

PETITION FOR SPECIAL HEARING 83-151-XSPH TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic room, lounge, shower, bath and dressing rooms, immersion areas, and other social and recreational areas as permitted in a B-1-COC zone by Section 230.13 and other applicable sections. Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of the above Special Hearing advertising, posting, etc., upon filing of this Petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I, or we, do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Lessee
Contract Purchaser:
Sun Spa Tub 'n Tan II, Inc.
(Type or Print Name)
Signature: *John H. Baker, Jr.*
Officer Position
8459 Baltimore National Pike
Address
Ellicott City, Maryland 21043
City and State
461-1055
Attorney for Petitioner
Newton A. Williams and
Nolan, Plunhoff & Williams
(Type or Print Name)
Signature: *Newton A. Williams*
204 West Pennsylvania Avenue
Address
Towson, Maryland 21204
City and State
Attorney's Telephone No. 823-7800

Legal Owner(s):
A & R, Inc., t/a Loch Raven Plaza
(Type or Print Name) Shopping Center
Signature: *Charles E. Baker*
(Type or Print Name)
1206 Goucher Boulevard
Address
Towson, Maryland 21204
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Mr. Jack Baker, Mr. Wm. Schoenfelder,
Name Contract Lessees
461-1055 and Nolan, Plunhoff & Williams
Address 823-7800 Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 1st day of December, 1982, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106 County Office Building in Towson, Baltimore County, on the 6th day of January, 1983, at 11:00 o'clock A.M.

William E. Hammond
Zoning Commissioner of Baltimore County

ZCO-301 (over)

PETITION FOR SPECIAL EXCEPTION 83-151-XSPH

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Exception under the Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property for community building, or other structural or land use devoted to civic, social, recreational and educational activities, namely, an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic room, lounge, shower, bath and dressing rooms, immersion areas and other social and recreational areas. Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Exception advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I, or we, do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser:
Sun Spa Tub 'n Tan II, Inc.
(Type or Print Name)
Signature: *John H. Baker, Jr.*
Officer Position
8459 Baltimore National Pike
Address
Ellicott City, Maryland 21043
City and State
461-1055
Attorney for Petitioner:
Newton A. Williams and
Nolan, Plunhoff & Williams
(Type or Print Name)
Signature: *Newton A. Williams*
204 West Pennsylvania Avenue
Address
Towson, Maryland 21204
City and State
Name and telephone number of legal owner, contract purchaser or representative to be contacted
Mr. Jack Baker, Mr. Wm. Schoenfelder
Name Contract Lessees
461-1055 and Nolan, Plunhoff & Williams
Telephone No. 823-7800

Legal Owner(s):
A & R, Inc., t/a Loch Raven Plaza
(Type or Print Name) Shopping Center
Signature: *Charles E. Baker*
(Type or Print Name)
1206 Goucher Boulevard
Address
Towson, Maryland 21204
City and State
Name and telephone number of legal owner, contract purchaser or representative to be contacted
Mr. Jack Baker, Mr. Wm. Schoenfelder
Name Contract Lessees
461-1055 and Nolan, Plunhoff & Williams
Telephone No. 823-7800

ORDERED By The Zoning Commissioner of Baltimore County, this 1st day of December, 1982, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106 County Office Building in Towson, Baltimore County, on the 6th day of January, 1983, at 11:00 o'clock A.M.

William E. Hammond
Zoning Commissioner of Baltimore County

ZCO-301 (over)

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER
PETITION FOR SPECIAL HEARING
Beginning 261' NW of Loch Raven Blvd., 573' SW of the Centerline of Taylor Ave., 9th District
OF BALTIMORE COUNTY
LOCH RAVEN PLAZA SHOPPING CENTER, Petitioner
Case No. 83-151-XSPH

ORDER TO ENTER APPEARANCE

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefor, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman *John W. Hession, III*
Peter Max Zimmerman John W. Hession, III
Deputy People's Counsel People's Counsel for Baltimore County
Rm. 223, Court House
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 27th day of December, 1982, a copy of the foregoing Order was mailed to Newton A. Williams, Esquire, Nolan, Plunhoff & Williams, 204 W. Pennsylvania Avenue, Towson, MD 21204, Attorney for Petitioner, and Messrs. Jack Baker & William Schoenfelder, Sun Spa Tub 'n Tan II, Inc., 8459 Baltimore National Pike, Ellicott City, MD 21043, Contract Lessees.

John W. Hession, III
John W. Hession, III

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENT

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond
TO: Zoning Commissioner
Norman E. Gerber, Director
FROM: Office of Planning and Zoning
SUBJECT: Zoning Petition No. 83-151-XSPH
Loch Raven Plaza Shopping Center

Date: December 17, 1982

There are no comprehensive planning factors requiring comment on this petition.

Norman E. Gerber
Norman E. Gerber, Director
Office of Planning and Zoning

NEG:JSH:lc

cc: Arlene January
Shirley Hess

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 17, 1982

Newton A. Williams, Esquire
204 West Pennsylvania Avenue
Towson, Maryland 21204

RE: Item No. 51 - Case No. 83-151-XSPH
Petitioner - Loch Raven Plaza
Special Hearing & Special Exception

Dear Mr. Williams:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

This combination hearing is required as a result of your client's proposal to locate an indoor relaxation center in the Loch Raven Plaza shopping center. Since this is a new type of use, the special hearing is being requested to determine whether said use is permitted as a matter of right, while the special exception is included if the special hearing is not granted.

For further information on the comments of the Department of Permits and Licenses, you may contact Mr. Charles Turnham at 494-3937.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

Nicholas B. Commodari
NICHOLAS B. COMMODARI, Chairman
Zoning Plans Advisory Committee

NBC:os
Enclosures
cc: Evans, Hagan & Holdefer, Inc.
8013 Belair Road 21236



BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P.E.
DIRECTOR

October 19, 1982

Mr. William E. Hammond
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item #51 (1982-1983)
Property Owner: Loch Raven Plaza
N/S Loch Raven Blvd. 573' S. from centerline
of Taylor Avenue
Acres: 0.250 District: 9th

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

General:

Baltimore County highway and utility improvements exist and are not directly involved.

Loch Raven Boulevard (MD. 542) is a State Road; therefore, all improvements, intersections, entrances and drainage requirements as they affect the road come under the jurisdiction of the Maryland State Highway Administration. Any utility construction within the State Road right-of-way will be subject to the standards, specifications and approval of the State in addition to those of Baltimore County.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this item 51 (1982-1983).

Very truly yours,

Robert A. Morton
ROBERT A. MORTON, P.E., Chief
Bureau of Public Services

RAM:EAM:FVR:ss

N-NW Key Sheet
32 & 33 NE 7 & 8 Pos. Sheets
NE 8 & 9 B Topo
70 Tax Map

Newton A. Williams, Esq.
204 W. Pennsylvania Ave
Towson, Md. 21204

Evans, Hagan & Holdefer, Inc.
8013 Belair Road
Baltimore, Md. 21236

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 1st day of December, 1982.

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner: Loch Raven Plaza

Petitioner's Attorney: Newton A. Williams, Esq.
Reviewed by: *Nicholas B. Commodari*
Nicholas B. Commodari
Chairman, Zoning Plans
Advisory Committee

Pursuant to the advertisement, posting of property, and public hearing on the petition and it appearing that by reason of the following finding of facts that to approve an indoor relaxation center which includes hot tubs, whirlpool spas, tranquility tanks (including but not limited to the "Float to Relax" tank illustrated on Petitioner's Exhibit 3 - leaflet), sun tanning rooms, steam and sauna rooms, therapeutic room to be used for inversion and massage, lounge, showers, and dressing rooms as a use permitted by special exception (Section 230.13 of the Baltimore County Zoning Regulations) in a B.L. (Business, Local) Zone would be in strict harmony with the spirit and intent of the zoning regulations and would not be detrimental to the health, safety, and general welfare of the community, and, therefore,

IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 28th day of February, 1983, that an indoor relaxation center which includes hot tubs, whirlpool spas, tranquility tanks (including but not limited to the "Float to Relax" tank illustrated on Petitioner's Exhibit 3 - leaflet), sun tanning rooms, steam and sauna rooms, therapeutic room to be used for inversion and massage, lounge, showers, and dressing rooms as a use permitted by special exception (Section 230.13 of the Baltimore County Zoning Regulations) in a B.L. (Business, Local) Zone and, as such, the Petition for Special Hearing is hereby GRANTED from and after the date of this Order.

Jan M. H. J.
Deputy Zoning Commissioner of
Baltimore County

Pursuant to the advertisement, posting of property, and public hearing on the petition and it appearing that by reason of the following finding of facts that to approve an indoor relaxation center which includes hot tubs, whirlpool spas, tranquility tanks (including but not limited to the "Float to Relax" tank illustrated on Petitioner's Exhibit 3 - leaflet), sun tanning rooms, steam and sauna rooms, therapeutic room to be used for inversion and massage, lounge, showers, and dressing rooms, in accordance with the site plan prepared by Evans, Hagan & Holdefer, Inc., revised August 16, 1982, and marked Petitioner's Exhibit 1, is hereby GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. All signs shall be in compliance with Section 413 of the Baltimore County Zoning Regulations as well as the Loch Raven Plaza Sign Policy (Petitioner's Exhibit 9).
2. The therapeutic room shall be comprised of no more than 5% of the gross internal square footage.
3. The hours of operation shall be limited to Monday through Saturday, 9:00 a.m. to 1:00 a.m., and Sunday, 1:00 p.m. to 10:00 p.m.
4. Compliance with all applicable Department of Health regulations.
5. Approval of the aforementioned site plan by the Maryland Department of Transportation, the Department of Public Works, and the Office of Planning and Zoning.

Jan M. H. J.
Deputy Zoning Commissioner of
Baltimore County

Maryland Department of Transportation
State Highway Administration

Lowell K. Bridwell
Secretary
M. S. Calhoun
Administrator

September 22, 1982

Mr. William Hammond
Zoning Commissioner
County Office Bldg.
Towson, Md. 21204

Attention: Mr. N. Commodari

Re: ZAC Meeting of 9-21-82
ITEM: #51.
Property Owner: Loch Raven Plaza
Location: W/S Loch Raven Blvd. (Route 542), 573' S. from centerline of Taylor Ave.
Existing Zoning: B.L.-CCC
Proposed Zoning: Special Hearing to approve an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam & sauna rooms, therapeutic rooms, lounge, shower baths and dressing rooms, inversion areas, and other social & recreational areas. Special Exception for community building or other structural or land use devoted to civic, social, recreational and educational activities, namely an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam & sauna rooms, therapeutic room, lounge, shower, bath and dressing rooms, inversion areas and other social recreational areas.
Acres: 0.250
District: 9th

Dear Mr. Hammond:

On review of the site plan and field inspection, the State

My telephone number is 659-1350

Teletypewriter for Impaired Hearing or Speech
363-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5082 Statewide Toll Free
P.O. Box 717 / 707 North Calvert St., Baltimore, Maryland 21203 - 077

September 22, 1982

Mr. W. Hammond

Highway Administration finds the plan generally acceptable.

Very truly yours,

Charles Lee
Charles Lee, Chief
Bureau of Engineering
Access Permits

CL:GW:vr

cc: Mr. J. Wimbley

By: George Wittman

- 2 -

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-0211
NORMAN E. GERBER
DIRECTOR

December 15, 1982

Mr. William E. Hammond, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item # 51, Zoning Advisory Committee Meeting, September 21, 1982, are as follows:

Property Owner: Loch Raven Plaza
Location: W/S Loch Raven Blvd 573' S from centerline of Taylor Avenue
Acres: 0.250
District: 9th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This petition meets the requirements of the Division of Current Planning and Development.

