

Approved 7/7/26
-H.O.

Record Detail (This section is required.)

Permit Type	Permit Number	Opened Date
Building/Residential/Garage/Detached	B25004681	10/20/2025
Description of Work		
SFD/ INSTALL 24x30 Galvanized Steel Framework Double Coated detached metal garage/, 1 STORY, Existing, 1R, 0FB, 0HB, 0FP, OTHER STRUCTURE = Detached Garage, 0BR, PORCH/DECK = N/A, ENERGY METHOD = N/A,		

Online BP.

g2 10/30/25

[check spelling](#)

Address (This section is required.)

Search	Reset	Clear	Get Parcel & Owner		
Street #	Street Name	Street Type			
7251	MINK HOLLOW	RD			
Unit Type	Unit #	X Coordinate	Y Coordinate		
--Select--		-76.99352	39.1731		
City	State	Zip Code	Primary		
HIGHLAND	MD	20777	Yes		

Parcel (This section is required.)

Search	Reset	Clear	Get Address & Owner			
GIS ID	Parcel	Parcel Area	Land Value	Improved Value	Exemption Value	Plan Area
849755	492	2	286200	826700	540500	RURAL

Legal Description

IMPS2.000 A[] 7251 MINK HOLLOW RD[] HIGHLAND

[check spelling](#)

Block	Lot	Census Tract	Council Dist	Inspection Dist	Supervisor Dist	Map #	DAP Zone
		605101	5				
Plan Area	State Tax Id		Subdivision Name				
	1405403480						
Section	Area		Tax Map				
			40				
Grid	Zoning District		ADC Map				
40-7	RR-DEO		5051-A3				
SDP No.	Final Plan No.		WP File No.				
Record Plat No.	WS Contract No.		FDP No.		Primary		
					Yes		
Owner Occupied	Year Built		Historic District				
☐ Yes ☐ No	1988		☐ Yes ☒ No				
Historic District Registry No.	Stat Area		Flood Plain				
	5-04A		☐ Yes ☒ No				
Building No							

Owner (This section is not required.)

Search	Reset	Clear
Name	FINN J	
Address Line 1	7251 Mink Hollow Road	
Address Line 2		
Address Line 3		
Mail City	Highland	
Mail State	MD	
Mail Zip Code	20777	
Phone	206-250-2719	
Primary	Yes	
E-mail		

Mrjos@finn@gmail.com

Cell Number

Fax Number

Professionals (This section is not required.)

License # *
0
License Type *
Home Owner
Primary
Yes
Business Name
HOMEOWNER
First Name
JOSE
Middle Name
R
Last Name
FINN
Address Line 1
7251 MINK HOLLOW ROAD
Address Line 2
City
HIGHLAND
State
MD
ZIP Code
20777
Phone 1
206-250-2719
Phone 2
Fax
E-mail
Mrjosefinn@gmail.com

Applicant (This section is not required.)

Search As Owner As Lic. Prof As Contact

Type *
Applicant
Relationship
Applicant
Primary
No
First Name
Jose
MI
R
Last Name
Finn
Full Name
FINN JOSE RIVERA JR
Organization Name
FINN JOSE RIVERA JR
Street Address
7251 Mink Hollow Road
Address Line 2
City
Highland
State
MD
Zip Code
20777-9775
Phone
2062502719
Cell
Fax
E-mail *
Mrjosefinn@gmail.com

Contact (This section is not required.)

Search As Owner As Lic. Prof As Contact

Type
Contact
Relationship
--Select--
Primary
No
First Name
Jose
MI
R
Last Name
Finn
Full Name
Jose R Finn
Organization Name
Street Address
7251 Mink Hollow Road
Address Line 2
City
Highland
State
MD
Zip Code
20777
Phone
206-250-2719
Cell
Fax
E-mail
Mrjosefinn@gmail.com

Addtl Info

Est Construction Cost *
22420
Housing Units *
0
Number of Buildings *
1
Public Owned
No
Construction Type
438 - Additions of Residential Garages and Carports

RESIDENTIAL ADDITION INFORMATION

RESIDENTIAL ADDITION INFORMATION

Capital Project-No Fee *

☐ Yes ☒ No

Capital Project Number

(Text)

Fee Exempt *

☐ Yes ☒ No

Roadside Tree Project Permit

☐ Yes ☒ No

Roadside Tree Pr

No of Stories *	Foundation *	Basement *	No of Rooms *	Full Baths *	Ha
1	(Text) Existing	N/A	1	0	0
(Text)					
Model *					
SFD/ INSTALL 24x30 Galvanized Steel Framework Double Coated detached metal garage/					
check spelling					
Other Structure *	Bedrooms *	Porch Deck *	No of Fireplaces *	Type of Fireplace	
Detached Garage	0	N/A	0	--Select--	
W & S Fees Paid	Water *	Sewage *	Utilities *	Heating System *	Sprinkler System *
☐ Yes ☐ No	Private	Private	Electric	Electric & Oil	None
1st Floor Width	1st Floor Depth	2nd Floor Width	2nd Floor Depth	Basement Width	Basement Depth
24	FT (Number) 30	FT (Number)	FT (Number)	FT (Number)	FT (Number)
Total Square Footage *	Occupiable Square Footage *	Affordable Housing Funding *		Foundation Measurement	
720	0	N/A		(Text)	
Walls	Roof	Change In Use	Grading Permit No	Senior Housing	MIHU Outside Downtown Columbia
(Text)	(Text)	☐ Yes ☒ No	TBD	☐ Yes ☐ No	☐ Yes ☐ No
Additional Description Info					Expiration Date
					4/28/2026
					MIHU Required Units
					(Num)
check spelling					

GREEN INFORMATION

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

STORM WATER MANAGEMENT

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

Submit Cancel

<https://www.youtube.com/@bigbuildingsdirect>

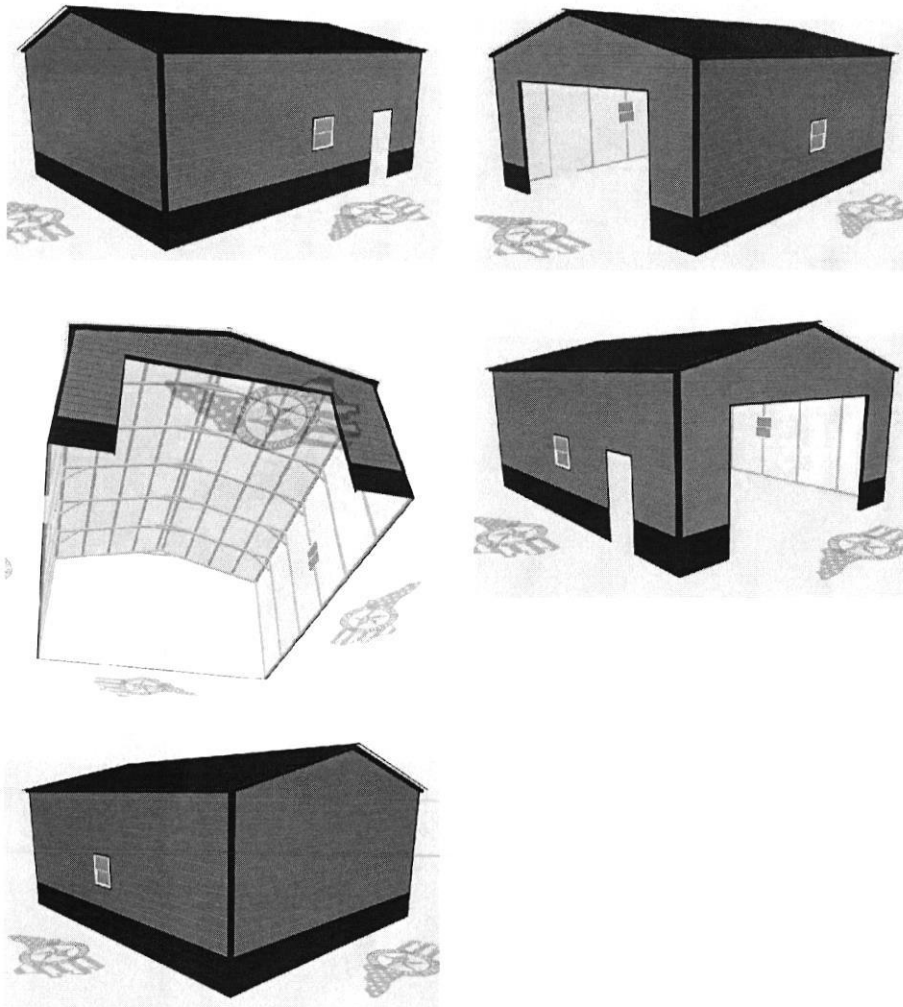
Your 3D Renderings of Your Project

Colors

**Colors to be defined by customer at
time of order**

[Update Colors?](#)

[View Color Chart](#)



Howard County Permit Department,

10/20/2025

B25004681

Residential Detached Garage
Permit

7251 MINK HOLLOW RD 5051A3, HIGHLAND MD 20777

We would like to have a 24 x 30 (720 SF) pre-made metal garage installed on our property at 7251 Mink Hollow Rd. Highland, MD 20777. This structure will be used for storage purposes. Electricity, HVAC and Plumbing will not be added to this structure at this time. The structure will be sitting on a leveled 30 x 40 asphalt pad which is connected to the driveway. The structure will more than 15 FT away from the property line.

