



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

APPLICATION FOR PERCOLATION TESTING AND SITE EVALUATION 1502320

PROPERTY LOCATION

SUBDIVISION/PROPERTY NAME CLOPEIN PROPERTY

PROPERTY ADDRESS E Howard Lodge Drive Sykesville 21784

TAX ACCOUNT # 301303 TAX MAP 9 GRID 12 PARCEL 306 LOT NO. 7-C PROPOSED LOT SIZE (ACRES) 1.398

ZONING CATEGORY Residential TIER charles, Clopein@gmail.com

PROPERTY OWNER(S) Charles K. Clopein JR & Ellen V. Clopein

DAYTIME PHONE 443-745-3452 CELL EMAIL

MAILING ADDRESS 12354 Howard Lodge Drive Sykesville, MD 21784

APPLICANT RTF Associates, INC c/o CHARLES CLOPEIN RELATIONSHIP TO OWNER: Surveyor/Planner

DAYTIME PHONE 410-848-2040 CELL EMAIL RTF142@gmail.com

MAILING ADDRESS 142 E Main St Westminster, MD 21157

I HEREBY APPLY FOR THE NECESSARY TESTING/EVALUATION PRIOR TO ISSUANCE OF SEWAGE DISPOSAL SYSTEM PERMIT(S):

PROPERTY:

- PROPERTY details including subdivision, construction of OSDS, and existing or proposed bedrooms.

BUILDING:

- Building details including residential with 4 existing or proposed bedrooms.

IS THE PROPERTY WITHIN 2500 FEET OF ANY RESERVOIR?

- Yes/No options for reservoir proximity.

AS APPLICANT, I UNDERSTAND THE FOLLOWING:

- Application terms and conditions including validity period, non-refundable fee, and public document status.

I declare and affirm that to the best of my knowledge, the information contained herein is correct. I declare that I am the owner of the property or duly authorized to make this application on behalf of the owner.

By signature of this application, I hereby grant Howard County Health Department officials the right to enter onto the property for the purpose of inspecting the property as directly related to the requested permit/service.

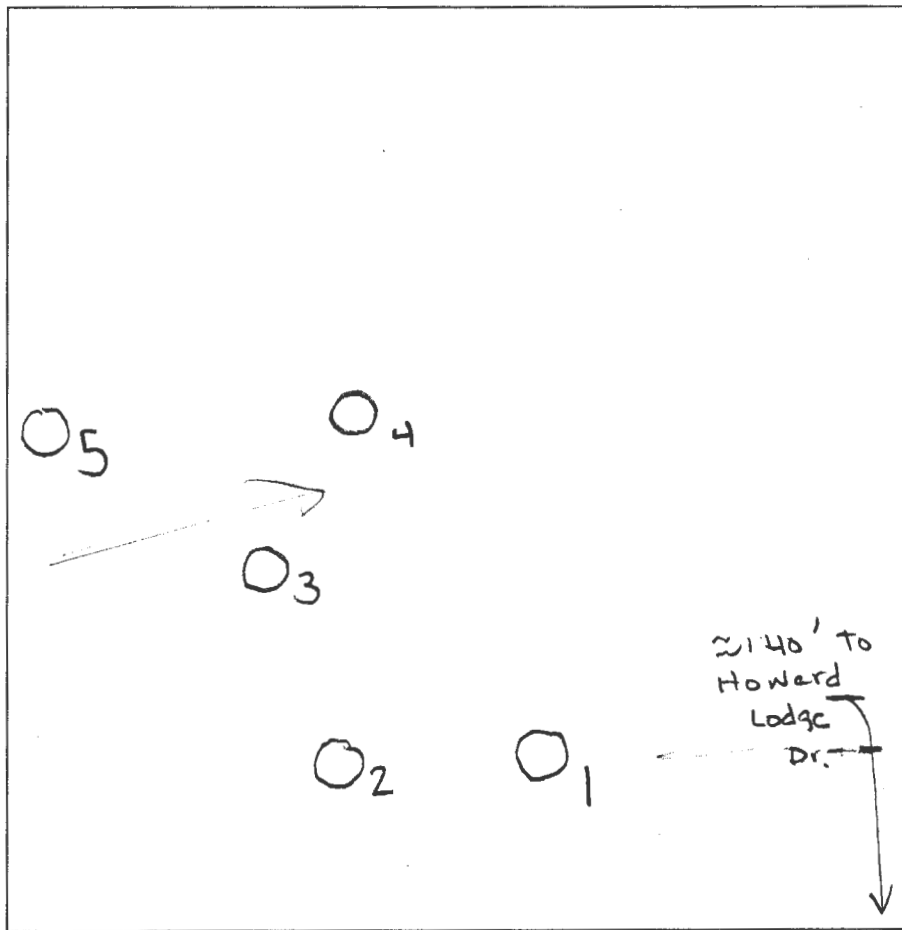
Signature of Charles K. Clopein Jr and date 11/2/17