Very truly yours,

John L. Wimbley
John L. Wimbley
Planner III
Current Planning & Development

JLW:th

BALTIMORE COUNTY
DEPARTMENT OF HEALTH
TOWSON, MARYLAND 21204
DONALD J. BOOP, M.D., M.P.H.
DEPUTY STATE & COUNTY HEALTH OFFICER

October 25, 1982

Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #51, Zoning Advisory Committee Meeting of September 21, 1982, are as follows:

Property Owner: Loch Raven Plaza
Location: W/S Loch Raven Blvd. 573' S. from centerline of Taylor Avenue
Existing Zoning: B.L.-CCC
Proposed Zoning: Special Hearing to approve an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic rooms, lounge, shower baths and dressing rooms, inversion areas, and other social and recreational areas. Special exception for community building or other structural or land use devoted to civic, social, recreational and educational activities, namely an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic room, lounge, shower, bath and dressing rooms, inversion areas and other social recreational areas.

Acres: 0.250
District: 9th

Metropolitan water and sewer presently serve the property.

If a food service facility is proposed, complete plans and specifications must be submitted to the Plans Review Section, Environmental Support Services, Baltimore County Department of Health, for review and approval prior to construction.

Mr. William E. Hammond
Page 2
October 25, 1982

Prior to construction of the whirlpools, hot tubs, etc., two copies of plans and specifications must be submitted to the Baltimore County Department of Health for review and approval. For more complete information contact the Recreational Hygiene Section, Division of Environmental Support Services.

Very truly yours,

Jan J. Forrest
Jan J. Forrest, Director
BUREAU OF ENVIRONMENTAL SERVICES

LJF/als

cc: Jessie Butcher

BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204
625-7310

PAUL H. REINCKE
CHIEF

October 8, 1982

Mr. William Hammond
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owner: Loch Raven Plaza

Location: W/S Loch Raven Blvd. 573' S. from centerline of Taylor Avenue

Item No.: 51

Zoning Agenda: Meeting of September 21, 1982

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead end condition shown at _____ EXCEEDS the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
- () 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.
- () 6. Site plans are approved, as drawn.
- () 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *John J. Kelly*
Planning Group
Special Inspection Division

Noted and Approved: *George M. Kaganoff*
Fire Prevention Bureau

/mb/nr



BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
494-3900

TED ZALESKI JR.
DIRECTOR

Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item # 51 Zoning Advisory Committee Meeting
are as follows:

Property: Loch Raven Plaza
Location: W/S Loch Raven Blvd. 573' S. from centerline of Taylor Avenue
Existing Zoning: B-1-C-CC
Proposed Zoning: B-1-C-CC

Area: 0.250
District: 9th

The items checked below are applicable:

- X A. All structure shall conform to the Baltimore County Building Code 1974/ Council Bill 1-82 State of Maryland Code for the Building and Code and other applicable Codes.
- X B. A building and other miscellaneous permits shall be required before beginning construction.
- C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is not required.
- X D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- E. An exterior wall erected within 6'0" of an adjacent lot line shall be of one hour fire resistant construction, no openings permitted within 3'0" of lot lines. A firewall is required if construction is on the lot line. See Table 102, line 2, Section 102 and Table 102.
- F. Requested variance conflicts with the Baltimore County Building Code, Section/s _____
- X G. Change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered Maryland Architect or Engineer certify to this office, that the structure for which a proposed change in use is proposed complies with the height/area requirements of Table 505 and the required construction classification of Table 101.

Z. Comments: See attached sheet for comments

NOTE: These comments reflect only on the information provided by the drawings submitted to the Office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired, additional information may be obtained by visiting Room #122 (Plan Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,

Charles E. Dorman, Chief
Plan Review

CEB:rrj
FORM 01-82

MICROFILMED

-2-

Proposed Zoning- Special Hearing to approve an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic rooms, lounge, shower baths and dressing rooms, inversion areas, and other social and recreational areas. Special Exception for community building or other structural or land use devoted to civic, social, recreational and educational activities, namely an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic room, lounge, shower, bath and dressing rooms, inversion areas and other social recreational areas.

I. Comments.

As much as a three hour horizontal fire separation between the lower and upper occupancies may be required. See Section 102.0 and 102.0. The existing upper level is Mercantile use "M" the lower level would be assembly use group A-3.

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: September 15, 1982

Mr. William E. Hammond
Zoning Commissioner
Baltimore County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Z.A.C. Meeting of: September 21, 1982

RE: Item No: 47, 48, 49, 50, 51, 52
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

W. Nick Petrovich, Assistant
Department of Planning

WNP/bp

MICROFILMED

PETITION FOR SPECIAL EXCEPTION AND SPECIAL HEARING

9th Election District

ZONING: Petition for Special Exception and Special Hearing
LOCATION: Beginning 261 ft. Northwest of Loch Raven Boulevard, 573 ft. Southwest of the centerline of Taylor Avenue
DATE & TIME: Thursday, January 6, 1983 at 11:00 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Special Exception for community building, or other structural or land use devoted to civic, social, recreational and educational activities, namely, an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic room, lounge, shower, bath and dressing rooms, immersion areas and other social and recreational areas and Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve an indoor relaxation center with hot tubs, whirlpool spas, tranquility tanks, sun tanning rooms, steam and sauna rooms, therapeutic room, lounge, shower baths and dressing rooms, immersion areas, and other social and recreational areas as permitted in a B.L.-C.C.C. zone by Section 230, 13 and other applicable sections

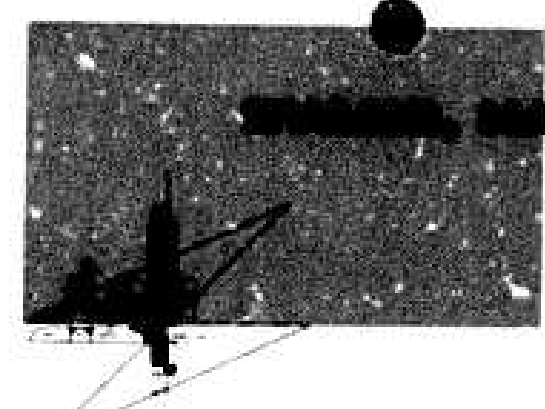
All that parcel of land in the Ninth District of Baltimore County

Being the property of Loch Raven Plaza Shopping Center, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, January 6, 1983 at 11:00 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF
WILLIAM E. HAMMOND
ZONING COMMISSIONER
OF BALTIMORE COUNTY

MICROFILMED



CARROLL, HAGAN & HOLDEFER, INC.

SURVEYORS AND CIVIL ENGINEERS
8013 BELAIR ROAD / BALTIMORE, MD. 21236 (301) 688-1601
325 POPLAR STREET / CAMBRIDGE, MD. 21613 (301) 228-3350
111 JOHN STREET / WESTMINSTER, MD. 21157 (301) 448-1790

August 17, 1982

DESCRIPTION OF PORTION OF LOCH RAVEN PLAZA SHOPPING CENTER TO ACCOMPANY PETITION FOR SPECIAL EXCEPTION FOR SOCIAL AND RECREATIONAL USE IN A B.L. ZONE AND SPECIAL HEARING CONCERNING RELAXATION CENTER

BEGINNING FOR THE SAME at a point situate at the end of the 2nd of the following two courses and distances measured from the intersection of the centerline of Loch Raven Boulevard and the centerline of Taylor Avenue, referring said courses and all the courses of this description to the Grid Meridian as established by the Baltimore County Metropolitan District (1) South 28 degrees 39 minutes 50 seconds West 573 feet, more or less, (measured along the centerline of Loch Raven Boulevard) and (2) North 61 degrees 20 minutes 10 seconds West 261 feet, more or less, to the place of beginning, and thence leaving said place of beginning and running the six following courses and distances, viz: (1) North 45 degrees 37 minutes 21 seconds West 56 feet, more or less, (2) North 24 degrees 04 minutes 32 seconds West 38.00 feet (3) South 65 degrees 55 minutes 28 seconds West 88.00 feet (4) South 44 degrees 38 minutes 32 seconds West 18.00 feet (5) South 45 degrees 37 minutes 21 seconds East 123.00 feet, and (6) North 44 degrees 22 minutes 39 seconds East 92 feet, more or less, to the place of beginning.

Containing 0.250 acres of land, more or less.

This description has been prepared for zoning purposes only and is not intended to be used for conveyances.



MICROFILMED



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

February 28, 1983

Newton A. Williams, Esquire
204 West Pennsylvania Avenue
Towson, Maryland 21204

RE: Petitions for Special Hearing and Special Exception
Beginning 261' NW of Loch Raven Boulevard, 573' SW of the centerline of Taylor Avenue - 9th Election District
Loch Raven Plaza Shopping Center -
Petitioner
NO. 83-151-XSPH (Item No. 31)

Dear Mr. Williams:

I have this date passed my Orders in the above referenced matter in accordance with the attached.

Very truly yours,

Jean M.H. Jung
JEAN M.H. JUNG
Deputy Zoning Commissioner

JMHJ/srl

Attachments

cc: John W. Hessian, III, Esquire
People's Counsel

MICROFILMED

83-95

J. EARLE PLUMHOFF
NEWTON A. WILLIAMS
WILLIAM M. HESSIAN, III
THOMAS J. RENNER
KENNETH H. MASTERS
STEPHEN J. NOLAN
WILLIAM P. ENGLEHART, JR.
C. SCOTT BARNHART
ROBERT L. HANCOCK, JR.

LAW OFFICES
NOLAN, PLUMHOFF & WILLIAMS
CHARTERED

204 WEST PENNSYLVANIA AVENUE
TOWSON, MARYLAND 21204

January 13, 1983

AREA CODE 301
TELEPHONE
823 7800

MAILING ADDRESS
P.O. BOX 848
TOWSON, MARYLAND 21204

The Honorable Jean M. H. Jung
Deputy Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Re: Sun Spa Special Exception And Special Hearing
At Loch Raven Plaza, Case No. 83-151-XSPH
Shopping Center

Dear Mrs. Jung:

During the testimony on the 6th concerning the proposed Sun Spa at Loch Raven Plaza, it was not entirely clear what the exterior of the store will look like. Please find enclosed two photographs, both looking basically southwesterly. The proposed Sun Spa location is at the bottom of the flight of steps off the small courtyard shown. In the background of the one picture, you can see the Goucher Boulevard cutoff, while in the other picture, the Glenmont Apartments appear in the background. Presumably, the Sun Spa logo and building sign would be placed directly above the entrance, which is partitioned off with gray plywood.

Hoping that these two additional photographs will aid you in your consideration of this case, and ready to answer any further questions that you may have, I am -

Respectfully,

Newton A. Williams
Newton A. Williams

NW:pr
enc.

cc: John W. Hessian, III, Esquire
Peter M. Zimmerman, Esquire
Mr. William Schoenfelder
Mr. Jack Baker
Mr. Leo G. Klug
Mr. Juri Maiste
Mr. Hugh E. Gelston
Mr. Robert Kaplan

MICROFILMED

83-160 file

J. EARLE PLUMHOFF
NEWTON A. WILLIAMS
WILLIAM M. HESSIAN, III
THOMAS J. RENNER
KENNETH H. MASTERS
STEPHEN J. NOLAN
WILLIAM P. ENGLEHART, JR.
C. SCOTT BARNHART
ROBERT L. HANCOCK, JR.

