

Menu Save Reset Cancel Help

Approved
MOC 3/17/25

Record Detail (This section is required.)

Permit Type Building/Residential/Garage/Attached Permit Number B25000690 Opened Date 02/23/2025

Description of Work SFD/ CONSTRUCT 22' X 14' ATTACHED GARAGE AND 16' X24'PORCH/* 3.3.25 REVISION REQUEST TO REMOVE PREFAB SUNROOM/PORCH*, 0 STORY, Slab on Grade, 0R, 0FB, 0HB, 0FP, OTHER STRUCTURE = None, 0BR, PORCH/DECK = N/A, ENERGY METHOD = N/A,

Online BP.
g& 3/12/25

check spelling

Address (This section is required.)

Search Reset Clear Get Parcel & Owner

Street # 12520 Street Name WESTLAND Street Type CT
Unit Type -Select- Unit # X Coordinate -76.95091 Y Coordinate 39.15084
City FULTON State MD Zip Code 20759 Primary Yes

Parcel (This section is required.)

Search Reset Clear Get Address & Owner

GIS ID 11057441 Parcel 28 Parcel Area 3 Land Value 270000 Improved Value 0 Exemption Value 1058400 Plan Area RURAL

Legal Description LOT 4 3.000 A. []12520 WESTLAND CT []WESTLAND FARM EST PH 2

check spelling

Block 4 Lot 4 Census Tract 605102 Council Dist 4 Inspection Dist Supervisor Dist Map # DAP Zone
Plan Area State Tax Id 1405599555 Subdivision Name Westland Farm Estates
Section Area Tax Map 45
Grid 45-5 Zoning District RR-DEO ADC Map 5051-H6
SDP No. Final Plan No. ECP-15-028 WP File No. Primary Yes
Record Plat No. 23985-2398 WS Contract No. FDP No.
Owner Occupied 2019 Historic District No
Historic District Registry No. Stat Area 5-15A Flood Plain No
Building No

Owner (This section is not required.)

Search Reset Clear

Name AFM IN
Address Line 1 7383 WASHINGTON BLVD
Address Line 2 SUITE 104
Address Line 3
Mail City ELKRIDGE
Mail State MD
Mail Zip Code 21075
Phone 443-657-3693
Primary Yes
E-mail

Cell Number Fax Number

Professionals (This section is not required.)

License # 08050149047
Business Name BEST HOMES AND APARTMENTS SERVICES
License Type MHIC Co
Primary Yes
First Name ADRIEN Middle Name Last Name VINGA
Address Line 1
Address Line 2
545 POTOMAC RD
City JOPPATOWNE State MD ZIP Code 21085-0000
Phone 1 4433884519 Phone 2 Fax
E-mail BESTSHOMES@GMAIL.COM

Applicant (This section is not required.)

Search As Owner As Lic. Prof As Contact

Type Applicant
Relationship Applicant
Primary No
First Name ADRIEN MI Last Name VINGA
Full Name
Organization Name BEST HOMES AND APARTMENTS SERVICES
Street Address LLC
Address Line 2 545 POTOMAC RD
City JOPPATOWNE State MD Zip Code 21085-0000
Phone 4433884519 Cell Fax
E-mail BESTSHOMES@GMAIL.COM

Contact (This section is not required.)

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Addtl Info

Est Construction Cost 69693 Housing Units 0 Number of Buildings 0 Public Owned No
Construction Type 434 - Additions, Alterations and Conversions - Residential

RESIDENTIAL ADDITION INFORMATION

RESIDENTIAL ADDITION INFORMATION

Capital Project-No Fee Capital Project Number Fee Exempt Roadside Tree Project Permit Roadside Tree Pr
Yes No (Text) Yes No Yes No

No of Stories 0 (Text) Foundation Slab on Grade Basement N/A No of Rooms 0 (Text) Full Baths 0 (Number) Ha 0

Model SFD/ CONSTRUCT 22' X 14' ATTACHED GARAGE AND 16' X24'PORCH/* 3.3.25 REVISION REQUEST TO REMOVE PREFAB
[check spelling](#)

Other Structure None Bedrooms 0 (Number) Porch Deck N/A No of Fireplaces 0 (Number) Type of Fireplace --Select--
W & S Fees Paid Water Sewage Utilities Heating System Sprinkler System
 Yes No Private Private Electric Electric & Natural Gas None
1st Floor Width 1st Floor Depth 2nd Floor Width 2nd Floor Depth Basement Width Basement Depth Height
FT (Number) FT (Number) FT (Number) FT (Number) FT (Number) FT (Number) FT (Number)
Total Square Footage 240 SQFT (Number) Occupiable Square Footage 0 SQFT (Number) Affordable Housing Funding N/A Foundation Measurement (Text)
Walls Roof Change In Use Grading Permit No Senior Housing MIHU Outside Downtown Columbia
(Text) (Text) Yes No no (Text) Yes No Yes No
Additional Description Info Expiration Date 9/6/2025
MIHU Required Units (Num)

[check spelling](#)