Thank you,

Jose Finn

7251 Mink Hollow Rd. Highland, MD 20777

206-250-2719, mrjosefinn@gmail.com

Oswald Jr, Woodin

From: Oswald Jr, Woodin
Sent: Monday, July 6, 2026 7:39 AM
To: Rik Stouffer; Jose Finn
Subject: RE: Perc Test Results_7251 Mink Hollow Road

Hi Rik,

Good morning. Since we are moving from a percolation site plan to a building permit site plan, the following changes should be made to the site plan before submitting to DILP.

1. Change title to "Building Permit Site Plan".
2. Delete Health Officers signature block.
3. Add legend symbol for passed perc, failed perc and did not test perc and provide different symbols for each.
4. Delete the wording "Proposed SDA 10,000 sq. ft."
5. Delete alternate well sites.
6. Add building permit # B25004681 (24' x 30' detach garage) to general note section.

Please let me know if you have any questions.

Thanks,

Hank

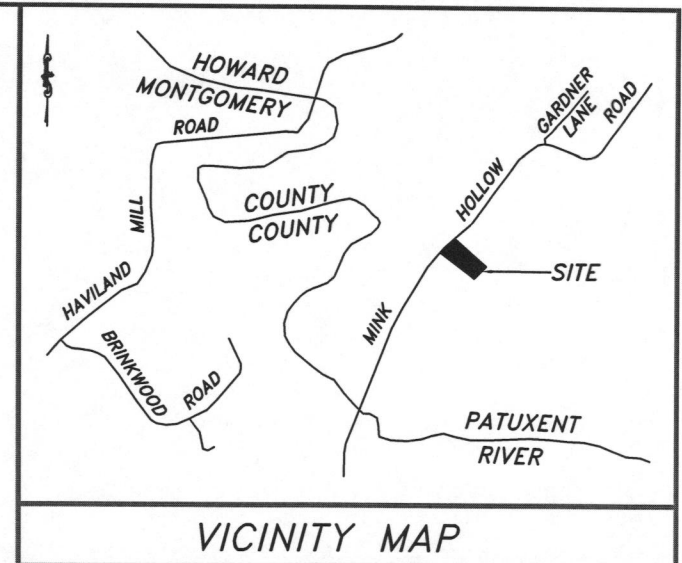
Hank Oswald
Licensed Environmental Health Specialist
Bureau of Environmental Health
Howard County Health Department
8930 Stanford Blvd. Columbia, MD 21045
(410) 313 - 1786
www.hchealth.org

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From: Rik Stouffer <rik@nttsurveyors.com>
Sent: Thursday, July 2, 2026 2:46 PM
To: Jose Finn <mrjosefinn@gmail.com>
Cc: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: RE: Perc Test Results_7251 Mink Hollow Road

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VICINITY MAP

GENERAL NOTES:

- 1) THIS AREA DESIGNATES A PRIVATE SEWAGE AREA AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. FOR LOTS CREATED PRIOR TO MARCH OF 1972 IT PROVIDES AT LEAST ENOUGH AREA TO ACCOMMODATE AN INITIAL AND TWO REPLACEMENT SEPTIC SYSTEMS AS REQUIRED BY THE HOWARD COUNTY HEALTH DEPARTMENT. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS AREA SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE AREA. RECORDATION OF A MODIFIED SEWAGE AREA SHALL NOT BE NECESSARY.
- 2) SUBJECT PROPERTY WAS CREATED OCTOBER 16, 1971 BY DEED LIBER 575, FOLIO 574.
- 3) ANY CHANGES TO A PRIVATE SEWAGE AREA SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
- 4) ALL EXISTING WELLS, SEPTIC SYSTEMS AND SEWAGE DISPOSAL AREAS WITHIN 100' OF THE PROPERTY BOUNDARIES LOCATED BY VISUAL INSPECTION ONLY, NO SUBSURFACE UTILITY LOCATION SERVICES USED.
- 5) ALL EXISTING AND PROPOSED WELLS WITHIN 200' DOWN-GRADIENT OF EXISTING OR PROPOSED SEPTIC SYSTEMS AND SEWAGE DISPOSAL EASEMENTS LOCATED BY VISUAL INSPECTION ONLY. NO SUBSURFACE UTILITY LOCATION SERVICES USED.
- 6) THE SITE CONTAINS THE FOLLOWING SOIL TYPES PER GIS INFORMATION:
MaB - MANOR LOAM 3% - 8%
MaC - MANOR LOAM 8% - 15%
MaD - MANOR LOAM 15% - 25%
GmC - GLENVILLE SILT LOAM 8% - 15%
- 7) THE 2' CONTOURS SHOWN HEREON WAS TAKEN FROM GIS INFORMATION AVAILABLE ON THE HOWARD COUNTY WEBSITE AND IS VERIFIED TO ACCURATELY REPRESENT THE RELATIVE CHANGES ON THE SITE.
- 8) NEIGHBORING BUILDINGS AND PROPERTY LINES SHOWN HEREON ARE BASED ON GIS INFORMATION.
- 9) THE STEEP SLOPES SHOWN HEREON WERE DERIVED FROM INFORMATION PROVIDED BY HOWARD COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH.

REVISED 7/2/2026 PER COMMENTS
REVISED 6/3/2026 PER COMMENTS

PERCOLATION SITE PLAN

7251 MINK HOLLOW ROAD

LIBER 18073, FOLIO 185
TAX MAP 40, PARCEL 492
5th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

NTT Associates, Inc.

16205 Old Frederick Rd.
Mt. Airy, Maryland 21771
Phone: (410) 442-2031
Fax: (410) 442-1315

www.nttsurveyors.com

Scale: 1" = 100'
Date: 4/22/2026
Field By: RMS KSW
Drawn By: SCK
File No.: MISC 17523



Richard Stouffer
Professional Land Surveyor 21260
Expiration Date: 6/14/2027

The purpose of this drawing is to facilitate the testing of percolation test holes for the property shown hereon being known as: #7251 MINK HOLLOW ROAD as described in a deed dated February 21, 2018 from Eric G. Kirksey et al. to Sophia Christine Finn et al. recorded among the Land Records of Howard County, Maryland in Liber 18073, folio 185, to obtain a Building Permit for a Detached Garage.

This is to certify that I either personally prepared or was in responsible charge over the preparation of this drawing and the surveying work reflected in it, all set forth in Regulation .12 of Chapter 09.13.06 of the Code of Maryland Annotated Regulations, and is correct, to the best of my knowledge and belief.

LEGEND

- WELL
- CLEANOUT
- SOILS
- 2' CONTOURS
- PROPOSED
- PERC HOLE
- ALTERNATIVE
- WELL SITE

OWNER

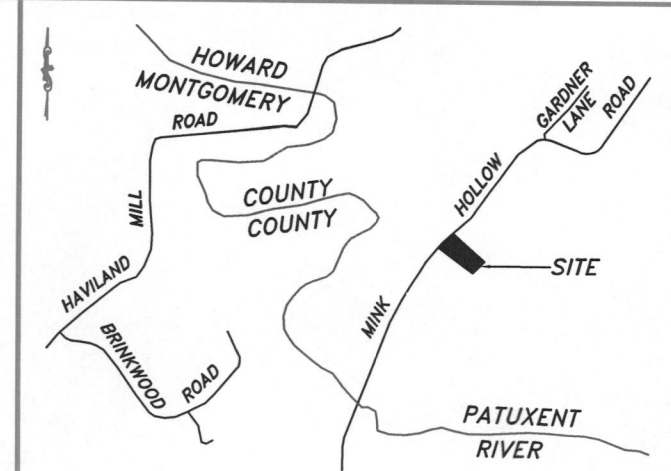
SOPHIA CHRISTINE FINN
JOSE RIVERA FINN JR.
7521 MINK HOLLOW ROAD
HIGHLAND, MARYLAND 20777
PHONE: 206-250-2719
MRJOSEFINN@GMAIL.COM

HOWARD COUNTY, MARYLAND
HEALTH DEPARTMENT

APPROVED FOR PRIVATE WATER AND
PRIVATE SEWERAGE SYSTEMS.