LAW OFFICES
NOLAN, PLUMHOFF & WILLIAMS
CHARTERED

204 WEST PENNSYLVANIA AVENUE
TOWSON, MARYLAND 21204

January 24, 1983

AREA CODE 301
TELEPHONE
823 7800

MAILING ADDRESS
P.O. BOX 848
TOWSON, MARYLAND 21204

The Honorable Jean M. H. Jung
Deputy Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Re: Sun Spa Proposed Tub and Tan Location
At Loch Raven Plaza Shopping Center,
Case No. 83-151-XSPH

Dear Mrs. Jung:

As promised at the hearing on January 6, 1983, please find enclosed herewith a copy of the Loch Raven Plaza Sign Policy, promised by Mr. Klug.

As you can see, in addition to meeting all local and state requirements, Sun Spa must obtain full approval of a very particular landlord and property manager, Mr. Klug. Also as you will recall, Sun Spa has a very attractive logo which will make a very attractive sign in good taste.

Thanking you and your staff for your kind attention to these materials, I am -

Respectfully,

Newton A. Williams
Newton A. Williams

NW:pr
enc.

cc: John W. Hessian, III, Esquire
Peter M. Zimmerman, Esquire
Mr. William Schoenfelder
Mr. Jack Baker
Mr. Leo G. Klug
Mr. Juri Maiste
Mr. Hugh E. Gelston
Mr. Robert Kaplan

MICROFILMED

Loch Raven Plaza

1206 GOUCHER BLVD.
TOWSON, MARYLAND 21204
TELEPHONE 821-1922

LOCH RAVEN PLAZA SIGN POLICY

1. ALL CANOPY SIGNS MUST BE MADE OF INDIVIDUAL CUT-OUT LETTERS AS NOTED:
 - A. EITHER BACKLIT, DOUBLE TUBE NEON
 - B. OR INTERNALLY LIT LETTERS WITH PLASTIC FACES
2. ALL SIGNS MUST BE OF QUALITY MATERIALS AND WORKMANSHIP.
3. TENANT MUST SUBMIT DRAWINGS SHOWING TYPE OF LETTERING, DIMENSIONS, ETC., TO BE APPROVED BY THE ARCHITECT AND LANDLORD.
4. ALL SIGNS MUST MEET ALL STATE AND LOCAL GOVERNMENTAL REQUIREMENTS.
5. ALL SIGNS, TEMPORARY OR PERMANENT, MUST BE APPROVED BY THE LANDLORD.
6. ALL UNDER-CANOPY SIGNS ARE TO BE 1' x 4' BOARDED SIGNS, SIGN TO BE OF DURALUMINUM, BROWN METAL AND PL-ATGLASS WITH WHITE LETTERING.

BALTIMORE COUNTY
DEPARTMENT OF TRAFFIC ENGINEERING
TOWSON, MARYLAND 21204
494-5550

STEPHEN E. COLLINS
DIRECTOR

December 13, 1982

Mr. William Hammond
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Zoning Advisory Committee Meeting of September 21, 1982.

Dear Mr. Hammond:

The Department of Traffic Engineering has no comments for items numbers 48, 49, 50, and 51.

Michael S. Flanagan
Michael S. Flanagan
Traffic Engineering Associates II

MSF/ccm

Mr. William E. Hammond
Zoning Commissioner
Room 109, County Office Building
Towson, Maryland 21204

RE: Case No. 82-151-XAPH
Building Permit Application No.
Election District

Dear Mr. Hammond:

We, the undersigned, being the owner of the above mentioned property and the applicant for the above referenced building permit, do hereby acknowledge that we are fully aware of your Order being subject to a thirty (30) day appeal period, but wish to go ahead with the permit application prior to the expiration of said appeal period.

We hereby relieve our builder, Baltimore County, Maryland, and you from any liability or responsibility for any consequences which might arise during the appeal period.

Very truly yours,

Charles J. Luce
Charles J. Luce, General Manager
March 14, 1983

LOCH RAVEN PLAZA
1206 GOUCHER BLVD.
TOWSON, MARYLAND 21204

4EH:bac



County Council of Howard County
ELLICOTT CITY, MARYLAND 21043
992-2001

COUNCILMEMBERS

Elizabeth Boko
Chairman
Rita Kerton
Vice Chairman
Lloyd Knowles
Virginia Thomas
Thomas Yeager

Eugene Weiss
Executive Secretary
Jeanne E. Stephens
Administrative Assistant
Jeanne Johnson
County Auditor

February 10, 1982

Mr. William Schoenfelder
Sun Spa
8457 Baltimore National Pike
Ellicott City, Maryland 21043

Dear Mr. Schoenfelder:

I have just received from the Health Department the report of the county's inspection of your place of business.

I want to commend you for your fine spirit of cooperation which you exhibited in working with the county. In addition, I am pleased to learn that your business has been judged to be a safe operation.

If I can be of assistance to you, please feel free to contact me at the council office.

Sincerely,

Lloyd Knowles
Lloyd Knowles
Council Member

LK:ng/jk

PETITIONER'S
EXHIBIT 5

BUILDERS

REALTORS
TELEPHONE
(301) 465-2222

Knudsen & Son

3450 ST. JOHN'S LANE ELLICOTT CITY, MD. 21043

December 14, 1982

Mr. William E. Schoenfelder, Jr., Vice Pres.
Sun Spa Tub 'n Tan, Inc.
8457 Baltimore National Pike
Suites Nos. 15 & 16 - Great Oaks Plaza
Ellicott City, Maryland 21043

Dear Duke:

The purpose of this letter is to state to you and others who may have an interest that Sun Spa Tub 'n Tan has been a tenant at Great Oaks Plaza since April of 1981. To date, I can state categorically that I have not been affected adversely by this type of tenancy nor have I had anything but a pleasant relationship with the principals of Sun Spa Tub 'n Tan.

Yours very truly,

C. Stuart Knudsen
C. Stuart Knudsen

CSK/skr

2.C. #6

THE HOUSE RULES

1. DO NOT USE the Hot Tub when under the influence of Alcohol, Anticoagulants, Antihistamines, Vasoconstrictors, Vasodilators, Stimulants, Hypnotics or Tranquilizers. If uncertain, please consult your family physician before using.
2. Please shower prior to use of the Hot Tub.
3. Always exit and enter slowly and cautiously.
4. Unsupervised use by Children under 18 is Prohibited.
5. We are not responsible for personal valuables. Please check valuables at the Reception Desk.
6. Use of oils, body lotion, minerals, soaps or any other foreign material is Prohibited in the Tub Room.
7. Persons suffering from Heart Disease, Diabetes, High or Low Blood Pressure or any type of illness or skin disease should not use the Hot Tub before consulting your physician.
8. Pregnancy - You should check with your physician before using the Hot Tub.
9. Alcohol, Food or Glass Containers are not allowed in the Hot Tub Rooms.
10. Observe a Reasonable time limit (i.e. 10 minutes), then shower, cool down and if you wish, return for another brief stay. Long exposure to the high temperature water may result in nausea, dizziness or fainting.

The Management reserves the right to refuse service to anyone in violation of the Rules or is in anyway compromising the safety and well being of themselves or others.

HAPPY TUBBING

PETITIONER'S
EXHIBIT 9

THE HOUSE RULES

1. DO NOT USE the Tanning Lounge when under the influence of alcohol or drugs.
2. If you are taking a medication prescribed by your physician, check with him prior to using the tanning lounge. Some drugs will make your skin ultra-sensitive to sunlight.
3. Persons suffering from Heart Disease, Diabetes, High or Low Blood Pressure should check with their physician before tanning.
4. Persons suffering from any type of skin disease should consult their physician prior to tanning.
5. Pregnancy - Consult your physician prior to tanning.
6. Always enter and exit the Tanning Lounge slowly and cautiously.
7. Unsupervised use by children under 16 is Prohibited.
8. We are not responsible for personal valuables. Please check your valuables at the Reception Desk.
9. Use of oils, body lotions or Tanning creams is prohibited on the Tanning Lounges.
10. Alcohol, Food or Glass containers are not allowed in the tanning rooms.
11. Should you shorten or lengthen the exposure time recommended by our Hostesses, we cannot guarantee the results.

The Management reserves the right to refuse service to anyone in violation of the Rules or is in anyway compromising the safety and well being of themselves or others.

HAPPY TANNING

PETITIONER'S
EXHIBIT 9



THE VARIABLE ANNUITY MARKETING COMPANY

PAUL T. DAVIS
VICE PRESIDENT

December 30, 1982

Sun Spa
3538 Lakeway Drive
Ellicott City, Maryland 21043

Attn: Jack & Duke:

Gentlemen:

I just want to let you know I found tubing at your salon to be a very enjoyable experience.

I have been in salons in San Francisco and Los Angeles as well as in Washington, D.C., and I must say I found your salon to be the most sanitary that I have ever patronized. I am looking forward to again tubing in your establishment.

Lots of luck and best wishes for a happy and prosperous New Year.

Yours very truly,

Paul T. Davis
Paul T. Davis

PTD:kms

PETITIONER'S
EXHIBIT 10

1100 RITCHIE HIGHWAY, SUITE 301 OLDFURN, MARYLAND 21044
BALTIMORE 301-767-2110 MARYLAND SUBURBAN 932-3291
VIRGINIA and WASHINGTON, D.C. (TOLL FREE) 1-800-368-3121

Mr. and Mrs. William G. Vinson
2045 Northeast Avenue
Halethorpe, MD 21227
301-247-8513

December 17, 1982

To Whom It May Concern:

I am writing in reference to the concern raised by the possible opening of a new Sun Spa Tub N' Tan.

My initial need for the spa was therapeutical in nature. My orthopedic surgeon referred me to the Ellicott City spa mainly because the relative price of therapy in a hospital was a great deal higher.

However, after recovering fully from my injuries mainly due to the hot tub facility, my wife and I still continue to use the tubs. We enjoy the ultimate sense of relaxation which the tubs provide us after a long hard day of work. I would strongly endorse having this facility available in other areas. I feel it helps to get us through the pressures and rush of this hectic world we live in today.

We have never encountered any of the problems associated with rowdiness, drinking, etc., alluded to the Tub N' Tan spas by the newspapers.

The spa is kept very neat and extremely clean, and the employees have been very friendly to us.

In all, it has been a thoroughly peaceful and pleasant experience, and we both expect to continue our memberships.

If you have any questions, please feel free to contact my wife or I at any time.