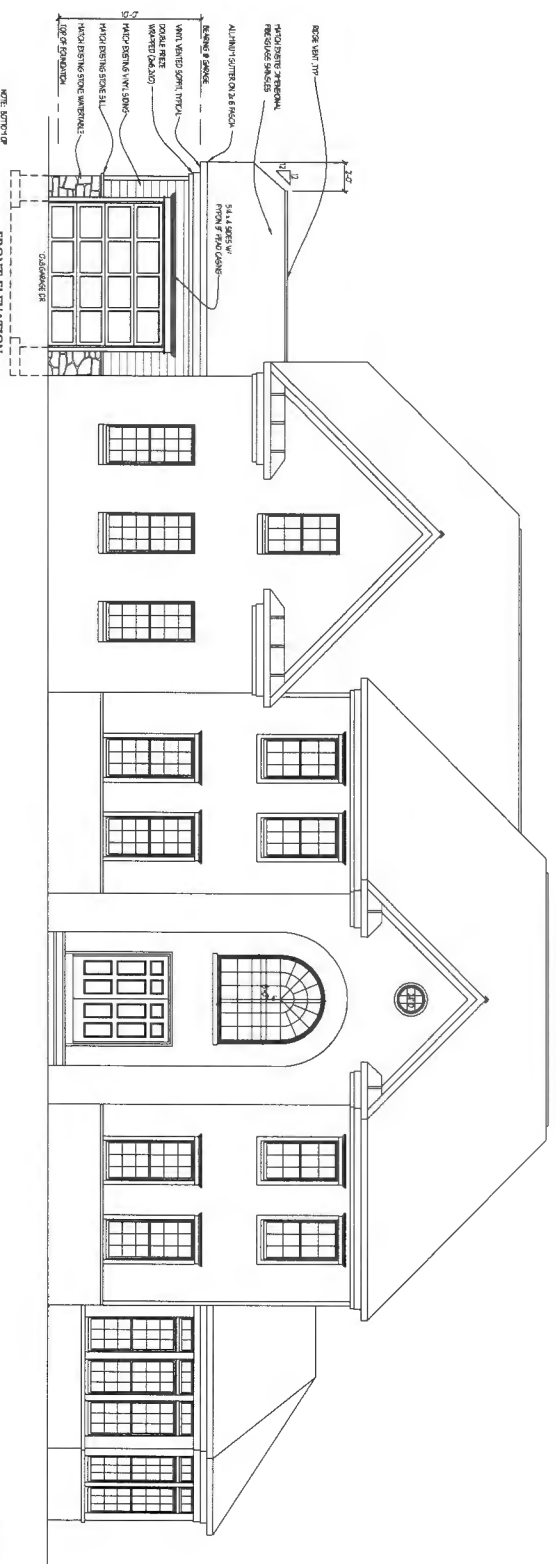
GREEN INFORMATION

Goal Level --Select-- Actual Level --Select-- Leed Registration Number (Text) Date of Leed Certification

STORM WATER MANAGEMENT

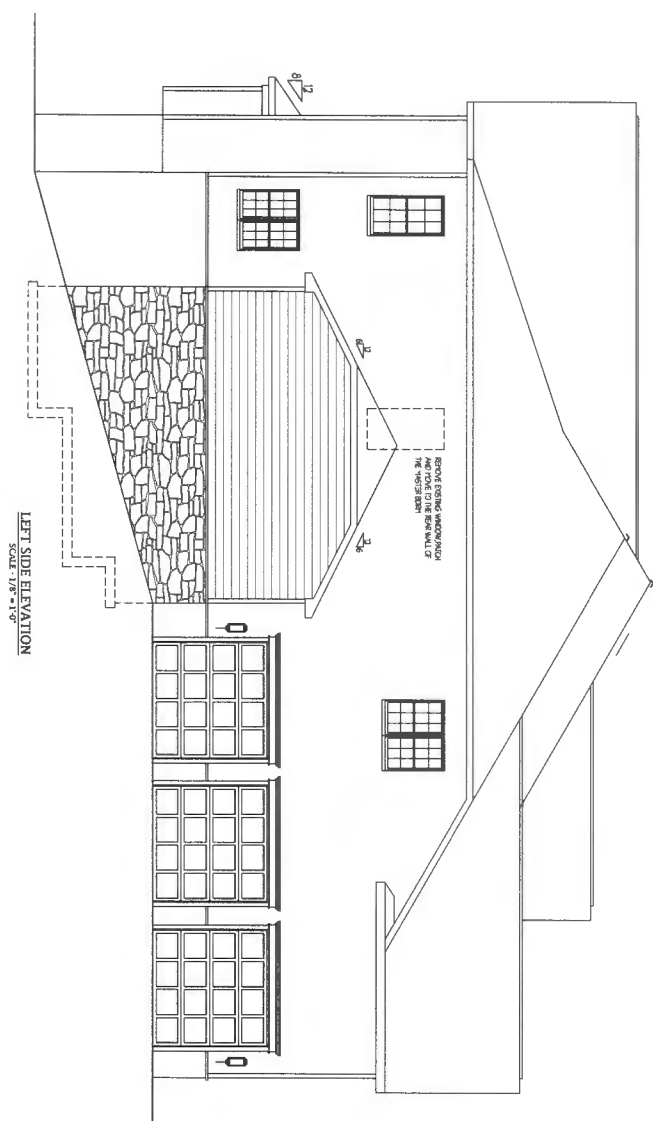
Green Roofs A1 Yes No Permeable Pavements A2 Yes No Reinforced Turf A3 Yes No Disconnection of Rooftop Runoff N1 (Number)
Sheetflow to Conservation Areas N3 Yes No Rainwater Harvesting M1 (Number) Submerged Gravel Wetlands M2 (Number) Landscape Infiltrator
Dry Wells M5 (Number) Micro Bioretention M6 (Number) Rain Gardens M7 (Number) Swales M8 (Number)
PSWM Certification Received in CID on

Submit Cancel



NOTE: LIFT-UP
FRONT ENTRANCE
TO BE PERMIT

FRONT ELEVATION
SCALE: 1/8" = 1'-0"



LEFT SIDE ELEVATION
SCALE: 1/8" = 1'-0"

BID AND PERMIT 12.3.24

1

Drawing: ELEVATIONS
Project: CHE GARAGE
12520 WESTLAND CT.
FULTON, MD, 20759

Date: 11.24
Scale: NOTED
Drawn: TIM
Checked:

DATE	REVISION	DATE	REVISION

Plymouth Road Architects
640 Plymouth Road, Catonsville, MD 21229 410-788-0281

DATE	REVISION

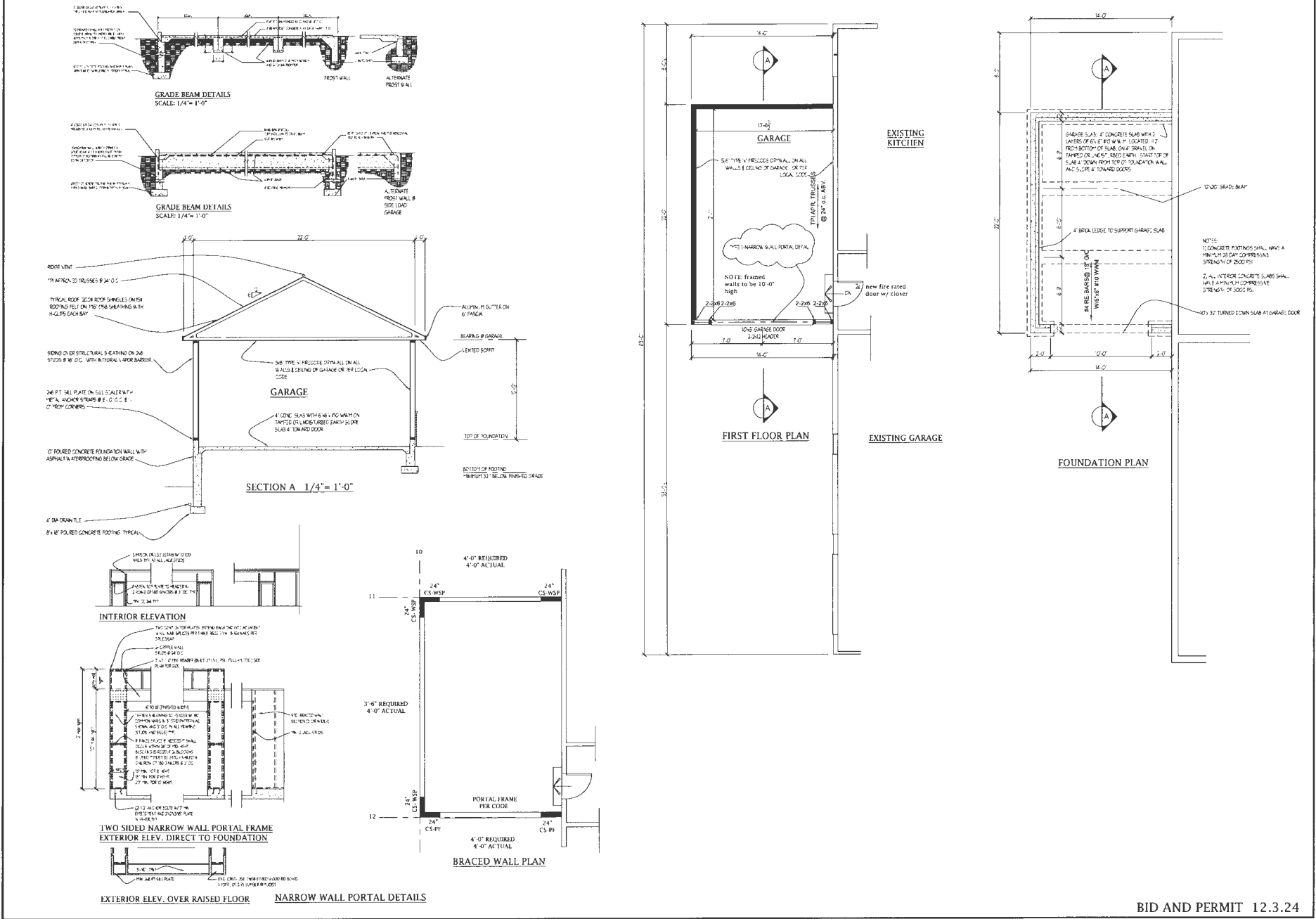
Date: 11.24
Scale: 1/4" = 1'-0"
Drawn: TIM

Drawing: PLANS AND SECTION
Project: CHE GARAGE
12520 WESTLAND CT.
FULTON, MD. 20739

2024.10
Project No.

2

BID AND PERMIT 12.3.24



IGNING THE HOUSE LOCATION SURVEY
 RANCE COMPANY OR ITS AGENTS IN
 NG OF THE PROPERTY SHOWN
 ON DRAWING IS NOT INTENDED
 RELIED UPON FOR THE ESTABLISHMENT
 UTURE IMPROVEMENTS. AS A RESULT,
 OF PROPERTY LINES, BUT SUCH
 CURING FINANCING FOR RE-FINANCING.
 URANCE PROGRAM FLOOD INSURANCE RATE
 400 EFFECTIVE 11/08/2013.
 PLAT HEREON ARE TO AN ACCURACY OF

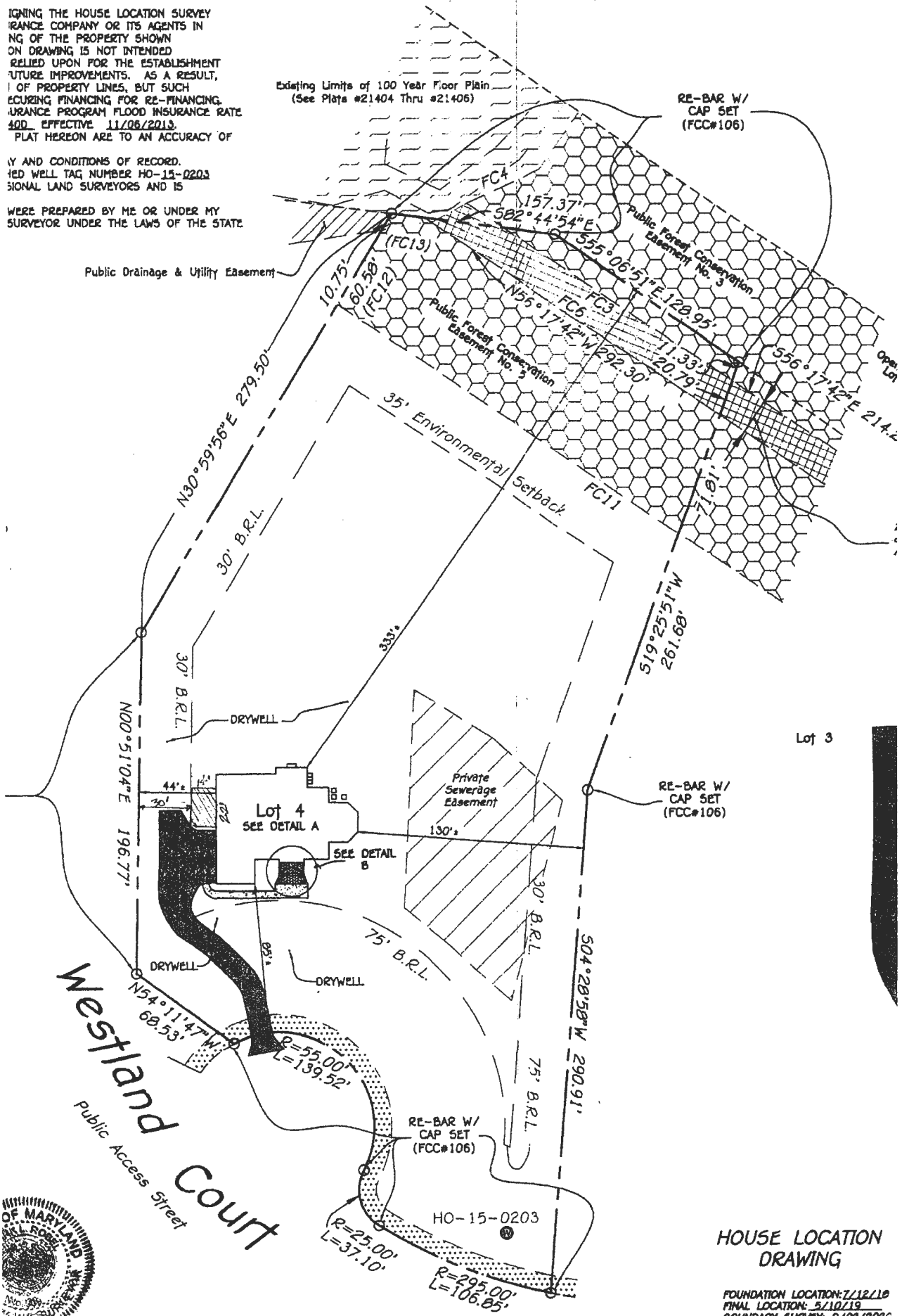
Y AND CONDITIONS OF RECORD.
 ED WELL TAG NUMBER HO-15-0203
 SIONAL LAND SURVEYORS AND IS

