

OK (M3) 11/19/24

C 1 79913

SEQUENCE NO. (MDE USE ONLY)

STATE OF MARYLAND WELL COMPLETION REPORT

THIS REPORT MUST BE SUBMITTED WITHIN 45 DAYS AFTER WELL IS COMPLETED.

(THIS NUMBER IS TO BE PUNCHED IN COLS. 3-6 ON ALL CARDS)

FILL IN THIS FORM COMPLETELY PLEASE TYPE

COUNTY NUMBER 13

ST/CO USE ONLY DATE RECEIVED MM DD YY

DATE WELL COMPLETED

Depth of Well

PERMIT NO. FROM "PERMIT TO DRILL WELL"

OWNER Bower Winston WELL SITE ADDRESS 7880 Manor Lane TOWN Ellicott City

WELL LOG Not required for driven wells

STATE THE KIND OF FORMATIONS PENETRATED, THEIR COLOR, DEPTH, THICKNESS AND IF WATER BEARING

Table with columns: DESCRIPTION, FEET (FROM, TO), check if water bearing. Includes entries for Sand, Gray limestone, Fracture, etc.

GROUTING RECORD

WELL HAS BEEN GROUDED (Y/N) TYPE OF GROUING MATERIAL (Cement, Bentonite Clay) NO. OF BAGS, NO. OF POUNDS, GALLONS OF WATER, DEPTH OF GROUT SEAL

CASING RECORD

MAIN CASING TYPE (ST, PL), Nominal diameter top (main) casing, Total depth of main casing

OTHER CASING (if used)

SCREEN RECORD

Table with columns: DEPTH (nearest ft.), A, B, C, R, E, N

SLOT SIZE 1, 2, 3 DIAMETER OF SCREEN (NEAREST INCH)

GRAVEL PACK IF WELL DRILLED WAS FLOWING WELL INSERT F IN BOX 68

MDE USE ONLY (NOT TO BE FILLED IN BY DRILLER) T (E.R.O.S.) W Q

TELESCOPE CASING LOG INDICATOR OTHER DATA

C 3 PUMPING TEST

HOURS PUMPED (nearest hour) 3 PUMPING RATE (gal. per min.) 15. METHOD USED TO MEASURE PUMPING RATE 1 gal WATER LEVEL (distance from land surface) BEFORE PUMPING 28 ft WHEN PUMPING 100 ft TYPE OF PUMP USED (for test) S submersible

PUMP INSTALLED

DRILLER INSTALLED PUMP (YES/NO) IF DRILLER INSTALLS PUMP, THIS SECTION MUST BE COMPLETED FOR ALL WELLS. TYPE OF PUMP INSTALLED PLACE (A,C,J,P,R,S,T,O) IN BOX 29. CAPACITY: GALLONS PER MINUTE (to nearest gallon) 31 35 PUMP HORSE POWER 37 41 PUMP COLUMN LENGTH (nearest ft.) 43 47 CASING HEIGHT (circle appropriate box and enter casing height) LAND SURFACE 3 (nearest foot)

LATITUDE 39.239542 LONGITUDE 76.888111 (DEFAULT COORD. WGS 84)

Pursuant to §10-624 of the State Govt. Article of the Maryland Code personal info. requested on this form is used in processing this form pursuant to COMAR 26.04.04. Failure to provide the info. may result in this form not being processed.

NUMBER OF UNSUCCESSFUL WELLS: 0

WELL HYDROFRACTURED (Y/N)

- CIRCLE APPROPRIATE LETTER A A WELL WAS ABANDONED AND SEALED WHEN THIS WELL WAS COMPLETED E ELECTRIC LOG OBTAINED P TEST WELL CONVERTED TO PRODUCTION WELL

I HEREBY CERTIFY THAT THIS WELL HAS BEEN CONSTRUCTED IN ACCORDANCE WITH COMAR 26.04.04 "WELL CONSTRUCTION" AND IN CONFORMANCE WITH ALL CONDITIONS STATED IN THE ABOVE CAPTIONED PERMIT, AND THAT THE INFORMATION PRESENTED HEREIN IS ACCURATE AND COMPLETE TO THE BEST OF MY KNOWLEDGE.

DRILLERS LIC. NO. 1 M S D 2224 DRILLERS SIGNATURE

LIC. NO. 1 D

SITE SUPERVISOR (sign. of driller or journeyman responsible for sitework if different from permittee)

B 1	78808	SEQUENCE NO. (MDE USE ONLY)	STATE OF MARYLAND APPLICATION FOR PERMIT TO DRILL WELL please type 587805	STATE PERMIT NUMBER HO - 22 - 0153 <small>70</small> <small>79</small> fill in this form completely
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OWNER INFORMATION

Date Received (APA) 09/10/24

8 MM DD YY 13

15 Bower Winston Last Name Owner First Name 34

36 4880 Manor Lane Street or RFD 55

57 Ellicott City Md 21042 Town 70 State 72 Zip 76

LOCATION OF WELL

8 Howard COUNTY 21

23 SUBDIVISION 42

SECTION 44 46 LOT 48 50

52 Ellicott City NEAREST TOWN 71

DRILLER INFORMATION

76 Andrew Hausman M SD 224 Driller's Name License No. 81

76 Fogles Well Drilling, LLC Firm Name

76 P.O. Box 202 Woodbine, Md 21797 Address

76 Andrew Hausman Signature 8-28-24 Date

SOURCES OF DRILLING WATER

1. well water

2.

3.