AP 562320

# 1  
 0.6" - br labk  
 yel-red  
 sil cl  
 4.5-5' - bk  
 yel-tan  
 sil  
 vt platy  
 w/ mica  
 2 1/2 rock  
 14.5' - dry

# 2  
 0.2 - br labk  
 yel red  
 sil cl  
 5' - yel-tan  
 sil w/ mica  
 5 1/2 rock  
 14.5' - dry

# 3  
 br l w/ roots  
 5' - yel red  
 sil cl  
 yel-red  
 sil  
 w/ mica  
 5 1/2 rock  
 14.5'



# 4  
 br l w/ roots  
 abk  
 5' - yel-red  
 sil cl  
 yel-tan  
 sil  
 w/ mica  
 2 1/2 rock  
 14.5'

# 5  
 Similar profile to # 4  
 14.5'

Map 9, Grid 12 P.306 Howard Lodge Dr

DATE	TEST #	DEPTH	START	BREAK 1" DROP	STOP 2" DROP	TIME OF 2ND INCH	P/F/H
5/3/18	1	6/14.5	9:35	9:42	9:57	15	P
5/3/18	2	6/14.5	9:13	9:24	9:37	13	P
5/3/18	3	6/14.5	9:23	-	9:33	5	P
5/3	4	6/14.5	9:38	9:42	9:50	8	P
5/3	5	6.5/14.5	9:51	9:56	10:06	10	P

REMARKS  
 L.E.H.S. H. Osnold BACKHOE Fogles OTHERS Engineer / Home owner  
 SANITARIAN  
 TEST HOLES USED IN SDA 1-5 AVG. PERC TIME SQ. FT/BR  
 TRENCH WIDTH INLET DEPTH MAX. BOT DEPTH EFFECTIVE SW



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Twitter: [HowardCoHealthDep](https://twitter.com/HowardCoHealthDep)

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

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### MEMORANDUM

TO: John Lemmerman  
RFT Associates, Inc

FROM: Jeff Williams  
Program Supervisor, Well & Septic Program

RE: Perc test plan, 12354 Howard Lodge Road

DATE: November 14, 2017

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I have reviewed the perc test plan submitted on 11/3/2017 with a perc test application for the above referenced parcel and have the following comments for revision:

1. The proposed test holes must be located at the corners of the proposed area with an additional hole in the center.
2. Due to historical evidence of high water table in the vicinity, the testing for this proposal must be done during a designated wet season. You may submit your revised test plan for our review, but we will place the project on hold. The applicant will be responsible for monitoring our website for announcement of the wet season and contact our office to schedule testing. We will not contact applicants to notify them of wet season dates.

## Williams, Jeffrey

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**From:** Williams, Jeffrey  
**Sent:** Tuesday, November 14, 2017 11:41 AM  
**To:** 'rtf142@gmail.com'  
**Subject:** 12354 Howard Lodge Rd  
**Attachments:** 12354 Howard Lodge Road perc test plan memo.pdf

See attached memo regarding the perc test application at the above referenced property