Sincerely,

William G. Vinson
William G. Vinson

PETITIONER'S
EXHIBIT 10

1/3/83

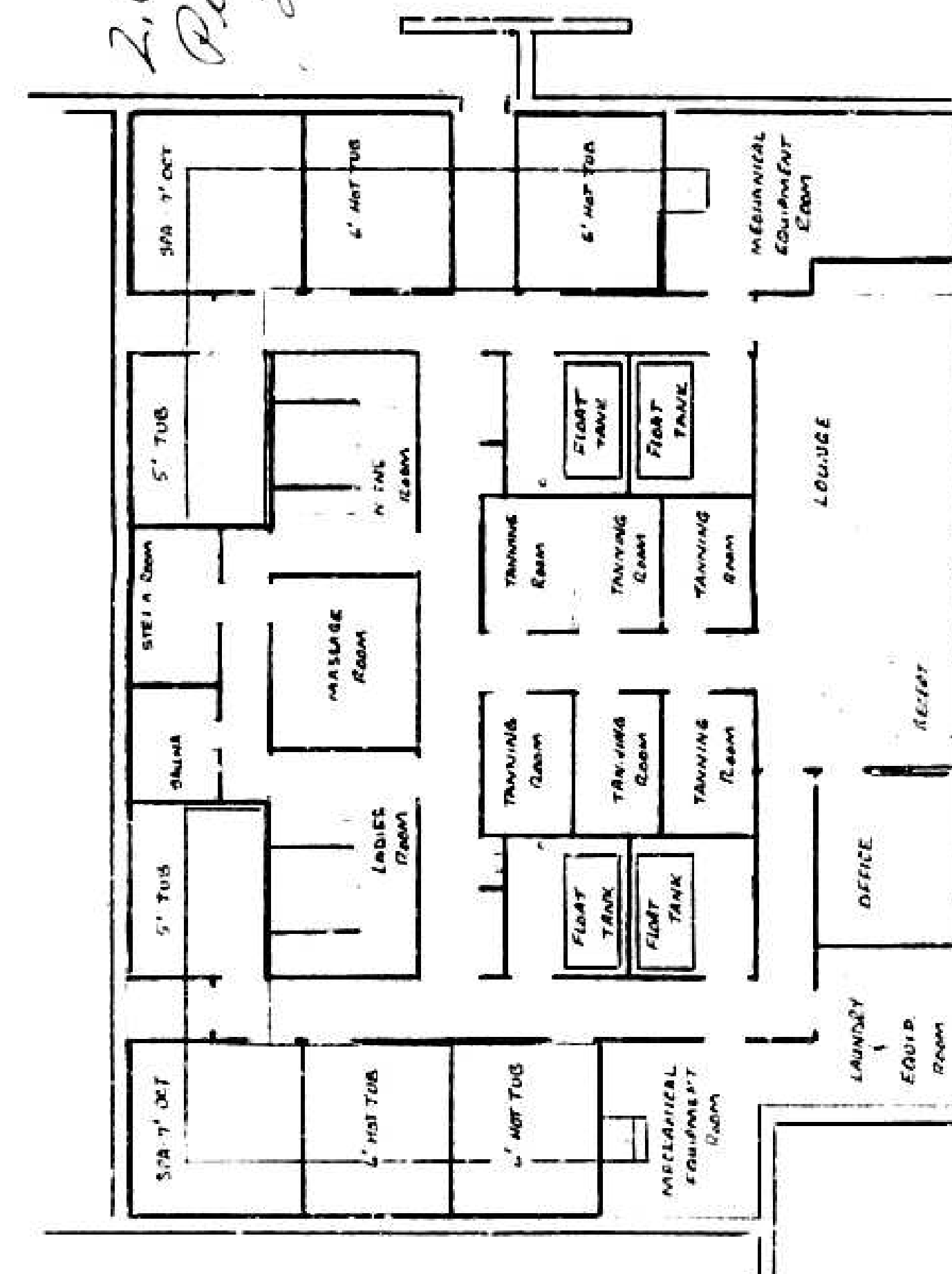
To whom it may concern:

Both my wife and myself have been regular patrons of Sun Spa for quite some time now, and I would like to take this opportunity to extend my compliments to your staff and facilities. The low-pressure atmosphere and friendly service we receive is definitely a rarity in this society. Combine this with the relaxing action of the hot tubs or the healthy glow obtained in the tanning rooms, and one comes up with the formula necessary for a successful business. We find the Sun Spa a welcomed relief from the stressful environment of our respective professions; and have taken the liberty of telling many of our friends how much we enjoy our spa visits. Lastly, I also would like to commend you on the cleanliness standards maintained at your facility. It is indeed a pleasure to be reassured that the tubs are always 100% free of pollutants and the like. Aside from a Florida vacation, the next best thing (in our opinion) is a visit to the Sun Spa. Keep up the good work, and look forward to our continued patronage.

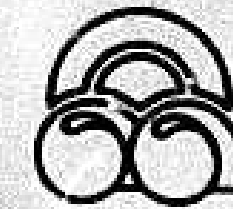
Sincerely,

David M. Schapiro
David M. Schapiro

PETITIONER'S
EXHIBIT 10



SUN SPA



APPLICATION FOR ULTRAVIOLET-A-LIGHT
EXPOSURE FOR SUNTANNING

DATE: NAME: AGE:

ADDRESS:

PHONE: HOME WORK OCCUPATION

THE INFORMATION BELOW WILL ASSIST US IN PROVIDING YOU WITH THE BEST POSSIBLE TAN.

1. TYPE OF SKIN: (CIRCLE ONE)
A. OILY B. NORMAL C. DRY D. OTHER (specify)
2. ARE YOU ALLERGIC TO SUNLIGHT?
3. DO YOU FRECKLE AFTER SUN EXPOSURE?
4. ARE YOU NOW PREGNANT?
5. ARE YOU TAKING ANY MEDICATION WHICH MAY MAKE YOU SENSITIVE TO SUNLIGHT EXPOSURE?
6. DO YOU HAVE ANY HISTORY OF MELANOMA OR OTHER SKIN CANCERS?
7. IS YOUR HAIR BEING CHEMICALLY TREATED AT THIS TIME?
8. CIRCLE THE ANSWER BELOW WHICH BEST DESCRIBES YOUR SUNTANNING HISTORY:
A. ALWAYS BURN, NEVER TAN
B. ALWAYS BURN, SOMETIMES TAN.
C. BURN FIRST TIME, THEN TAN.
D. SOMETIMES BURN, ALWAYS TAN.
E. NEVER BURN, ALWAYS TAN.
F. OTHER: SPECIFY

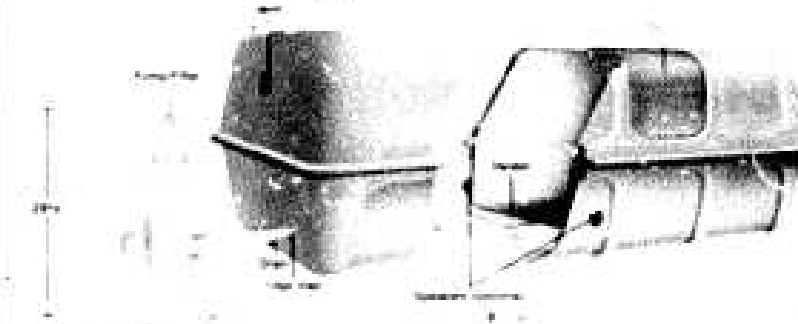
I UNDERSTAND THAT THE PIGMENTATION IN EACH PERSON'S SKIN IS DIFFERENT AND, THEREFORE, DESPITE THE EVIDENCE THAT UVA LIGHT HAS NO SKIN CAUSING POTENTIAL, THERE CAN BE NO GUARANTEE THAT (1) IT COULD NOT IN SOME WAY CONTRIBUTE TO SUCH DEVELOPMENT OR (2) THAT SOME PEOPLE SEEKING SKIN TANNING MAY ALREADY HAVE UNDETECTED SKIN CANCERS STIMULATED FROM PREVIOUS SUN DAMAGE OR OTHER CAUSES. I FULLY UNDERSTAND THE NATURE OF UVA SUNTANNING EXPOSURE AND ACCEPT ANY POTENTIAL RISK WITH SAID EXPOSURE. IN AGREEING TO USE THESE SUNTANNING FACILITIES, I DO SO AT MY OWN RISK AND FURTHER RELEASE "SUN SPA" TUB N' TAN, INC. AND ITS ENTIRE STAFF, OWNERS, OPERATORS, DISTRIBUTORS, AND MANUFACTURERS FROM ANY LIABILITY FOR SHORT-TERM AND/OR LONG-TERM DETRIMENTAL EFFECTS OF UVA EXPOSURE. I FURTHER UNDERSTAND THAT I AM GUARANTEED NO SPECIFIC RESULTS BY USING THIS FACILITY.

DATE: SIGNATURE:

Benefits

For Every-Body

Product Diagram



One Year Warranty

Float to Relax, Incorporated warrants that the tank is free from defects in material and workmanship under normal use and service for a period of one year.

For Further Information

Don't let this unique opportunity float by you. Take advantage of this rewarding new concept in relaxation. For further information simply fill out the enclosed order form and return it in our convenient postage paid envelope TODAY.

For the dealer nearest you call or write:

Float to Relax, Incorporated

or contact:



© Copyright 1981 Float to Relax, Incorporated.

A NEW ERA IN RELAXATION

EXHIBIT 10



Float to Relax, Incorporated



RATE CARD

Tanning
\$36.00-4 Sessions
Tubbing
4 People/room

1.....\$12.00
2.....\$8.50 each
3-8.....\$7.00 each
V.I.P. CARD
10 Sessions
TUB or TAN
\$75.00

Annual Discount Card
\$100 & \$4 -Tubbing
& \$3 -Tanning

Unlimited Annual
Membership 1 - 280.00
Husband/Wife - 475.00

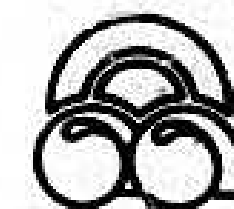


House Rules—Tanning

1. Prior to using our tanning booths, Consult your physicians if: You are pregnant, your hair is being chemically treated, your skin is sensitive to sunlight, you are taking any medication which may make your skin sensitive to sunlight, you have a history of Melanoma or other skin disorders, you have a history of any skin disorder which may be affected by our tanning equipment.
2. Prohibited use of tanning booths: If under the influence of alcohol Children under the age of "16" Tanning lotions/sunscreens
3. When using tanning booths: Enter and exit the equipment slowly and cautiously, always wear goggles provided, lower upper berth to within 6 inches of your face.
4. Should you shorten or lengthen the time recommended by our Hostess's, we can not guarantee the results.

HAPPY TANNING

SUN SPA



APPLICATION FOR HOT TUB USE

DATE: NAME: AGE:

ADDRESS:

PHONE: HOME WORK OCCUPATION

THE INFORMATION BELOW WILL ASSIST US IN MAKING YOUR TIME SPENT IN OUR HOT TUB AS ENJOYABLE AS POSSIBLE

1. DO YOU HAVE HIGH BLOOD PRESSURE?
2. ARE YOU NOW PREGNANT?
3. ARE YOU TAKING ANY MEDICATION WHICH MAKES YOU SENSITIVE TO HIGH-TEMPERATURE WATER OR TO THE CHEMICALS USED TO TREAT SAID WATER?
4. DO YOU NOW HAVE OR HAVE YOU EVER EXPERIENCED ANY TYPE OF SKIN CONDITION WHICH MAY BE AFFECTED BY HIGH-TEMPERATURE WATER OR THE CHEMICALS USED TO TREAT SAID WATER?
5. DO YOU NOW HAVE OR HAVE YOU EVER EXPERIENCED ANY TYPE OF PHYSICAL OR MENTAL DISORDER WHICH COULD BE AFFECTED BY THE USE OF OUR HOT TUB FACILITIES?
6. DO YOU NOW HAVE OR HAVE YOU EVER EXPERIENCED ANY HEART DISORDER?