11 4880 Manor Lane STREET ADDRESS 30

ON WHICH SIDE OF ROAD (CIRCLE APPROPRIATE BOX)

NORTH
 WEST
 EAST
 SOUTH

34 400 37 DISTANCE FROM ROAD ENTER FT OR MI 38 39

TAX MAP: 29 BLK: 11 PARCEL 121

WELL INFORMATION

1 2 APPROX. PUMPING RATE (GAL. PER MIN.) 5

8 12 AVERAGE DAILY QUANTITY NEEDED (GAL. PER DAY) 500

14 20

USE FOR WATER (CIRCLE APPROPRIATE BOX)

DOMESTIC POTABLE SUPPLY & RESIDENTIAL IRRIGATION 10/9/24

FARMING (LIVESTOCK WATERING & AGRICULTURAL IRRIGATION) Static WL - 29'

INDUSTRIAL, COMMERCIAL, DEWATERING Drawdown - 100'

PUBLIC WATER SUPPLY WELL 15:00 PM yield 24 bps

TEST, OBSERVATION, MONITORING of 6 minute used

OPEN LOOP GEOTHERMAL CI+TDS and Na water samples taken (MB)

CLOSED LOOP GEOTHERMAL

NOT TO BE FILLED IN BY DRILLER HEALTH DEPARTMENT APPROVAL

Howard COUNTY NAME 13 COUNTY NO.

STATE SIGNATURE _____ INSERT S →

DATE ISSUED 9 26 24 43 MM DD YY 48

Andrew Hausman CO SIGNATURE 10/9/24 EXP. DATE

DOB: 10/7/24 DOB: 10/9/24 DOB: 10/9/24

APPROXIMATE DEPTH OF WELL 300 FEET

24 28

APPROXIMATE DIAMETER OF WELL 6 INCH

NEAREST INCH

METHOD OF DRILLING (circle one)

BORED (or Augered) JETTED Jetted & DRIVEN

30 AIR-ROTary AIR-PERCussion ROTARY (Hydraulic Rotary) 46

37 CABLE REVERSE-ROTary Drive-POINT

other _____

REPLACEMENT OR DEEPEMED WELLS (CIRCLE APPROPRIATE BOX)

THIS WELL WILL NOT REPLACE AN EXISTING WELL

THIS WELL WILL REPLACE A WELL THAT WILL BE ABANDONED AND SEALED

39 THIS WELL WILL REPLACE A WELL THAT WILL BE USED AS A STANDBY-CONTACT LOCAL APPROVING AUTHORITY FOR POLICY ON STANDBY WELLS

THIS WELL WILL DEEPEM AN EXISTING WELL

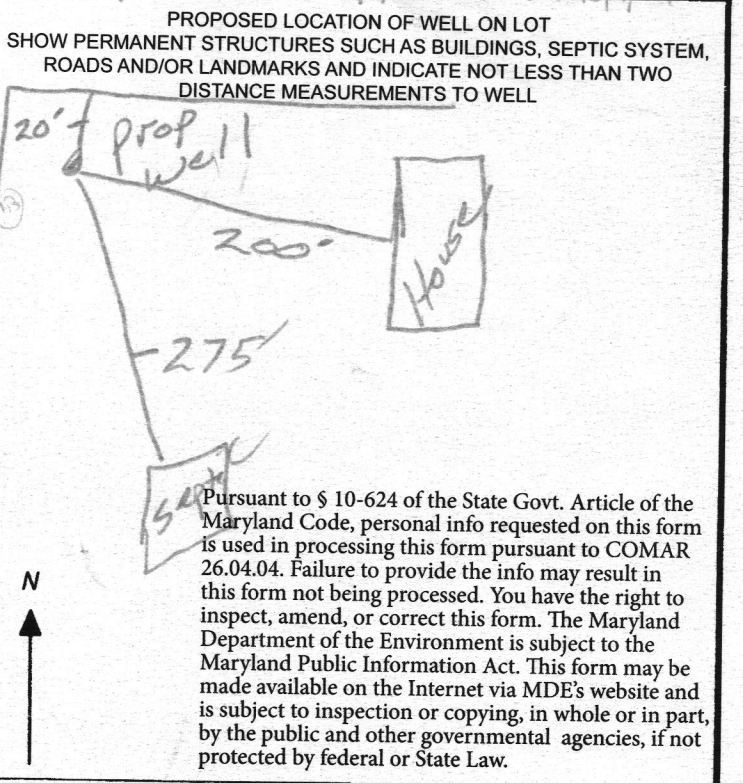
PERMIT NUMBER OF WELL TO BE REPLACED OR DEEPEMED (IF AVAILABLE) 41 _____ 52

Not to be filled in by driller (MDE OR COUNTY USE ONLY)

APPROX. PERMIT NUMBER _____ G _____

PERMIT No. _____

70 71 72 73 74 75 76 77 78 79



SPECIAL CONDITIONS Please notify office of drilling, gravel, and yield. (MB)

NOTE: APPROVING AUTHORITIES SHOULD USE SEPARATE SHEET IF NEEDED

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

Information Form for the Installation of the Well Pump, Pitless Adapter, and Supply Piping

NOTE: The installer is responsible for requesting an inspection prior to 9 am on the day of the desired inspection. No work is to be covered until approved by the Health Department. All installations must comply with the National Standard Plumbing Code (NSPC, as amended locally) and COMAR 26.04.04 (MD Well Construction Regulations). Submission of a complete form is required prior to Use and Occupancy approval.