WERE PREPARED BY ME OR UNDER MY
 SURVEYOR UNDER THE LAWS OF THE STATE

Existing Limits of 100 Year Flood Plain
 (See Plats #21404 Thru #21406)

RE-BAR W/
 CAP SET
 (FCC#106)

Public Drainage & Utility Easement



Westland Court
 Public Access Street



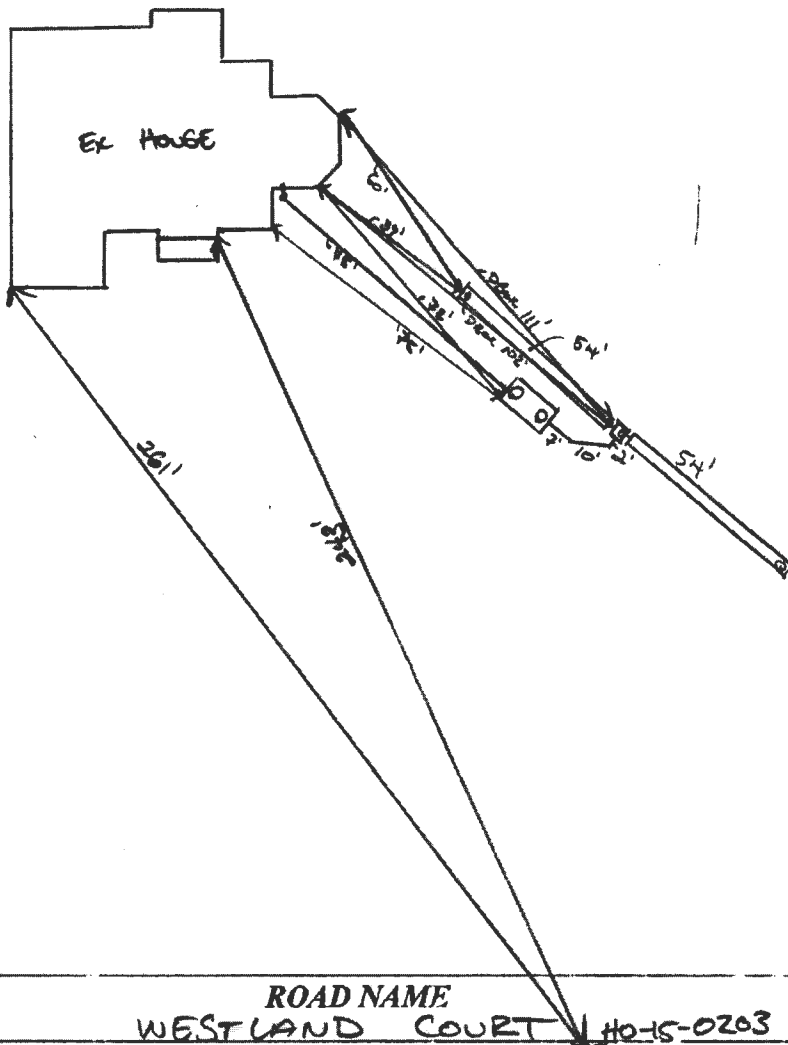
Handwritten signature 10/13/20

**HOUSE LOCATION
 DRAWING**

FOUNDATION LOCATION: 7/12/18
 FINAL LOCATION: 5/10/19
 BOUNDARY SURVEY: 9/08/2020

SCALE: 1"=50'
 DATE REVISED: 10/13/2020
 DRAWN BY: MD

NOT TO SCALE



TRENCH/DRAINFIELD DATA

WIDTH	INLET	BOTTOM
3	4	8

NUMBER OF TRENCHES 2
 TOTAL LENGTH 108'
 ABSORPTION AREA 324 ft² + SIDE WALL
 DISTRIBUTION BOX LEVEL YES
 DISTRIBUTION BOX BAFFLE YES
 DISTRIBUTION BOX PORT YES

SEPTIC TANK DATA

SEPTIC TANK 1 LEVEL
 MANUFACTURER BABYLON
 CAPACITY 2000 GAL
 SEAM LOC TOP
 TANK LID DEPTH 21" - 15 1/2"
 BAFFLES YES
 BAFFLE FILTER NO
 MANHOLE LOC FRONT/BACK
 6" PORT LOC INLET
 WATERTIGHT TEST N/A
 SLOTTED YES
 DATE ON LID 11/9/2018

~~PUMP/SEPTIC TANK LEVEL
 MANUFACTURER
 CAPACITY _____ GAL
 SEAM LOC _____
 TANK LID DEPTH _____
 BAFFLES _____
 BAFFLE FILTER _____
 MANHOLE LOC _____
 6" PORT LOC _____
 WATERTIGHT TEST _____
 SLOTTED _____
 DATE ON LID _____~~

ROAD NAME
WESTLAND COURT HO-15-0203

PRE-CONSTRUCTION:

11/7/2019 SEWER OUT OF HOUSE MOVED CLOSER TO SDA. TANK MOVED OUT OF SDA UP HILL - OK W/ FAIL BECAUSE FROM NEW SEWER OUT. TRENCHES ON CONTOUR. OK TO START. (1)

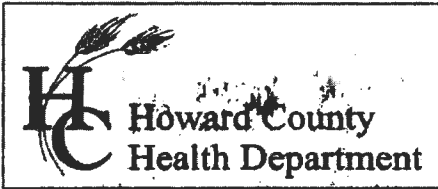
INSTALLATION: 11/9/2019 INSTALL SHC. TANK SET AND CONNECTED TO HOUSE.