RELEASE FOR USE OF HOT TUB FACILITIES

I UNDERSTAND THAT EACH PERSON'S SKIN IS DIFFERENT AND, THEREFORE, DESPITE THE EVIDENCE THAT USE OF A HOT TUB (HIGH TEMPERATURE, CHEMICALLY TREATED, AND JETTED WATER) DOES NOT CREATE ANY TYPE OF SKIN CONDITION THERE CAN BE NO GUARANTEE THAT (1) IT COULD NOT IN SOME WAY CONTRIBUTE TO SUCH DEVELOPMENT OR (2) THAT SOME PEOPLE SEEKING USE OF OUR HOT TUB MAY HAVE ALREADY DEVELOPED AN UNDETECTED SKIN DISORDER STIMULATED FROM OTHER EXPOSURES. I FULLY UNDERSTAND THE NATURE OF HOT TUB (HIGH TEMPERATURE CHEMICALLY TREATED, JETTED WATER) USE AND ACCEPT ANY POTENTIAL RISK WITH SAID EXPOSURE. IN AGREEING TO USE THESE HOT TUB FACILITIES, I DO SO AT MY OWN RISK AND FURTHER RELEASE "SUN SPA" TUB N' TAN, INC. AND ITS ENTIRE STAFF, OWNERS, OPERATORS, DISTRIBUTORS, AND MANUFACTURERS FROM ANY LIABILITY FOR SHORT-TERM AND/OR LONG-TERM DETRIMENTAL EFFECTS OF HOT TUB EXPOSURE. I FURTHER UNDERSTAND THAT I AM GUARANTEED NO SPECIFIC RESULTS BY USING THIS FACILITY.

DATE: SIGNATURE:

The Natural Way to Relaxation

Few people would disagree that contemporary living is hectic. We live in polluted, overcrowded environments, and rush rush rush. As the world becomes more stressful people have developed ways to cope. Alcohol, nicotine and tranquilizers are consumed in ever increasing quantities. We have borrowed meditation from the Eastern religions and are beginning to understand the necessity of aerobic exercise.

Float to Relax offers you the healthiest, simplest and most natural way to relax. Meditators and persons who have experienced hypnosis

acclaim this technique as producing a deeper state of relaxation than they were able to attain with other techniques. Effortless Relaxation, to be effective, should require no effort. The tank is the most passive way to take active control of your life.

For the Ultimate in Relaxation

You enter the tank easily through a side door and float approximately one hour in a solution of water and iodized potassium (Mg SO₄) which is maintained at 93.5°F.

The tank is designed to be light free and sound free and to minimize the effects of gravity.

With this

reduction of sensory input to the brain a person can reach a new mental environment where a different pattern of electrical activity can be observed.

Research conducted by Gary S. Stern, Ph.D., found that one hour of floatation produced enhanced theta activity, which has been associated with deep states of relaxation. The reduction of

EMG activity which was demonstrated in the Stern Study has been found to be useful in the alleviation of tension headaches.

The experience has been described by many as a sensation of timelessness, a mental state which is neither sleep nor normal waking consciousness. Other individuals may become more attuned

to their bodily functions. Personal accounts of the after effects include: vivid memories, refreshed and long sleep, and many claim positive personal improvement, a feeling of peace, well being, increased self-esteem and ability to cope with problems that affect their lifestyle.

"Physiological and emotional effects of salt water floatation periods." Gary S. Stern Ph.D. 1980

Underwater Sound System (Optional)

Float To Relax can provide underwater sound to those tank owners who enjoy soft soothing music, or behavior change in such areas as sales

motivation, weight loss, stop smoking, self esteem etc. Others may wish to explore the potential of the tank as a learning environment.



Float to Relax
Incorporated
5635 W. 6th Avenue, Suite A
Lafayette, Colorado 80114
303-832-9545

Common Stock traded
Over-the-counter and quoted
on NASDAQ as FLOT.

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

Traverse, Maryland

Date of Posting

PETITION FOR SPECIAL EXEMPTION AND SPECIAL HEARING

3rd Election District

DIVISION: Petition for Special Exemption and Special Hearing
LOCATION: Baltimore, MD
ADDRESS: 1000 North of York Road, Suite 100, Baltimore, MD 21204
DATE & TIME: Thursday, January 10, 1983
PUBLIC HEARING: Room 100, County Office Building, 111 W. Thacker Avenue, Towson, Maryland

The zoning Commissioner of Baltimore County, in accordance with the zoning Act and Ordinance of Baltimore County, will hold a public hearing.

Petitioner: Sun Spa Tub 'N' Tan, Inc., 1000 North of York Road, Suite 100, Baltimore, MD 21204. The petitioner is seeking a special exemption from the zoning Ordinance of Baltimore County, which prohibits the use of a building for the purpose of a hot tub or spa. The petitioner claims that the use of a hot tub or spa is a lawful use of the property and that the zoning Ordinance is unconstitutional. The petitioner is seeking a special exemption from the zoning Ordinance, which would allow the use of a hot tub or spa on the property.

The zoning Commissioner of Baltimore County, in accordance with the zoning Act and Ordinance of Baltimore County, will hold a public hearing. The petitioner is seeking a special exemption from the zoning Ordinance, which would allow the use of a hot tub or spa on the property. The petitioner claims that the use of a hot tub or spa is a lawful use of the property and that the zoning Ordinance is unconstitutional. The petitioner is seeking a special exemption from the zoning Ordinance, which would allow the use of a hot tub or spa on the property.

One of

CERTIFICATE OF POSTING

Date of Posting

SUN SPA TUB 'N' TAN

House Rules: 1000 York

HAPPY TUBING



December 5, 1982

Newton A. Williams, Esquire
204 West Pennsylvania Avenue
Lombard, Maryland 21204

Re: Petition for Special Exemption & Special Hearing
Begin: 2611 NW of Loch Raven Blvd., 5731
SW of the E of Taylor Avenue
Loch Raven Plaza Shopping Center - Petitioner
(Case #83-151-XSPH)

11:00 A.M.

Thursday, January 10, 1983

Newton A. Williams

Newton A. Williams, Esquire
204 West Pennsylvania Avenue
Lombard, Maryland 21204

No. 1079-8

December 10, 1982

Newton A. Williams, Esquire
204 West Pennsylvania Avenue
Lombard, Maryland 21204

Re: Petition for Special Exemption & Special Hearing
Begin: 2611 NW of Loch Raven Blvd., 5731 NW
SW of the E of Taylor Avenue
Loch Raven Plaza Shopping Center - Petitioner
(Case #83-151-XSPH)

Dear Mr. Williams:

11:00

No. 1079-8

Dear Mr. Williams:

11:00

Dear Mr. Williams:

Dear Mr. Williams:



Float to Relax

December 8, 1982

Newton A. Williams, Esquire
204 West Pennsylvania Avenue
Towson, Maryland 21204

NOTICE OF HEARING

Re: Petition for Special Exception & Special Hearing
Begin, 261' NW of Loch Raven Blvd., 573'
SW of the c/l of Taylor Avenue
Loch Raven Plaza Shopping Center - Petitioner
Case #83-151-XSPH

TIME: 11:00 A.M.

DATE: Thursday, January 6, 1983

PLACE: Room 106, County Office Building, 111 West

Chesapeake Avenue, Towson, Maryland

William E. Hammond
ZONING COMMISSIONER OF
BALTIMORE COUNTY

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 107938

DATE: 1/6/83 ACCOUNT: 01662

RECEIVED FROM: Jack Baker

FOR: Advertising & Posting Case #83-151-XSPH

6 071*****2000010 8080A

VALIDATION OR SIGNATURE OF CASHIER

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3333

WILLIAM E. HAMMOND
ZONING COMMISSIONER

December 27, 1982

Newton A. Williams, Esquire
204 W. Pennsylvania Avenue
Towson, Maryland 21204

Re: Petitions for Special Exception & Special Hearing
Begin, 261' NW of Loch Raven Blvd., 573' SW
of c/l of Taylor Avenue
Loch Raven Plaza Shopping Center - Petitioner
Case #83-151-XSPH

Dear Mr. Williams:

This is to advise you that \$111.25 is due for advertising and posting of the above property.

Please make the check payable to Baltimore County, Maryland, and remit to Arlene January, Zoning Office, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Very truly yours,

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 113046

DATE: 1/6/83 ACCOUNT: R-01-615-000

AMOUNT: \$111.25

RECEIVED FROM: Jack Baker

FOR: Advertising & Posting Case #83-151-XSPH

6 075*****112510 6072A

VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 10 Date of Posting: 12/20/82
Posted for: Newton A. Williams, Esquire
Petitioner: Newton A. Williams, Esquire
Location of property: 261' NW of Loch Raven Blvd., 573' SW of the c/l of Taylor Avenue
Location of Signs: 261' NW of Loch Raven Blvd., 573' SW of the c/l of Taylor Avenue
Remarks: Newton A. Williams, Esquire
Posted by: Newton A. Williams, Esquire Date of return: 12/23/82
Number of Signs: 5

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 16, 1982

THIS IS TO CERTIFY that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., once a week for one time before the 16th day of January, 1983, the 16th day of December, 1982.

THE JEFFERSONIAN

Manager

Cost of Advertisement: \$



House Rules - Hot Tubs

- Prior to using our hot tubs: Consult your physician if: You are pregnant, your hair is being chemically treated, you suffer from heart disease, diabetes, high or low blood pressure, skin disease, you are taking any medication which may make you sensitive to high temperature water (Anticoagulants, Antihistamines, Vasoconstrictors, Vasodilators, Stimulants, Hypnotics, Narcotics or Tranquilizers).
- Prohibit use of hot tubs/bath rooms: Alcohol, oils, body lotions, minerals, soap, shampoo, food, open flames, drugs, and items which are of a foreign nature to the tubs, unauthorized use by children under 18.
- When using hot tubs: Enter and exit tubs slowly and cautiously, shower prior to using tub, do not put cushions in the tubs, do not leave valuables in the dressing rooms, close curtains for privacy, observe a reasonable time limit of "10 minutes" exposure to the hot water any one time, then exit another brief stay, long exposure may result in nausea, dizziness, or fainting.

HAPPY TUBBING

CERTIFICATE OF PUBLICATION

TOWSON, MD. 12/16/1982
THIS IS TO CERTIFY that the annexed advertisement was published in THE TOWSON TIMES, a weekly newspaper distributed in Towson, Baltimore County, Md., once a week for 1 successive weeks, the first publication appearing on the 15th day of Dec 1982.

