

**Bureau of Environmental Health**

8930 Stanford Boulevard, Columbia, MD 21045

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

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August 2, 2024

**MEMORANDUM**

*Sent via email to: [jchen0802@hotmail.com](mailto:jchen0802@hotmail.com)*

**TO:** James Chen  
Qingyu Pan

**FROM:** Shepsura Page  
Environmental Health Specialist  
Well and Septic Program

**DATE:** 8/2/2024

**RE:** Demo Release  
10713 Judy Lane  
Columbia, MD 21044

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**This is to advise that the Howard County Health Department recommends issuance of a demolition permit for the dwelling on the above referenced property.**

Current utility records show this parcel has access to public water and sewer.

The existing drilled well was properly located and sealed. This task was completed by Easterday Wilson Well Drilling on July 26, 2024.

The Health Department does not have any records indicating that the existing septic system has been abandoned. Additionally, no visible signs of a septic tank or drain field were found. Please notify this office prior to demolishing the house.

**If any other wells or septic systems are found during site work, please notify this office immediately.**

Sincerely,

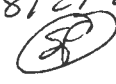
A handwritten signature in black ink, appearing to read 'SP', is located below the word 'Sincerely,'.

Shepsura Page  
Environmental Health Specialist  
Howard County Health Department  
Well and Septic Program

WATER WELL ABANDONMENT-SEALING REPORT FORM

SUBMIT COPIES OF COMPLETED FORM TO:

- \* COUNTY ENVIRONMENTAL AGENCY (contact MDE, WMA if address needed)
- \* WELL OWNER
- \* MDE, WATER MANAGEMENT ADMINISTRATION, WELL PROGRAM

OK  
 8/21/2024  


DATE WELL ABANDONED: JULY 26, 24 (month/day/year)

\* PERMIT NUMBER OF ABANDONED WELL (if any) \_\_\_\_\_

\* PERMIT NUMBER OF REPLACEMENT WELL: \_\_\_\_\_

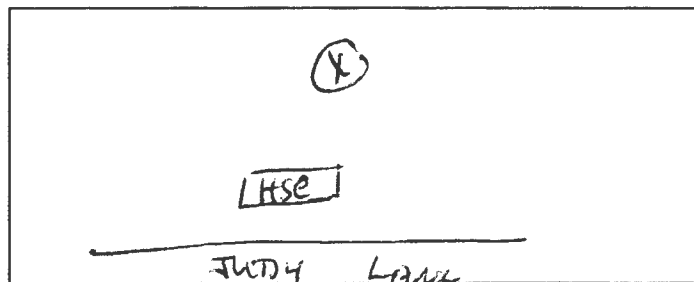
\* PERSON ABANDONING WELL: FRANK SINGLETON WELL DRILLER'S LICENSE NUMBER: LEWIS 046

CIRCLE: MWD / MSD / MGD

\* OWNER'S NAME: JAMES CHEN

SITE LOCATION MAP

\* WELL LOCATION:  
 COUNTY: Howard  
 NEAREST TOWN: COLUMBIA  
 TAX MAP 41 BLOCK \_\_\_\_\_ PARCEL 420  
 SUBDIVISION: 2303  
 SECTION: \_\_\_\_\_ LOT: 4  
 STREET ADDRESS: 10713 JUDY LAKE



LATITUDE 39.176073

LONGITUDE 76.884445

LOG OF SEALING MATERIAL

MATERIAL	FEET	
	FROM	TO
<u>Bentonite</u>	<u>198</u>	<u>0</u>

VOLUME OF MATERIAL USED

450 # Bentonite mixed

\* TYPE OF WELL BEING ABANDONED:  
 DRILLED \_\_\_\_\_ JETTED \_\_\_\_\_  
 BORED \_\_\_\_\_ HAND DUG \_\_\_\_\_  
 OTHER (specify) \_\_\_\_\_

\* USE CODE:  
 DOMESTIC \_\_\_\_\_ MUNICIPAL/PUBLIC \_\_\_\_\_  
 IRRIGATION \_\_\_\_\_ INDUSTRIAL \_\_\_\_\_  
 TEST/OBSERVATION \_\_\_\_\_ GEOTHERMAL \_\_\_\_\_

\* TYPE OF CASING:  
 STEEL \_\_\_\_\_ PLASTIC \_\_\_\_\_  
 CONCRETE \_\_\_\_\_ OTHER (specify) \_\_\_\_\_

SIZE OF CASING: 6 INCHES IN DIAMETER

DEPTH OF WELL: 198 FEET DEEP

WAS ANY CASING REMOVED? \_\_\_\_\_ YES  NO  
 If yes, length removed, in feet: \_\_\_\_\_

