

LAYOUT 5/12/04 INSP 4 \_\_\_\_\_  
INSP 2 \_\_\_\_\_ INSP 5 \_\_\_\_\_  
INSP 3 \_\_\_\_\_ INSP 6 \_\_\_\_\_

ISSUE DATE: 4/27/04

# PERMIT

P 520327

APPROVAL DATE: \_\_\_\_\_

A 511371-E

**TAX ID #05-436893**

**ON-SITE SEWAGE DISPOSAL SYSTEM  
HOWARD COUNTY HEALTH DEPARTMENT  
BUREAU OF ENVIRONMENTAL HEALTH  
3525-H ELLICOTT MILLS DRIVE, ELLICOTT CITY, MD 21043**

Van Sant Plumbing & Heating IS PERMITTED TO INSTALL  ALTER

ADDRESS: 3 N. Main Street, Elkridge, MD PHONE NUMBER: 1-800-682-6726

SUBDIVISION: Koandah Gardens LOT NUMBER: 23

ADDRESS: 6812 Koandah Gardens Court PROPERTY OWNER: M/I Homes of DC

SEPTIC TANK CAPACITY (GALLONS): 1250 OUTLET BAFFLE FILTER REQUIRED

PUMP CHAMBER CAPACITY (GALLONS): 1250 COMPARTMENTED TANK REQUIRED

NUMBER OF BEDROOMS: 4

SQUARE FEET PER BEDROOM: 210

LINEAR FEET OF TRENCH REQUIRED: 230 HOUSE SERVED BY PUBLIC WATER

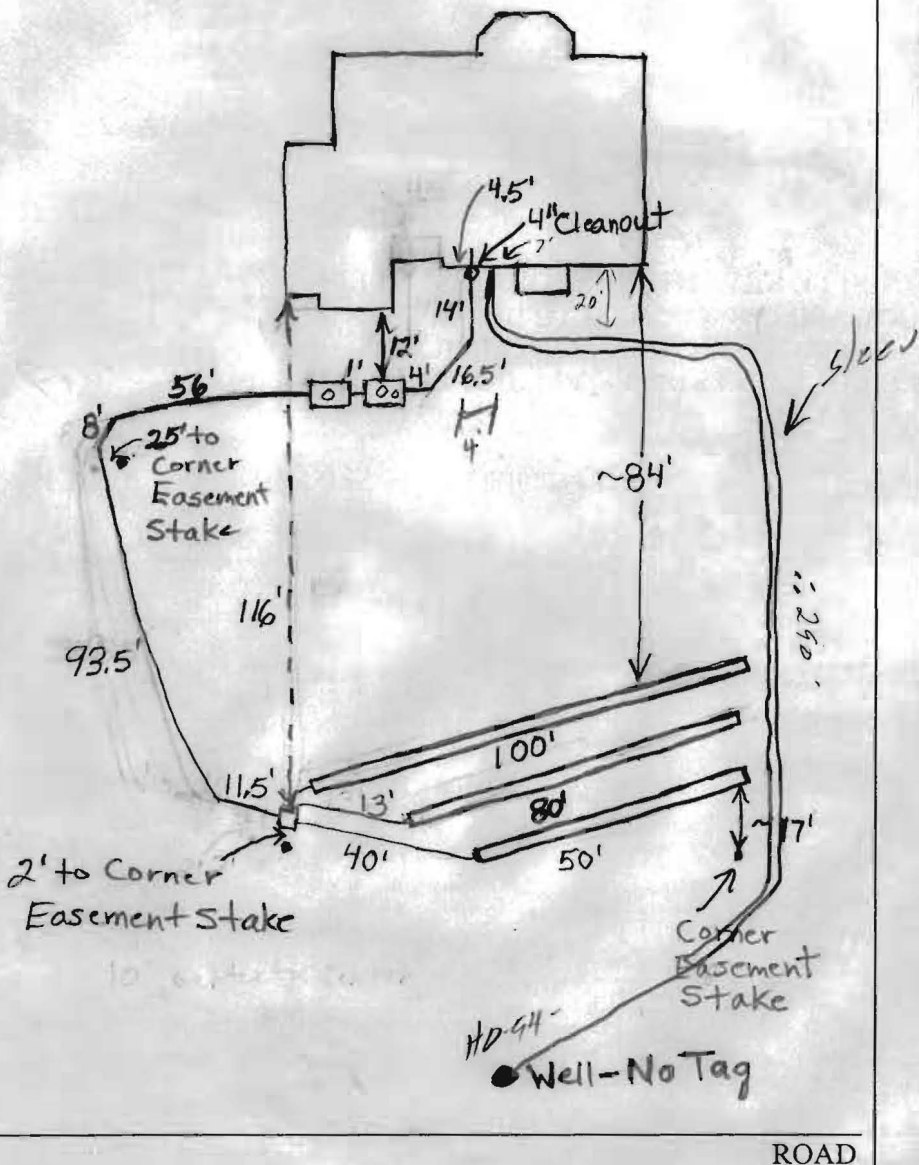
TRENCHES:	Trench to be 3.0 feet wide. Inlet 4.0 feet below original grade. Bottom maximum depth 6.0 feet below original grade. Effective area begins at 5.0 feet below original grade. 2.0 feet of stone below distribution pipe.
LOCATION:	Place the distribution box exactly 100 feet from the well and 20 uphill of the center of the staked SDA. Run trenches on contour in both directions as shown on the plan.
NOTES:	Septic tank and pump chamber to have 18-36" of finished cover.