THE TOWSON TIMES

Marjanne Angelle

Cost of Advertisement, \$ 49.50

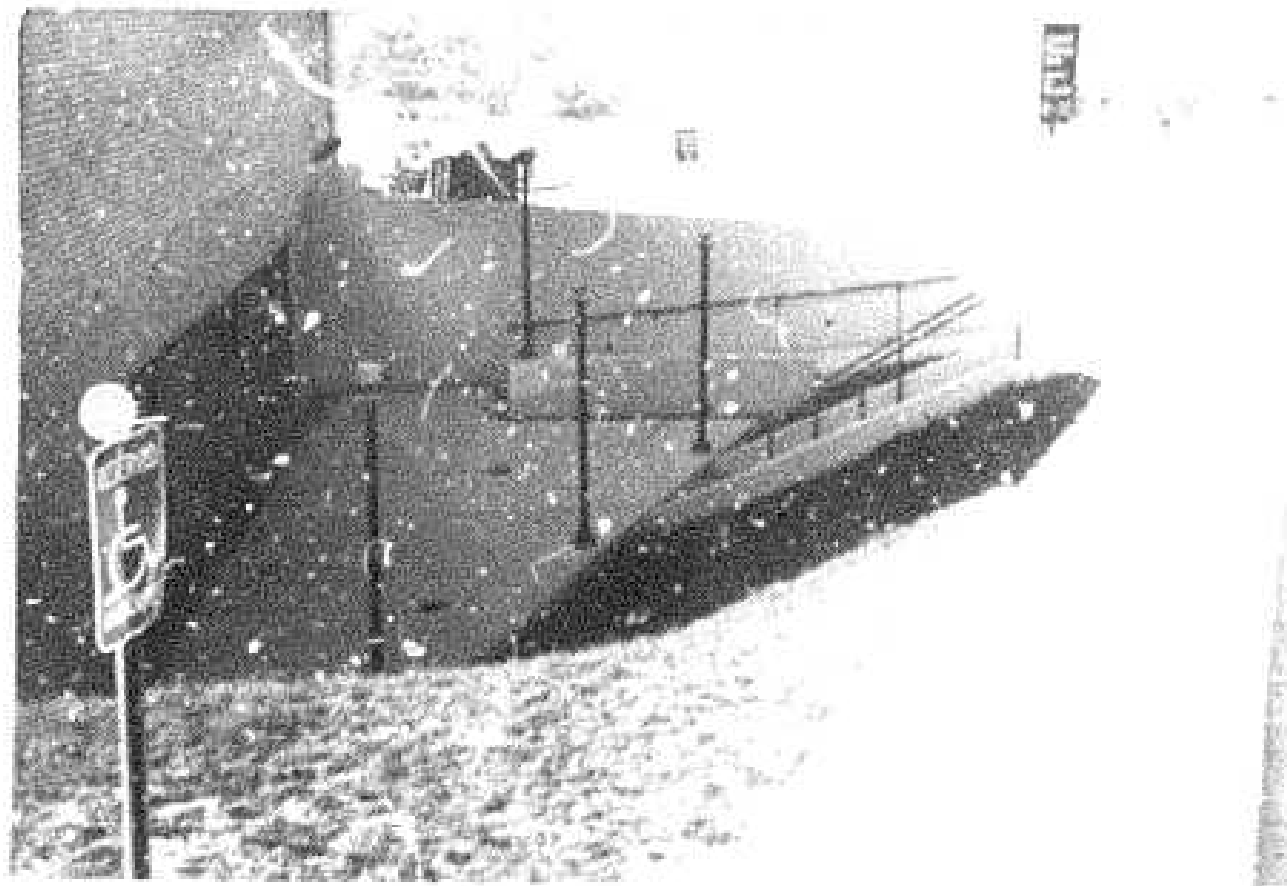
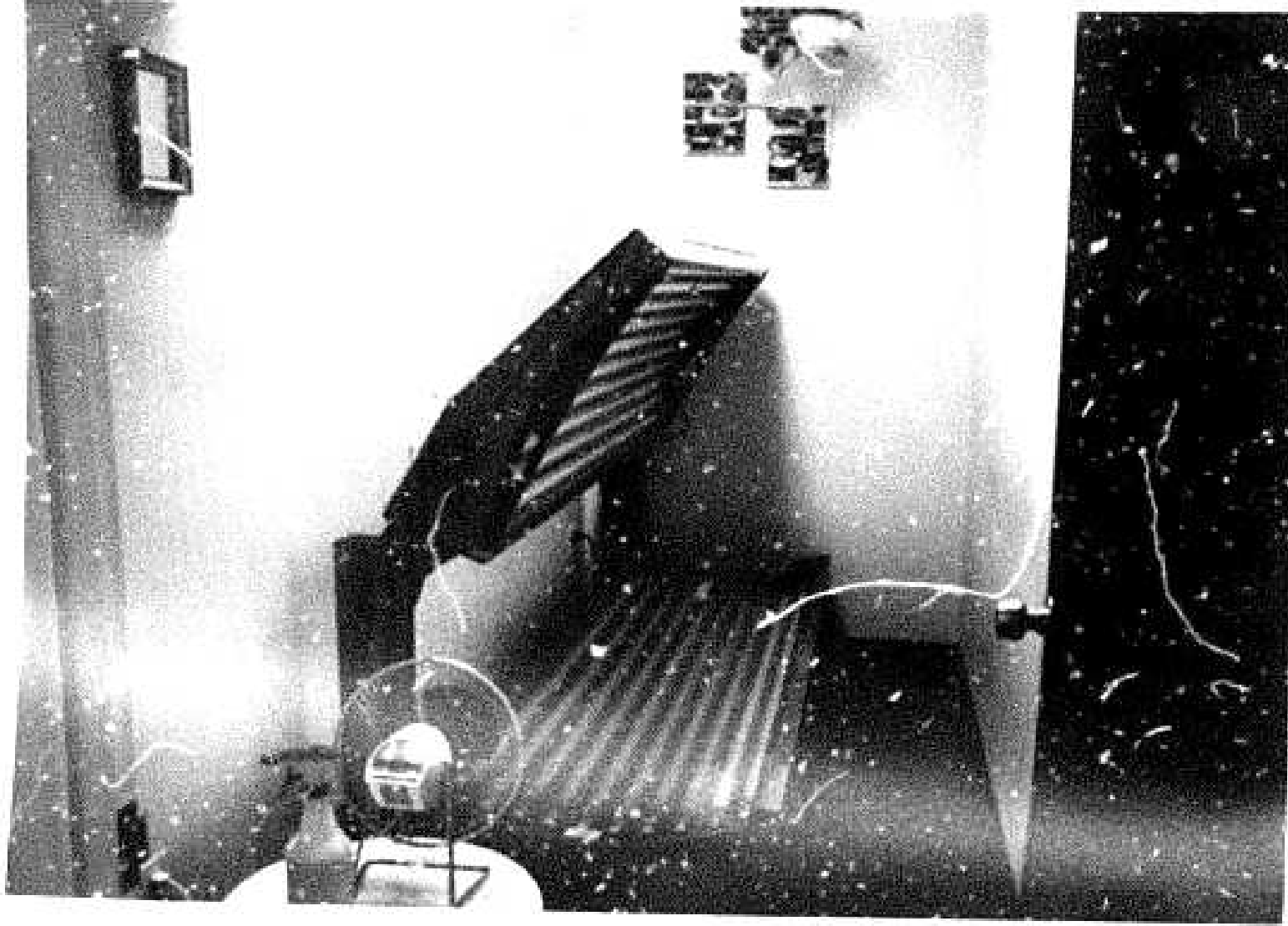
PETITIONER'S SPECIAL EXCEPTION AND SPECIAL HEARING

ZONING: Petition for Special Exception and Special Hearing
LOCATION: 261' NW of Loch Raven Blvd., 573' SW of the c/l of Taylor Avenue
DATE: 1982, December 16, 1982 at 11:00 A.M.

PURPOSE: To determine whether the proposed use is a "use by right" or a "use by exception" and to determine whether the proposed use is a "use by right" or a "use by exception".

REMARKS: Newton A. Williams, Esquire
Posted by: Newton A. Williams, Esquire Date of return: 12/23/82

Newton A. Williams, Esquire
204 W. Pennsylvania Avenue
Towson, Maryland 21204
494-3333
WILLIAM E. HAMMOND
ZONING COMMISSIONER



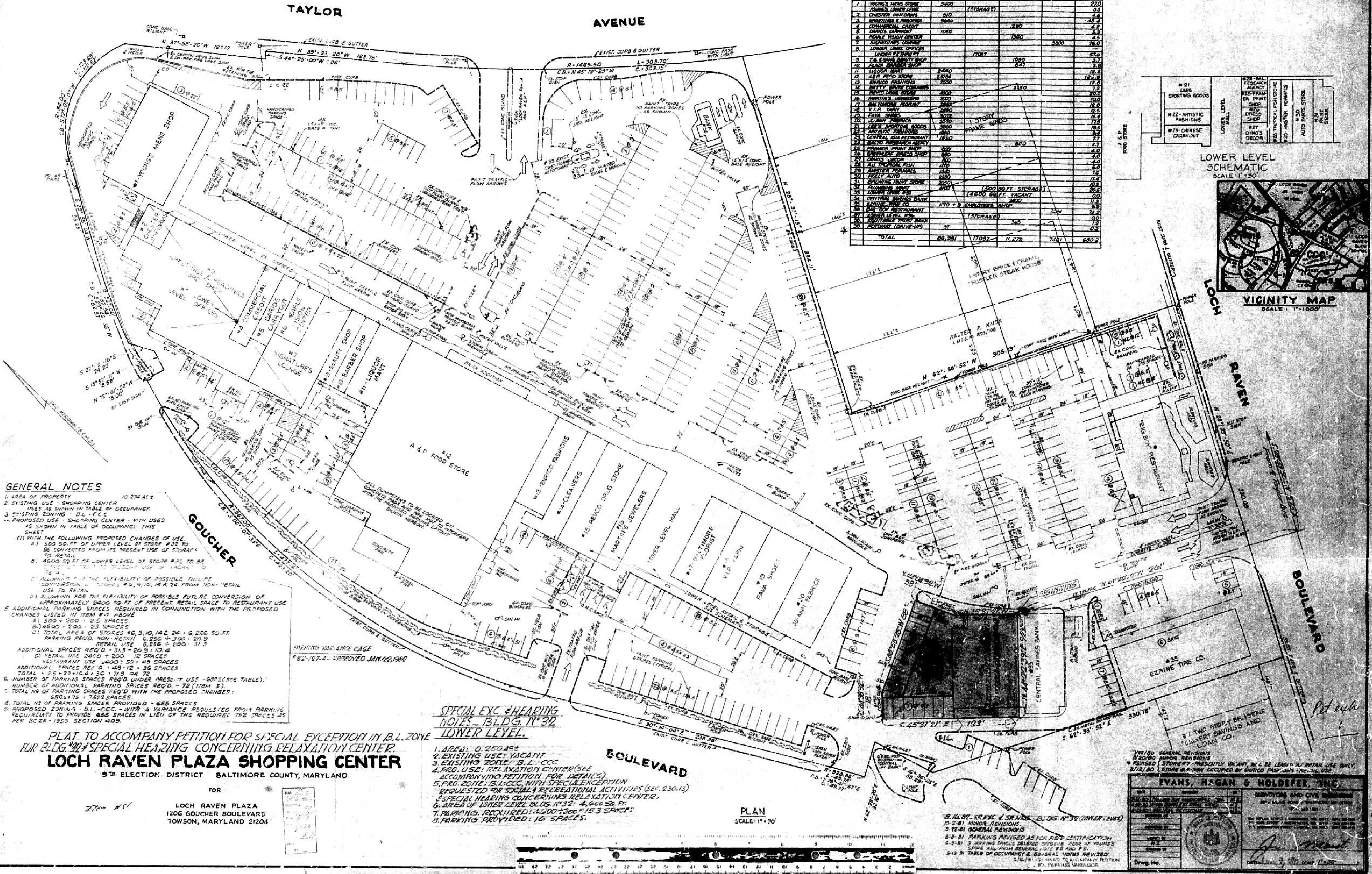
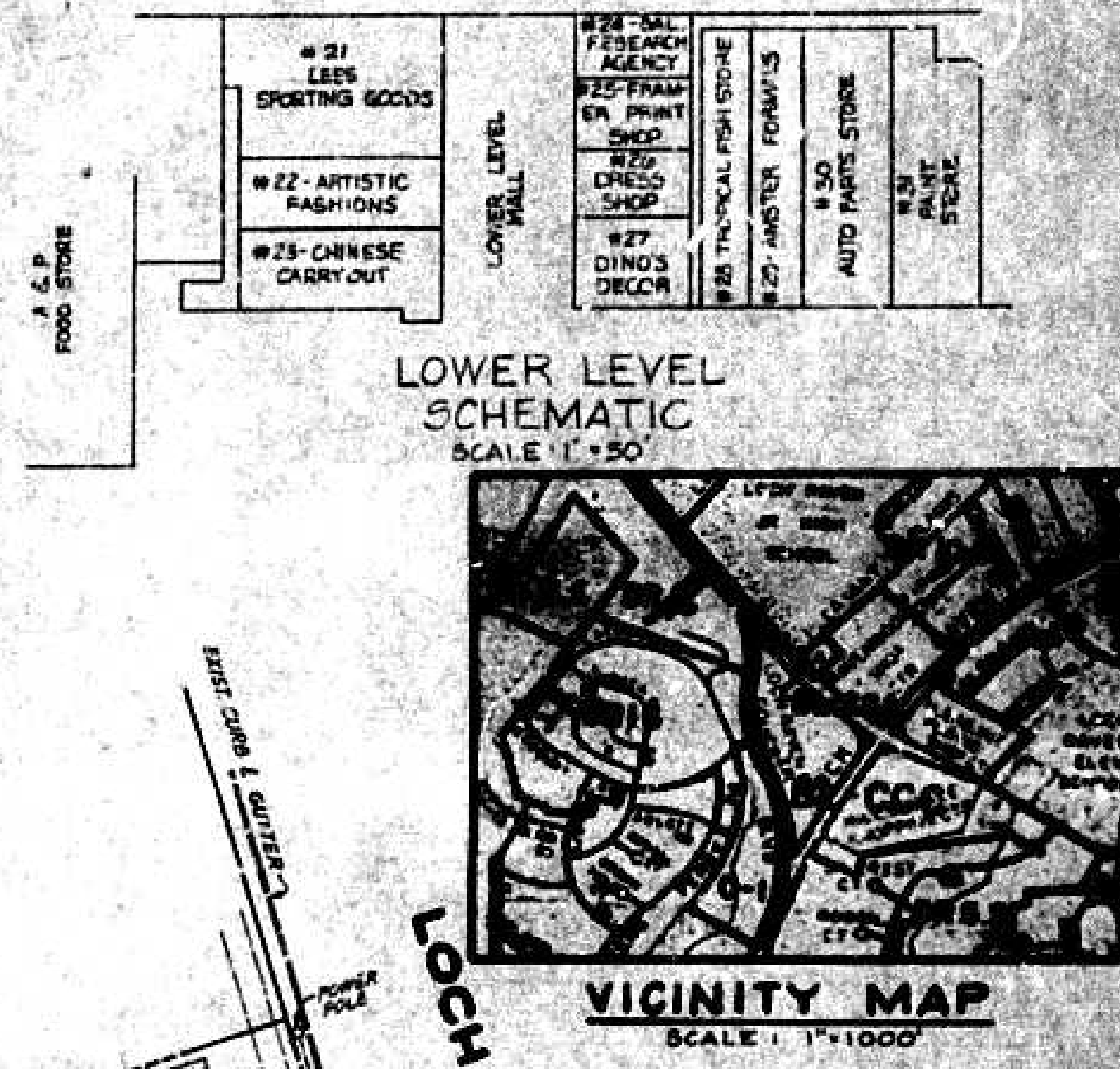