DOOR INSTALLED. TRENCH PROXIMAL TO HOUSE COMPLETED. (2) 11/9/2018
 FINAL TRENCH COMPLETED. TRENCH TIED IN TO D BOX. D BOX LEVELED WITH SPEED LEVELS. OK TO BACKFILL. (3)

FINAL INSPECTOR

DATE OF APPROVAL

01/10/2019



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

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

RECEIPT DATE: 10/26/2018 **ONSITE SEWAGE DISPOSAL SYSTEM** P 564050
 APPROVAL DATE: 11/17/18 **PERMIT: CONSTRUCTION** A _____
 PROPERTY ADDRESS: 12520 Westland Court
 SUBDIVISION: Westland Farm Estates LOT: 4 TAX ID: _____
 CONTRACTOR: HATFIELDS EQUIPMENT EMAIL: N/A
 CONTRACTOR ADDRESS: JESSUP MD PHONE: 301 490 4289
 PROPERTY OWNER: Williamsburg Group Westland Farm LLC EMAIL: billmcbride@williamsburgllc.com
 OWNER ADDRESS: 5485 Harpers Farm Road, Columbia, MD 21044 PHONE: 410-997-8800
 SEPTIC TANK SIZE (GALLONS): 2000 TANK MANUFACTURER: Babylon Vault
 PUMP MODEL: N/A PUMP SIZE: N/A PUMP TANK CAPACITY: N/A

