

P16

1.7' DB, Loam to SB, Loam, FSBK, MFR

YB, Platy, MVFR, SL to LS

13'

P17

1.8' DB, Loam, Thin Platy, to YB, Loam, MFR

YR, YB, Thin Platy, MVFR, SL to LS

13'

P13

1.9' DB, Loam, to DB/YB, Loam, SBK, MFR

YR, YB, Thin Platy, MVFR, SL/LS

5' BLK Slaty shale Layer

6' Platy

13'

P15

2' DB, Loam to SB, Loam, SBK, MFR

YB, Platy, MVFR, SL/LS

7.5' BLK Slaty/shale, Some cobble sandstone Rx 30% closest to culdesac

11'

P14

> 50% Rx

13' from gravel drive, boulders sandstone & slate/shale on west end of hole

10' Hard Bottom

P19

1.5' DB, Loam

YB, SBK, MVFR, SL, slightly compact sidewall

12'

DATE	TEST #	DEPTH	START	BREAK 1" DROP	STOP 2" DROP	TIME OF 2ND INCH	P/F/H
6/11/2024	P16	4/13	9:45	9:49	9:54	5	P
	P17	4/13	10:07	10:12	10:20	8	T
	P13	4/12	11:43	11:46	11:51	5	P
	P15	3/11	12:04	12:07	12:12	5	T
	P14	10	OBSERVATION				F
	P19	4/12	13:23	13:31	13:40	9	P

REMARKS P19 was added in field, Tested during wet season

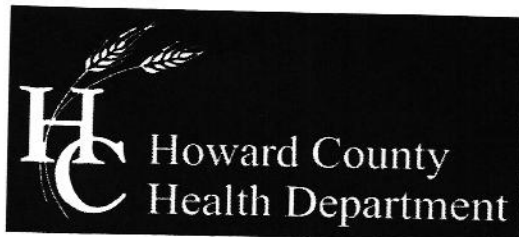
SANITARIAN RSF BACKHOE Candice excavating OTHERS FC, Evinder

TEST HOLES USED IN SDA _____ AVG. PERC TIME _____ SQ. FT/BR _____

TRENCH WIDTH _____ INLET DEPTH _____ MAX. BOT DEPTH _____ EFFECTIVE S/W _____

Vineyards @ Cottail Creek

Lots 31 & 32



Bureau of Environmental Health

8930 Stanford Boulevard, Columbia, MD 21045

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

Date: June 26, 2024

To: Fisher Collins & Carter
10272 Baltimore National Pike
Ellicott City, MD 21042

Re: Vineyards at Cattail Creek, Lots 31 & 32
3735 & 3731 Sofia Court
Glenwood 21738
Percolation Test Report

Percolation tests were conducted at 3735 & 3731 Sofia Court (Tax Map 21, Parcel 225) during the wetseason on 5/8/2024 and 6/11/2024. Tests and profile descriptions were documented for locations P1, P2, P3, P4, P5, P6, P7, P8, P9, P10, P11, P12, P13, P14, P15, P16, P17, P18, & P19. Out of 19 test locations, 13 passed (P1, P6, P7, P9, P10, P11, P12, P13, P15, P16, P17, P18, & P19).

All percolation tests conducted were standard tests, measuring rate of fall for a pre-wet period followed by measurement and recordation of the time required for the water level to drop 1 inch. Areas that may be included in the septic reserve area are represented by test locations having satisfactory soil conditions. The area must be at least 10,000sqft and large enough to fit 3 systems. The next step in the process is to have an engineer/consultant submit a finalized percolation certification plan to the Health Dept. for review and signature.

Should you have any questions regarding this evaluation, please contact me. I may be reached at (410) 313-6357 or by email rfreemon@howardcountymd.gov

Respectfully,

A handwritten signature in black ink, appearing to read 'Robert Freeman', is written over a faint, illegible stamp.