PLANS APPROVED: MER DATE: 2/13/04

NOTES: PERMIT VOID AFTER 2 YEARS  
CONTRACTOR IS RESPONSIBLE FOR SCHEDULING A PRE-CONSTRUCTION INSPECTION FOR ALL INSTALLATIONS  
WATERTIGHT SEPTIC TANKS REQUIRED  
ALL PARTS OF SEPTIC SYSTEM SHALL BE 100 FEET FROM ANY WATER WELL UNLESS SPECIFICALLY AUTHORIZED  
MANHOLE RISERS REQUIRED ON ALL SEPTIC TANKS AND PUMP CHAMBERS UNLESS SPECIFICALLY AUTHORIZED  
CONTRACTOR RESPONSIBLE FOR COMPLIANCE WITH APPLICABLE REGULATIONS, GUIDELINES AND THE TERMS OF THIS PERMIT

**NEITHER THE HOWARD COUNTY COUNCIL OR THE HEALTH DEPARTMENT IS  
RESPONSIBLE FOR THE SUCCESSFUL OPERATION OF ANY SYSTEM  
PERMITTEE RESPONSIBLE FOR OBTAINING FINAL APPROVAL ON THIS PERMIT  
CALL 410-313-2640 FOR INSPECTION OF SEPTIC SYSTEM  
DO NOT LEAVE ANY REQUEST FOR INSPECTION ON VOICEMAIL**