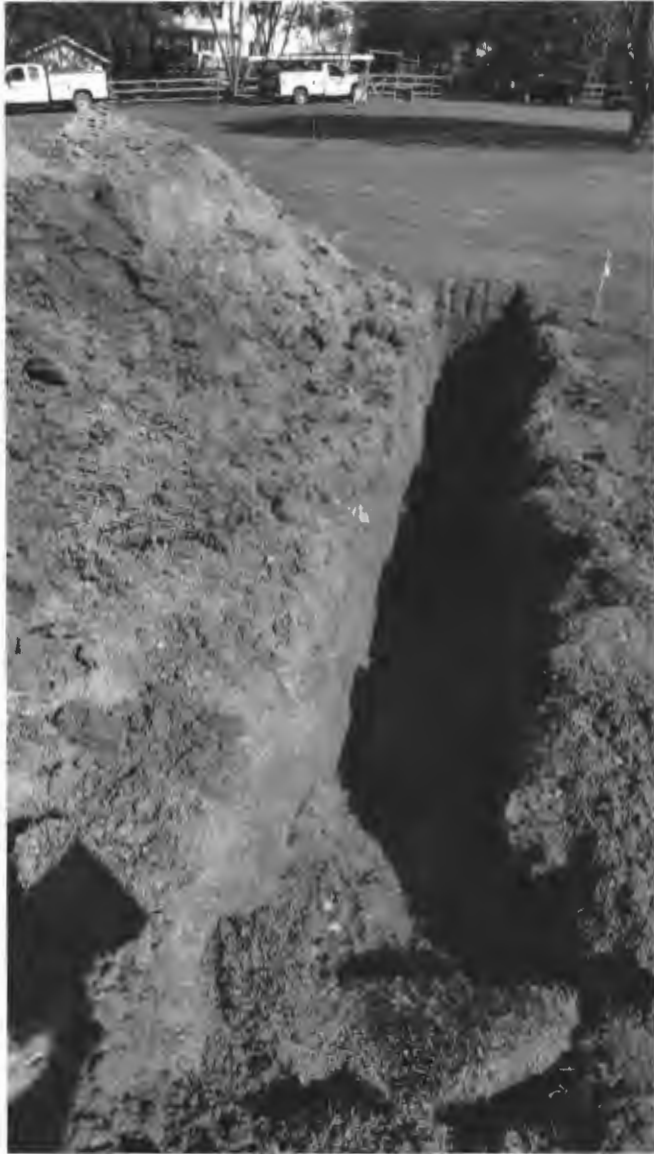
Jeff Williams  
Program Supervisor, Well & Septic Program  
Bureau of Environmental Health  
Howard County Health Dept.  
410-313-4261  
[jewilliams@howardcountymd.gov](mailto:jewilliams@howardcountymd.gov)

### **CONFIDENTIALITY NOTICE**

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Clopein Property  
Howard Lodge Drive  
Map: 9, Grid: 12, Parcel 306

Perc Test Hole #1



Clopein Property  
Howard Lodge Drive  
Map: 9, Grid: 12, Parcel 306

PERC TEST HOLE #2



Clopein Property

Howard Lodge Drive

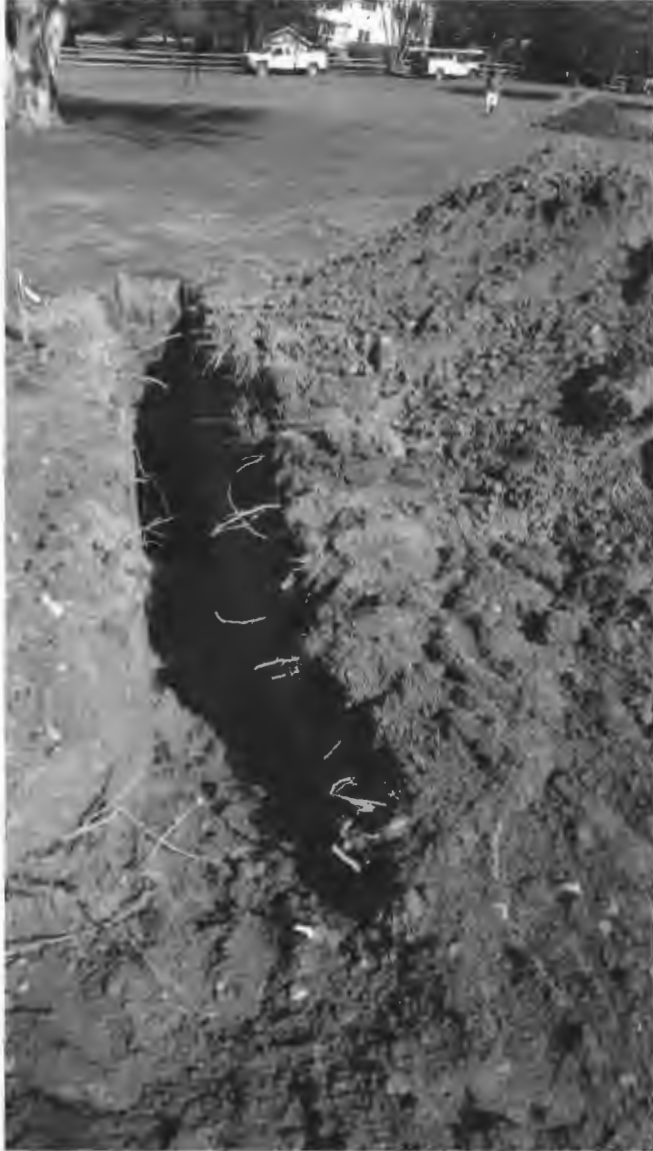
Map:9, Grid: 12, Parcel: 306 Perc Test Hole #3