Robert Freeman
Bureau of Environmental Health
Well & Septic Program

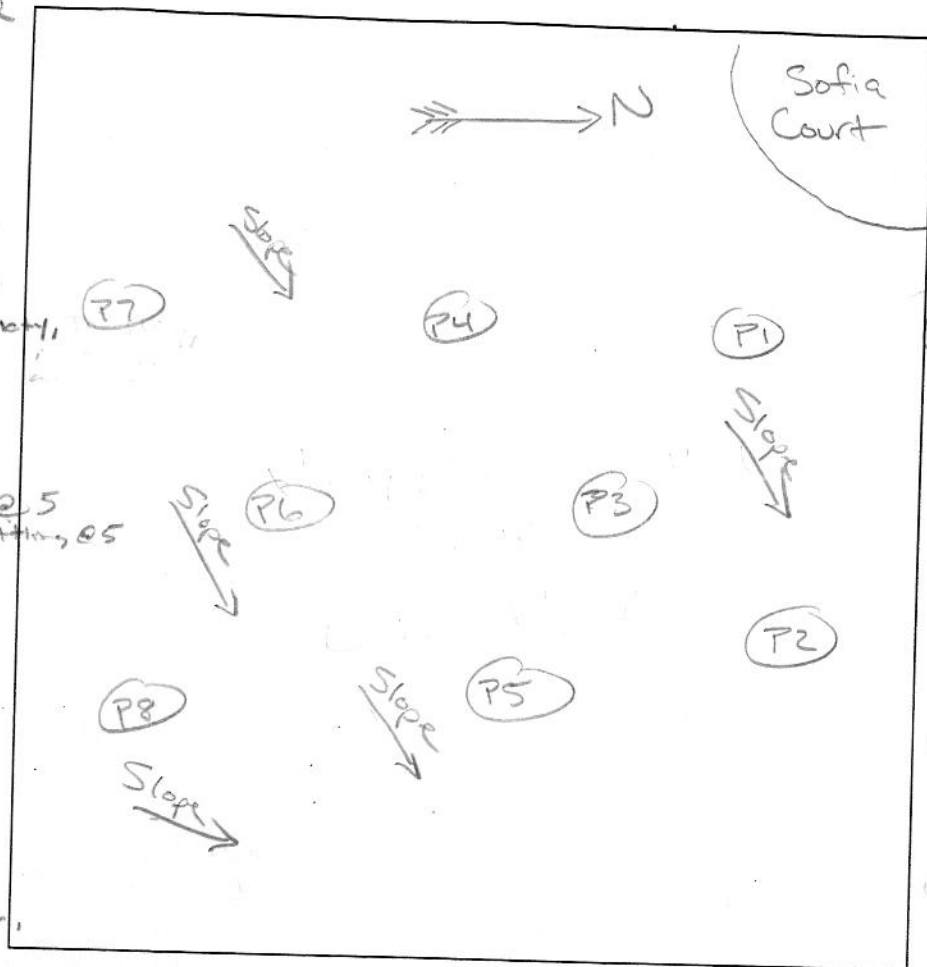
Attachment: Percolation Field Notes

AP Fee Waived

(P2)
 2' DB, Loam, to YB, SB, Loam
 3' YB, SCL, MFI, FS BK
 3.5' YB, Medium, Pcty, Thin Platy, MFR, SL
 9.5' SB, MVFR, Thin Platy, LS, Moist @ 5 wet @ 7
 Water Seeps Sand

(P5)
 0.5' DB, Loam
 2' SB, RY, SL, MFR, Thick Platy/FS BK
 Very pale Brown, Thin Platy, MVFR, LS/S
 Block Matting, Washed Soil gray white Tiger Matting
 10.5' Water Seeps
 11' Hard Bottom

(P6)
 1' DB, Loam
 3' SB, FSK, MFI, SIL
 3.75' YB, FSK, MFR, FS BK
 9' YB, FSK, MVFR, LFS
 18' Moist Matting



(P6)
 0.75' DB, Loam
 2' SB, Thin Platy, MFI, Loam
 3' SB, Thin Platy, MFR, SL/Ls, Slight compaction
 14' Tan, Sand, Thin Platy

(P3)
 1' DB, Loam
 2.5' SB, FSK, MFR, Loam
 5' SB, RB, MFI, Thin Platy, SL/Ls, 10%-20% Cobble
 7' SB, YB, Platy, MFI, Sil/SIL, Thick Sand
 12' Sil, Slightly compact
 Water Seeps

