



Bureau of Environmental Health
7178 Columbia Gateway Drive, Columbia, MD 21046-2147
(410) 313-2640 Fax (410) 313-2648
TDD (410) 313-2323 Toll Free 1-866-313-6300
website: www.hchealth.org

Peter L. Beilenson, M.D., M.P.H., Health Officer

DATE: 7/5/2007

TO: Attn: Donald Mason
Benchmark Engineering, Inc
8480 Baltimore National Pike
Ellicott City, MD 21043
(FAX 410-465-6644)

FROM: Gabe Creighton, Sanitarian
Well and Septic Program

RE: Project: Windsor Overlook, Lot 2
1781 Long Corner Rd.
Title: *Revised Percolation Certification Plan*

The Howard County Health Department has reviewed the above referenced submittal prepared by Benchmark Engineering, Inc. Comments listed below need to be addressed.

- The septic area proposed is not large enough to accommodate two replacement septic systems of the size required for this house. (300 linear feet per system)
 - Enough area to accommodate the systems can be obtained by extending the proposed area approximately 14' toward the passed percolation test E and extending a line parallel with the currently proposed easement area toward the existing septic trenches.

If you have questions regarding these comments, or generally need to contact me with regard to this project, I can be reached at (410) 313-2775.

Respectfully,

A handwritten signature in black ink, appearing to read 'Gabriel A. Creighton'.

Gabriel A. Creighton, R.S.
Development Coordination Section

GAC

cc: file

Mrs. Lisa Poore (1781 Long Corner Rd., Mt. Airy, MD 21771)



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Peter L. Beilenson, M.D., M.P.H., Health Officer

DATE: 7/23/2007

TO: Attn: Donald Mason
Benchmark Engineering, Inc
8480 Baltimore National Pike
Ellicott City, MD 21043
(FAX 410-465-6644)

FROM: Gabe Creighton, Sanitarian
Well and Septic Program

RE: Project: Windsor Overlook, Lot 2
1781 Long Corner Rd.
Title: *Revised Percolation Certification Plan*

The Howard County Health Department has reviewed the above referenced submittal prepared by Benchmark Engineering, Inc. Comments listed below need to be addressed.

- Revisions to the plan dated 7/13/2007 extended the septic area to within the 20' setback to the proposed pool.
 - Please refer to the enclosed markup of the submittal for an approvable configuration.

If you have questions regarding these comments, or generally need to contact me with regard to this project, I can be reached at (410) 313-2775.

Respectfully,

A handwritten signature in black ink, appearing to read 'Gabriel A. Creighton'.

Gabriel A. Creighton, R.S.
Development Coordination Section

GAC/gac
cc: file

BENCHMARK

ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS

ENGINEERING, INC.

Christopher A. Malagari, P.E., President
Donald A. Mason, P.E., Vice President

Ellicott City, MD Middletown, MD
410-465-6105 301-371-3505
410-465-6644 Fax 301-371-3506 Fax

June 15, 2007

Mr. Gabe Creighton, R.S.
Howard County
Health Department
7178 Columbia Gateway Drive
Columbia, MD 21046

Re: Windsor Overlook, Lot 2
1781 Long Corner Road

Dear Mr. Creighton:

We are returning herewith two copies of the revised percolation certification for the above referenced project for signature. The comments received by your letter dated 6/7/07 have been addressed in accordance with the following responses.

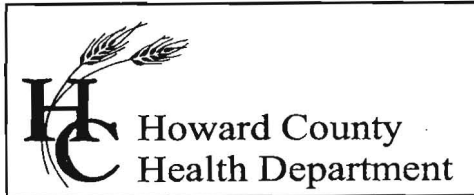
- The plan has been signed by a Licensed Professional as requested.
- A certification has been added in the lower left corner of the plan as requested.
- The additional perc test holes that were shown on the previous perc test plan have been added to this plan.
- The easement has been adjusted to maintain at least a 25' separation between the failing test holes and the easement.
- The pool has been moved to the South to maintain a 15' separation between the septic easement and the pool in order to utilize the existing trenches.
- The septic tank has been indicated to be relocated to maintain a 10' separation between the tank and the garage.
- The septic components have been added to the plan as requested.
- The well has been verified by field measurements and is accurately shown.

If you should have any questions or require additional information, please do not hesitate to call our office.