NOT TO SCALE

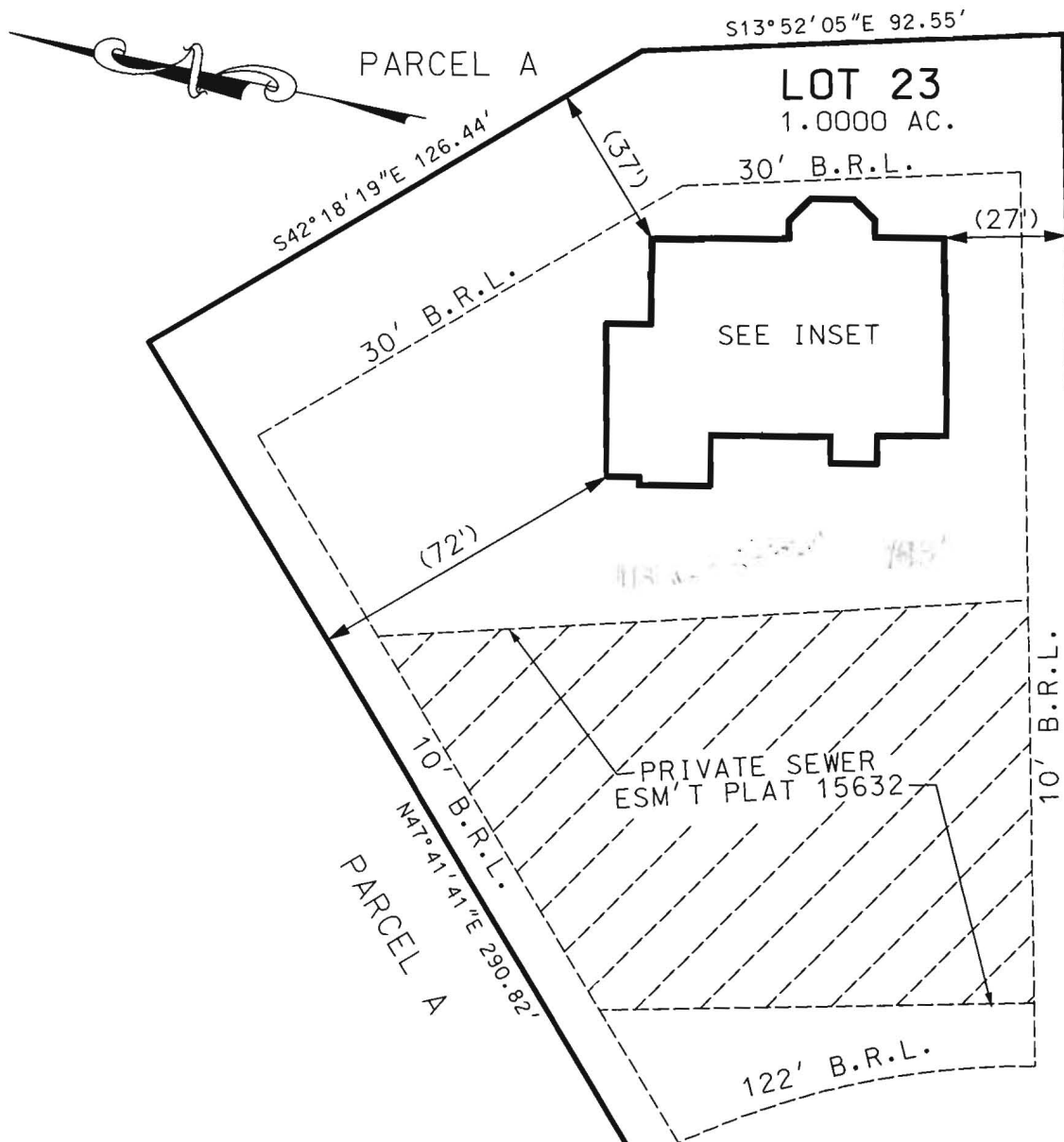


TRENCH/DRAINFIELD DATA		
WIDTH	INLET	BOTTOM
3'	4'	6'
NUMBER OF TRENCHES		3
TOTAL LENGTH		230
ABSORPTION AREA		840?
DISTRIBUTION BOX LEVEL		Yes
DISTRIBUTION BOX BAFFLE		Yes
DISTRIBUTION BOX PORT		?

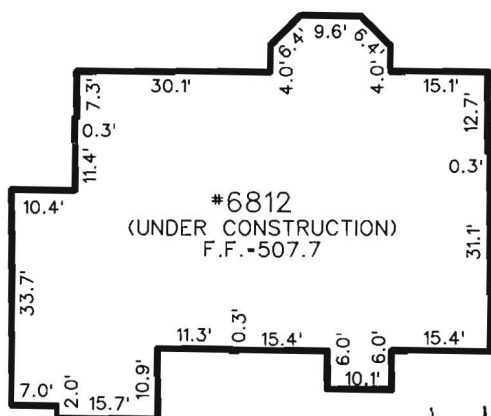
SEPTIC TANK DATA	
SEPTIC TANK 1 LEVEL	
CAPACITY	1250 GAL
SEAM LOC	Top
TANK LID DEPTH	2.5'-3'
BAFFLES	Yes
BAFFLE FILTER	No
MANHOLE LOC	Middle
6" PORT LOC	Front
WATERTIGHT TEST	No
SEPTIC TANK 2 LEVEL	
CAPACITY	1250 GAL
SEAM LOC	Top
TANK LID DEPTH	2.5'-3'
BAFFLES	Yes
BAFFLE FILTER	No
MANHOLE LOC	Middle
6" PORT LOC	None
WATERTIGHT TEST	No