Clopein Property  
Howard Lodge Drive

Map:9, Grid: 12, Parcel: 306

Peric Test Hole #4



Clopein Property  
Howard Lodge Drive  
Map:9, Grid: 12, Parcel: 306

Perc Test Hole #5





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

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May 4, 2018

To: Charles & Ellen Clopein (Homeowner); RTF Associates, Inc. (Engineer)

Percolation Test Report; Howard Lodge Drive, Sykesville, MD (Map: 9, Parcel: 306, Lot: 7C)

Percolation tests were conducted at Howard Lodge Drive (Map: 9, Parcel: 306, Lot: 7C) on May 3, 2018. Tests and profile descriptions were documented for 5 locations. All test holes passed.

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 septic reserve area are represented by test locations having satisfactory soil condition. The area must be at least 10,000 square feet and large enough to accommodate 3 systems for the planned residence.

Should you have any questions regarding this evaluation, please contact me. I may be reached at (410) 313-1786 or by email [hoswald@howardcountymd.gov](mailto:hoswald@howardcountymd.gov)

Respectfully,

*Hank Oswald*

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

Attachment: Percolation Test Field Notes

## Oswald, Hank

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**From:** Oswald, Hank  
**Sent:** Friday, May 04, 2018 11:21 AM  
**To:** 'charles.clopein@gmail.com'; 'RTF142@gmail.com'  
**Subject:** Perc Test Results\_Howard Lodge Drive  
**Attachments:** Perc Test Report\_Howard Lodge Drive Lot 7C\_2018.pdf; Septic Specs & Field Notes\_Howard Lodge Drive.pdf

Hello All:

Attached, please find the perc test report and field notes for Howard Lodge Drive; Map: 9, Parcel: 306, Lot: 7C.

Thanks,

Hank

Hank Oswald  
Licensed Environmental Health Specialist  
Howard County Health Department  
Bureau of Environmental Health  
Well & Septic Program  
8930 Stanford Boulevard  
Columbia, MD 21045  
410.313.1786 (Office)  
[hoswald@howardcountymd.gov](mailto:hoswald@howardcountymd.gov)

### CONFIDENTIALITY NOTICE

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# HOWARD COUNTY HEALTH DEPARTMENT

62320

DATE 11/31/17

A5

Received From

Ellen Von Charlow

PHONE #

745-3452

For

Peric App/ 12354 Howard  
Lodge Inc

CASH

CHECK

NO.