Sincerely,



Donald A. Mason, P.E., L.S.
Vice President



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Peter L. Beilenson, M.D., M.P.H., Health Officer

DATE: 6/7/07

TO: Benchmark Engineering, Inc
8480 Baltimore National Pike
Ellicott City, MD 21043
(FAX 410-465-6644)

FROM: Gabe Creighton, Sanitarian
Well and Septic Program

RE: Project: Windsor Overlook, Lot 2
1781 Long Corner Rd.
Title: *Revised Percolation Certification Plan*

The Howard County Health Department has reviewed the above referenced submittal prepared by Benchmark Engineering, Inc. Comments listed below need to be addressed.

- The plan is not signed by a Licensed Surveyor or Engineer.
- The plan is missing the certification of work being done under supervision and being correct to the best of the knowledge of the preparer (statement should be exactly as found in percolation certification requirements).
- The percolation test holes are not all shown. No failing tests are indicated. (see enclosed copy of the previously approved percolation certification plan)
- The easement as proposed falls within 25' of a failed percolation test.
- The proposed pool placement will likely require the relocation of the septic trenches which are already installed.
- The proposed garage does not meet setbacks to the existing septic tank and may require moving this component.
- Please show all septic system components accurately on the plan and state whether they will remain or be replaced.
- Well locations should be based upon field located data.

If you have questions regarding these comments, or generally need to contact me with regard to this project, I can be reached at (410) 313-2775.

Respectfully,

Gabriel A. Creighton, R.S.
Development Coordination Section

GAC

cc: file

Mrs. Lisa Poore (1781 Long Corner Rd., Mt. Airy, MD 21771)




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Peter L. Beilenson, M.D., M.P.H., Health Officer

DATE: 6/22/07

TO: Attn: Donald Mason
Benchmark Engineering, Inc
8480 Baltimore National Pike
Ellicott City, MD 21043
(FAX 410-465-6644)

FROM: Gabe Creighton, Sanitarian
Well and Septic Program 

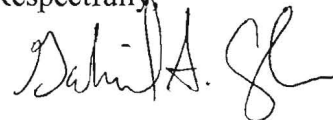
RE: Project: Windsor Overlook, Lot 2
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Title: *Revised Percolation Certification Plan*

The Howard County Health Department has reviewed the above referenced submittal prepared by Benchmark Engineering, Inc. Comments listed below need to be addressed.

- The pool is proposed in a location not meeting the 20' minimum setback to the proposed septic easement
- The septic easement symbol does not match the symbol in the 10,000 square ft. note

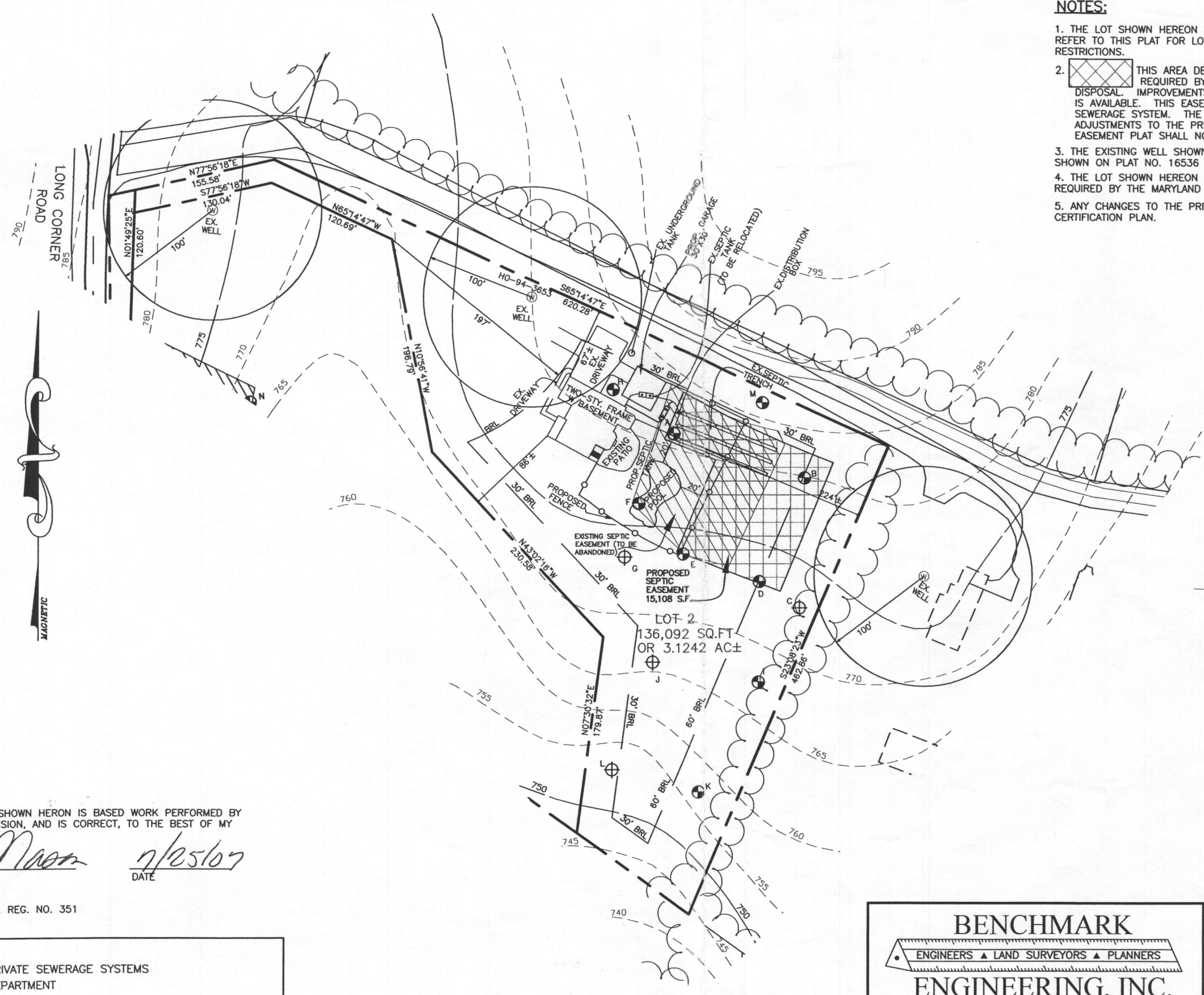
If you have questions regarding these comments, or generally need to contact me with regard to this project, I can be reached at (410) 313-2775.