Company Name: Eckers Plumbing Telephone #: (410) 979-3285
 Address: 10839 Whitehall Rd
Smithsburg MD 21783

Must circle one: Licensed Plumber / Licensed Well Driller / Licensed Well Pump Installer

License # and name of individual responsible for the field installation:
 Name (Print): Justin Ecker License# 89028

***A licensed individual must perform the actual installation. Apprentices must be under the supervision of a licensed journeyman or master plumber, pump installer or well driller. Licenses may be subjected to field verification. Unlicensed individuals may be reported to the appropriate licensing agency.**

Name of Property Owner: _____ Telephone #: _____
 Subdivision: _____ Lot #: _____ Well Tag #: HO - 22 - 0153
 Site Address: 4880 manner la
ellicott City MD 21042

Submersible Pump Data

Make: Crawford (existing)
 Model #: _____
 Pump Capacity _____
 Well Yield: _____

Pitless Adapter

Make: American Gravity
 Model#: APT 800NL
 GPM Depth: 36" (36" min)
 GPM NSF/WSC approved: 372

Well Cap and Electric Conduit

Two piece watertight cap:
 Screened, vented well cap:
 Cap secured to casing:
 Conduit min 18" B.G.:
 Conduit secured to well cap:

Depth of well encountered at time of pump installation: 300 (feet)
 If pump capacity exceeds well yield, a low water cut off switch is required by NSPC 1990 Section 17.8.4

Must circle one: Torque arrestors / Cable guards / Other acceptable method used

Safety rope, if used, attached to brass rope adapter or other acceptable method inside of well casing

Piping to house

Type: well pipe
 PSI: 160 (160 psi min)
 Depth of supply line: 36" (36" min)

House Connection

PVC sleeve to undisturbed soil at wall penetration:
 Length of sleeve (5' minimum from foundation): 5'
 Sleeve sealed properly: _____

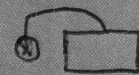
The water supply line is required to be at least ten feet from the septic tank, pump chamber, sewage piping, distribution box, drainfields, and sewage reserve area. If this cannot be accomplished, contact this office for approval prior to installation.

Signature of company representative responsible for installation: _____ date: 08/07/2025

For Health Department Use Only - Not to be completed by Installer

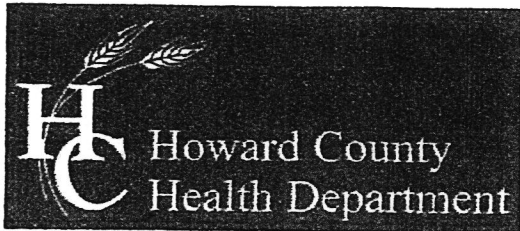
Date Insp. Requested: 7/3/25 Date Insp. Approved: 8/7/25 Inspector: _____
 Inspection Data: Pitless adapter watertight & water supply line at least 36" below grade
 Two piece cap installed and attached to casing securely
 Elec. conduit extends at least 18" below grade/attached to cap properly
 Safety rope not outside of well cap/casing
 Correct well tag attached properly and casing 8" above finished grade
 Water supply line sleeved adequately at house connection
 Adequate grout observed below pitless adapter

MB



ok per Jeff Williams - sleeved
 2' out of house
 and 6' into the
 house. (MB)

(Revised form 10/24/2018)



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

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

TO ALL INTERESTED PARTIES

When submitting a well permit application for a proposed well for new construction, please indicate one of the following:

Well Site Location:

_____ 4880 Manor Lane
Subdivision/Property Name Lot # Road Name

The well site has been staked by JNM Engineering LLC
(professional land surveyor or company employing professional land surveyors)
on August 21, 2024 (date) and does not require a site inspection.

The well driller, builder or property owner will call the Health Department to schedule a time to meet in the field to verify the proposed well site location.

This sheet, along with two copies of an acceptable well site plan, must be attached to the green well permit application.

INTERIM CERTIFICATE OF POTABILITY

Expiration Date – August 2, 2026

February 2, 2026

Homeowner
4880 Manor Lane
Ellicott City, MD 21042

RE: Winston Property, P. 121
4880 Manor Ln.
Building Permit: B23000747
Well Permit: HO-22-0153

Dear Homeowner:

This is to advise you that the septic system installation and water well construction for the above referenced property have been inspected and approved. Final approval of the septic system was granted on **10/7/2025**. Final approval of the well line connection to the dwelling was granted on **8/7/2025**. The well construction was completed on **10/9/2024**. Water samples were collected on **11/25/2026**.

The water sample results indicate that the water samples submitted for testing were free of coliform and fecal coliform bacteria at the time of sampling and are bacteriologically safe for drinking. This certifies that the initial sampling requirements of COMAR 26.04.04 "Well Regulations" have been met for the water supply system installed under well permit HO-22-0153. Although the submitted sample results are in compliance with COMAR standards, the Health Department does not guarantee water supplies.

This Interim Certificate of Potability will expire **six months** from the date of issuance. Submission of a second bacteriological test indicating the water is free of coliform and fecal coliform bacteria is required prior to the expiration date, after which time a Final Certificate of Potability will be issued. **Failure to submit an additional sample and obtain a Final Certificate of Potability will result in a Notice of Violation and is punishable as a misdemeanor under the *Annotated Code of Maryland, Environment Article, 9-1311*, subject to a fine of up to \$500 or imprisonment not to exceed three months.**

Please contact (410) 313-1773 to schedule a final water sample appointment or contact a Maryland certified water laboratory to schedule a water sample. A list of laboratories certified by the state of Maryland may be found at the following website:
<http://www.mde.state.md.us/assets/document/WSP-Labs-2010apr16.pdf>



Bureau of Environmental Health
8930 Stanford Blvd | Columbia, MD 21045
410.313.2640 - Voice/Relay
410.313.2648 - Fax
1.866.313.6300 - Toll Free

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

In closing, please refer to our "Homeowner Fact Sheet" which illustrates a better understanding for your Onsite Sewage Disposal System. You will also find a link to Maryland Department of the Environment's website which describes in further detail operation and maintenance of your septic system.

