Shared Septic Declaration.

Seller shall operate the Facility, at its expense, until Howard County accepts the Facility and the responsibility for its operation. Once Howard County accepts the operation of the Facility, Seller will no longer operate the Facility, and the Purchaser and other owners of lots in the Owings Property Subdivision will be responsible for the payment of a Facility Fee as defined in the Shared Septic Declaration. Seller's current contract to operate the Facility is \$535.00/lot/year, excluding electricity and replacement costs. Accordingly, Seller estimates a Facility Fee of approximately \$535.00/lot/year at the time the operation is transferred to Howard County. However, Seller does not guarantee the estimated amount of the Facility Fee, such amount being subject to change from time to time.

Purchaser acknowledges that it has been informed that the home on Lot 20 shall be limited to five (5) bedrooms. Purchaser is prohibited from adding any bedrooms to the home. Any and all other additions to the home are subject to approval by the Covenants Committee of the Highland Owings Homeowners Association and by any applicable state or local authorities.

By signing below, Purchaser acknowledges that Seller has disclosed the information set forth in this Addendum.

This Amendment is made pursuant to Paragraph 33(g) of the Agreement and carries the same force and effect as the Agreement. If any term or condition contained herein conflicts with the Agreement, then this Amendment shall control. Except as herein amended, all other terms and conditions of the Agreement shall remain unchanged and in full force and effect. All capitalized terms contained in this Addendum and not defined herein shall have those meanings assigned to them in the Agreement.

SELLER:

SK HOMES AT HIGHLAND OWINGS, LLC
 by Stuart Kret Development Company,
 its sole member

By: [Signature]

Name: Gary A. Kret

Title: President

Date: JUN 17 2013

PURCHASER:

Signature

Print Name

Signature

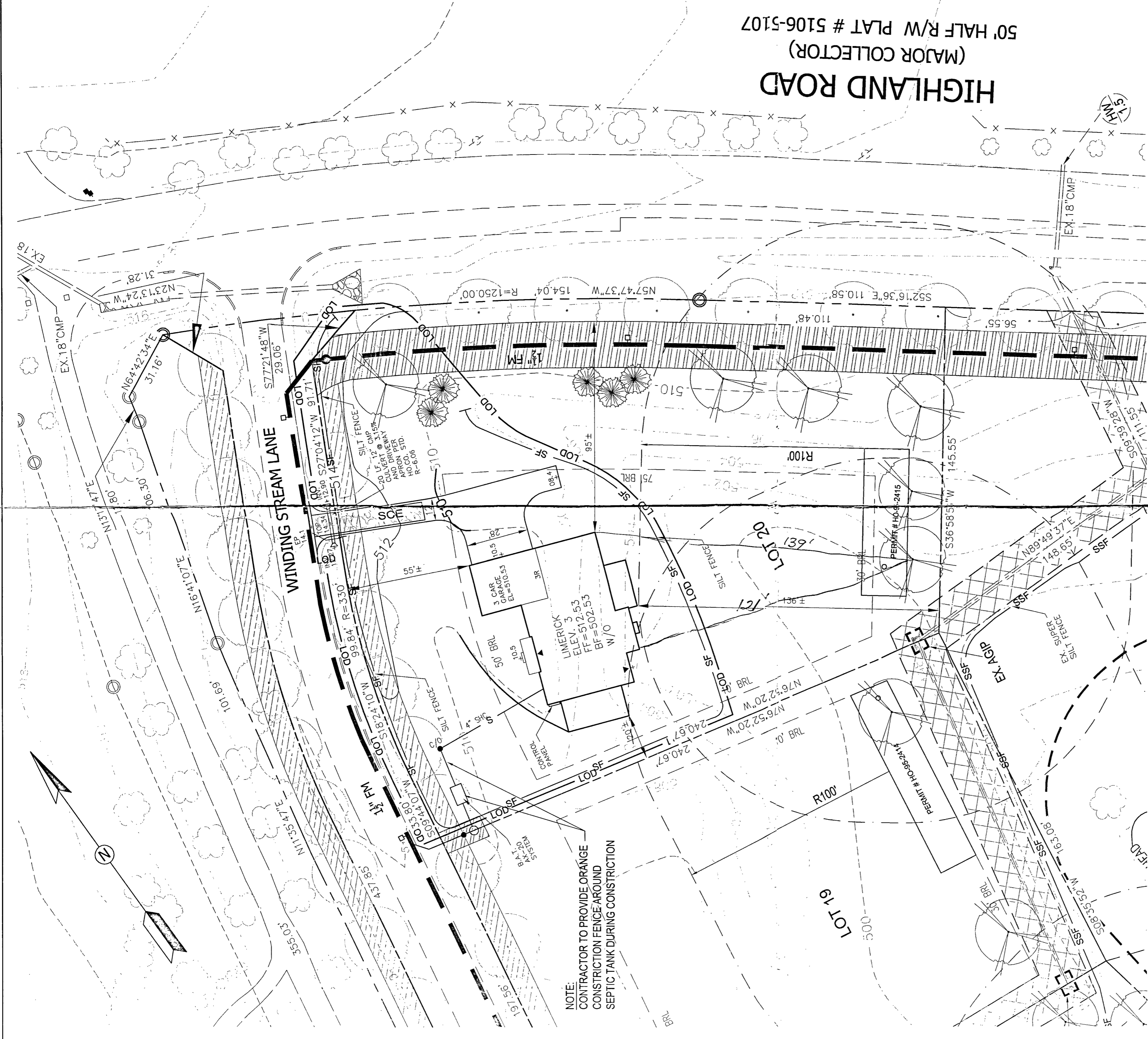
Print Name

6-8-13

Date

6/9/13

Date



SITE PLAN
SCALE: 1"=30'

ELEVATION		
HOUSE	GROUND OVER INVERT OUT	510.25
	INV. OUT	508.25
BAT AX-20 SYSTEM	GROUND OVER BAT SYSTEM	510.50
	INV. IN	506.83
	INV. OUT	507.92
PUMP	INV. IN	507.40
	INV. OUT	507.30
AT FORCE MAIN	INV. IN	506.88

NOTE: BASEMENT WILL NOT DRAIN BY GRAVITY

ADDITIONAL INFORMATION	
VOLUME OF SHARED SYSTEM	70 GAL
GRINDER BELOW ALARM LEVEL	
DOSE VOLUME FROM AX-20	32 GAL
DISCHARGE CHAMBER	