Respectfully,




Gabriel A. Creighton, R.S.
Development Coordination Section





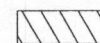

GAC
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Mrs. Lisa Poore (1781 Long Corner Rd., Mt. Airy, MD 21771)



NOTES:

1. THE LOT SHOWN HEREON WAS RECORDED ON 02-20-04 AS PLAT NUMBER 16536. REFER TO THIS PLAT FOR LOT DIMENSIONS, LOT AREAS, ALL EASEMENTS AND BUILDING RESTRICTIONS.
2.  THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF 10,000 SQUARE FEET AS REQUIRED BY THE STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED SEWERAGE EASEMENT PLAT SHALL NOT BE NECESSARY.
3. THE EXISTING WELL SHOWN ON THIS PLAN HAS BEEN SHOWN BASED ON THE LOCATION SHOWN ON PLAT NO. 16536 AND FIELD MEASUREMENTS.
4. THE LOT SHOWN HEREON COMPLIES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
5. ANY CHANGES TO THE PRIVATE SEWERAGE EASEMENT SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.

LEGEND

-  EXISTING CONTOURS
-  FIELD SURVEYED WELL LOCATION
-  PASSED PERC HOLE
-  FAILED PERC HOLE
-  EXISTING SEPTIC EASEMENT
-  PROPOSED SEPTIC EASEMENT

CERTIFICATION:

I CERTIFY THAT THE INFORMATION SHOWN HEREON IS BASED WORK PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION, AND IS CORRECT, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Donald A. Mason 7/25/07
 DONALD A. MASON DATE
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REG. NO. 21320
 FOR BENCHMARK ENGINEERING INC. REG. NO. 351

APPROVED:
 FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS
 HOWARD COUNTY HEALTH DEPARTMENT

Richard J. Quinn 8/6/07
 COUNTY HEALTH OFFICER DATE

BENCHMARK
 ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS
ENGINEERING, INC.

8480 BALTIMORE NATIONAL PIKE ▲ SUITE 418
 ELLICOTT CITY, MARYLAND 21043
 PHONE: 410-465-6105 FAX: 410-465-6644
 www.bei-civilengineering.com

BUILDER:
 Mrs. LISA POORE
 1781 LONG CORNER ROAD
 MT. AIRY, MD 21771

WINDSOR OVERLOOK
LOT 2

1781 LONG CORNER ROAD
 TAX MAP 6, GRID 16 - PARCEL 224
 4th ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

REVISED PERCOLATION CERTIFICATION PLAN

DATE:	JULY 25, 2007	PROJECT NO.	2046
SCALE:	1" = 100'	DRAWING	1 OF 1