Approving Authority,

Kevin M. Wolf, LEHS, R.S./REHS, Supervisor
Groundwater Management Section
Well & Septic Program

cc: Howard County Dept. of Inspections, Licenses, and Permits
Community Hygiene Program
File

FOUNTAIN VALLEY ANALYTICAL LABORATORY, INC.

1413 Old Taneytown Rd. Westminster, MD (410) 848-1014 (410) 876-4554

REPORT OF ANALYSIS

Laboratory ID #: 177862 Account #: 3347
Reference: Pure Water Testing, LLC Client: Pure Water Testing, LLC
Location: 4880 Manor Lane Requested By: Jessica Fogle
Ellicott City, MD 21042 Source: Well Water
Date/ Time Collected: 11/25/2025 1340 Site: Powder Room Sink
Date/Time Rec'd: 11/25/2025 1448 Treatment: None
Chlorine ppm: Free: ND Total: ND pH: 5.9
Collected By: J. Fogle 0597JF Well #: HO-22-0153

PARAMETERS	RESULTS	UNITS	REFERENCE	METHOD	DATE/TIME/ANALYST
Bacteria, Coliform, Total, MPN	<1.0	MPN/ 100 ml	<1.0	SM20 9223B	11/26/2025 / 0900 / KDR
Bacteria, E. coli, MPN	<1.0	MPN/ 100 ml	<1.0	SM20 9223B	11/26/2025 / 0900 / KDR
Nitrate.	4.74	mg/L (as N)	10	EPA 300.0	11/25/2025 / 1632 / KDR
Turbidity	0.38	NTU	<10	SM2130B	11/25/2025 / 1535 / KDR
Sand	ND	mg/L	5	Visual/Gravimetric	11/25/2025 / 1540 / KDR

NOTES:

- 1 mg/L = milligrams per liter (also, parts per million)
- 2 MPN/ 100 ml = Most Probable Number [of viable bacteria] per 100 ml of sample.
- 3 NTU = Nephelometric Turbidity Units
- 4 pH and Chlorine level tested in lab (pH tested after recommended holding time); Chlorine level tested on site
- 5 Results less than or within the reference range are considered satisfactory and within potable water limits at the time of sampling.
- 6 ND:None Detected
- 7 Visual well check: Sealed, vented cap
- 8 Sample collected by client, analyzed as received

Reason for Test : Use & Occupancy
Building Permit # : 23000747

Date Reported: 11/26/2025

OK 10/12/11/25

 WATER WELL ABANDONMENT-SEALING REPORT FORM

SUBMIT COPIES OF COMPLETED FORM TO:

- * COUNTY ENVIRONMENTAL AGENCY (contact MDE, WMA if address needed)
- * WELL OWNER
- * MDE, WATER MANAGEMENT ADMINISTRATION, WELL PROGRAM

DATE WELL ABANDONED: 12-9-25 (month/day/year)

* PERMIT NUMBER OF ABANDONED WELL (if any) No tag

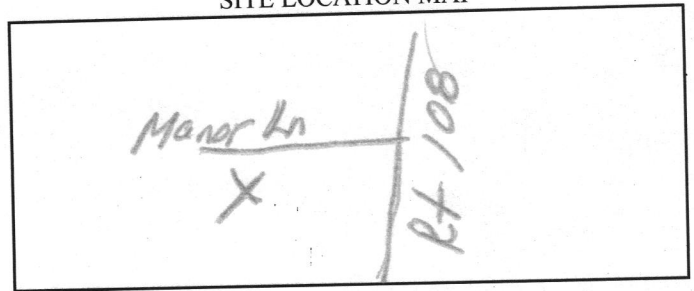
* PERMIT NUMBER OF REPLACEMENT WELL: HO-22-0153

* PERSON ABANDONING WELL: Andrew Housen WELL DRILLER'S LICENSE NUMBER: 224
 CIRCLE: MWD/MSD/MGD

* OWNER'S NAME: Daniel Donovan

* WELL LOCATION:
 COUNTY: Howard
 NEAREST TOWN: Ellicott City
 TAX MAP 29 BLOCK 71 PARCEL 121
 SUBDIVISION: _____
 SECTION: _____ LOT: _____
 STREET ADDRESS: 4880 Manor Lane

SITE LOCATION MAP



LATITUDE 3 9.235271
 LONGITUDE 7 6.888228

LOG OF SEALING MATERIAL

MATERIAL	FEET	
	FROM	TO
<u>Bentonite</u>	<u>75</u>	<u>0</u>
VOLUME OF MATERIAL USED		
<u>Bentonite 850 lbs</u>		

* TYPE OF WELL BEING ABANDONED:
 DRILLED JETTED
 BORED HAND DUG
 OTHER (specify) _____

* USE CODE:
 DOMESTIC MUNICIPAL/PUBLIC
 IRRIGATION INDUSTRIAL
 TEST/OBSERVATION GEOTHERMAL

* TYPE OF CASING:
 STEEL PLASTIC
 CONCRETE OTHER (specify) _____

SIZE OF CASING: 6 INCHES IN DIAMETER

DEPTH OF WELL: 75 FEET DEEP

WAS ANY CASING REMOVED? YES NO
 If yes, length removed, in feet: 1

WAS CASING RIPPED OR PERFORATED? YES NO

SIGNATURE-MASTER WELL DRILLER OR SUPERVISING SANITARIAN LICENSE# _____

COUNTY _____

224 MWD / MSD MGS 12-9-25 DATE

CIRCLE ONE

Pursuant to § 10-624 of the State Govt. Article of the Maryland Code, personal info requested on this form is used in processing this form pursuant to COMAR 26.04.04. Failure to provide the info may result in this form not being processed. You have the right to inspect, amend, or correct this form. The Maryland Department of the Environment is subject to the Maryland Public Information Act. This form may be made available on the Internet via MDE's website and is subject to inspection or copying, in whole or in part, by the public and other governmental agencies, if not protected by federal or State Law.