3958

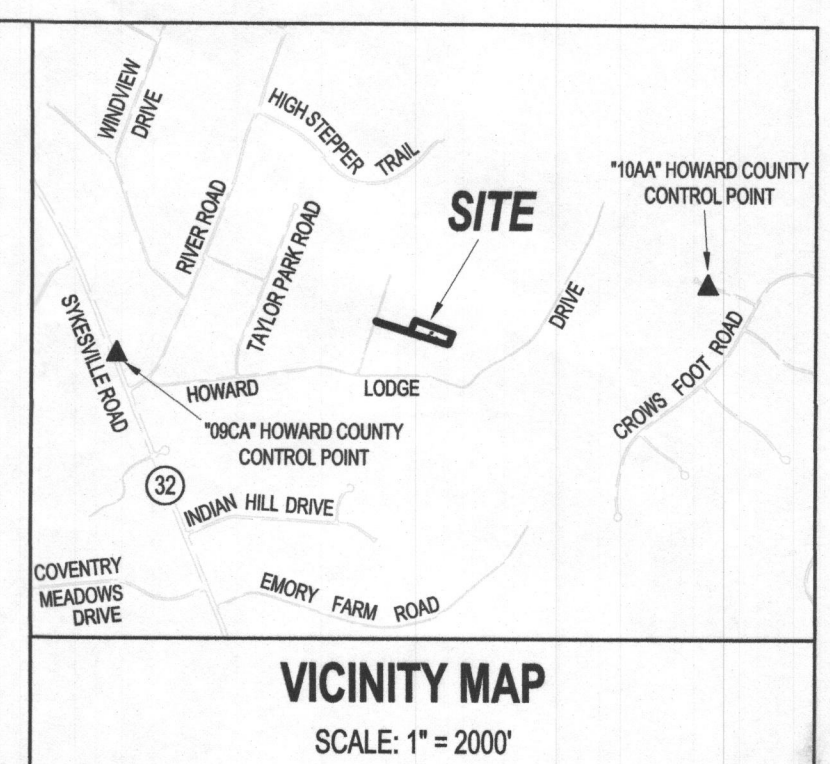
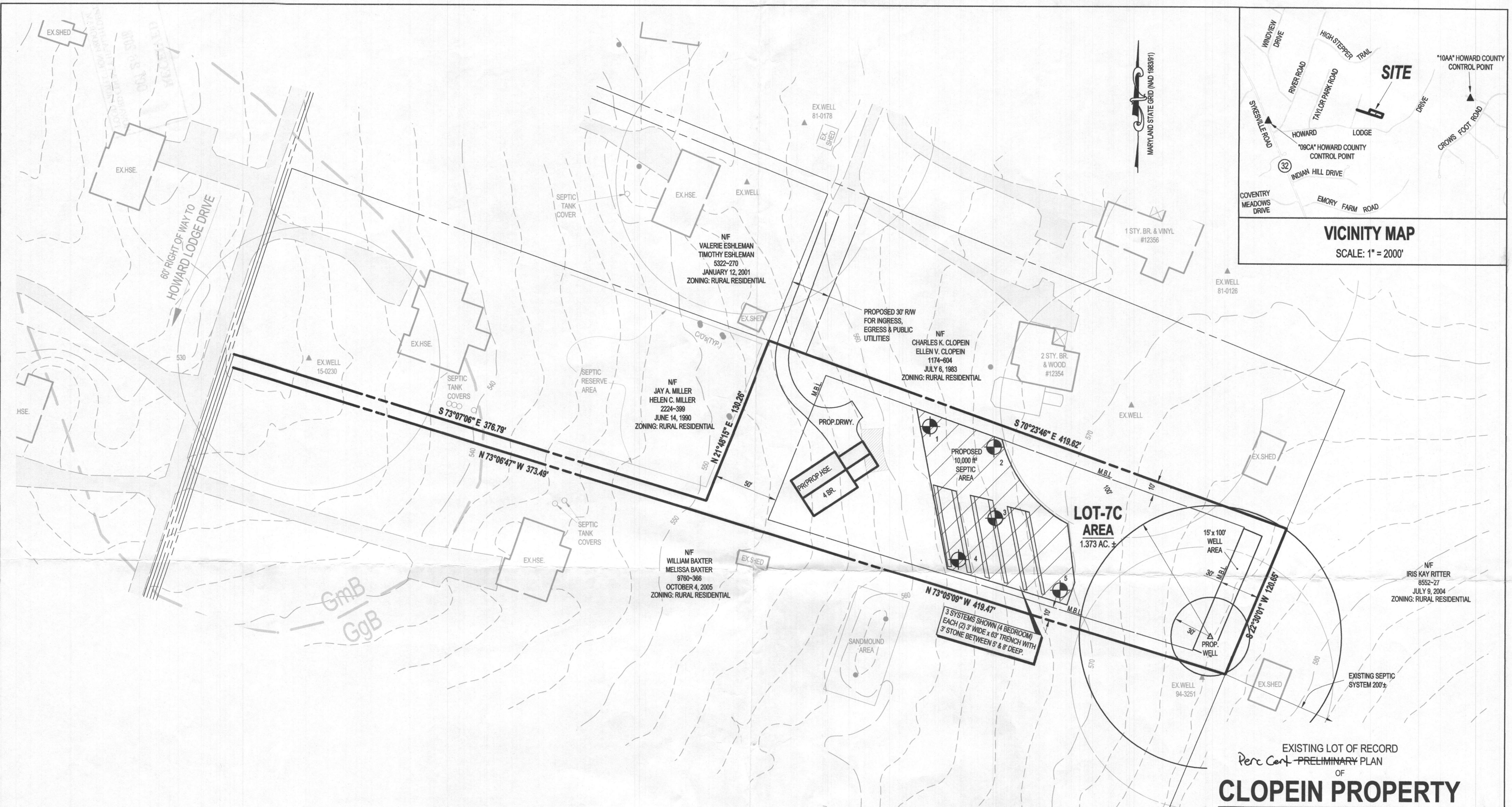
Five hundred six