PRE-CONSTRUCTION 5/12/04 Easement staked. To install system like the building permit suggests. The well line and pump line INSTALLATION are to be on opposite sides of the septic easement. The well line should be sleeved if it is less than 10 feet from any part of the septic easement. (BB) 5/13/04 Plumbing from house to distribution box done. Keep trenches 10' center to center. (BB) 5/14/04 Trenches spaced 12' center to center because contractor worried about encroaching onto adjacent lot. Need tank cleanouts and pump and alarm operation before final approval. (BB)

FINAL INSPECTOR \_\_\_\_\_ DATE OF APPROVAL \_\_\_\_\_



24



**INSET**  
1" = 30'

WALL CHECK OK -  
J. MAYNE TO BE CALLED TO REPLACE TAG 5/11/04  
MR



PUBLIC 10' TREE MAINTENANCE EASEMENT

Building setbacks as shown or noted on approved site development plan.

Front: 122'  
Side: 10'  
Rear: 30'

PERMIT # B00145114

**KOANDAH GARDENS**  
(PUBLIC ACCESS PLACE)

PLEASE NOTE:  
 1) DIMENSIONS SHOWN WITHIN "( )" ARE COMPUTED TO AN ACCURACY OF PLUS OR MINUS ONE FOOT.  
 2) NO TITLE REPORT WAS FURNISHED. THIS PROPERTY IS SUBJECT TO ALL APPLICABLE EASEMENTS, RIGHTS-OF-WAY, COVENANTS AND THOSE DOCUMENTS WHICH THE UNDERSIGNED HAS NOT BEEN PROVIDED.  
 3) THIS PLAT IS A BENEFIT TO A CONSUMER ONLY INsofar AS IT IS REQUIRED BY A LENDER OR A TITLE INSURANCE COMPANY OR ITS AGENTS IN CONNECTION WITH CONTEMPLATED TRANSFER, FINANCING OR REFINANCING.  
 4) THIS PLAT IS NOT TO BE RELIED UPON FOR THE CONSTRUCTION OF FENCES, GARAGES, BUILDINGS OR FUTURE IMPROVEMENTS.  
 5) THIS PLAT DOES NOT PROVIDE FOR THE ACCURATE IDENTIFICATION OF PROPERTY BOUNDARY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR SECURING FINANCING OR REFINANCING.

Job No.: 711-08

Scale: 1" = 40'

**WALL CHECK DRAWING**

Date: 03-01-04

Drawn: J.B.V.

Checked: K.L.D.

**FINAL LOCATION DRAWING**

Date:

Drawn:

Checked:

Project Directory  
07110800

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF THAT THIS PLAT OF THE PROPERTY SHOWN ABOVE, DESCRIBED AS: LOT 23 AS SHOWN ON A PLAT OF SUBDIVISION TITLED: KOANDAH GARDENS ESTATES AS RECORDED IN PLAT BOOK N/A AS PLAT NO. 15632 AMONG THE LAND RECORDS OF Howard COUNTY, MARYLAND, WAS PREPARED UNDER MY SUPERVISION AND THAT THE EXISTING VISIBLE IMPROVEMENTS AS SHOWN HEREON WERE LOCATED BY RECOGNIZED SURVEYING PRACTICES AND UNLESS OTHERWISE INDICATED, NO OTHER VISIBLE EVIDENCE WAS OBSERVED OF APPARENT ENCROACHMENTS ACROSS THE PROPERTY LINES.