WAS CASING RIPPED OR PERFORATED? \_\_\_\_\_ YES  NO

George F. Eastenbury  
 SIGNATURE-MASTER WELL DRILLER OR SUPERVISING SANITARIAN LICENSE#

040  MWD / MSD / MGS 7-31-21  
 CIRCLE ONE DATE

Pursuant to § 10-624 of the State Govt. Article of the Maryland Code, personal info requested on this form is used in processing this form pursuant to COMAR 26.04.04. Failure to provide the info may result in this form not being processed. You have the right to inspect, amend, or correct this form. The Maryland Department of the Environment is subject to the Maryland Public Information Act. This form may be made available on the Internet via MDE's website and is subject to inspection or copying, in whole or in part, by the public and other governmental agencies, if not protected by federal or State Law.

## Page, Shepsura

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**From:** Page, Shepsura  
**Sent:** Friday, July 12, 2024 10:24 AM  
**To:** JAMES CHEN  
**Cc:** Nicholaelmo@gmail.com  
**Subject:** RE: 10713 Judy Ln - demo approval letter.  
**Attachments:** Maryland State Board of Well Drillers.pdf

James,

Thank you for taking the call this morning. Pardon the confusion with Elmo Construction. I've attached a list of Licensed Well Drillers in this email. Please reach out to one to verify the well has been abandoned. They will need to send a memo to me with their letterhead stating the well has been abandoned correctly.

Thanks,

Shepsura Page, EH Specialist  
Well & Septic Program  
Howard County Health Department  
8930 Stanford Blvd.  
Columbia, MD 21045  
410-313-1789 (Office)  
410-313-2648 (Fax)  
[www.hchealth.org](http://www.hchealth.org)  
[spage@howardcountymd.gov](mailto:spage@howardcountymd.gov)



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**From:** JAMES CHEN <Jchen0802@hotmail.com>  
**Sent:** Friday, July 12, 2024 8:26 AM  
**To:** Page, Shepsura <spage@howardcountymd.gov>

**Cc:** Nicholaselmo@gmail.com

**Subject:** 10713 Judy Ln - demo approval letter.

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Good morning, Page,

I heard that you approved it yesterday, just want to know am I going to receive the approval letter from the department of health ? So, I can submit the demo permit application. Please advise.

Warm regards.

*James C.*

*P.O Box 699*

*Fulton, MD 20759*

*Direct Contact: 917-330-4000*

*Cell: 301-520-3451*



## Page, Shepsura

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**From:** Page, Shepsura  
**Sent:** Tuesday, June 25, 2024 4:39 PM  
**To:** JAMES CHEN  
**Cc:** Wolf, Kevin; Burns, Matthew  
**Subject:** RE: 10713 Judy Lane- Demo Permit Status

Hey James,

Can you have the well driller send in a abandonment form to our office. Also can you have the septic contractor send a letter stating they abandoned the septic components with their letter head to me, via email is fine.

Thanks,

Shepsura Page, EH Specialist  
Well & Septic Program  
Howard County Health Department  
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Columbia, MD 21045  
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**From:** JAMES CHEN <Jchen0802@hotmail.com>  
**Sent:** Tuesday, June 25, 2024 10:51 AM  
**To:** Page, Shepsura <spage@howardcountymd.gov>  
**Cc:** Wolf, Kevin <KWolf@howardcountymd.gov>  
**Subject:** Re: 10713 Judy Lane- Demo Permit Status

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Hi Page,

We have abandoned the well and septic components already and I heard that you would do a site-visit for this purpose this week. Can you let me know on what day of this week ?

Thanks

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**From:** Page, Shepsura <[spage@howardcountymd.gov](mailto:spage@howardcountymd.gov)>  
**Date:** Monday, June 24, 2024 at 9:34 AM  
**To:** [jchen0802@hotmail.com](mailto:jchen0802@hotmail.com) <[jchen0802@hotmail.com](mailto:jchen0802@hotmail.com)>  
**Cc:** Wolf, Kevin <[KWolf@howardcountymd.gov](mailto:KWolf@howardcountymd.gov)>  
**Subject:** 10713 Judy Lane- Demo Permit Status

Good Morning James,

I'm currently reviewing your demo permit for 10713 Judy Lane. The property is currently on private well and septic. Our records show there is access to public water and sewer. Please abandon all well and septic components for approval of your demo permit.