TABLE OF OCCUPANCY (APRIL 1981)						
NO.	STORE #	SPACES PER SQ. FT.			SPACES REQ'D.	
		1/300	1/200	1/50		
1	YOUNG'S MENS STORE	2400			270	
2	YOUNG'S LADIES STORE				0.0	
3	CHESTER UNIFORMS	2400			4.6	
4	SHIRTWORKS & SHIRTS	2400			44.4	
5	COMMERCIAL CREDIT		2400		4.6	
6	DANCO'S CARRY-OUT	1050			4.5	
7	PEOPLE'S UNION CENTER		1360		4.5	
8	SIGNATURES LOUNGE			3600	76.0	
9	LOUISIANA CLOTHES				0.0	
10	UNDER 30 T-SHIRT		1700		57.0	
11	T.B. & SONS BOUTIQUE			1090	3.7	
12	PLAZA BARBERSHOP	2450		847	4.0	
13	LEO'S SPORTS	2300			18.8	
14	SHIRTS & SHIRTS	2000			12.0	
15	SHIRTS & SHIRTS	2000		2150	20.0	
16	MARTIN'S MENSWEAR	2000			10.0	
17	BALTIMORE FLOPPIE	2000			18.0	
18	V.I.P. MENS	2000			16.5	
19	JO-ANN FABRICS	2000			72.0	
20	LEE'S SPORTS	2000			18.0	
21	SHIRTS & SHIRTS	2000			18.0	
22	SHIRTS & SHIRTS	2000			18.0	
23	SHIRTS & SHIRTS	2000			18.0	
24	SHIRTS & SHIRTS	2000			18.0	
25	SHIRTS & SHIRTS	2000			18.0	
26	SHIRTS & SHIRTS	2000			18.0	
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42	SHIRTS & SHIRTS	2000			18.0	
43	SHIRTS & SHIRTS	2000			18.0	
44	SHIRTS & SHIRTS	2000			18.0	
45	SHIRTS & SHIRTS	2000			18.0	
46	SHIRTS & SHIRTS	2000			18.0	
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48	SHIRTS & SHIRTS	2000			18.0	
49	SHIRTS & SHIRTS	2000			18.0	
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71	SHIRTS & SHIRTS	2000			18.0	
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73	SHIRTS & SHIRTS	2000			18.0	
74	SHIRTS & SHIRTS	2000			18.0	
75	SHIRTS & SHIRTS	2000			18.0	
76	SHIRTS & SHIRTS	2000			18.0	
77	SHIRTS & SHIRTS	2000			18.0	
78	SHIRTS & SHIRTS	2000			18.0	
79	SHIRTS & SHIRTS	2000			18.0	
80	SHIRTS & SHIRTS	2000			18.0	
81	SHIRTS & SHIRTS	2000			18.0	
82	SHIRTS & SHIRTS	2000			18.0	
83	SHIRTS & SHIRTS	2000			18.0	
84	SHIRTS & SHIRTS	2000			18.0	
85	SHIRTS & SHIRTS	2000			18.0	
86	SHIRTS & SHIRTS	2000			18.0	
87	SHIRTS & SHIRTS	2000			18.0	
88	SHIRTS & SHIRTS	2000			18.0	
89	SHIRTS & SHIRTS	2000			18.0	
90	SHIRTS & SHIRTS	2000			18.0	
91	SHIRTS & SHIRTS	2000			18.0	
92	SHIRTS & SHIRTS	2000			18.0	
93	SHIRTS & SHIRTS	2000			18.0	
94	SHIRTS & SHIRTS	2000			18.0	
95	SHIRTS & SHIRTS	2000			18.0	
96	SHIRTS & SHIRTS	2000			18.0	
97	SHIRTS & SHIRTS	2000			18.0	
98	SHIRTS & SHIRTS	2000			18.0	
99	SHIRTS & SHIRTS	2000			18.0	
100	SHIRTS & SHIRTS	2000			18.0	
TOTAL		86,391	17,057	11,279	7421	680.2



GENERAL NOTES

1. AREA OF PROPERTY 10,274 ± S.F.
2. EXISTING USE - SHOPPING CENTER
3. EXISTING ZONING - B.L.-CCC
4. PROPOSED USE - SHOPPING CENTER - WITH USE AS SHOWN IN TABLE OF OCCUPANCY THIS SHEET
5. WITH THE FOLLOWING PROPOSED CHANGES OF USE:
 - A. 500 SQ. FT. OF UPPER LEVEL OF STORE #32 TO BE CONVERTED FROM ITS PRESENT USE OF STORAGE TO RETAIL
 - B. 4600 SQ. FT. OF LOWER LEVEL OF STORE #32 TO BE CONVERTED FROM ITS PRESENT USE OF VACANT TO RETAIL
 - C. ALLOWING FOR THE FLEXIBILITY OF POSSIBLE FUTURE CONVERSION OF STORES #6, 9, 10, 14 & 24 FROM NON-RETAIL USE TO RETAIL
 - D. ALLOWING FOR THE FLEXIBILITY OF POSSIBLE FUTURE CONVERSION OF APPROXIMATELY 2400 SQ. FT. OF PRESENT RETAIL SPACE TO RESTAURANT USE
6. ADDITIONAL PARKING SPACES REQUIRED IN CONJUNCTION WITH THE PROPOSED CHANGES LISTED IN ITEM #4 ABOVE
 - A. 500 - 200 = 25 SPACES
 - B. 4600 - 200 = 23 SPACES
 - C. TOTAL AREA OF STORES #6, 9, 10, 14 & 24 = 6,256 SQ. FT. PARKING REQ'D. NON-RETAIL 6,256 ÷ 300 = 20.9
 - D. RETAIL USE 6,256 ÷ 200 = 31.3
 - E. ADDITIONAL SPACES REQ'D. = 31.3 - 20.9 = 10.4
 - F. RETAIL USE 2400 ÷ 200 = 12 SPACES
 - G. RESTAURANT USE 2400 ÷ 50 = 48 SPACES
 - H. ADDITIONAL SPACES REQ'D. = 48 - 12 = 36 SPACES
 - I. TOTAL = 25 + 36 + 10.4 + 36 = 71.9 OR 72
7. NUMBER OF PARKING SPACES REQ'D. UNDER PRESENT USE - 680.2 (SEE TABLE)
8. NUMBER OF ADDITIONAL PARKING SPACES REQ'D. - 72 (ITEM 5)
9. TOTAL NO. OF PARKING SPACES REQ'D. WITH THE PROPOSED CHANGES: 680.2 + 72 = 752.2 SPACES
10. TOTAL NO. OF PARKING SPACES PROVIDED - 656 SPACES
11. PROPOSED ZONING - B.L.-CCC - WITH A VARIANCE REQUESTED FROM PARKING REQUIREMENT TO PROVIDE 656 SPACES IN LIEU OF THE REQUIRED 752 SPACES AS PER BCCR - 1955 SECTION 400.

PLAT TO ACCOMPANY PETITION FOR SPECIAL EXCEPTION IN B.L. ZONE FOR BLDG. #32 SPECIAL HEARING CONCERNING RELAXATION CENTER.
LOCH RAVEN PLAZA SHOPPING CENTER
9TH ELECTION DISTRICT BALTIMORE COUNTY, MARYLAND

FOR
LOCH RAVEN PLAZA
1206 GOUCHER BOULEVARD
TOWSON, MARYLAND 21204

SPECIAL EXC. HEARING
NOTES - BLDG. #32
LOWER LEVEL.

1. AREA: 0.2504 ± S.F.
2. EXISTING USE: VACANT
3. EXISTING ZONING: B.L.-CCC
4. PRO. USE: RELAXATION CENTER (SEE ACCOMPANYING PETITION FOR DETAILS)
5. PRO. ZONE: B.L.-CCC WITH SPECIAL EXCEPTION REQUESTED FOR SOCIAL RECREATIONAL ACTIVITIES (SEC. 230.13)
6. SPECIAL HEARING CONCERNING RELAXATION CENTER.
7. AREA OF LOWER LEVEL BLDG. #32 - 4,600 SQ. FT.
8. PARKING PROVIDED: 10 SPACES.