(P4)
 Same As P3
 No water seeping in P4

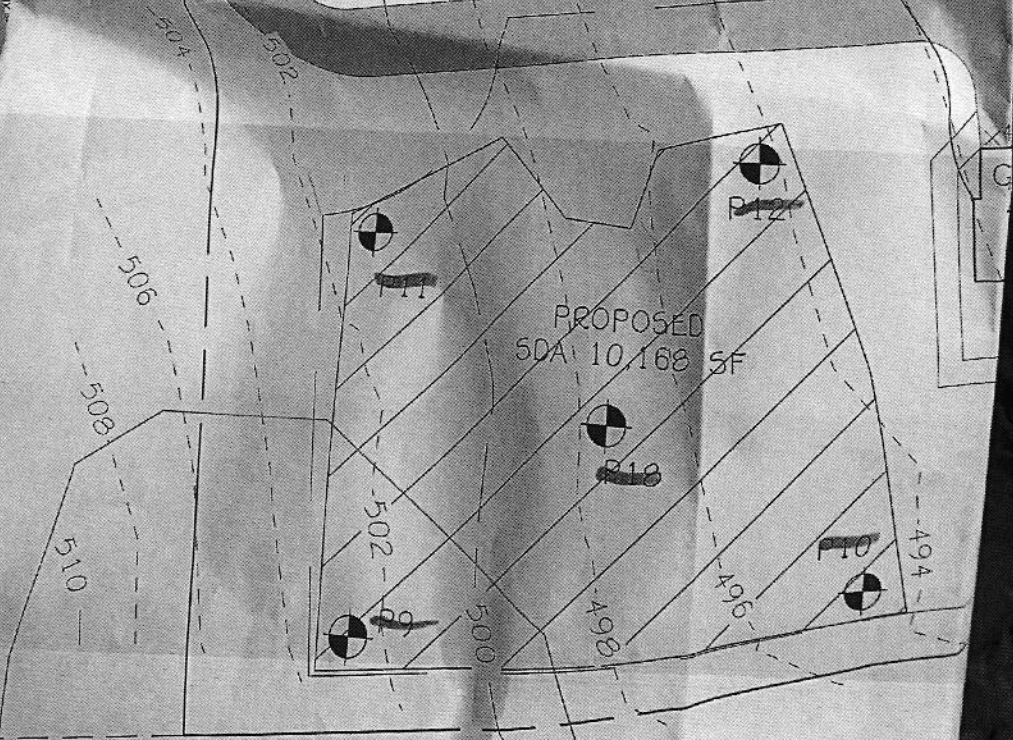
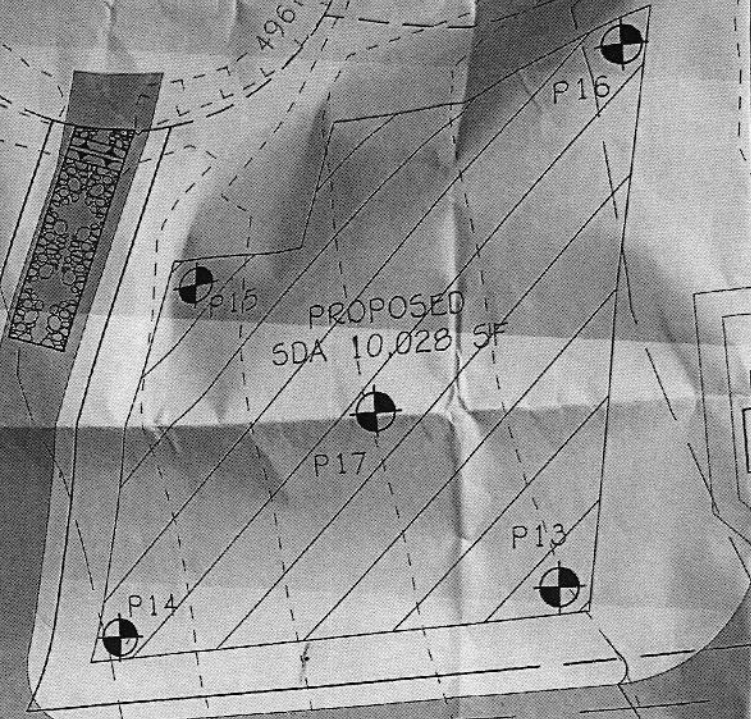
DATE	TEST #	DEPTH	START	BREAK 1" DROP	STOP 2" DROP	TIME OF 2ND INCH	P/F/H
5/8/24	P2	12	OBSERVATION				F
	P5	10	OBSERVATION				F
	P6	4 / 13	10:35	11:10	Turned		F
	P6	3.5 / 14	11:20	11:27	11:35	8	P.
	P4	7 / 13	12:54	1:26	1:53	1HR	?
	P3	12	OBSERVATION				F