Dollars

500.00

Received By

J King



EXISTING LOT OF RECORD  
 Perc Cert PRELIMINARY PLAN  
 OF  
**CLOPEIN PROPERTY**  
 E HOWARD LODGE DRIVE  
 3RD ELECTION DISTRICT, HOWARD CO. MD  
 TAX MAP: 9, GRID: 12, PARCEL: 306

- GENERAL NOTES**
1. ANY CHANGES TO A PRIVATE SEWAGE EASEMENT SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
  2. THE TOPOGRAPHY OF THIS PLAT IS TAKEN FROM HOWARD COUNTY GIS AND IS VERIFIED TO ACCURATELY REPRESENT THE RELATIVE CHANGES ON THE SUBJECT PROPERTY.
  3. ALL WELLS AND SEPTIC SYSTEMS LOCATED WITHIN 100' OF THE PROPERTY BOUNDARIES AND 200' DOWN GRADIENT OF ANY WELLS AND/OR SEPTIC SYSTEMS HAVE BEEN SHOWN.
  4. THE PURPOSE OF THIS PLAN IS TO ACHIEVE AN APPROVED PERCOLATION CERTIFICATION PLAN.
  5. THE LOT SHOWN HEREIN COMPLIES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND DEPARTMENT OF ENVIRONMENT.
  6. THIS AREA DESIGNATES A PRIVATE SEWAGE DISPOSAL AREA OF AT LEAST 10,000 SQ. FT. AS REQUIRED BY THE MARYLAND DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED. THIS SEWAGE DISPOSAL 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 EASEMENT RECORDATION OF A REVISED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
  7. SOILS SHOWN HEREON ARE TAKEN FROM NRCS GIS DATA.
  8. EXISTING ZONING - RR-DEO
  9. PERC TESTS PERFORMED BY HANK OSWALD, OF HOWARD CO. HEALTH DEPARTMENT ON MAY 3, 2018.

THE LOT SHOWN HERON WAS  
 CREATED FEBRUARY 15, 1989.

LEGEND	
LIMITS OF DISTURBANCE	.....
SUPER SILT FENCE	SSF
SILT FENCE	SF
PROPERTY LINE	—————
INTERMITTENT STREAM	~~~~~
STREAM BUFFER	SB
CLEAN OUT	●
PASSED PERC TEST	⊕
EXISTING WELL	▲
PROPOSED WELL	△
>12% SLOPES	▨

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS  
*for Maurer Rossman* 11/9/2018  
 HEALTH OFFICER, HOWARD COUNTY HEALTH DEPARTMENT DATE 9-2

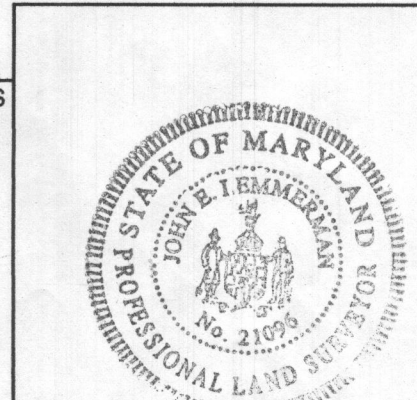
**TITLE REFERENCE**  
 CHARLES K. CLOPEIN JR  
 ELLEN V. CLOPEIN  
 FEBRUARY 15, 1989

**OWNER/DEVELOPER**  
 CHARLES K. CLOPEIN JR  
 ELLEN V. CLOPEIN  
 12354 HOWARD LODGE DRIVE  
 SYKESVILLE, MD 21784  
 443-745-3452