HEALTH OFFICER

B25004681



VICINITY MAP

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- 9) THE STEEP SLOPES SHOWN HEREON WERE DERIVED FROM INFORMATION PROVIDED BY HOWARD COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH.
- 10) BUILDING PERMIT #B25004681 (24'x30' DETACHED GARAGE).

REVISED 7/7/2026 PER COMMENTS
REVISED 7/2/2026 PER COMMENTS
REVISED 6/3/2026 PER COMMENTS

BUILDING PERMIT SITE PLAN

7251 MINK HOLLOW ROAD

LIBER 18073, FOLIO 185
TAX MAP 40, PARCEL 492
5th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

NTT Associates, Inc.
16205 Old Frederick Rd.
Mt. Airy, Maryland 21771
Phone: (410) 442-2031
Fax: (410) 442-1315
www.nttsurveyors.com

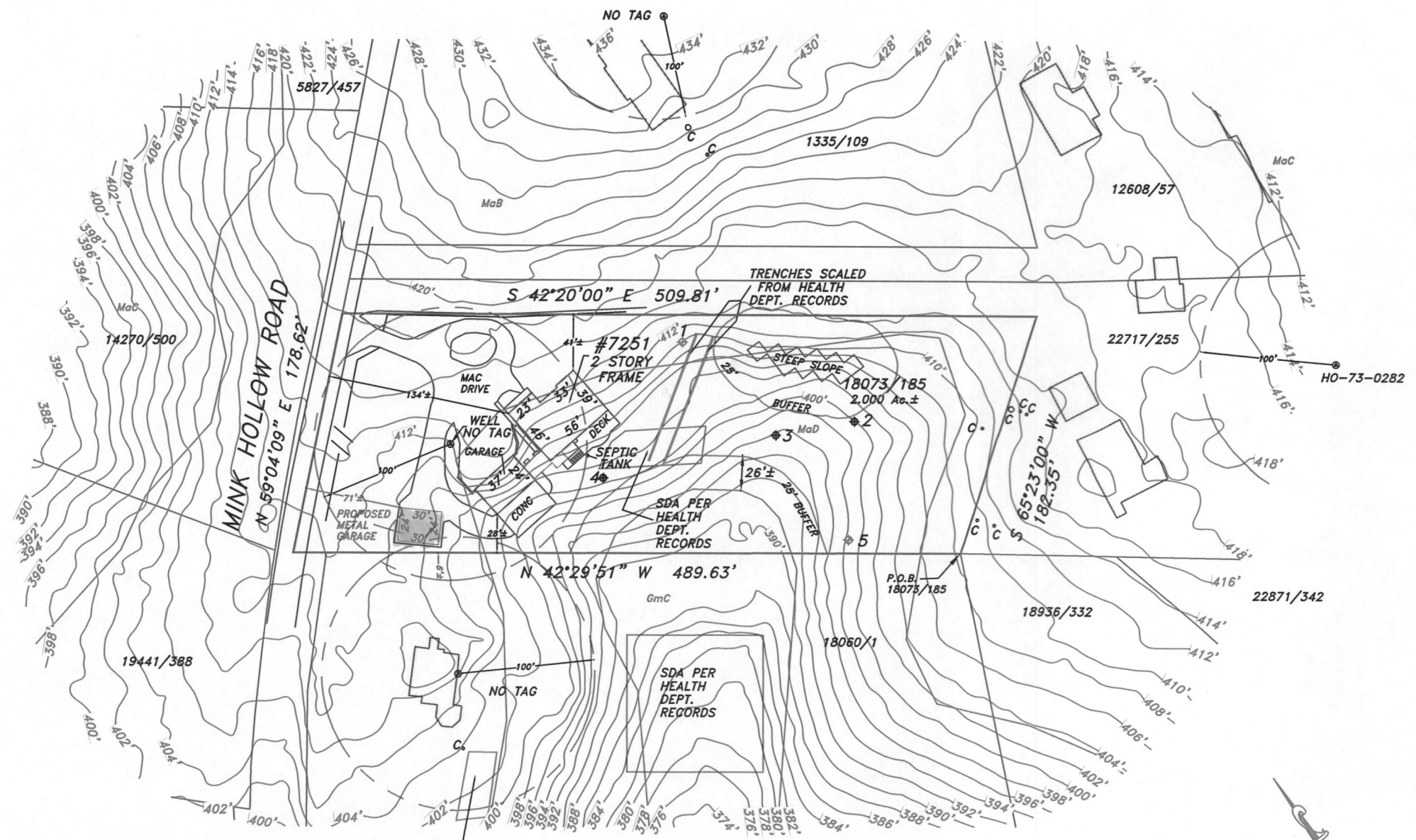
Scale: 1" = 100'
Date: 4/22/2026
Field By: RMS KSW
Drawn By: SCK
File No.: MISC 17523



Richard Stouffer
Professional Land Surveyor 21260
Expiration Date: 6/14/2027

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This is to certify that I either personally prepared or was in responsible charge over the preparation of this drawing and the surveying work reflected in it, all set forth in Regulation .12 of Chapter 09.13.06 of the Code of Maryland Annotated Regulations, and is correct, to the best of my knowledge and belief.



OWNER

SOPHIA CHRISTINE FINN
JOSE RIVERA FINN JR.
7521 MINK HOLLOW ROAD
HIGHLAND, MARYLAND 20777
PHONE: 206-250-2719
MRJOSEFINN@GMAIL.COM

LEGEND

- WELL
- CLEANOUT
- SOILS
- 2' CONTOURS
- PASSED
- PERC HOLE
- FAILED
- PERC HOLE
- DID NOT TEST
- PERC HOLE

Jose and Hank,
Attached is the revised plan per the comments.

Let me know if you need anything else.

Thanks,

Rik Stouffer
Professional Land Surveyor 21260
NTT Associates, Inc.
16205 Old Frederick Road
Mt. Airy, Maryland 21771
Phone: 410-442-2031
Fax: 410-442-1315
Website: <http://www.nttsurveyors.com>

From: Jose Finn <mrjosefinn@gmail.com>
Sent: Wednesday, July 01, 2026 12:26 PM
To: Rik Stouffer <rik@nttsurveyors.com>
Subject: Fwd: Perc Test Results_7251 Mink Hollow Road

Hi Rik,

The Perc waiver was approved with the following conditions listed at the bottom of the form (see attached).

Can you please update your site plan to engineer scale and show the existing well, septic tank and trench locations. Your surveyor or engineer can work off the perc test plan, but don't show the sewage disposal area, because that hasn't been formally established.

Can you please provide this to me and **Oswald Jr, Woodin** <hoswald@howardcountymd.gov> so I can upload it to their system. They said it needs to be on a sheet of paper no larger than 11 x 17".

How fast do you think you can turn this around?

Thanks,

Jose

----- Forwarded message -----

From: **Oswald Jr, Woodin** <hoswald@howardcountymd.gov>

Date: Wed, Jul 1, 2026 at 11:33 AM

Subject: RE: Perc Test Results_7251 Mink Hollow Road

To: Jose Finn <mrjosefinn@gmail.com>

Hi Mr. Finn,

Your email is timely, because I just received a response back this morning. Your waiver request to the perc cert plan requirement has been approved with the following conditions at the bottom of the form (see attached).

Please update your site plan to engineer scale and show the existing well, septic tank and trench locations. Your surveyor or engineer could work off of the perc test plan, but don't show the sewage disposal area, because that hasn't been formally established.

Please let me know when the site plan has been uploaded to the system on a sheet of paper no larger than 11 x 17", and I will look for it in the system.

Let me know if you have any questions.

Regards,

Hank

Hank Oswald

Licensed Environmental Health Specialist

Bureau of Environmental Health

Howard County Health Department

8930 Stanford Blvd. Columbia, MD 21045

(410) 313 - 1786

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From: Jose Finn <mrjosefinn@gmail.com>
Sent: Wednesday, July 1, 2026 10:33 AM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

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Hi Hank,

Any word on the waiver?