REMARKS Recently Rained, Tested during wetseason
 SANITARIAN RSF BACKHOE _____ OTHERS FCC (Eng)
 TEST HOLES USED IN SDA _____ AVG. PERC TIME _____ SQ. FT/BR _____
 TRENCH WIDTH _____ INLET DEPTH _____ MAX. BOT DEPTH _____ EFFECTIVE SW _____

Vineyards @ Cattail Creek
 Lots 31 1/2, 32

10P2

Test Plan Used For Percs
Done on 6/11/2024



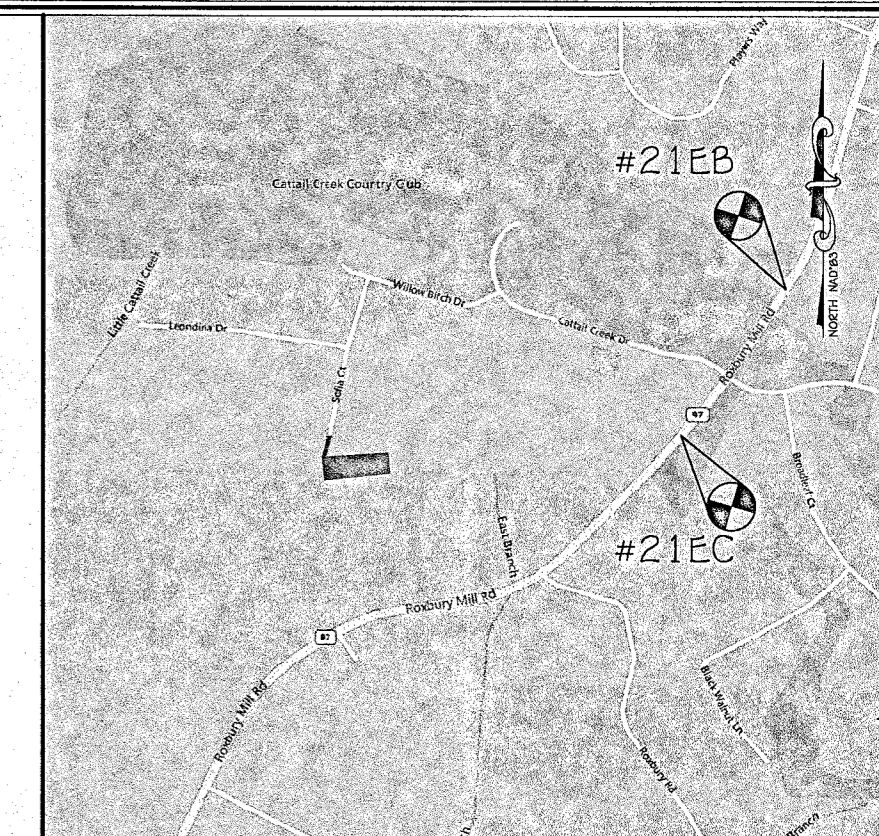
I:\2024\24025 Sdha Ct (8735), Lot 31\Engineering\Owgs\Worksheet\24025 PD loc 31.dwg, 6/10/2024 1:52:16 PM, HPB0238