Wolf, Kevin

From: Wolf, Kevin
Sent: Wednesday, December 3, 2025 11:49 AM
To: 'danieldonovan.redux@gmail.com'
Cc: Mike McGinnis; 'purewatertestingllc@gmail.com'
Subject: 4880 Manor lane | ICOP

Hello,
I am in review of the ICOP letter and everything appears to be in order except for the existing well abandonment. The old well needs to be sealed before we can issue the ICOP letter.

Thanks,

Kevin M. Wolf, LEHS, REHS/RS
Groundwater Mgmt. Sec. Supervisor
Well & Septic Program
Howard County Health Department
8930 Stanford Blvd.
Columbia, MD 21045
410-313-2645 (Office)
410-313-2648 (Fax)
www.hchealth.org



kwolf@howardcountymd.gov

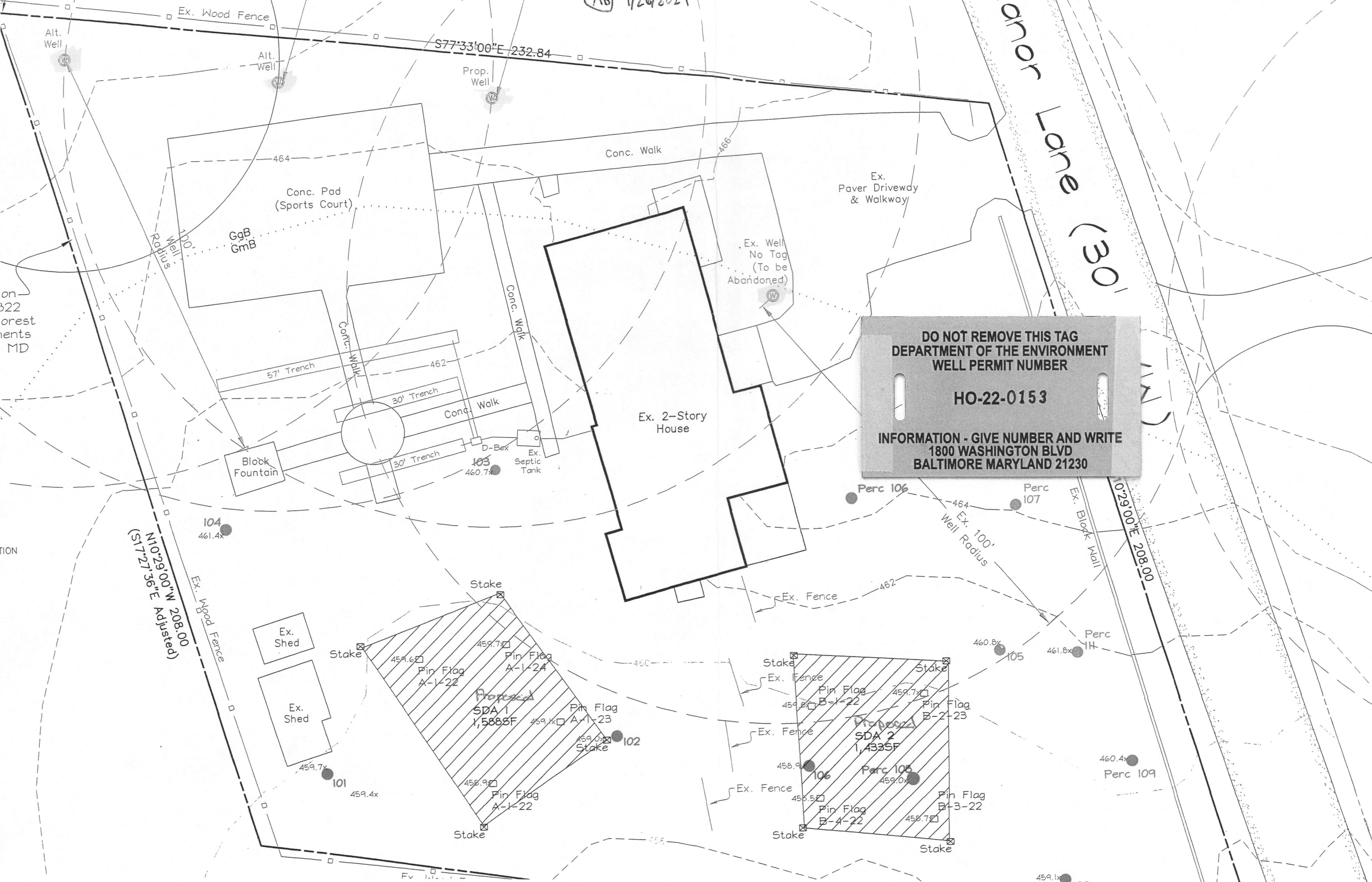
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N 572134.0898
E 1343910.7698
Coordinates Per Plat 14822