Thank you,

Jose Finn

On Jun 24, 2026, at 8:58 AM, Oswald Jr, Woodin <hoswald@howardcountymd.gov> wrote:

Hi Mr. Finn,

Yes, you sent it to me, and I forwarded it to the Deputy Director for his review. As soon as I hear something, I will contact you. Thanks for checking in.

Regards,

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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From: Jose Finn <mrjosefinn@gmail.com>
Sent: Tuesday, June 23, 2026 3:48 PM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

WARNING!!!

This email originated from someone outside of Howard County

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Hank,

Did I ever send you this waiver? I think I may have sent it to Rik by mistake.

On Wed, Jun 17, 2026 at 10:38 AM Rik Stouffer <rik@nttsurveyors.com> wrote:

Jose and Hank,

Hank, will we need to submit a Perc Certification?

I haven't prepared a Perc Certification after a Waiver was approved, is it different than without a waiver?

If we need to do a Perc Certification we should come out and field locate the holes that were dug.

Thanks,

Rik Stouffer

Professional Land Surveyor 21260

NTT Associates, Inc.

16205 Old Frederick Road

Mt. Airy, Maryland 21771

Phone: 410-442-2031

Fax: 410-442-1315

Website: <http://www.nttsurveyors.com>

From: Jose Finn <mrjosefinn@gmail.com>
Sent: Tuesday, June 16, 2026 3:07 PM
To: Rik Stouffer <rik@nttsurveyors.com>
Cc: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

Not right now, but will need the Perc cert if the waiver is approved.

On Tue, Jun 16, 2026 at 9:57 AM Rik Stouffer <rik@nttsurveyors.com> wrote:

Hank and Jose,

Does anyone need anything else from us?

Thanks,

Rik Stouffer

Professional Land Surveyor 21260

NTT Associates, Inc.

16205 Old Frederick Road

Mt. Airy, Maryland 21771

Phone: 410-442-2031

Fax: 410-442-1315

Website: <http://www.nttsurveyors.com>

From: Jose Finn <mrjosefinn@gmail.com>
Sent: Monday, June 15, 2026 2:56 PM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Cc: Rik Stouffer <rik@nttsurveyors.com>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

Hi Hank,

Please see the attached and signed Perc Waiver.

On Mon, Jun 15, 2026 at 2:10 PM Oswald Jr, Woodin <hoswald@howardcountymd.gov> wrote:

Hi Rik,

Attached, please find the perc test results for 7251 Mink Hollow Road. As you will see, perc test hole 3 failed due to poor soil conditions, and perc test hole 2 is located in a swale with visible evidence of stormwater runoff in the area. With that said, the area above test hole 5 could be tested, and possibly used for a replacement system. If that area doesn't perc, then perc testing in front might be the only other option for replacement systems.

At this time, this office recommends further testing to finish out this process, but if the owner doesn't want to conduct additional tests, he may ask for a waiver to the perc cert plan requirements. Please keep in mind that any future additions will likely require finishing out this process.

If the homeowner wishes to pursue the waiver, please complete the attached form with signature and return the form to me. Should you have any questions, please don't hesitate to ask,

Regards,

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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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

APPLICATION FOR WAIVER

To Howard Co Code Subtitle 8: Onsite Sewage Disposal Systems and Subtitle 9: Individual Potable Water Supply Systems

Date Submitted: 15 June 2026

Property Address: 4251 Mink Hollow Rd., Highland, MD 20777

Highland	n/a	40	0034	492	14 05403480
Subdivision	Lot	Tax Map	Grid	Parcel	Tax Account #

Provide a brief site history including previously submitted and active plans with the Health Department or the County (subdivision plans, perc test applications, Building Permit applications):

Perc Test was completed on 11 June 2026 with mixed results. Permit application has been submitted and passed by Howard County and all that is needed is the Perc Cert. for the detached metal garage.

In the area below, list the specific section of the Howard Co Code to which a waiver is being requested and provide a brief summary of the regulation and an explanation of why the waiver is being requested (Attach a separate sheet if necessary).

Regulation Section

Summary and Explanation

1. Section 3.805 (a)

Perc Certification Plan Requirements. Before a building permit is issued, a Perc certification plan shall be submitted and approved that complies with the provisions of this subtitle.

2. _____

Property Owner's Signature

Health Department Use Only

Reviewed by

HCHD Staff

Date

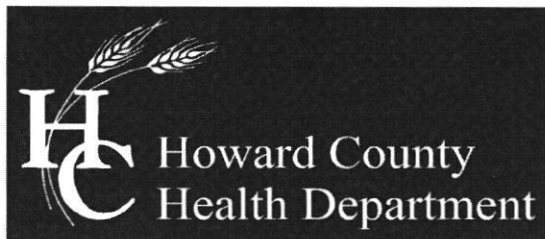
Comments/Conditions:

Approved Per metal garage only, with no conditioned living space - in location shown on perc test plan dated 4/22/26. Any proposed living space addition will require sewage disposal area via additional perc testing

Approved by:

BEH Deputy Director

Date



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 15, 2026

To: NTT Associates, Inc.

Re: *Percolation Test Report*
7251 Mink Hollow Road
Highland, MD 20777

Percolation tests were conducted at 7251 Mink Hollow Road (Tax Map 40, Parcel 492) on June 11, 2026. Perc test rates and soil profiles were documented for 4 locations. Test holes 1, and 5 passed while test hole 3 failed due to deep silty clay loam with no movement on the perc. Test hole #2 is located inside the swale, with evidence of storm water run-off on both sides of the test hole. This area would not be suitable for sewage disposal. Test hole #4 was not tested, but it would likely pass since it's located uphill out of the swale and next to the existing septic system.

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 sewage disposal area (SDA) are represented by test locations having satisfactory perc test rates and soil conditions. The sewage disposal area must be at least 10,000 sq. ft.

To finish out the process of establishing an SDA on the property, the engineer should submit a revised perc test plan to conduct additional testing above test hole #5 or in the front yard. Alternatively, if the homeowner does not want to conduct additional tests, he may request a one-time waiver to the perc cert plan requirements for the proposed detached garage. Please note, any future addition would likely be placed on hold until a suitable SDA has been established through more perc testing.

Should you have any questions regarding this evaluation, please contact me. I may be reached at (410) 313-1786.

Respectfully,

Hank Oswald

Hank Oswald, L.E.H.S
Bureau of Environmental Health
Well & Septic Program

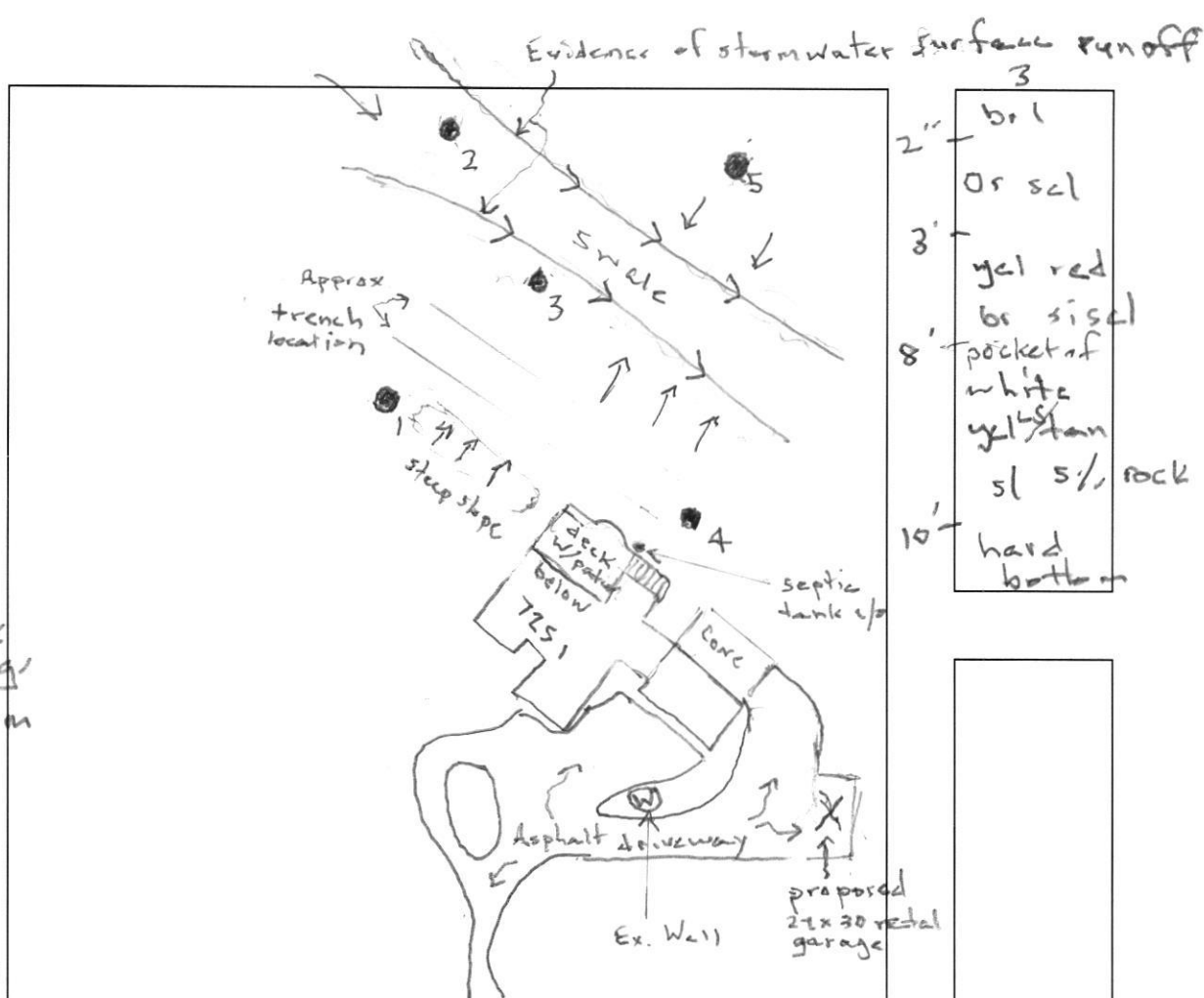
Attachment: Percolation Test Field Notes