Thanks,

Shepsura Page, EH Specialist  
Well & Septic Program  
Howard County Health Department  
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Columbia, MD 21045  
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SITE INSPECTION SHEET

OWNER: Qingyu Pan PHONE #: \_\_\_\_\_

ADDRESS: 10713 Judy Ln CONTRACTOR: \_\_\_\_\_

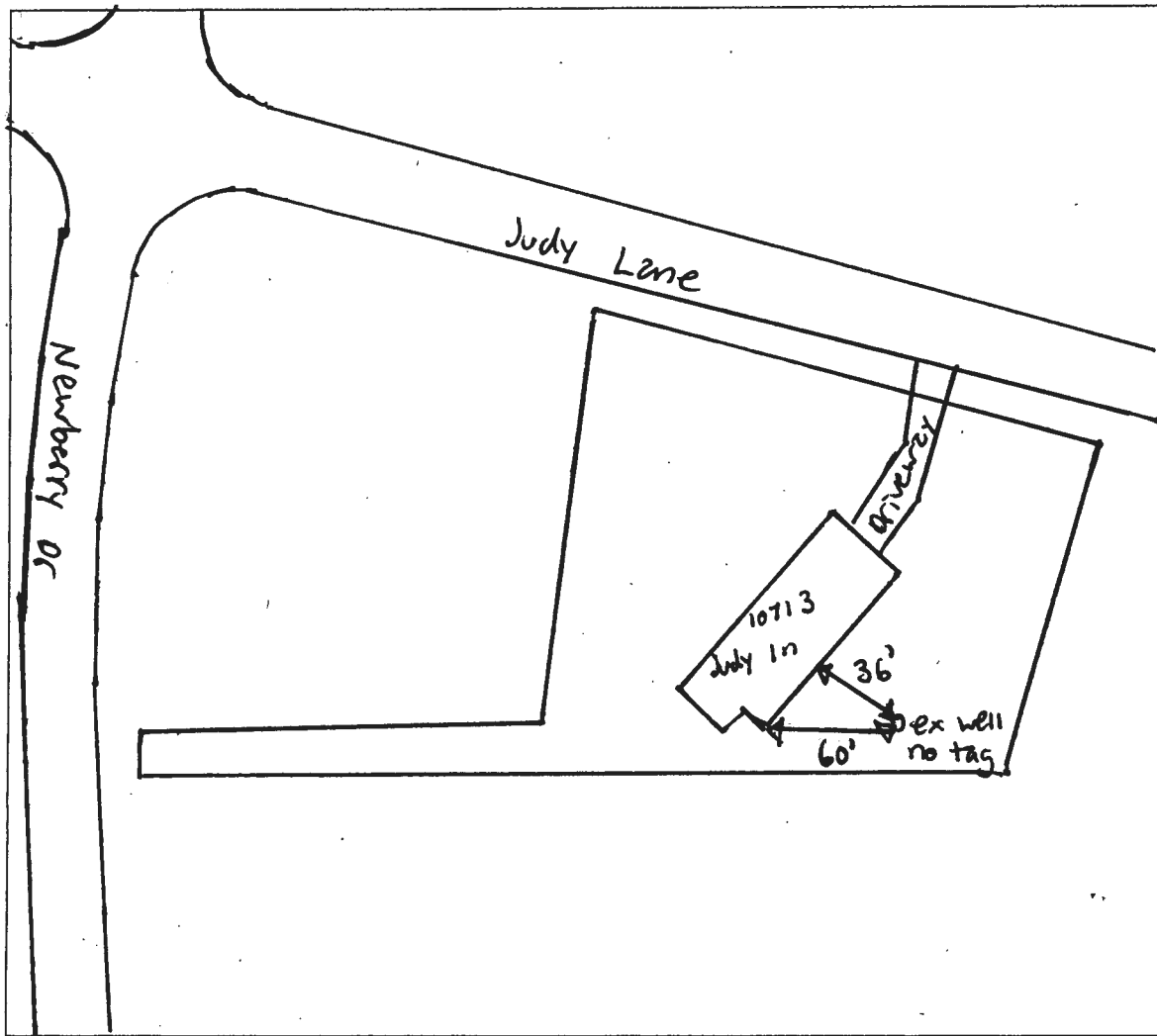
Columbia MD 21044 WELL TAG #: No tag

SUBDIVISION: \_\_\_\_\_ LOT: \_\_\_\_\_ COUNTY #: Howard County

PROPOSAL: ~~site visit to confirm~~

House to be demo'd, site visit to confirm W&S Abandoned.