REVISIONS	
DATE	REASON
12-1-17	COUNTY COMMENTS(PERC LOC.)
07-26-18	FINAL PER PERC TESTS

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

*John E. Lemmerman*  
 JOHN E. LEMMERMAN  
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 21096  
 EXP. 8-3-19

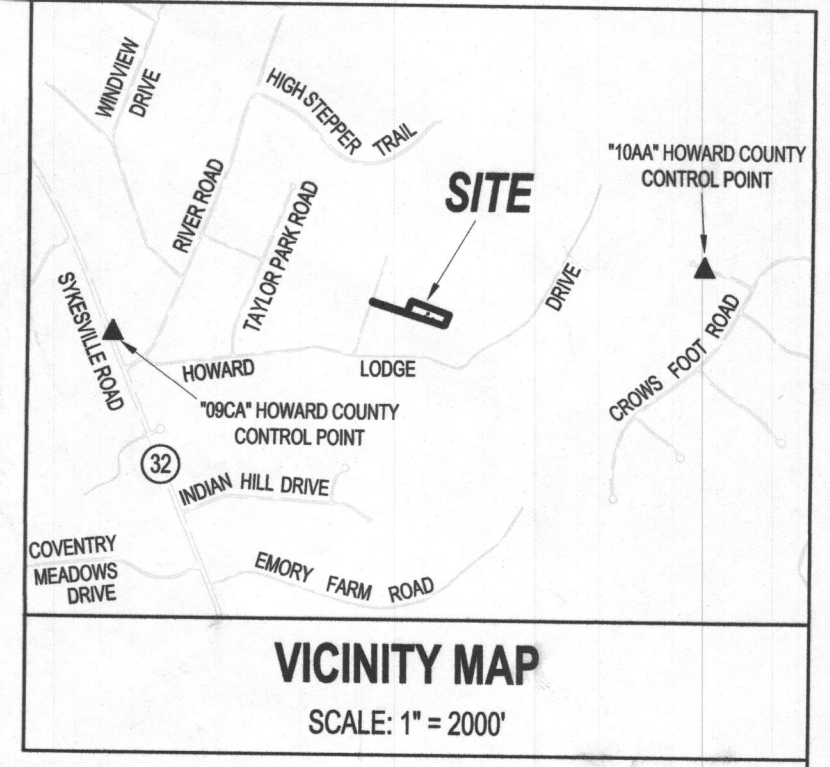
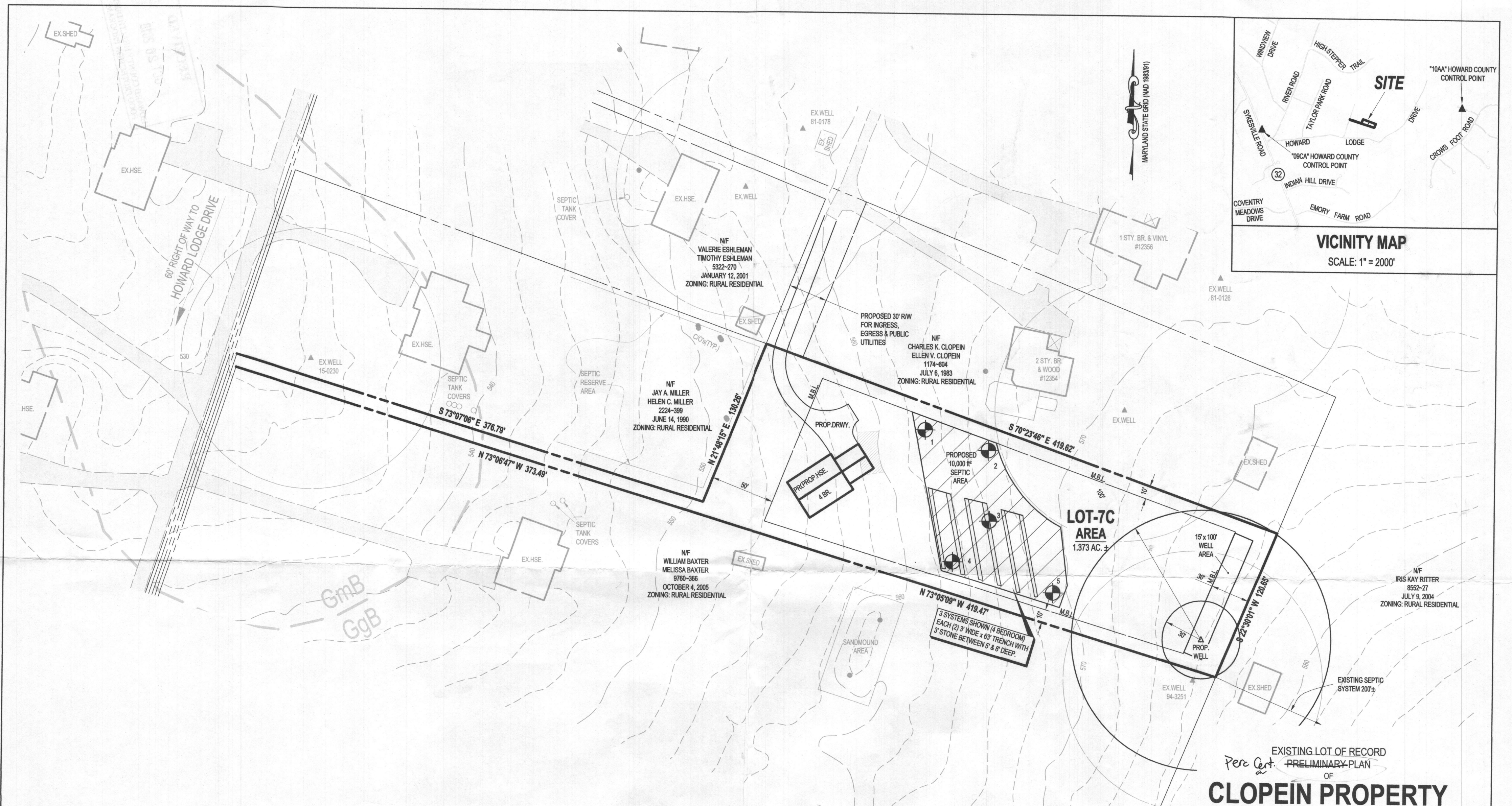