AP 591071

1
1-2" br l
yel red
br scl
w/ few roots
~2' yel red br
sl 2% rock
5' yel tan
sl pl
15-20% rock
frag
11' hard bottom

2
2' br l
reddish
br scl
w/ few roots
3' yel tan
si sl tight
~6 1/2' to 7' tan si
sl loose
w/ mica
12'

5
2" br l
Or scl
2-5% rock
3 1/2-4' tan si
sl
loose
w/ mica
schist
12'



3
2" br l
Or scl
3' yel red
br si scl
8' pocket of
white
yel tan
sl 5% rock
10' hard
bottom

7251 Mink Hollow Rd

DATE	TEST #	DEPTH	START	BREAK 1" DROP	STOP 2" DROP	TIME OF 2ND INCH	P/F/H
6/11/26	1	4' 1/2'	8:48	8:53	9:04	5	P
6/11/26	2	4' 1/2'	9:38	9:55	10:35 +	-	F
reshelf	3	8' 1/2'	10:56	11:01	11:23	22	H
6/11/26	5	4' 1/2'	9:47	9:49	9:51	2	P
6/11/26	3	6 1/2' / 10 1/2'	10:04	10:47 +	-	-	F

REMARKS septic tank cleanout is 22" from corner deck post
LEHS Hank Oswald BACKHOE Eagles - Mike OTHERS Owner for pt#1 only
TEST HOLES USED IN SDA _____ AVG. PERC TIME _____ SQ. FT/BR _____
TRENCH WIDTH _____ INLET DEPTH _____ MAX. BOT DEPTH _____ EFFECTIVE S/W _____

Oswald Jr, Woodin

From: Jose Finn <mrjosefinn@gmail.com>
Sent: Monday, June 15, 2026 2:56 PM
To: Oswald Jr, Woodin
Cc: rik@nttsurveyors.com
Subject: Re: Perc Test Results_7251 Mink Hollow Road
Attachments: 2026-06-15 Perc waiver.pdf

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Hi Hank,

Please see the attached and signed Perc Waiver.

On Mon, Jun 15, 2026 at 2:10 PM Oswald Jr, Woodin <hoswald@howardcountymd.gov> wrote:

Hi Rik,

Attached, please find the perc test results for 7251 Mink Hollow Road. As you will see, perc test hole 3 failed due to poor soil conditions, and perc test hole 2 is located in a swale with visible evidence of stormwater runoff in the area. With that said, the area above test hole 5 could be tested, and possibly used for a replacement system. If that area doesn't perc, then perc testing in front might be the only other option for replacement systems.

At this time, this office recommends further testing to finish out this process, but if the owner doesn't want to conduct additional tests, he may ask for a waiver to the perc cert plan requirements. Please keep in mind that any future additions will likely require finishing out this process.

If the homeowner wishes to pursue the waiver, please complete the attached form with signature and return the form to me. Should you have any questions, please don't hesitate to ask,

Regards,

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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Site Visit – 6/11/26
7251 Mink Hollow Road
Highland, MD 20777