Approved Septic System Plan
Howard County Health Department
1/18/14

APPROVED: FOR BEST AVAILABLE TECHNOLOGY (BAT) SYSTEM
INSTALLATION ON LOT 20

HOWARD COUNTY HEALTH DEPARTMENT

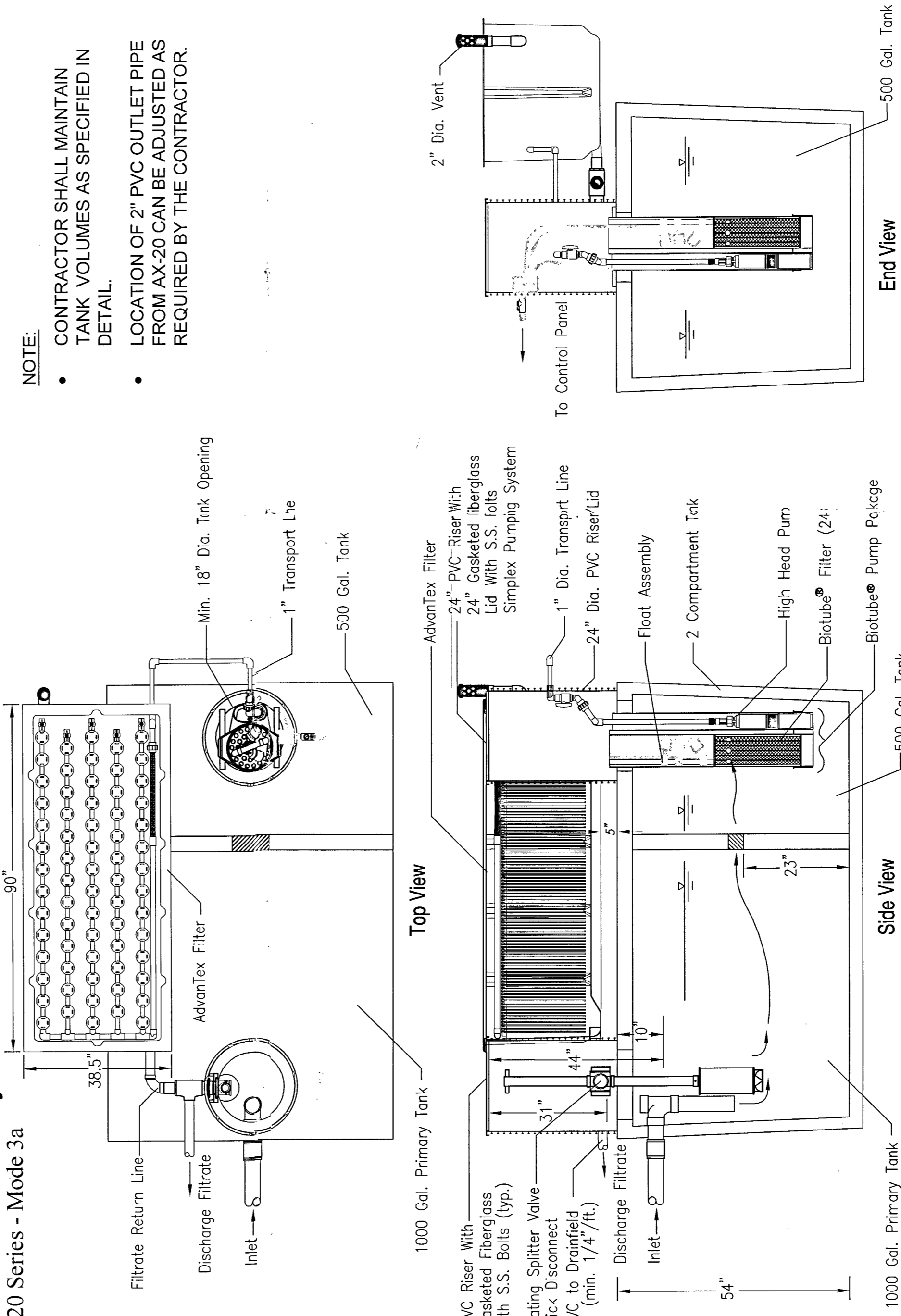
DELEGATED APPROVING AUTHORITY

DATE

REQUIRED BAT SITE PLAN NOTES

- ANY CHANGE TO THE LOCATIONS OR DEPTHS TO ANY COMPONENTS MUST BE APPROVED BY THE ENGINEER AND THE HOWARD COUNTY HEALTH DEPARTMENT PRIOR TO INSTALLATION. A REVISED SITE PLAN MAY BE REQUIRED.
- THE MAXIMUM DEPTH OF THE BAT AND CONCRETE TANK PER THE MANUFACTURER'S SPECIFICATION IS 8 FEET. EXCAVATE A MINIMUM OF 2'0" OUT LATERALLY FROM ALL SIDES OF CONCRETE TANK.
- FIBER GLASS TREATMENT TANK WILL BE FLUSH WITH EXISTING/PROPOSED GRADE.
- BAT SYSTEM WILL COMPLY WITH ALL MANUFACTURER GUIDELINES AND REQUIREMENTS.
- THE BAT SYSTEM SHALL BE MAINTAINED AND OPERATED FOR THE LIFE OF THE SYSTEM.
- THE BAT SHALL BE OPERATED BY AND MAINTAINED BY A CERTIFIED SERVICE PROVIDER. (SEE LOCAL DISTRIBUTOR ABOVE)
- WITHIN ONE MONTH OF INSTALLATION, A PERSON INSTALLING THE BAT SYSTEM SHALL REPORT TO THE MARYLAND DEPARTMENT OF THE ENVIRONMENT (MDE) IN A MANNER ACCEPTABLE TO MDE, THE ADDRESS AND DATE OF COMPLETION OF THE BAT INSTALLATION AND THE TYPE OF BAT INSTALLED.
- ELECTRICAL WORK FOR THE BAT INSTALLATION MUST BE PERFORMED BY A LICENSED ELECTRICIAN.
- AN AGREEMENT AND EASEMENT MUST BE COMPLETED AND SIGNED BY ALL APPLICABLE PARTIES, AND RECORDED IN LAND RECORDS OF HOWARD COUNTY.
- THE HEALTH DEPARTMENT REQUIRES DOCUMENTATION FOR THE BAT SYSTEM FROM THE MANUFACTURER PRIOR TO FINAL APPROVAL OF THE INSTALLATION.