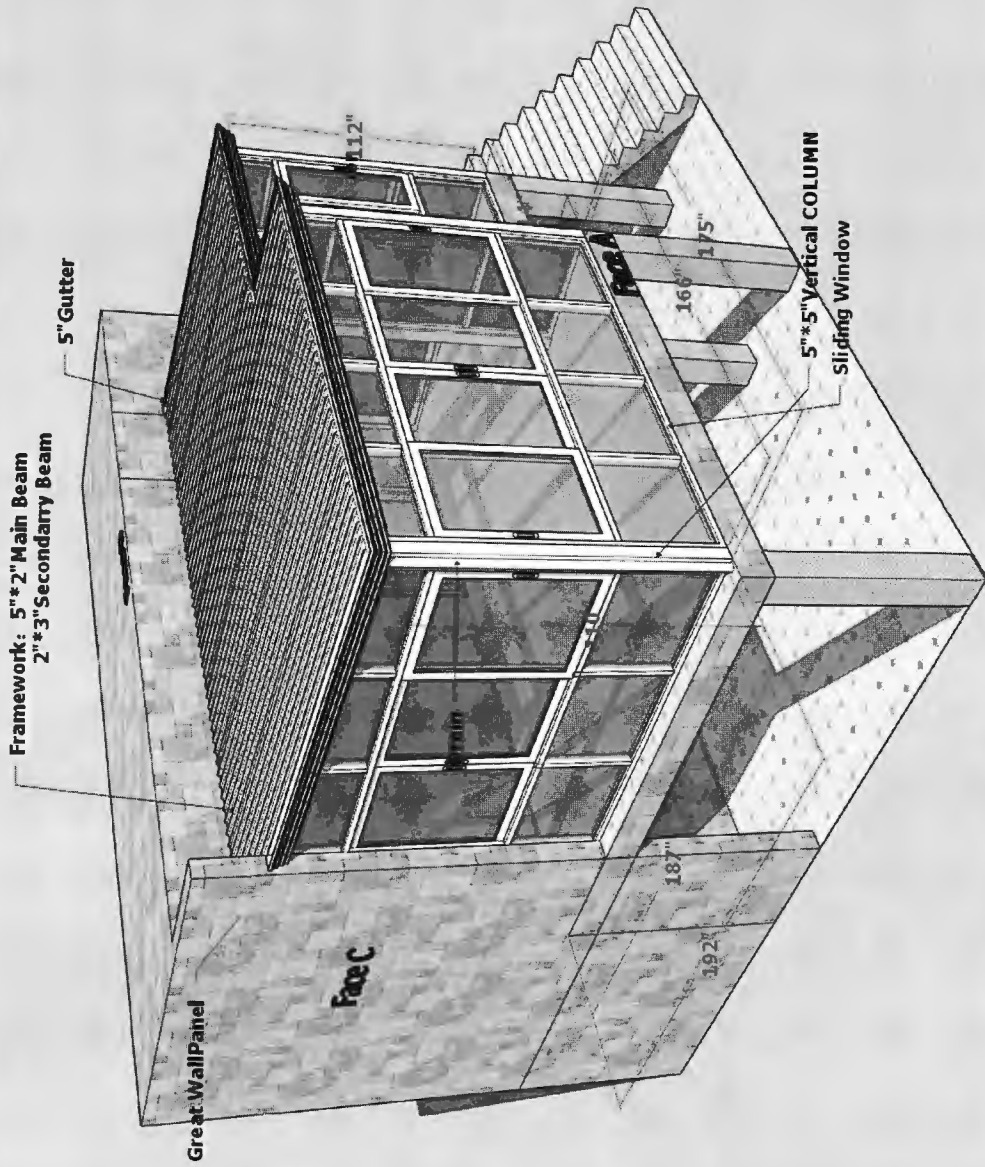
DISTRIBUTION SYSTEM: GRAVITY PRESSURE DOSED BEDROOMS: 5 APPLICATION RATE: 1.2

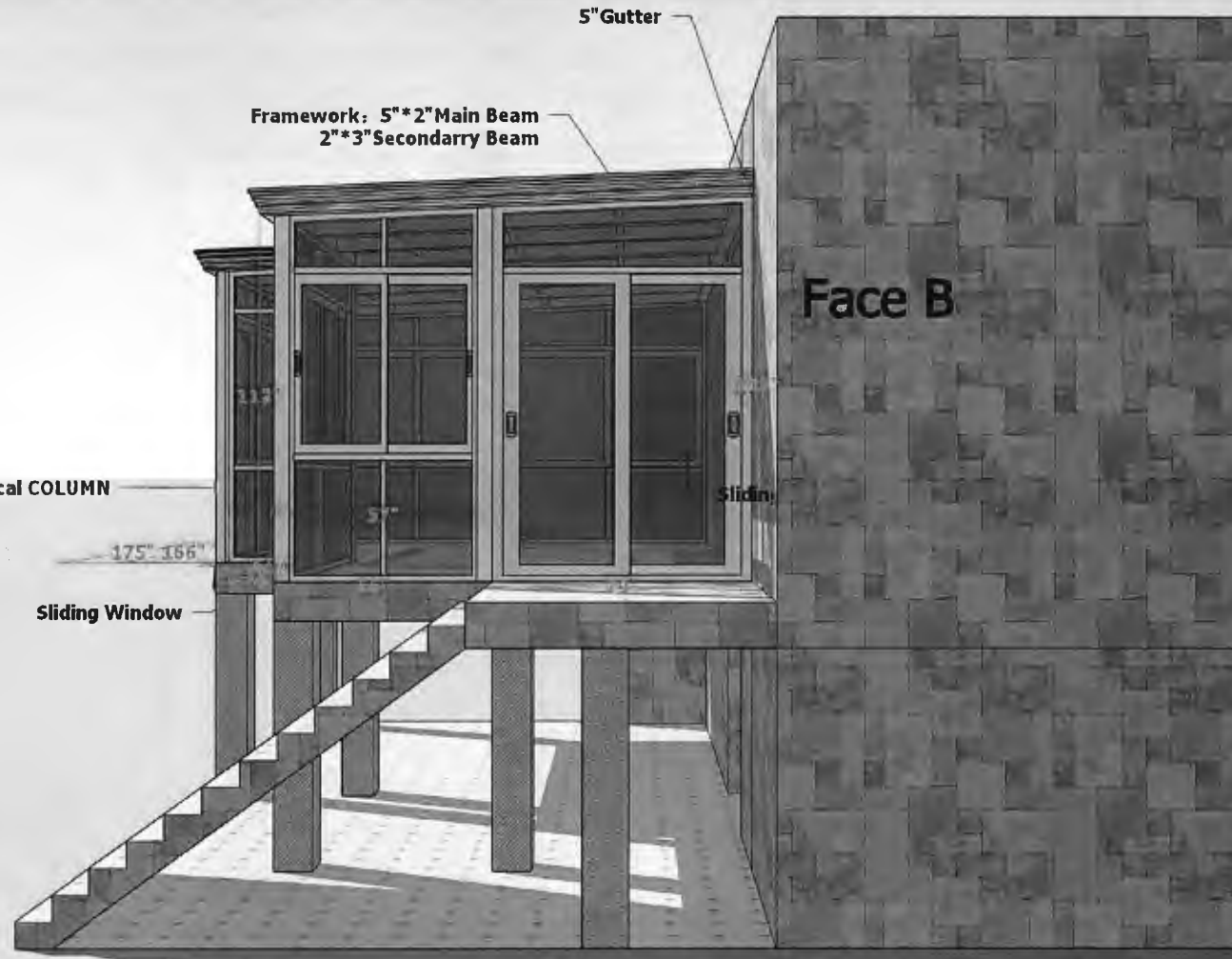
TRENCHES:	LINEAR FEET REQUIRED: <u>105</u>	INLET DEPTH: <u>4</u>
	TRENCH WIDTH: <u>3</u>	MAXIMUM BOTTOM DEPTH: <u>8</u>
	MINIMUM SPACE BETWEEN TRENCHES: <u>10</u>	EFFECTIVE AREA BEGINNING DEPTH: <u>5</u>
LOCATION:	PER APPROVED SITE PLAN. SEWAGE DISPOSAL AREA AND TANK LOCATIONS MUST BE STAKED BY LICENSED SURVEYOR PRIOR TO PRE-CONSTRUCTION INSPECTION.	
NOTES:	<u>NONE</u>	

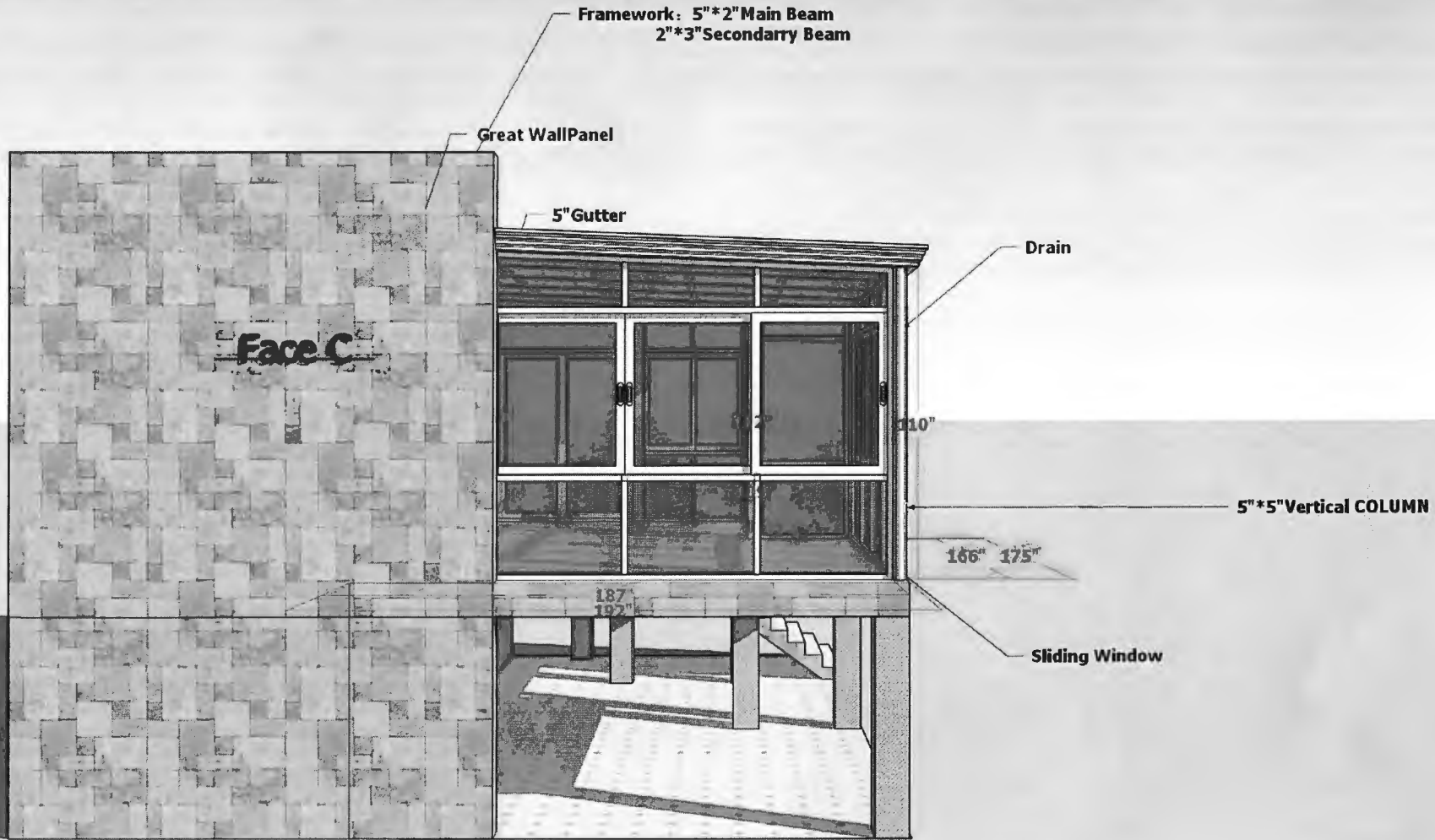
ISSUED BY: Robert Freeman ISSUE DATE: 10/26/2018 EXPIRATION DATE: 10/26/2019