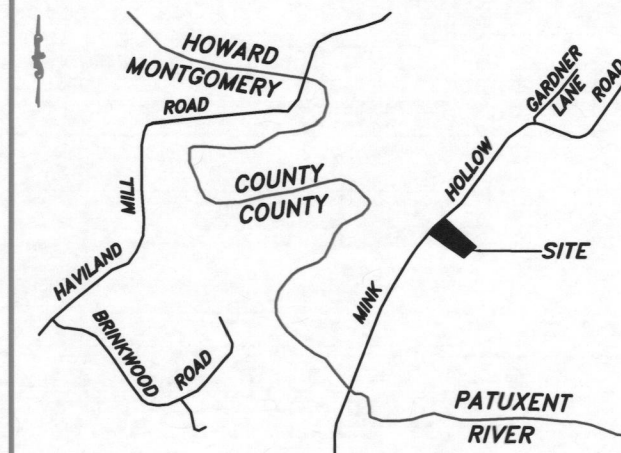


Site Visit – 6/11/26
7251 Mink Hollow Road
Highland, MD 20777



Site Visit – 6/11/26
7251 Mink Hollow Road
Highland, MD 20777

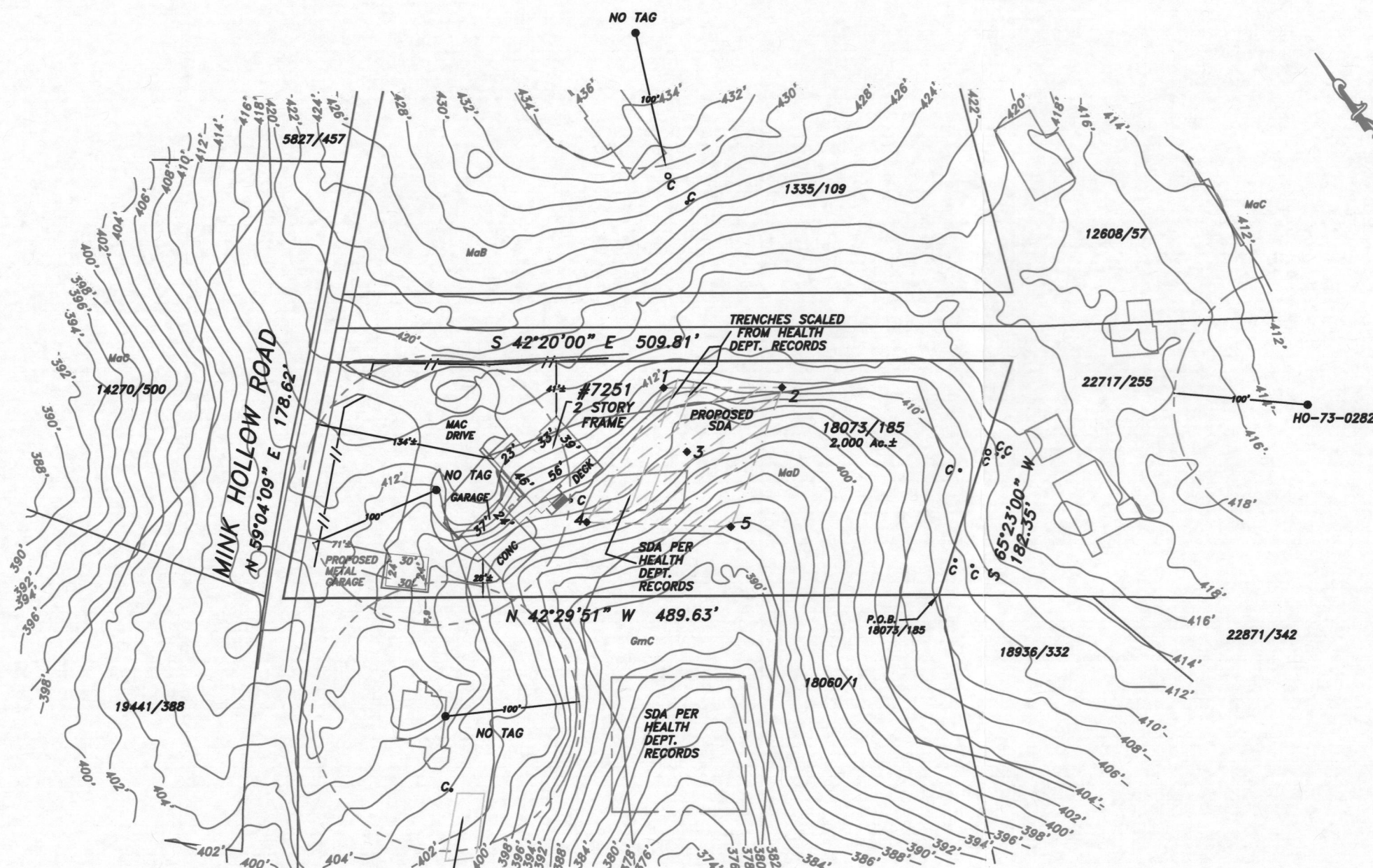




VICINITY MAP 1" = 2,500'

GENERAL NOTES:

- 1) THIS AREA DESIGNATES A PRIVATE SEWAGE AREA AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. FOR LOTS CREATED PRIOR TO MARCH OF 1972 IT PROVIDES AT LEAST ENOUGH AREA TO ACCOMMODATE AN INITIAL AND TWO REPLACEMENT SEPTIC SYSTEMS AS REQUIRED BY THE HOWARD COUNTY HEALTH DEPARTMENT. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS AREA SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE AREA. RECORDATION OF A MODIFIED SEWAGE AREA SHALL NOT BE NECESSARY.
- 2) SUBJECT PROPERTY WAS CREATED OCTOBER 16, 1971 BY DEED LIBER 575, FOLIO 574.
- 3) ANY CHANGES TO A PRIVATE SEWAGE AREA SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
- 4) ALL EXISTING WELLS, SEPTIC SYSTEMS AND SEWAGE DISPOSAL AREAS WITHIN 100' OF THE PROPERTY BOUNDARIES LOCATED BY VISUAL INSPECTION ONLY, NO SUBSURFACE UTILITY LOCATION SERVICES USED.
- 5) ALL EXISTING AND PROPOSED WELLS WITHIN 200' DOWN-GRADIENT OF EXISTING OR PROPOSED SEPTIC SYSTEMS AND SEWAGE DISPOSAL EASEMENTS LOCATED BY VISUAL INSPECTION ONLY. NO SUBSURFACE UTILITY LOCATION SERVICES USED.
- 6) THE SITE CONTAINS THE FOLLOWING SOIL TYPES PER GIS INFORMATION:
MaB - MANOR LOAM 3% - 8%
MaC - MANOR LOAM 8% - 15%
MaD - MANOR LOAM 15% - 25%
GmC - GLENVILLE SILT LOAM 8% - 15%
- 7) THE 2' CONTOURS SHOWN HEREON WAS TAKEN FROM GIS INFORMATION AVAILABLE ON THE HOWARD COUNTY WEBSITE AND IS VERIFIED TO ACCURATELY REPRESENT THE RELATIVE CHANGES ON THE SITE.
- 8) NEIGHBORING BUILDINGS AND PROPERTY LINES SHOWN HEREON ARE BASED ON GIS INFORMATION.



LEGEND

WELL
CLEANOUT
SOILS
2' CONTOURS
PROPOSED
PERC HOLE

●
C.
GmC
— 402' —
◆ 1

SEPTIC SYSTEM
PER HEALTH
DEPT. RECORDS

HOWARD COUNTY, MARYLAND
HEALTH DEPARTMENT

APPROVED FOR PRIVATE WATER AND
PRIVATE SEWERAGE SYSTEMS.

HEALTH OFFICER

OWNER

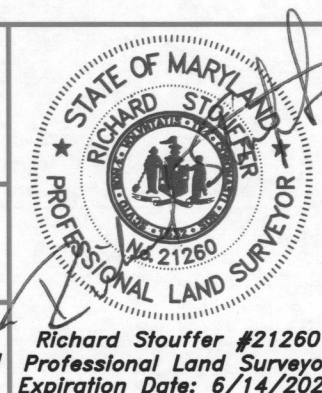
SOPHIA CHRISTINE FINN
JOSE RIVERA FINN JR.
7251 MINK HOLLOW ROAD
HIGHLAND, MARYLAND 20777
PHONE: 206-250-2719
MRJOSEFINN@GMAIL.COM

The purpose of this drawing is to facilitate the testing of percolation test holes for the property shown hereon being known as: #7251 MINK HOLLOW ROAD as described in a deed dated February 21, 2018 from Eric G. Kirksey et al. to Sophia Christine Finn et al. recorded among the Land Records of Howard County, Maryland in Liber 18073, folio 185, to obtain a Building Permit for a Detached Garage.

0' 100' 200' 300'



This is to certify that I either personally prepared or was in responsible charge over the preparation of this drawing and the surveying work reflected in it, all set forth in Regulation .12 of Chapter 09.13.06 of the Code of Maryland Annotated Regulations, and is correct, to the best of my knowledge and belief.



PERCOLATION SITE PLAN

7251 MINK HOLLOW ROAD

LIBER 18073, FOLIO 185
TAX MAP 40, PARCEL 492
5th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

NTT Associates, Inc.
16205 Old Frederick Rd.
Mt. Airy, Maryland 21771
Phone: (410) 442-2031
Fax: (410) 442-1315
www.nttsurveyors.com

Scale: 1" = 100'
Date: 4/22/2026
Field By: RMS KSW
Drawn By: SCK
File No.: MISC 17523

Oswald Jr, Woodin

From: Oswald Jr, Woodin
Sent: Monday, June 1, 2026 1:43 PM
To: 'rik@nttsurveyors.com'
Cc: mrjosefinn@gmail.com
Subject: Perc Test Plan_7251 Mink Hollow Road

Hi Rik,

Good afternoon. The perc test plan 7215 Mink Hollow Road has been reviewed with the following comments.

1. The proposed sewage disposal area (SDA) is within 10 feet of the wet season soil boundary line. Please adjust the proposed area to be at least 25 feet away from the line.
2. Please provide a larger scaled perc test plan (if you can). It's hard to see all of the details at this scale. Maybe change the scale of the plan to 1":60'.
3. Make septic trench lines a different color and more noticeable.
4. Add square footage to the SDA.
5. Add two alternate well sites to the test plan.