SIGNATURE: [Signature] DATE: MARCH 1, 2004

PRINTED NAME: Kenneth L. Dye TITLE: Property Line Surveyor MD. REG. NO.: 556

**ROCKVILLE OFFICE**

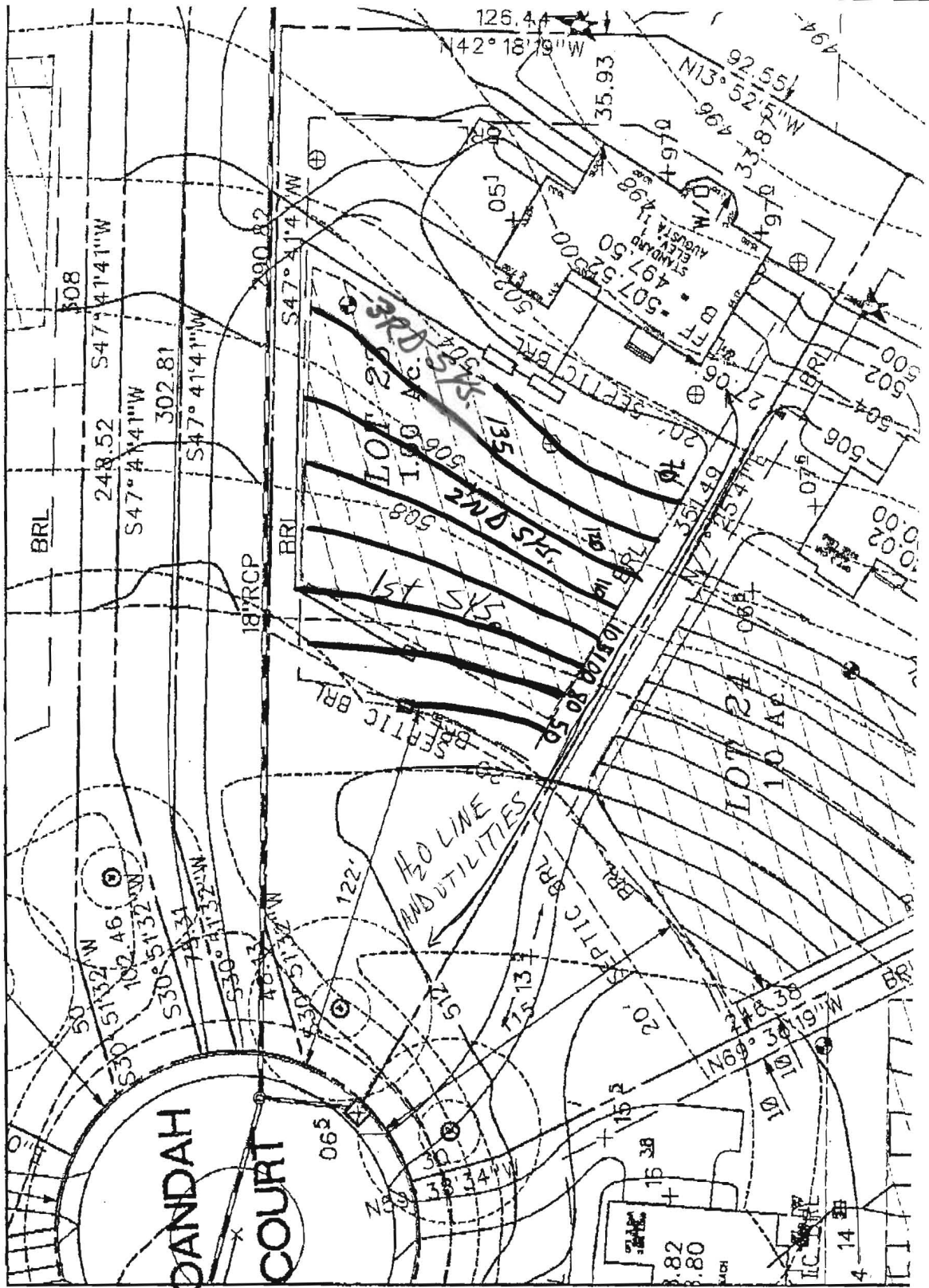
1390 Piccard Drive, Suite 100 Rockville, MD 20850 t.301.948.2750 f.301.948.9  
Engineering Planning Surveying Environmental Sciences www.LSAssociates.net



Approved Septic System Plan  
Howard County Health Department

**KED**  
IN FILE  
MR 2/13/04

*Mark Pflum* 1/2/04  
Signature Date



ENGINEER & BLDG AGREED TO LOCATE UTILITIES & WELL H<sub>2</sub>O LINE AS SHOWN TO AVOID PRESSURE SEWER LINE

Lot No.	Lowest Plumbing Elev.	Septic Tank		Finish Grade Over Tank	Length of Trial System	Length of Total System	No. of Bedrooms
		Inv. In	Inv. Out				
** 23	503.3	501.27	500.97	503.77	210	1000'	5/4

\* EJECTOR PUMP REQUIRED FOR BASEMENT PLUMBING.  
\*\* EJECTOR PUMP REQUIRED FOR FINISHED FLOOR PLUMBING