MaD

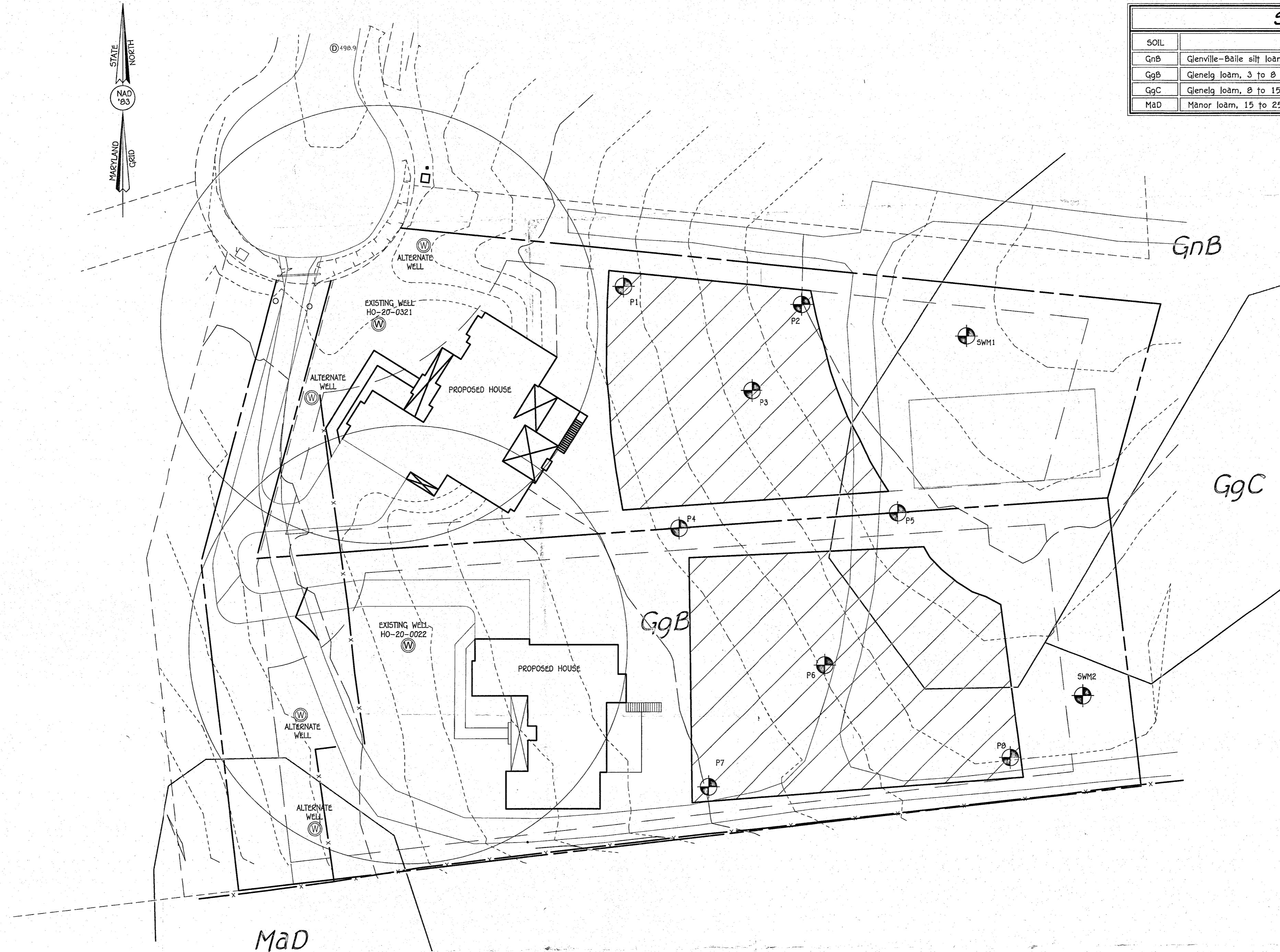
Original
Perc
Data/Plans



SOILS LEGEND			
SOIL	NAME		CLASS
GnB	Glenville-Balle silt loams, 0 to 8 percent slopes	.49	C
GgB	Glenelg loam, 3 to 8 percent slopes	.37	B-
GgC	Glenelg loam, 8 to 15 percent slopes	.43	B
MaD	Manor loam, 15 to 25 percent slopes	.32	B



VICINITY MAP
SCALE: 1" = 1200'



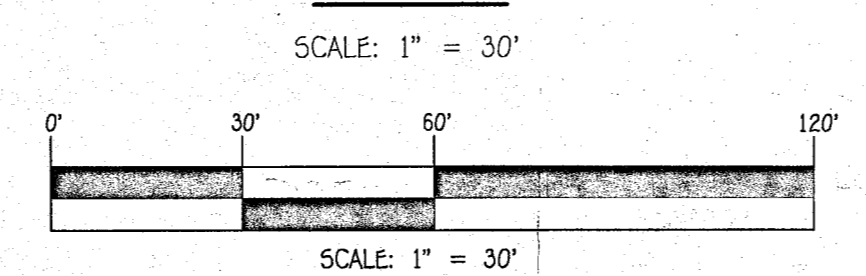
LEGEND

- EXISTING 2' CONTOURS
- EXISTING 10' CONTOURS
- EXISTING TREE LINE
- SOIL LINES AND TYPES
- ⊙ DENOTES EXISTING WELL
- ⊕ DENOTES PROPOSED PERC/TEST PIT
- DENOTES FAILED PERC
- DENOTES PASSED PERC
- ⊙ DENOTES ALTERNATE WELL SITE
- ▨ DENOTES PROPOSED SEWAGE DISPOSAL AREA

GENERAL NOTES:

1. THIS AREA DESIGNATES A PRIVATE SEWAGE DISPOSAL AREA OF 10000 SQ.FT. OR IF PRIOR TO MARCH 1972, AT LEAST ENOUGH AREA TO ACCOMMODATE AN INITIAL AND TWO REPLACEMENT SYSTEMS AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL AREAS. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE AREAS 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 DISPOSAL AREA. RECORDATION OF A MODIFIED SEWAGE DISPOSAL AREA SHALL NOT BE NECESSARY.
2. ADJUSTMENTS TO SEWAGE DISPOSAL AREA IS NOT PERMITTED WITHOUT ADDITIONAL TESTING.
3. THE LOT SHOWN HEREON COMPLIES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
4. LOCATION OF ALL NEIGHBORING WELLS AND SEPTIC SYSTEMS WITHIN 100 FEET OF THE PROPERTY BOUNDARIES AS WELL AS ALL WELLS OR PROPOSED WELL SITES WITHIN 200 FEET DOWN GRADIENT OF THE SEPTIC DISPOSAL AREA.
5. ALL HOUSE SITES SHOWN COMPLY WITH MINIMUM BUILDING RESTRICTION REGULATIONS.
6. TOPOGRAPHY SHOWN IS COUNTY GIS DATA.
7. BOUNDARY OUTLINE SHOWN IS COUNTY GIS DATA.
8. ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA SHALL REQUIRE A REVISED PERC CERTIFICATION PLAN.

PLAN



PERC PLAN

**3735 & 3731 SOFIA COURT
LOT 31 AND 32**

OWNER / DEVELOPER
Philip J Roethlis & Julie A Freischlag
3735 Sofia Ct
Glenwood, Md 21738