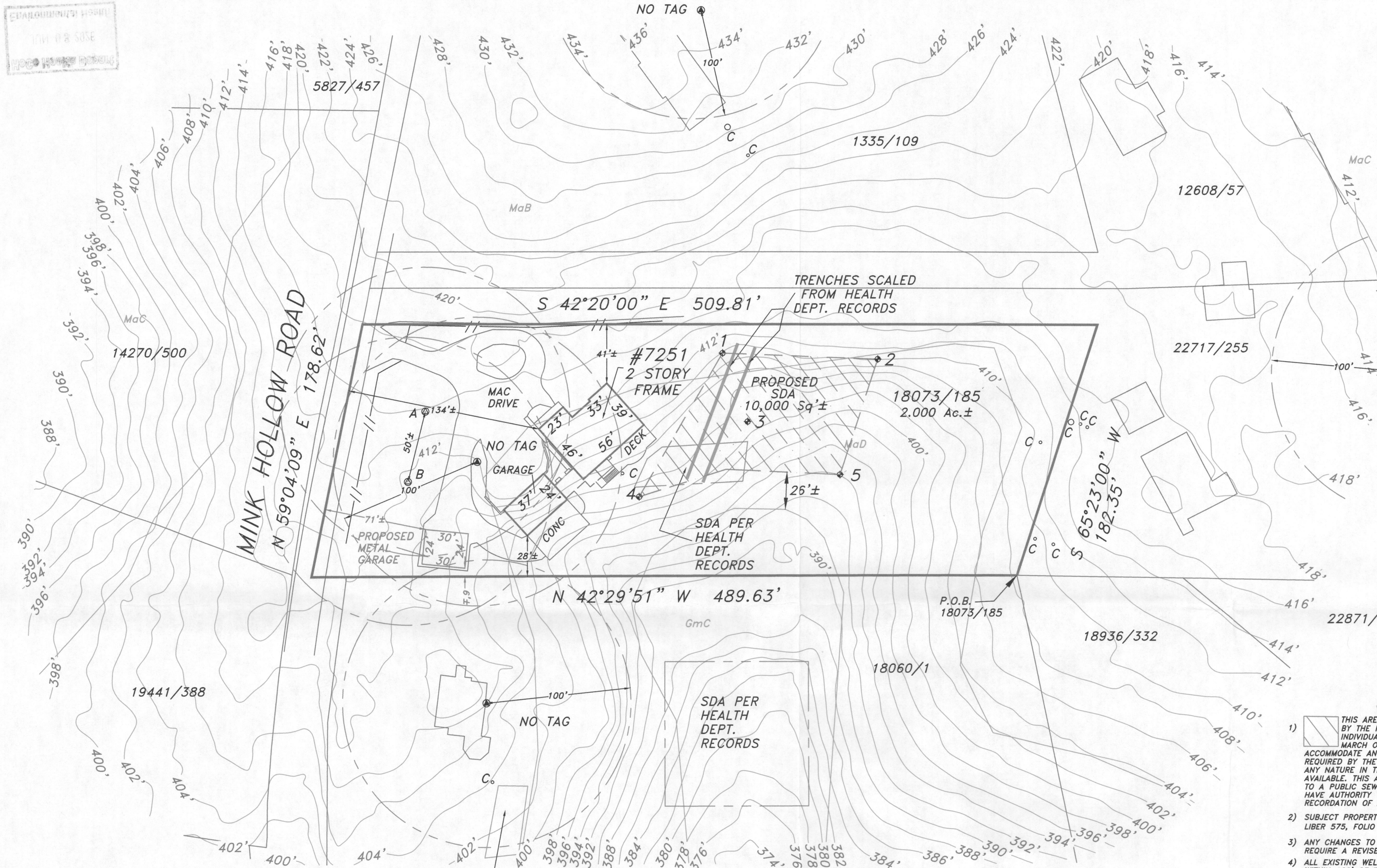
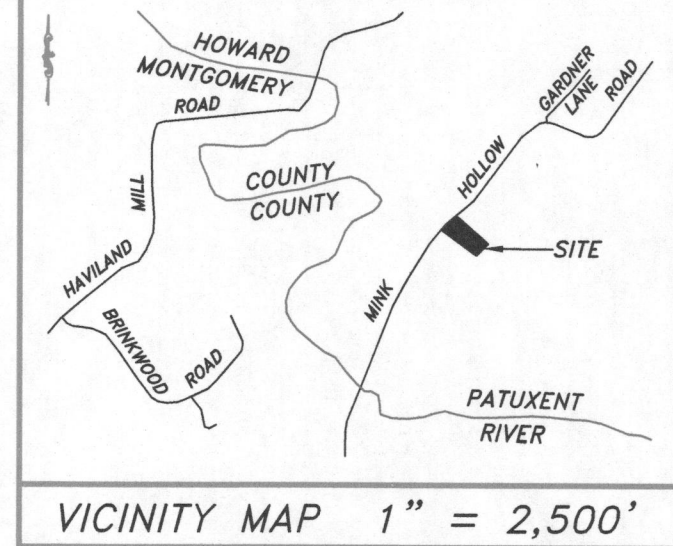
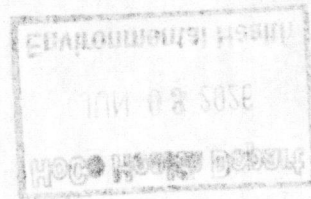
Depending on how quickly you can turn these revisions around, stake the proposed test hole sites, and hire a septic contractor etc., I would like to schedule this perc as soon as next Tuesday 6/9 or Thursday 6/11 starting at 9. I can provide other dates if this isn't feasible. Please confirm.

Regards,

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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SEPTIC SYSTEM
PER HEALTH
DEPT. RECORDS

GENERAL NOTES:

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- SUBJECT PROPERTY WAS CREATED OCTOBER 16, 1971 BY DEED LIBER 575, FOLIO 574.
- ANY CHANGES TO A PRIVATE SEWAGE AREA SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
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- THE SITE CONTAINS THE FOLLOWING SOIL TYPES PER GIS INFORMATION:
MaB - MANOR LOAM 3% - 8%
MaC - MANOR LOAM 8% - 15%
MaD - MANOR LOAM 15% - 25%
GmC - GLENVILLE SILT LOAM 8% - 15%
- THE 2' CONTOURS SHOWN HEREON WAS TAKEN FROM GIS INFORMATION AVAILABLE ON THE HOWARD COUNTY WEBSITE AND IS VERIFIED TO ACCURATELY REPRESENT THE RELATIVE CHANGES ON THE SITE.
- NEIGHBORING BUILDINGS AND PROPERTY LINES SHOWN HEREON ARE BASED ON GIS INFORMATION.

REVISED 6/2/2026 PER COMMENTS

HOWARD COUNTY, MARYLAND
HEALTH DEPARTMENT

APPROVED FOR PRIVATE WATER AND
PRIVATE SEWERAGE SYSTEMS.

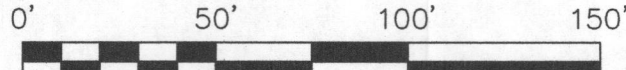
HEALTH OFFICER

OWNER

SOPHIA CHRISTINE FINN
JOSE RIVERA FINN JR.
7521 MINK HOLLOW ROAD
HIGHLAND, MARYLAND 20777
PHONE: 206-250-2719
MRJOSEFINN@GMAIL.COM

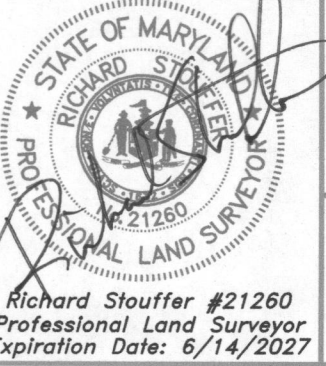
LEGEND

- WELL
- CLEANOUT
- SOILS
- 2' CONTOURS
- PROPOSED
- PERC HOLE
- ALTERNATIVE
- WELL SITE



The purpose of this drawing is to facilitate the testing of percolation test holes for the property shown hereon being known as: #7251 MINK HOLLOW ROAD as described in a deed dated February 21, 2018 from Eric G. Kirksey et al. to Sophia Christine Finn et al. recorded among the Land Records of Howard County, Maryland in Liber 18073, folio 185, to obtain a Building Permit for a Detached Garage.

This is to certify that I either personally prepared or was in responsible charge over the preparation of this drawing and the surveying work reflected in it, all set forth in Regulation 12 of Chapter 08.13.06 of the Code of Maryland Annotated Regulations, and is correct, to the best of my knowledge and belief.



PERCOLATION SITE PLAN

7521 MINK HOLLOW ROAD
LIBER 18073, FOLIO 185
TAX MAP 40, PARCEL 492
5th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

NTT Associates, Inc.

16205 Old Frederick Rd.
Mt. Airy, Maryland 21771
Phone: (410) 442-2031
Fax: (410) 442-1315
www.nttsurveyors.com

Scale: 1" = 50'

Date: 4/22/2026

Field By: RMS KSW

Drawn By: SCCK

File No.: MISC 17523

Oswald Jr, Woodin

From: Oswald Jr, Woodin
Sent: Friday, October 31, 2025 10:47 AM
To: Mrjosefinn@gmail.com
Subject: B25004681_7251 Mink Hollow Road_24' x 30'
Attachments: Building Permit Application Process.pdf; ENGINEERS_2.4.2020.pdf; SEPTIC CONTRACTORS 2.4.2020.pdf

Dear Mr. Finn,

This email is in response to building permit # B25004681. The application describes a 24' x 30' 1-story metal garage. Prior to Health Department approval of the building permit, the following must be completed.

1. Conduct perc testing to establish a sewage disposal area (SDA) on the property.
2. Provide a percolation certification plan from an engineer to formally establish the SDA.
3. Update building permit site plan to include the existing well and septic system components plus the approved SDA on a sheet of paper no larger than 11" x 17". It must print to scale.
4. Evaluate the existing well during perc test for required setbacks and well head construction standards.

The perc test starts with an application, test plan and fee from an engineer. Should you have any questions or wish to discuss, please don't hesitate to contact me.

