

Approved file  
2/8/2024

Record Detail \* (This section is required.)

Permit Type	Permit Number	Opened Date
Building/Residential/Misc/Porch	B24000064	01/05/2024

Description of Work

SFD/ CONSTRUCT 28' X 20' open rear porch, 25'-11" x 14'-6" open pergola to be used as outdoor kitchen & 21'-2" x 14'-6" open pergola to be used as outdoor seating space

Online BP, search "lovat" to find record files.  
y8 1/29/24

[check spelling](#)

Address \* (This section is required.)

Search Reset Clear Get Parcel & Owner

Street #	Street Name	Street Type
9454	LOVAT	RD
Unit Type	Unit #	X Coordinate
-Select-		-76.93979
		Y Coordinate
		39.14394
City	State	Zip Code
FULTON	MD	20759
	Primary	
	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
839986	2	3.13	297100	1169800	872700	RURAL

Legal Description  
IMPVLOT 19 3.134 A[ ]9454 LOVAT RD[ ]WILLIAM CONT EST S 3

[check spelling](#)

Block	Lot	Census Tract	Council Dist	Inspection Dist	Supervisor Dist	Map #	DAP Zone
	19	605102	4				
Plan Area	State Tax Id	Subdivision Name					
	1405405572	WILLIAMS CONTRIVANCE E:					
Section	Area	Tax Map					
		45					
Grid	Zoning District	ADC Map					
45-6	RR-DEO	5051-K7					
SDP No.	Final Plan No.	WP File No.					
Record Plat No.	WS Contract No.	FDP No.	Primary				
7279			Yes				
Owner Occupied	Year Built	Historic District					
<input type="radio"/> Yes <input type="radio"/> No	1998	<input type="radio"/> Yes <input checked="" type="radio"/> No					
Historic District Registry No.	Stat Area	Flood Plain					
	5-17A	<input type="radio"/> Yes <input checked="" type="radio"/> No					
Building No							

Owner \* (This section is required.)

Search Reset Clear

Name \*  
TRUSTEES MATTHEW G GANIM REVOCABLE

Address Line 1  
9454 LOVAT RD

Address Line 2

Address Line 3

Mail City  
FULTON

Mail State  
MD

Mail Zip Code  
20759

240-382-7152 Yes

E-mail  
matthew7773@gmail.com

Cell Number 240-882-7152 Fax Number

Professionals (This section is not required.)

License # Business Name  
License Type First Name Middle Name Last Name  
--Select--  
Primary Address Line 1  
Yes Address Line 2  
City State ZIP Code  
Phone 1 Phone 2 Fax  
E-mail

Applicant (This section is not required.)

Search As Owner As Lic. Prof As Contact

Type Applicant First Name MI Last Name  
Relationship Applicant Full Name  
Primary Applicant Organization Name  
Yes  
Street Address  
9454 LOVAT Rd  
Address Line 2  
City State Zip Code  
FULTON MD 20759(-9637)  
Phone Cell Fax  
240-882-7152 240-882-7152  
E-mail  
matthew7773@gmail.com

Addtl Info

Est Construction Cost 155000 Housing Units 0 Number of Buildings 0 Public Owned No  
Construction Type --Select--

PORCH INFORMATION

PORCH INFORMATION

Capital Project-No Fee Capital Project Number Fee Exempt Roadside Tree Project Permit Roadside Tree Project Permit #  
 Yes  No  Yes  No  
Existing Use Type of Porch Type of Porch Foundation Total Square Footage  
SFD Open Porch Reconstruct Existing Slab 4950 SQFT  
Water Supply Sewage Disposal Expiration Date  
Private Private 7/21/2024

Submit Cancel



architecture + interiors, LLC

January 16, 2024

**To:**

**Mr. Markus Powell,**  
Inspections, Licensed & Permits  
Howard County  
3430 Courthouse Drive  
Ellicott City, MD 21043

*Approved R/M  
2/8/2024*

**Re: Ganim Residence – Proposed Rear Porch & Patio – Permit # B24000064**

Dear Mr. Powell:

In response to your permit application review comments dated 1/10/2024, please find below our itemized response in Blue.

**Comments:**

- Dimensions of porch not included in description of work. Please upload a pdf attachment with a revised description of the work.
  - Please see below a detailed scope of the work description:
    - i. Scope of work includes 28'-1" wide x 20'-0" deep open rear porch, 25'-11" x 14'-6" open pergola to be used as outdoor kitchen & 21'-2" x 14'-6" open pergola to be used as outdoor seating space. Scope also includes repair/modification of approximately 730 SF of existing concrete patio and walk at the proposed open rear screen porch & outdoor kitchen space as shown in construction document set. In addition to the open rear porch, & outdoor kitchen space project also includes approximately 1,871 SF of additional patio at outdoor seating space & pool surrounding. Project also includes 30'0 long x 15' wide underground pool to be submitted as separate permit package. In future the owner also plans to build a 50' wide x 45' deep pole barn as shown on drawings SP 1.1 & SP 1.2. Overall proposed site disturbance area including future pole barn will be limited to 4,980 SF. We have revised drawing 1/SP 1.2 with some additional dimensions to provide clarification for proposed work. All revisions are clouded with revision "ID # 1 – Permit comment response".
- Please provide a more detailed explanation of the staging area. What work will be performed?
  - 50' wide X 45' deep future pole barn area shown in drawing SP 1.1 & SP 1.2 will be used as temporary general construction staging area during in-ground pool, pool patio, open rear porch and associate pergolas to avoid any addition site disturbance during construction. The entire site disturbance area (including future pole barn/staging area) as shown in drawing a/SP 1.2 will be secured with silt fence for sediment & erosion control during construction. Once in-ground pool, patio, open porch & associate pergola construction is complete, pole barn drawings will be submitted for permit as separate package.

Please let us know if you have any additional comments or questions. I really appreciate your time in this matter.

Sincerely,

**Kamal Mohey, RA**  
MD License No. # 18289

