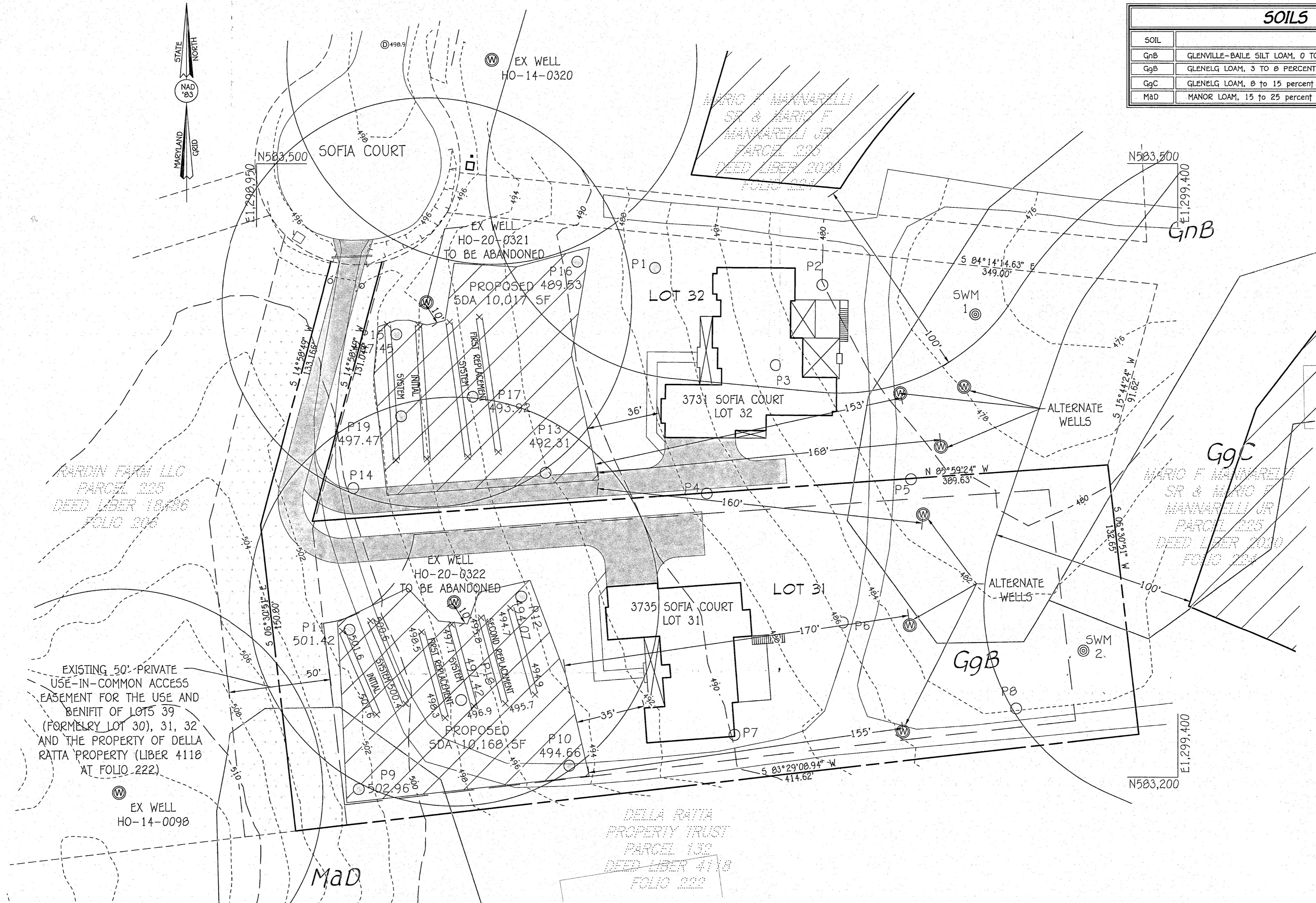
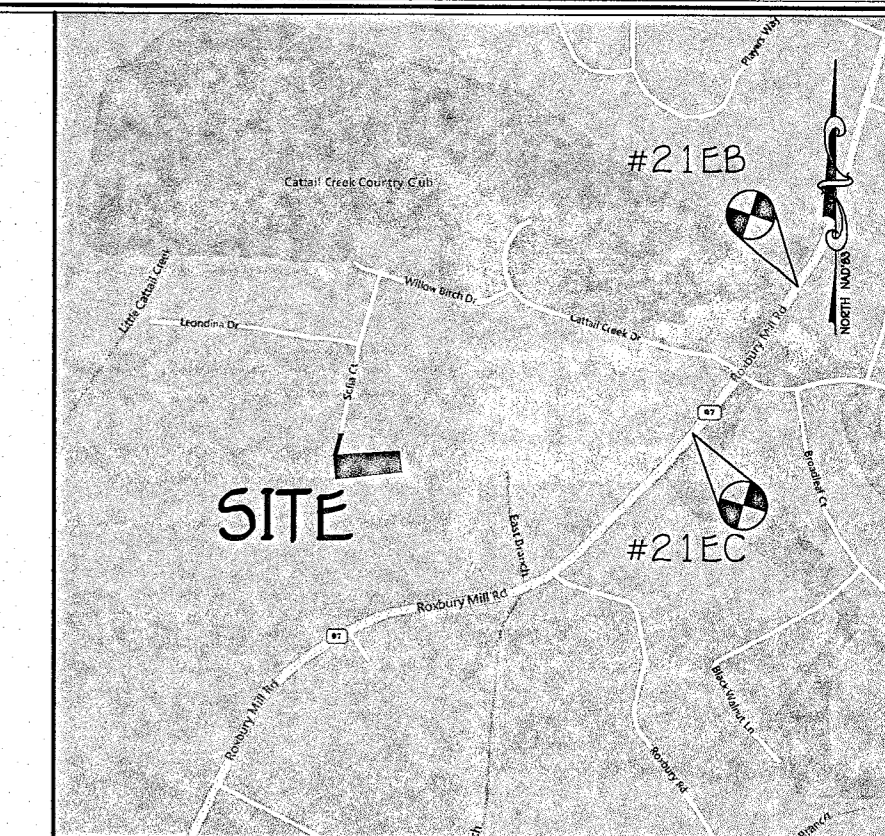
ZONING: RC-DEO
TAX MAP No. 21 GRID No. 8 PARCEL No. 225
FOURTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"=30' DATE: MAY 2, 2024

SHEET 1 OF 1

NOT TO SCALE
7/20/24



SOILS LEGEND			
SOIL	NAME	K FACTOR	H5Q
GnB	GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES	0.49	C
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	0.37	B
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	0.43	B
MdD	MANOR LOAM, 15 TO 25 PERCENT SLOPES	0.32	B



LEGEND

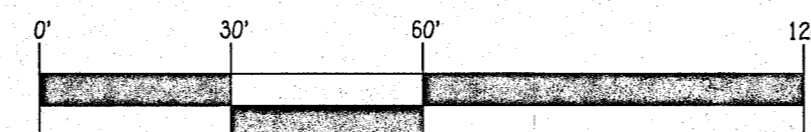
- EXISTING 2' CONTOURS
- EXISTING 10' CONTOURS
- G182 MLC2 SOIL LINES AND TYPES
- ⊙ DENOTES EXISTING WELL
- DENOTES FAILED PERC
- DENOTES PASSED PERC
- ⊙ DENOTES OBSERVATION WELL
- ⊙ DENOTES ALTERNATE WELL SITE
- ▨ DENOTES PROPOSED SEWAGE DISPOSAL AREA