Regards,

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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Oswald Jr, Woodin

From: Oswald Jr, Woodin
Sent: Wednesday, July 1, 2026 11:32 AM
To: 'Jose Finn'
Subject: RE: Perc Test Results_7251 Mink Hollow Road
Attachments: Waiver_7251 Mink Hollow Road.pdf

Hi Mr. Finn,

Your email is timely, because I just received a response back this morning. Your waiver request to the perc cert plan requirement has been approved with the following conditions at the bottom of the form (see attached).

Please update your site plan to engineer scale and show the existing well, septic tank and trench locations. Your surveyor or engineer could work off of the perc test plan, but don't show the sewage disposal area, because that hasn't been formally established.

Please let me know when the site plan has been uploaded to the system on a sheet of paper no larger than 11 x 17", and I will look for it in the system.

Let me know if you have any questions.

Regards,

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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From: Jose Finn <mrjosefinn@gmail.com>
Sent: Wednesday, July 1, 2026 10:33 AM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

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Hi Hank,

Any word on the waiver?

Thank you,
Jose Finn

On Jun 24, 2026, at 8:58 AM, Oswald Jr, Woodin <hoswald@howardcountymd.gov> wrote:

Hi Mr. Finn,

Yes, you sent it to me, and I forwarded it to the Deputy Director for his review. As soon as I hear something, I will contact you. Thanks for checking in.

Regards,

Hank

Hank Oswald
Licensed Environmental Health Specialist
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From: Jose Finn <mrjosefinn@gmail.com>
Sent: Tuesday, June 23, 2026 3:48 PM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

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Hank,

Did I ever send you this waiver? I think I may have sent it to Rik by mistake.

On Wed, Jun 17, 2026 at 10:38 AM Rik Stouffer <rik@nttsurveyors.com> wrote:

Jose and Hank,

Hank, will we need to submit a Perc Certification?

I haven't prepared a Perc Certification after a Waiver was approved, is it different than without a waiver?

If we need to do a Perc Certification we should come out and field locate the holes that were dug.

Thanks,

Rik Stouffer

Professional Land Surveyor 21260

NTT Associates, Inc.

16205 Old Frederick Road

Mt. Airy, Maryland 21771

Phone: 410-442-2031

Fax: 410-442-1315

Website: <http://www.nttsurveyors.com>

From: Jose Finn <mrjosefinn@gmail.com>
Sent: Tuesday, June 16, 2026 3:07 PM
To: Rik Stouffer <rik@nttsurveyors.com>
Cc: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Subject: Re: Perc Test Results_7251 Mink Hollow Road

Not right now, but will need the Perc cert if the waiver is approved.

On Tue, Jun 16, 2026 at 9:57 AM Rik Stouffer <rik@nttsurveyors.com> wrote:

Hank and Jose,

Does anyone need anything else from us?

Thanks,

Rik Stouffer

Professional Land Surveyor 21260

NTT Associates, Inc.

16205 Old Frederick Road

Mt. Airy, Maryland 21771

Phone: 410-442-2031

Fax: 410-442-1315

Website: <http://www.nttsurveyors.com>

From: Jose Finn <mrjosefinn@gmail.com>
Sent: Monday, June 15, 2026 2:56 PM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Cc: Rik Stouffer <rik@nttsurveyors.com>
Subject: Re: Perc Test Results 7251 Mink Hollow Road

Hi Hank,

Please see the attached and signed Perc Waiver.

On Mon, Jun 15, 2026 at 2:10 PM Oswald Jr, Woodin <hoswald@howardcountymd.gov> wrote:

Hi Rik,

Attached, please find the perc test results for 7251 Mink Hollow Road. As you will see, perc test hole 3 failed due to poor soil conditions, and perc test hole 2 is located in a swale with visible evidence of stormwater runoff in the area. With that said, the area above test hole 5 could be tested, and possibly used for a replacement system. If that area doesn't perc, then perc testing in front might be the only other option for replacement systems.

At this time, this office recommends further testing to finish out this process, but if the owner doesn't want to conduct additional tests, he may ask for a waiver to the perc cert plan requirements. Please keep in mind that any future additions will likely require finishing out this process.

If the homeowner wishes to pursue the waiver, please complete the attached form with signature and return the form to me. Should you have any questions, please don't hesitate to ask,

Regards,

Hank

Hank Oswald

Licensed Environmental Health Specialist

Bureau of Environmental Health

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Oswald Jr, Woodin

From: Rik Stouffer <rik@nttsurveyors.com>
Sent: Wednesday, June 3, 2026 12:51 PM
To: Oswald Jr, Woodin
Cc: mrjosefinn@gmail.com; Scott Krell
Subject: RE: Perc Test Plan_7251 Mink Hollow Road
Attachments: MISC 17523 6-3.pdf

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Hank,
Attached is a copy of the revised Perc Test Plan for 7251 Mink Hollow Road per your request. Can you please take a look at this and confirm this works for you.
I am sorry we missed the steep slopes on the prior plan.

Thanks,

Rik Stouffer
Professional Land Surveyor 21260
NTT Associates, Inc.
16205 Old Frederick Road
Mt. Airy, Maryland 21771
Phone: 410-442-2031
Fax: 410-442-1315
Website: <http://www.nttsurveyors.com>

From: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Sent: Wednesday, June 03, 2026 11:01 AM
To: Rik Stouffer <rik@nttsurveyors.com>
Cc: mrjosefinn@gmail.com
Subject: RE: Perc Test Plan_7251 Mink Hollow Road

Hi Rik,

Thanks for dropping off the revised test plan this morning. I was just looking it over, and there appears to be steep slopes (greater than 25%) in between proposed PT#1 and PT#2. Please see attached GIS image. Would you mind taking a look at this? We may need to adjust the area to stay 25 feet off of them.

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
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From: Rik Stouffer <rik@nttsurveyors.com>
Sent: Wednesday, June 3, 2026 9:39 AM
To: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Cc: mrjosefinn@gmail.com
Subject: RE: Perc Test Plan_7251 Mink Hollow Road

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Hank,
I am leaving Woodbine now to deliver the plans. I should be there in half an hour.

Thanks,

Rik Stouffer
Professional Land Surveyor 21260
NTT Associates, Inc.
16205 Old Frederick Road
Mt. Airy, Maryland 21771
Phone: 410-442-2031
Fax: 410-442-1315
Website: <http://www.nttsurveyors.com>

From: Oswald Jr, Woodin <hoswald@howardcountymd.gov>
Sent: Wednesday, June 03, 2026 9:37 AM
To: Rik Stouffer <rik@nttsurveyors.com>
Cc: mrjosefinn@gmail.com
Subject: RE: Perc Test Plan_7251 Mink Hollow Road

Hi Rik,

I am following up on your voicemail from yesterday. If you can forward the new version of the test plan before Friday, we should be able to still test next week.

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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From: Oswald Jr, Woodin
Sent: Tuesday, June 2, 2026 2:35 PM
To: 'rik@nttsurveyors.com' <rik@nttsurveyors.com>
Cc: 'mrjosefinn@gmail.com' <mrjosefinn@gmail.com>
Subject: RE: Perc Test Plan_7251 Mink Hollow Road

Hi Rik,

Please see attached list of septic contractors.

Thanks,

Hank

Hank Oswald
Licensed Environmental Health Specialist
Bureau of Environmental Health
Howard County Health Department
8930 Stanford Blvd. Columbia, MD 21045
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From: Oswald Jr, Woodin
Sent: Monday, June 1, 2026 1:43 PM
To: 'rik@nttsurveyors.com' <rik@nttsurveyors.com>
Cc: mrjosefinn@gmail.com
Subject: Perc Test Plan_7251 Mink Hollow Road

Hi Rik,

Good afternoon. The perc test plan 7215 Mink Hollow Road has been reviewed with the following comments.

1. The proposed sewage disposal area (SDA) is within 10 feet of the wet season soil boundary line. Please adjust the proposed area to be at least 25 feet away from the line.
2. Please provide a larger scaled perc test plan (if you can). It's hard to see all of the details at this scale. Maybe change the scale of the plan to 1":60'.
3. Make septic trench lines a different color and more noticeable.
4. Add square footage to the SDA.
5. Add two alternate well sites to the test plan.

Depending on how quickly you can turn these revisions around, stake the proposed test hole sites, and hire a septic contractor etc., I would like to schedule this perc as soon as next Tuesday 6/9 or Thursday 6/11 starting at 9. I can provide other dates if this isn't feasible. Please confirm.

Regards,

Hank

Hank Oswald
Licensed Environmental Health Specialist
Bureau of Environmental Health
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