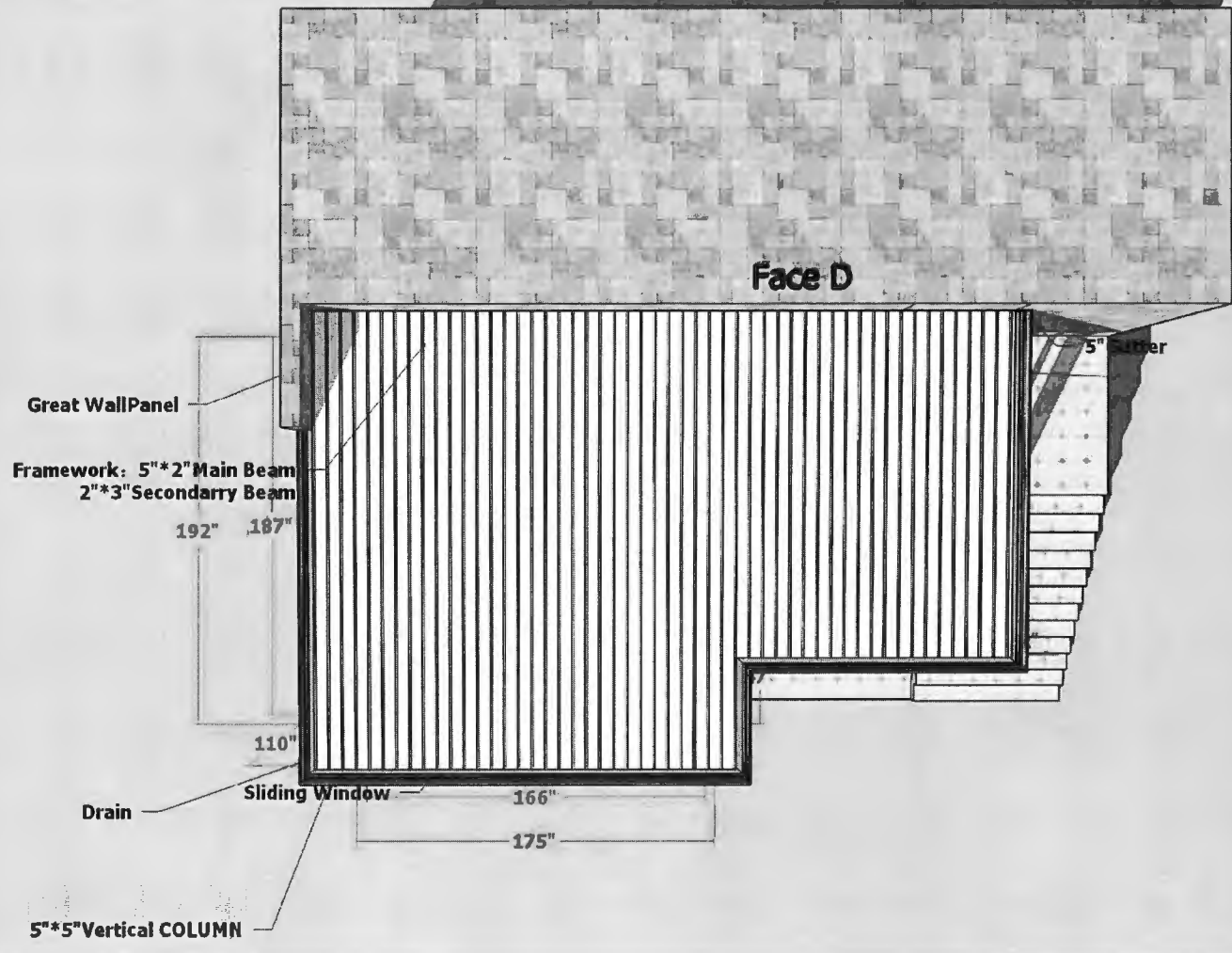
- NOTE: CONTRACTOR MUST SCHEDULE A PRE-CONSTRUCTION INSPECTION PRIOR TO BEGINNING ANY INSTALLATION
- NOTE: CONTRACTOR MUST SCHEDULE AN INSPECTION AND GAIN APPROVAL OF ALL COMPONENTS PRIOR TO COVERING
- NOTE: STONE MUST BE APPROVED BY HEALTH DEPARTMENT AND GRAVEL TICKET MUST BE AVAILABLE FOR REVIEW.
- NOTE: WATERTIGHT 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
- ELECTRICAL PERMIT ISSUED E N/A
- NOTE: MDE RECOMMENDS SEPTIC TANKS, BAT, AND OTHER PRETREATMENT UNITS BE PUMPED AT A FREQUENCY ADEQUATE TO ENSURE THAT SOLIDS ARE NOT DISCHARGED TO THE DISPOSAL AREA