GENERAL NOTES:

1. THIS AREA DESIGNATES A PRIVATE SEWAGE DISPOSAL AREA OF 10,000 SQ. FT. AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THIS SEWAGE DISPOSAL 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 DISPOSAL AREA. RECORDATION OF A REVISED SEWAGE DISPOSAL AREA SHALL NOT BE NECESSARY.
2. ADJUSTMENTS TO SEWAGE DISPOSAL AREA IS NOT PERMITTED WITHOUT ADDITIONAL TESTING.
3. THE LOT SHOWN HEREON COMPLIES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
4. LOCATION OF ALL NEIGHBORING WELLS AND SEPTIC SYSTEMS WITHIN 100 FEET OF THE PROPERTY BOUNDARIES AS WELL AS ALL WELLS OR PROPOSED WELL SITES WITHIN 200 FEET DOWN GRADIENT OF THE SEPTIC DISPOSAL AREA.
5. ALL HOUSE SITES SHOWN COMPLY WITH MINIMUM BUILDING RESTRICTION REGULATIONS.
6. TOPOGRAPHY SHOWN WAS FIELD VERIFIED BY FISHER, COLLINS AND CARTER, INC. IN MARCH 2024 AND IS SUPPLEMENTED WITH THE COUNTY GIS DATA.
7. BOUNDARY BASED ON FIELD RUN SURVEY PERFORMED BY FISHER, COLLINS AND CARTER, INC. ON OR ABOUT JULY 1989.
8. ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA SHALL REQUIRE A REVISED PERC CERTIFICATION PLAN.
9. PROPOSED WELLS WITHIN 300' OF AN UPGRADE SEPTIC DISPOSAL AREA WILL REQUIRE A WAIVER APPROVED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
10. THE SEPTIC FOR LOTS 31 AND 32 SHALL REQUIRE A PAT SYSTEM AND LFD SYSTEM.
11. MDE has approved a variance to allow the wells on lots 31-32 to be downgraded of the SDAs on lots 31 and 32 subject to the following conditions:
 - a. The OSDs on both lots 31 and 32 will utilize SPT units
 - b. The wells on lots 31 and 32 will be constructed using steel casing to a depth of 50' or 10' into competent bedrock, whichever is deeper.

PLAN

SCALE: 1" = 30'



SCALE: 1" = 30'

THE PURPOSE OF THIS PERCOLATION RE-CERTIFICATION PLAN IS TO REVISE THE EXISTING PERCOLATION CERTIFICATION PRIVATE SEPTIC DISPOSAL AREA TO REFLECT THE APPROVED SDA LOCATIONS AND NEW WELL LOCATIONS. THE PREVIOUSLY APPROVED WELLS HO-20-0321 AND HO-20-0322 ARE TO BE ABANDONED.

PERCOLATION RE-CERTIFICATION PLAN

**3735 & 3731 SOFIA COURT
LOT 31 AND 32**

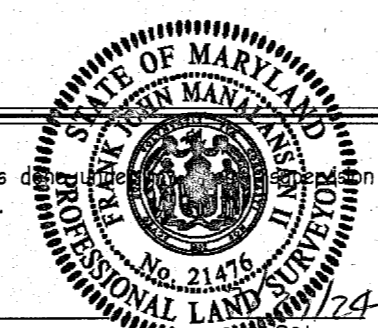
ZONING: RC-DEO

TAX MAP No. 21 GRID No. 8 PARCEL No. 225
FOURTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"=30' DATE: JULY 25, 2024

SHEET 1 OF 1

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10672 BALTIMORE NATIONAL PIKE
ELLCOTT CITY, MARYLAND 21042
(410) 461-2895

PERC CERTIFICATION
I certify that the locations shown herein are based on field locations and are correct to the best of my professional knowledge and belief.
Frank Manalansan II
Signature of Professional Land Surveyor
Frank Manalansan II, Professional Land Surveyor No. 21476 Expires 7/14/25



APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.
[Signature]
COUNTY HEALTH OFFICER
DATE: 7/25/24

OWNER / DEVELOPER
Philip J. Roethlis & Julie A. Freitechtlag
3735 Sofia Ct
Glenwood, Md 21738