LOCATION DIAGRAM



COMMENTS: 6/24/2024 - No signs of septic tank seen @ house.  
Well seen onsite, no tag. SP1MB

DATE: 6/24/2024

INSPECTOR: S. Pascal M. Burns



6/24/2024 -  
well seen @  
back of house.  
SPIMB

Real Property Data Search ( )  
 Search Result for HOWARD COUNTY

[View Map](#)

[View GroundRent Redemption](#)

[View GroundRent Registration](#)

Special Tax Recapture: None

Account Identifier: District - 05 Account Number - 382653

**Owner Information**

Owner Name: PAN QINGYU Use: RESIDENTIAL  
 Mailing Address: 10713 JUDY LN Principal Residence: YES  
 COLUMBIA MD 21044- Deed Reference: /13103/ 00057

**Location & Structure Information**

Premises Address: 10713 JUDY LN Legal Description: LOT 4 BLK I 27309 SQ  
 COLUMBIA MD 21044-0000 10713 JUDY LN  
 RIVERSIDE ESTATES S4 RSB

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:	15994
0041	0011	0420	5020203.14	2303			4	2023	Plat Ref:	

Town: None

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1979	2,584 SF	120 SF	27,309 SF	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
2	YES	STANDARD UNIT	FRAME/	4	2 full/ 1 half	1 Attached	

**Value Information**

	Base Value	Value	Phase-In Assessments	
		As of	As of	As of
		01/01/2023	07/01/2023	07/01/2024
Land:	243,100	268,100		
Improvements	289,900	410,900		
Total:	533,000	679,000	581,667	630,333
Preferential Land:	0	0		

**Transfer Information**

Seller: FEDERAL NATIONAL MORTGAGE ASSN	Date: 03/02/2011	Price: \$361,000
Type: NON-ARMS LENGTH OTHER	Deed1: /13103/ 00057	Deed2:
Seller: HARRIS WILLIAM CLEVELAND	Date: 06/22/2010	Price: \$422,000
Type: NON-ARMS LENGTH OTHER	Deed1: /12523/ 00336	Deed2:
Seller: TITSLER HAROLD G &	Date: 10/06/1983	Price: \$157,500
Type: ARMS LENGTH IMPROVED	Deed1: /01200/ 00352	Deed2:

**Exemption Information**

Partial Exempt Assessments:	Class	07/01/2023	07/01/2024
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00


Special Tax Recapture: None

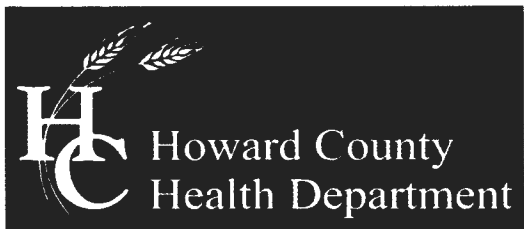
**Homestead Application Information**

Homestead Application Status: No Application

**Homeowners' Tax Credit Application Information**

Homeowners' Tax Credit Application Status: No Application Date:

As of 6/24/2024  




Bureau of Environmental Health  
 7178 Columbia Gateway Drive, Columbia, MD 21046-2147  
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Maura J. Rossman, M.D., Health Officer

## DEMOLITION REQUEST FORM

(Please fill in all blanks)

### Information of Property to be Demolished:

Qing Yu Pan 10713 Judy Ln  
 Current Owner's Name Property Address

Subdivision (if applicable) Lot #

All Prior Owners' Names (if requested or known) Tax Map Parcel # Tax ID #

Rebuild the house  
 Purpose/Reason for Demolition

New house  
 Future plans of property after demo (i.e. subdivision, parking lot, re-build new house, etc...)

If a subdivision, SDP# \_\_\_\_\_ Has the structure(s) been deemed unsafe by DILP  YES  NO

### UTILITY RECORDS:

Property currently connected to public water  YES  NO

Property currently connected to public sewer  YES  NO

Does the property currently have any wells and/or septic systems  YES  NO

→ Explain:

\*Note: Any wells and/or septic systems that are to remain may require an approved percolation certification plan under *Howard County Code Sec. 3.805*

\*Note: Any septic systems that are to be abandoned must be done by a septic contractor with documentation of the process.

\*Note: All abandoned wells are to be sealed by a well driller licensed by the Maryland State Board of Well Drillers *COMAR Sec 26.04.04.11 Abandonment Standards D (3)*

### COMMENTS:

James Chen / James Chen 917-330-4000  
 Applicant's Name (please print) Applicant's Phone #

Jchen0802@hotmail.com  
 Applicant's Email Applicant's Fax #

[Signature] 6/18/2024  
 Applicant's Signature Date