WELL PERMIT APPROVED
MB 9/26/2024

Manor Lane (30')



DO NOT REMOVE THIS TAG
DEPARTMENT OF THE ENVIRONMENT
WELL PERMIT NUMBER

HO-22-0153

INFORMATION - GIVE NUMBER AND WRITE
1800 WASHINGTON BLVD
BALTIMORE MARYLAND 21230

N10°29'00"W 208.00
(S17°27'36"E Adjusted)

S10°29'00"E 208.00

S77°33'00"E 232.84

100' Radius

Ex. 100' Well Radius

Proposed SDA 1 1,588SF

Proposed SDA 2 1,433SF

Ex. Shed

Ex. Shed

Ex. 2-Story House

Block Fountain

Conc. Pad (Sports Court)

Ex. Paver Driveway & Walkway

Conc. Walk

Conc. Walk

Conc. Walk

Conc. Walk

Conc. Walk

Conc. Walk

Conc. Walk

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on 322 forest tents MD

TION

104 461.4x

101 459.4x

102 459.0x

105 460.8x

106 461.8x

109 460.4x

103 460.7x

Perc 106

Perc 107

Perc 108

Perc 109

Prop. Well

Alt. Well

Alt. Well

Ex. Well No Tag (To be Abandoned)

Block Fountain

104 461.4x

101 459.4x

102 459.0x

105 460.8x

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Prop. Well

Alt. Well

Alt. Well</

Ellicott City, Maryland

Google Street View

Nov 2022

[See more dates](#)



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COLDWELL BANKER
REALTY

Recently Viewed Properties

4880 Manor Ln Ellicott City, MD 21042

\$590,000

Sold | Closed | Single Family | 7 Beds | 6 Full Baths | 1 Partial Bath | 8,698 Sq. Ft.



Fantastic opportunity to rehab a huge home located on a gorgeous street in Ellicott City. At one time this stately home had 7 bedrooms and 6.5 baths and is now gutted and ready for you to reimagine its glory! Well exists, septic exist, electric to the house, seller has no information on the condition. This home has structural damage due to a fire and caution must be used when entering.

Full Property Details for 4880 Manor Ln

General

Sold For: \$590,000
Taxes: \$3,176 (2022)
Status: Closed
Type: Single Family
MLS ID: MDHW2016274
Added: 328 day(s) ago

Interior

Number of Fireplaces: 1

Lot Features

Lot Size (Acres): 1
Lot Size (Sq. Ft.): 43,560

Rooms

BATHROOMS

Total Bathrooms: 7
Full Bathrooms: 6
Half Bathrooms: 1
Upper Floor Baths: 5
Upper - Full Baths: 5
Main Floor Baths: 2
Main - Full Baths: 1
Main - 1/2 Baths: 1

BEDROOMS

Total Bedrooms: 7
Bedrooms Upper: 6
Bedrooms Main & Up: 1

Parking

Total Spaces: 4
Parking Type: Driveway

Location

County: Howard
Development Name: None Available
Subdivision: None Available
Driving Directions: 108 to Manor Lane

School Information

School District: Howard County Public School System

Heating & Cooling

Central air: Yes
Cooling Type: Central A/C
Cooling Fuel: Electric
Heating Type: Forced Air, Zoned
Heating Fuel: Electric
Water Heater: Electric

Utilities

Sewer: Private Septic Tank
Water: Well

Structural Information

Architectural Info: Colonial

Lot Size Source: Assessor

Zoning: RCDEO

Financial Considerations

Price Per Sq. Ft.: \$99.57
Assessment Year: 2022
County Tax: \$2,501
County Tax Freq: Annually
Tax w/Assessment: \$222,200
Tax Amount: \$3,176
Tax Year: 2022
Terms: Standard Sale
Tax Total Finished Sq. Ft.: 6966

Disclosures and Reports

Buyer's Brokerage Compensation: 2.5%
Ownership: Fee Simple

Architectural Style: Colonial
Structure Type: Detached
Construction: Frame
Basement: Yes
Basement Entrance: Yes
Basement Desc.: Daylight, Partial, Full, Interior Access, Outside Entrance, Rear Entrance, Walkout Level, Windows
Foundation: Slab
Stories/Levels: 0
Stories Description: Main, Upper 1
Square Feet: 8,698
Sq. Ft. Source: Assessor
Living Area: 6,966 Sq. Ft.
Year Built: 1963
Year Built Source: Assessor
Property Condition: Below Average

Listed by Northrop Realty, Missy A Aldave and Northrop Realty, Ann M Morton
 Sold by Harris Hawkins & Co, Ella Summerville

Schools serving 4880 Manor Ln

School District: Howard County Public School System

RATING	NAME
GRADES	DISTANCE
8	CENTENNIAL LANE ELEMENTARY SCHOOL 3825 CENTENNIAL LN, ELLICOTT CITY, MD 21042
K-5	2.4 mi
9	BURLEIGH MANOR MIDDLE SCHOOL 4200 CENTENNIAL LN, ELLICOTT CITY, MD 21042
6-8	1.6 mi
8	CENTENNIAL HIGH SCHOOL 4300 CENTENNIAL LN, ELLICOTT CITY, MD 21042
9-12	1.5 mi

Disclaimer: School ratings provided by [GreatSchools](#). Ratings are on a scale of 1-10. [Learn more about GreatSchools ratings](#). School attendance boundaries provided by Pitney Bowes and are for reference only. Contact the school directly to verify enrollment eligibility.