**RTF**  
 ssociates, Inc.  
 LAND SURVEYORS & PLANNERS

142 EAST MAIN STREET WESTMINSTER, MD 21157  
 410-848-2040 FAX# 443-289-8942 410-876-1222  
 EMAIL: RTF142@GMAIL.COM WWW.RTFSURVEYING.COM

CHECKED BY: J.E.L. DATE: 07-25-2018  
 DRAWN BY: R.M.F. DATE: 9-12-17  
 SCALE: 1" = 50'

RTF JOB#: 15-120 COUNTY FILE#: SHEET: 1 OF 1



EXISTING LOT OF RECORD  
 Perc Cert. PRELIMINARY PLAN  
 OF  
**CLOPEIN PROPERTY**  
 E HOWARD LODGE DRIVE  
 3RD ELECTION DISTRICT, HOWARD CO. MD  
 TAX MAP: 9, GRID: 12, PARCEL: 306

LEGEND	
LIMITS OF DISTURBANCE	.....
SUPER SILT FENCE	SSF
SILT FENCE	SF
PROPERTY LINE	—————
INTERMITTENT STREAM	~~~~~
STREAM BUFFER	SB
CLEAN OUT	●
PASSED PERC TEST	⊙
EXISTING WELL	▲
PROPOSED WELL	△
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APPROVED FOR PRIVATE WATER AND PRIVATE  
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*Paula Rossman* 11/9/2018  
 HEALTH OFFICER, HOWARD COUNTY HEALTH DEPARTMENT DATE

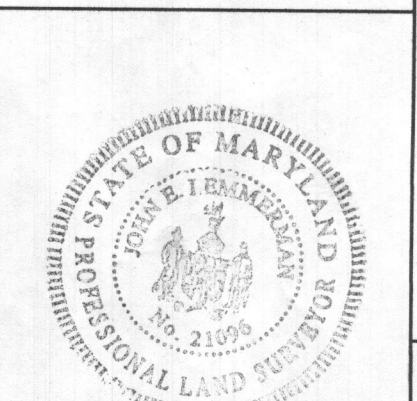
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*John E. Lemmerman*  
 JOHN E. LEMMERMAN  
 REGISTERED PROFESSIONAL LAND SURVEYOR NO. 21096  
 EXP. 8-3-19



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