

Exhibit # 16



DPS | Montgomery County
Department of Permitting Services



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TO: Jeffrey Ferrel, Vice President Business Operations
Terra Innovations

FROM: Heidi Benham *HB*
Well and Septic Manager

DATE: 9/1/2023

SUBJECT: Dickerson Development – Martinsburg Rd
Conditional Use Application

This memo shall serve as a summary of the status of private onsite sewage disposal systems and potential for future improvements for the subject project. As discussed on 8/24/23, the proposed development is located in a known area of a high water table based on previous perc test data. Obtaining approval for a conventional septic system may be unlikely. If soils testing yields unfavorable results, there may be opportunities to utilize various options for non-conventional septic systems such as a holding tank(s) or system that utilizes an innovative/alternative design. The use of these types of systems may ultimately be determined by the Maryland Department of the Environment.

The use and design of a conventional or non-conventional septic system will also be dependent on the number of proposed buildings, proposed uses, and proposed operations details such as number of onsite employees.

Please contact me at Heidi.benham@montgomerycountymd.gov if you have any questions.

Exhibit 19
OZAH Case No: CU 24-13