Price & Sales History for 4880 Manor Ln

Date	Details	Price	Change	Source
------	---------	-------	--------	--------

12/29/2022	Sold	\$590,000	-1.67%	MLS
12/10/2022	Price Reduced	\$600,000	-7.69%	MLS
6/07/2022	Listed	\$650,000	—	MLS

Disclaimer: Historical sales information is derived from public records provided by the county offices. Information is not guaranteed and should be independently verified.

4880 Manor Lane, Ellicott City, MD 21042 (MLS# MDHW2016274) is a Single Family property that was sold at \$590,000 on December 29, 2022. Want to learn more about 4880 Manor Lane? Do you have questions about finding other Single Family real estate for sale in Ellicott City? You can browse all [Ellicott City real estate](#) or contact a Coldwell Banker agent to request more information.

From: Williams, Jeffrey
To: Bricker, Robert
Subject: RE: Complaint concerning 4880 Manor Lane
Date: Tuesday, June 14, 2016 3:19:00 PM

Robert, based on Kathleen's answer, I'll send Hank or Spencer out to look for a well. Assuming it is the older one, we can send a notice to the owner to abandon it.

From: Cook, Kathleen
Sent: Tuesday, June 14, 2016 1:39 PM
To: Bricker, Robert; Martin, Ramar
Cc: Williams, Jeffrey; Youmans, Monna
Subject: RE: Complaint concerning 4880 Manor Lane

Robert,

It is not sounding like any of the conditions that she is complaining about, or that you have mentioned, would require a response from Community Hygiene.
If the property is open to casual human entry, or has potentially unsafe structural damage, then it would be investigated by Howard County Building Inspections.
Monna can contact the complainant with information for Building Inspections.

Kathleen Cook, LEHS
Community Hygiene Program
Bureau of Environmental Health
8930 Stanford Blvd
Columbia, MD 21045
410-313-2774 desk/410-313-2648 fax
kcook@howardcountymd.gov

From: Bricker, Robert
Sent: Tuesday, June 14, 2016 12:26 PM
To: Martin, Ramar; Cook, Kathleen
Cc: Williams, Jeffrey; Youmans, Monna
Subject: Complaint concerning 4880 Manor Lane

Ramar, Kathleen,

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I have noticed the house before, the windows without covers and accessible by wildlife such as birds and bats, and possibly other animals capable of climbing. Observation of aerial photographs in the Howard County GIS reveals the house was occupied in 2011, and then in 2013 there is evidence that the property had been neglected and possible roof damage. From 2013 to 21014 the roof damage appears to increase in area.

SDAT indicates the house was built in 1963. Current COMAR well regulations state a requirement to

seal abandoned wells that had been installed prior to 1969. The current owner, Mr. Bharath Kortagere, applied for a Replacement Well in June 2007, however the proposal was put 'On Hold' as the proposed location was only 10 feet from the house. There is a second entry in the well log for November 2007 with a notation stating "Well Never Drilled". Neither of the two records has an entry for well tag # or date of permit release.

I found two records in Pat-Trac listing Mr Kortagere as owner with Kumari Krishna as second owner: for 4880 Manor Lane, the same address is given as the contact address. The other address was 10437 State Route 108 which was sold in 2014. The Pat-Trac record indicates "9971 Timberknoll Lane" as the contact address for the Rte 108 property.

The structure is very possibly unsafe and may be an attractive nuisance. We are unsure as to whether this is an issue that Community Hygiene will handle or if it will be referred to a County agency. Please copy Jeff on your communications with County agencies as the Well and Septic Program may need to initiate an action on the well.

Joan Pontius' work (re: daytime) phone number is 240-276-6145.

Robert

ROBERT BRICKER, REHS/R.S., L.E.H.S.
ENVIRONMENTAL SANITARIAN II
BUREAU OF ENVIRONMENTAL HEALTH, WELL AND SEPTIC PROGRAM
8930 STANFORD BLVD., COLUMBIA, MD 21045

Phone: Desk, 410-313-2691; Program, 410-313-1771; Bureau, 410-313-1774
Fax: 410-313-2648

E-mail: rbricker@howardcountymd.gov

FILE INQUIRY NOTES

DATE	RESULTS OF REVIEW FOR FILE
9/13/24	No well Staked on site. Emailed engineer to re-stake well sites. (MB/SP)
9/25/24	Well site staked. One of the alternate well sites is only 9 feet from a concrete
	pad, and the proposed well site is 10 feet from a concrete walkway. (MB)
9/26/24	Well permit has been approved. Per KW this WP is being expedited and is 12 with
	the sports court and concrete walkway proximity. (MB)

Oswald Jr, Woodin

From: Cook, Kathleen
Sent: Tuesday, May 2, 2023 8:59 AM
To: Oswald, Hank
Subject: 4880 Manor Lane
Attachments: 2018 burning complaint 4880 Manor Ln.pdf; AskHealth complaint illegal burn 12.5.18.pdf; 1.JPG; 2.JPG; 3.JPG

Hank,

I have attached the 2018 burning complaint information – email from HCF&R, pictures, PT report.