AdvanTex™ Treatment System
AX 20 Series - Mode 3a

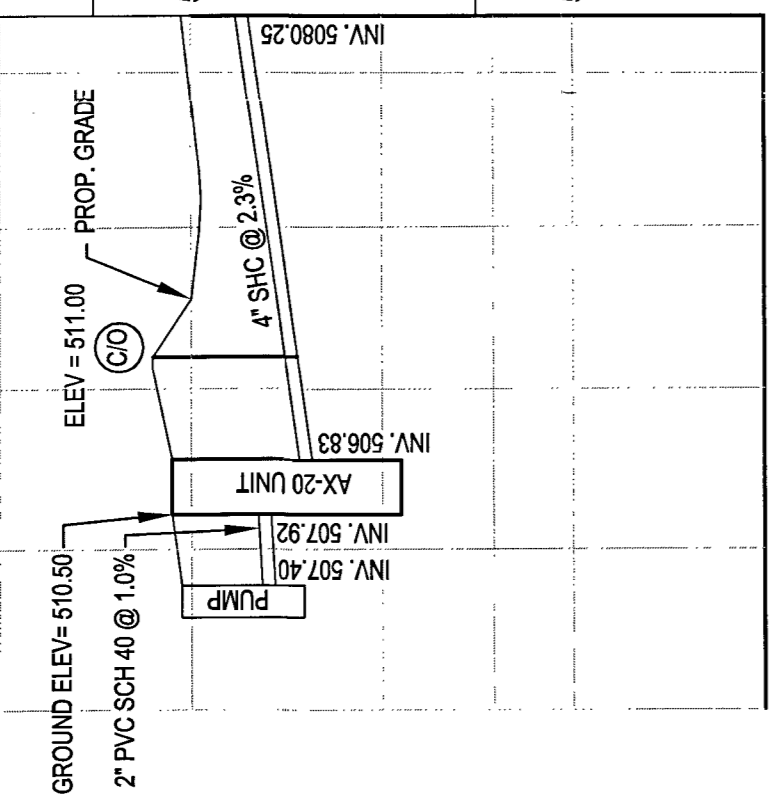


- NOTE:
- CONTRACTOR SHALL MAINTAIN TANK VOLUMES AS SPECIFIED IN DETAIL.
 - LOCATION OF 2" PVC OUTLET PIPE FROM AX-20 CAN BE ADJUSTED AS REQUIRED BY THE CONTRACTOR.

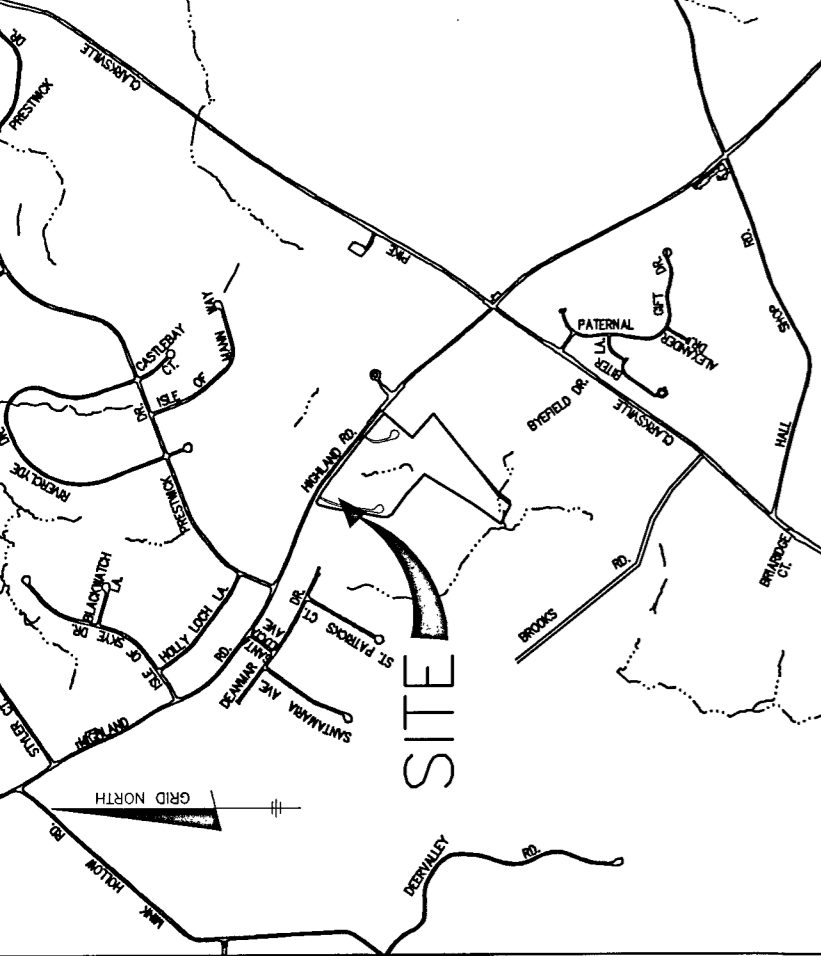
SHC PROFILE

SCALE

1"=30' (H), 1"=5' (V)



VICINITY MAP
MAP# 5051, GRID: F-1
SCALE: 1" = 2000'



PROFESSIONAL CERTIFICATION
I, JEREMY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME AND I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER MARYLAND LAW. MY SITE LICENSE NO. IS 31042. EXPIRATION DATE: 12/18/15.

AB CONSULTANTS, INC.
9450 ANNAPOLIS ROAD
LANHAM, MARYLAND 20706
PHONE: (301) 306-3091
FAX: (301) 306-3092

PROJECT

SITE PLAN
FOR BAT INSTALLATION
OWINGS PROPERTY, LOT 5
LOTS 20

DELEGATED APPROVING AUTHORITY

DATE

CONTACT: SANJAY PATEL PHONE: (301)-306-3091 x121

6803 WINDING STREAM LANE, HIGHLAND, MD 20777
5TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

PROJECT NO.

2011200.04

SCALE: AS SHOWN

DATE: 04/16/2014

DRAWN BY: HRP

CHECKED BY: SSP

SHEET: 1-1

GP-13-085