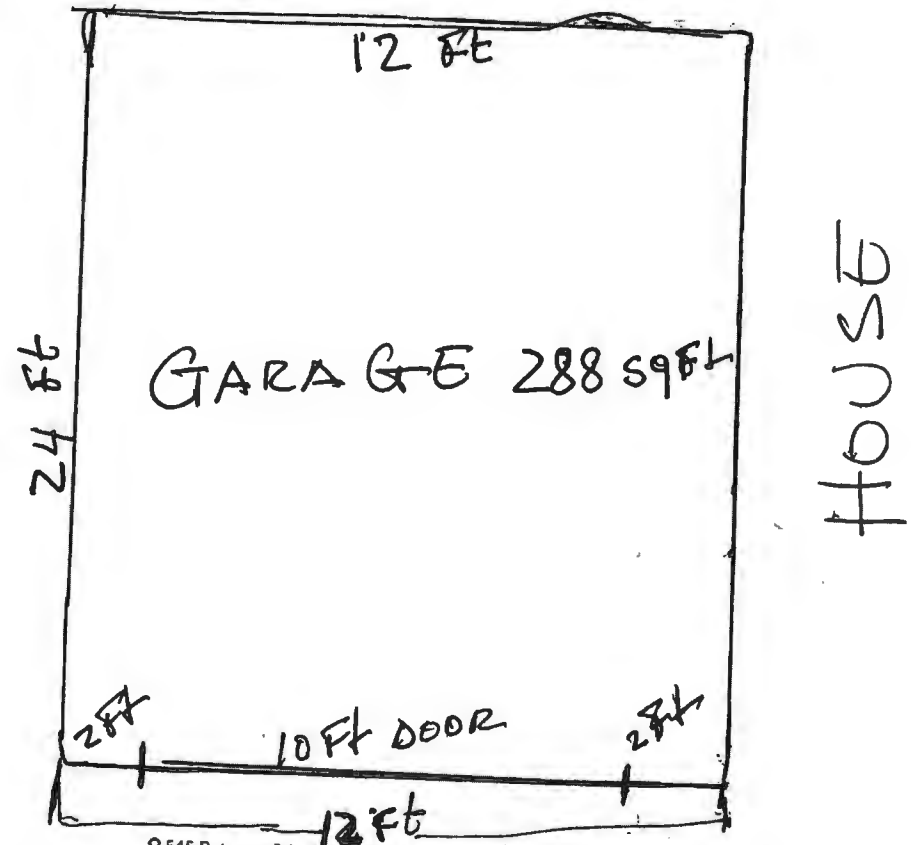
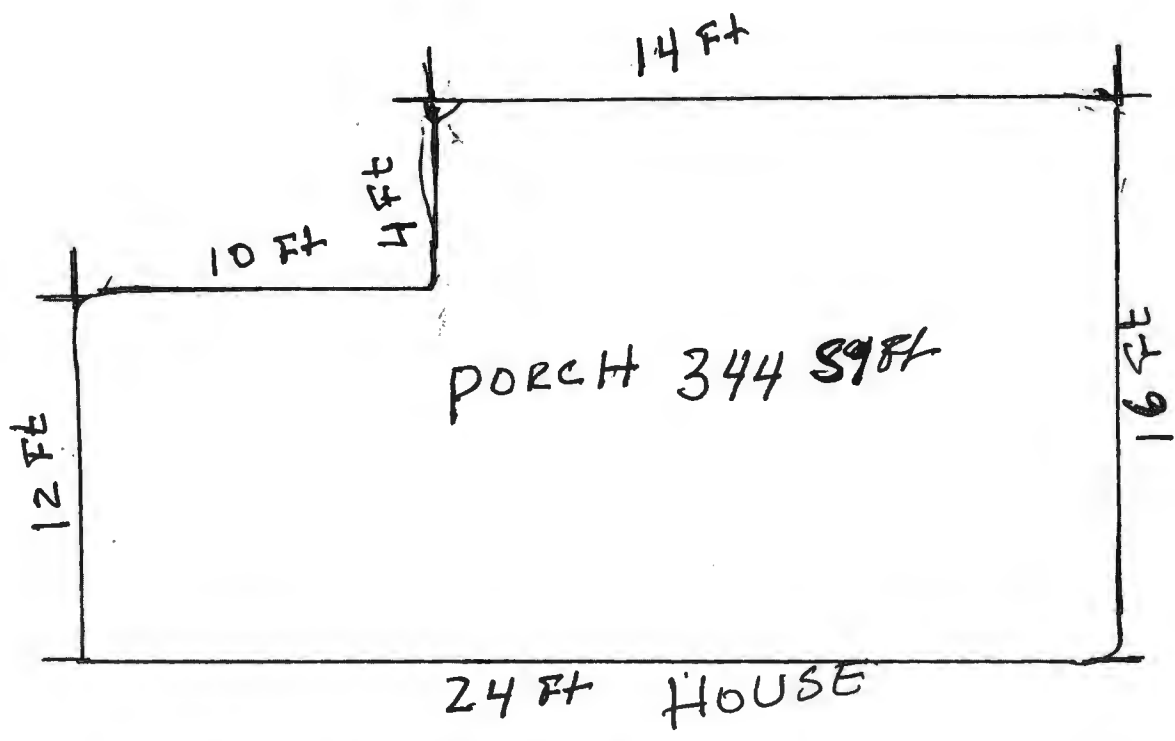
NEITHER THE HOWARD COUNTY COUNCIL NOR THE HEALTH DEPARTMENT IS RESPONSIBLE FOR THE SUCCESSFUL OPERATION OF ANY SYSTEM.
PERMITTEE RESPONSIBLE FOR OBTAINING FINAL APPROVAL ON THIS PERMIT.
CALL 410-313-1771 TO SCHEDULE INSPECTIONS.











545 Potomac Rd / Joppa Maryland 21085 (1) 443 388 4519 / 410 934 9215
 (1) 410 277 3571 bestshouses@gmail.com



1 CAR GARAGE 14x22 (308 SF) construction
1 porch (344 SF) 10x12+14x6 PRECAB

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(1) 410 277 3571 bestshomes@gmail.com