Kathleen Cook, LEHS
Sanitarian Supervisor
Community Hygiene Program
Howard County Health Department
8930 Stanford Blvd
Columbia, MD 21045
410-313-2774 desk/ 410-313-2648 fax
kcook@howardcountymd.gov
www.hchealth.org

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RECORD OF INVESTIGATION
Case #: Illegal OpenBurn 2018

LOCATION ELLCOTT CITY ZIP 21042
COMPLAINEE KORTAGERE BHARATH ADDRESS 4880 MANOR LANE PHONE _____
COMPLAINANT _____ ADDRESS _____ PHONE 4439634403

REASON FOR INVESTIGATION HCF&R submitted an AskHealth request, since they could not contact EH (State offices were closed Dec 5). Resident had contacted them regarding a burn at 4880 Manor - inquiring if they had a permit to burn items behind the home. Home is apparently going to be demolished. KC

RECEIVED BY _____ DATE 12/6/18 ASSIGNED TO Rappaport, Ryan DATE _____

<u>Date</u>	<u>Activity</u>	<u>Entered By</u>	<u>Comments</u>
12/6/18	Responded-HStat	rrappaport	
12/6/18	Field Inspection	rrappaport	I conducted a site inspection and when I arrived the demo contractor was onsite. They said a building inspector just left the site and said that no permit was needed for the work that they were doing inside the home. The house wasn't being demo'd it was just the damaged drywall on the inside of the house. The potable well was intact with a secure well cap. There didn't seem to be any issues with the onsite septic system. There was a very large fire pit in the back yard and a large tree that was down and being cut up into small pieces. I was informed that the landscapers working at this property were the ones that lit the fire that prompted this complaint. While I was onsite I got the name and number for the property owner, Ramadan (Randy) Zablah at 414-801-1312 or ramadanzablah@yahoo.com.
12/6/18	Field Inspection	rrappaport	see inspection photos in documents section
12/6/18	Telephone Contact	rrappaport	I spoke to the property owner, Ramadan Zablah and asked him to inform his landscaper not to create anymore fires on the property and he stated that he'd already spoken to them about the issue. He also requested all CH and W&S info on the property. I sent him a PIA request form and will provide him with the lot file when I hear back from him.
12/7/18	Telephone Contact	rrappaport	I spoke to the complainant and informed her that the HD complaint case would be closed. I told her that the landscaper was notified not to start anymore fires on the property. I also told her that the demo occurring at the property does not require any permits.
12/7/18	Administrative	rrappaport	The demo crew was from Demolition Man Contracting at 443-680-1770. I spoke to a lady named Paula.

----- Original message -----

From: "Brown, Charles" <fd3689@howardcountymd.gov>
Date: 12/5/18 14:09 (GMT-05:00)
To: AskHealth <AskHealth@howardcountymd.gov>
Cc: "Bennett, Bruce" <FD1514@howardcountymd.gov>
Subject: FW: non-recreational fire

The Office of the Fire Marshall has been trying to get in touch with Environmental Health to see if a Permit was issued for a burn at the below address.

Contact Bruce Bennett, ext 5914

Thanks

Charles E. Brown
Research and Development
Office of the Fire Marshal
Howard County Department of Fire & Rescue Services
6751 Columbia Gateway Drive, Suite 400
Columbia, Maryland 21046
Office: 410-313-2447
Fax: 410-313-6066

fd3689@howardcountymd.gov



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From: Joan Pontius [<mailto:joanpontius@gmail.com>]
Sent: Wednesday, December 05, 2018 12:43 PM
To: HowardFireCode
Subject: non-recreational fire

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

Dear Howard Fire Code,

I would like to report a non-recreational fire at our neighbor's abandoned house, today December 5, ongoing at:
4880 Manor Lane
Ellicott City MD

I see the county allows for fires for "clearing". In this case, this is an abandoned house that a team is preparing for demolition. They are burning items in the back of the house. I am trying to learn if they have a permit, or if this is being done illegally. Could you let me know if they have a permit, and if so, how I can learn what is allowed, or otherwise, let me know how to file a complaint.

Thanks in advance

Joan Pontius
4879 Manor Lane
Ellicott City MD 21042
443-963-4403







Oswald Jr, Woodin

From: Williams, Jeffrey
Sent: Tuesday, May 2, 2023 8:52 AM
To: Steven Krieg -MDE-; Oswald, Hank
Cc: Silvast, Zackary
Subject: RE: Septic Records_4880 Manor Lane
Attachments: RE_Complaint concerning 4880 Manor Lane.pdf

Thanks Steve. Attached is an email correspondence about a complaint from 2016. Robert was indicating that the house had a fire and was vacant since at least 2013. Hank attached a google street view from 2022 showing the house boarded up and apparently uninhabitable. The Real Estate listing confirms an unsafe structure. Hank can ask the engineer to confirm when it was last occupied, but these records indicate it was vacant since at least 2013.

Hank will also let the engineer know that we are discussing options with MDE. If you want, we can relay any message about no innovative option, possible alternative, or whatever you decide. Feel free to call to discuss further.
Jeff

From: Steven Krieg -MDE- <steven.krieg@maryland.gov>
Sent: Tuesday, May 2, 2023 8:26 AM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Cc: Silvast, Zackary <zsilvast@howardcountymd.gov>; Williams, Jeffrey <jewilliams@howardcountymd.gov>
Subject: Re: Septic Records_4880 Manor Lane

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

Thanks Hank

Need to determine how long it has sat vacant.

On Tue, May 2, 2023 at 8:03 AM Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Steve:

Attached, you will find copies of the original septic permit, 2005 perc and repair, well information, and some other docs.

Thanks,

Hank

Hank Oswald

Licensed Environmental Health Specialist

Bureau of Environmental Health

Howard County Health Department

8930 Stanford Blvd. Columbia, MD 21045

(410) 313 - 1786

www.hchealth.org

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Steven Krieg, LEHS, REHS/RS
Regional Consultant
On-site Systems Division
Water and Science Administration
Maryland Department of the Environment
1800 Washington Boulevard
Baltimore, Maryland 21230
steven.krieg@maryland.gov
410-537-3680 (O)

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