PLAN
SCALE: 1" = 20'

8.11.81. EXC. & SURV. - BLDG. #32 (LOWER LEVEL)
10-2-81 MINOR REVISIONS
5-12-81 GENERAL REVISIONS
8-3-81 PARKING REVISED AS PER FIELD CERTIFICATION
4-3-81 3 PARKING SPACES DELETED OUTSIDE REAR OF YOUNG'S
1-10-81 10 PARKING SPACES DELETED OUTSIDE REAR OF YOUNG'S
5-18-81 TABLE OF OCCUPANCY & GENERAL NOTES REVISED
2-10-81 REVISED TO ACCOMPANY PETITION FOR PARKING VARIANCE

3/18/80 GENERAL REVISIONS
8/20/80 MINOR REVISIONS
8/20/80 STORE #7 PRESENTLY VACANT, IN L.B. LEASED AS RETAIL USE ONLY.
8/12/80 STORE #4-NOW OCCUPIED BY ENRICO FASHIONS-RETAIL USE

EVANS, HOGAN & HOLDEFER, INC.

SURVEYOR AND CIVIL ENGINEER
8121 MAIN ROAD / BALTIMORE, MD 21204
PH 781-5000 / FAX 781-5001
115 COMMERCIAL STREET / BALTIMORE, MD 21202

DATE: 3/20/81

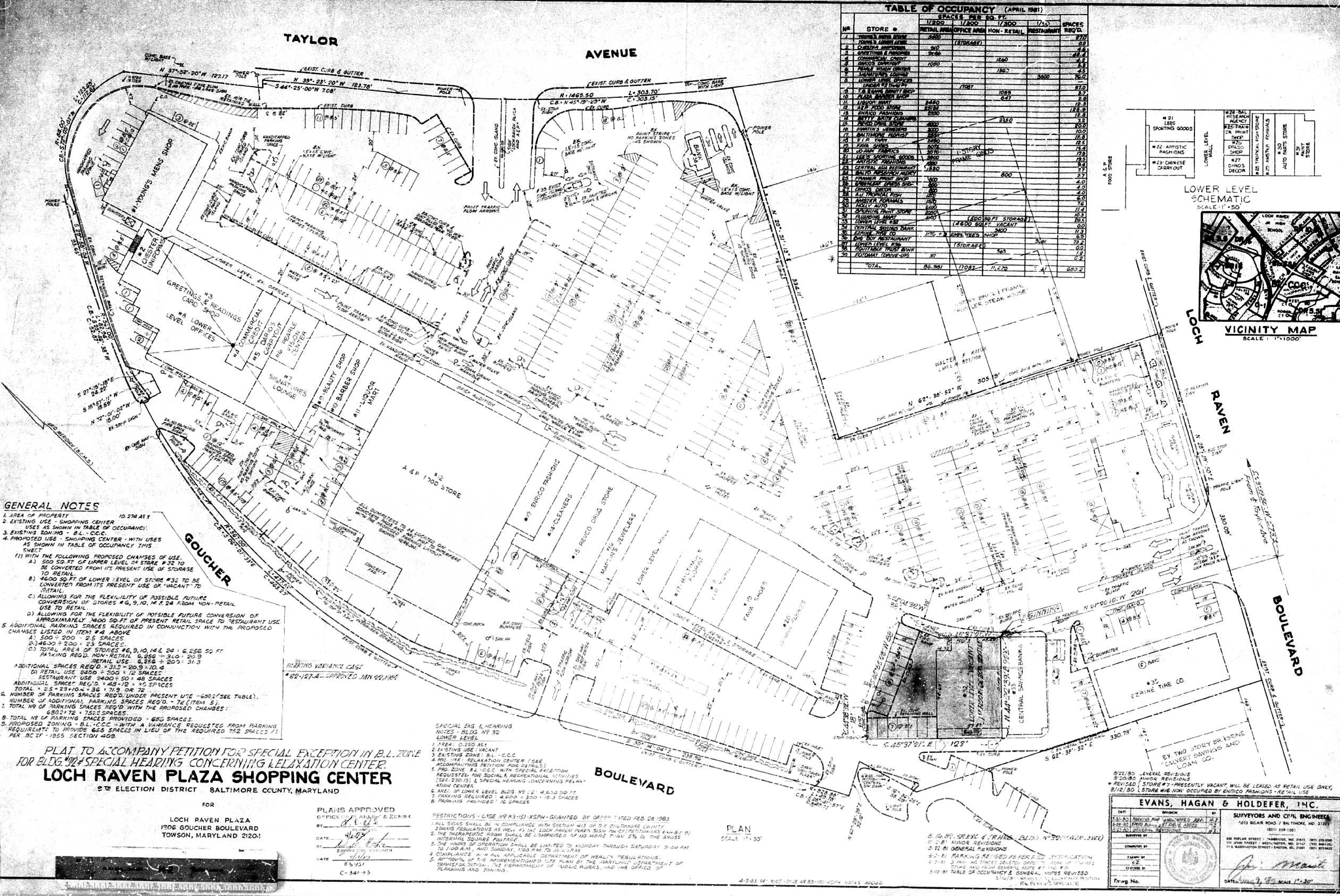
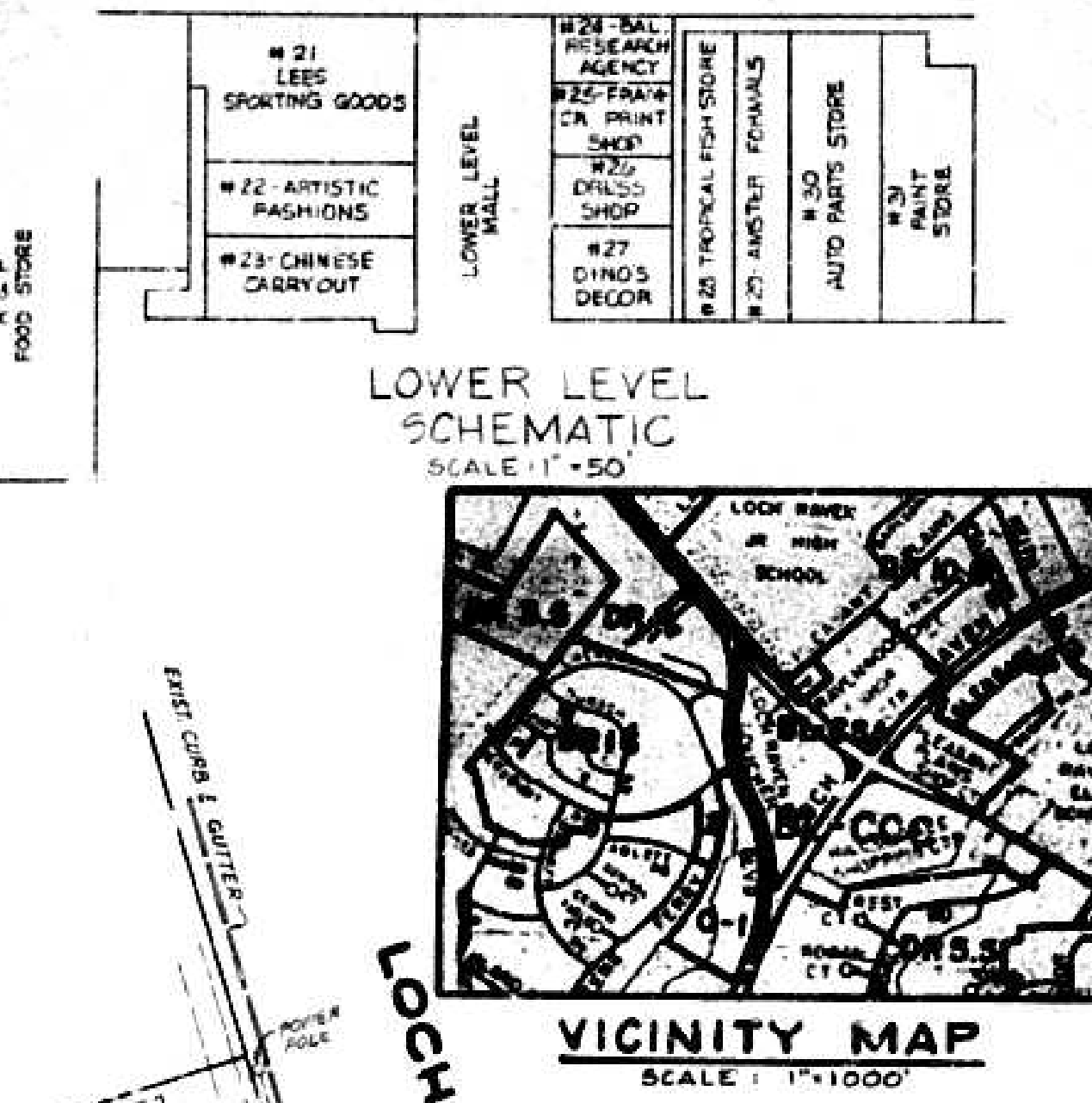


TABLE OF OCCUPANCY (APRIL 1981)					
NO.	STORE	SPACES PER SQ. FT.			SPACES REQ'D.
		RETAIL	OFFICE	NON-RETAIL	
1	YOUNG'S MENS SHOP	2000			2770
2	YOUNG'S MENS SHOP		(STORAGE)		00
3	ENRICO FASHIONS	200			240
4	COMMERCIAL CREDIT			1200	240
5	DAVID'S OPTICAL	1000		1200	240
6	DAVID'S OPTICAL			1200	240
7	DAVID'S OPTICAL			1200	240
8	DAVID'S OPTICAL			1200	240
9	DAVID'S OPTICAL			1200	240
10	DAVID'S OPTICAL			1200	240
11	DAVID'S OPTICAL			1200	240
12	DAVID'S OPTICAL			1200	240
13	DAVID'S OPTICAL			1200	240
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28	DAVID'S OPTICAL			1200	240
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30	DAVID'S OPTICAL			1200	240
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32	DAVID'S OPTICAL			1200	240
33	DAVID'S OPTICAL			1200	240
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72	DAVID'S OPTICAL			1200	240
73	DAVID'S OPTICAL			1200	240
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94	DAVID'S OPTICAL			1200	240
95	DAVID'S OPTICAL			1200	240
96	DAVID'S OPTICAL			1200	240
97	DAVID'S OPTICAL			1200	240
98	DAVID'S OPTICAL			1200	240
99	DAVID'S OPTICAL			1200	240
100	DAVID'S OPTICAL			1200	240
TOTAL		86,301	17,087	11,270	680,272



GENERAL NOTES

1. AREA OF PROPERTY 10,274 A.C.
2. EXISTING USE - SHOPPING CENTER
3. EXISTING ZONING - B.L.C.C.C.
4. PROPOSED USE - SHOPPING CENTER - WITH USES AS SHOWN IN TABLE OF OCCUPANCY THIS SHEET
5. WITH THE FOLLOWING PROPOSED CHANGES OF USE:
 - A) 5000 SQ. FT. OF UPPER LEVEL OF STORE #32 TO BE CONVERTED FROM ITS PRESENT USE OF STORAGE TO RETAIL.
 - B) 4600 SQ. FT. OF LOWER LEVEL OF STORE #32 TO BE CONVERTED FROM ITS PRESENT USE OF STORAGE TO RETAIL.
 - C) ALLOWING FOR THE FLEXIBILITY OF POSSIBLE FUTURE CONVERSION OF STORES #6, 9, 10, 14 & 24 FROM NON-RETAIL USE TO RETAIL.
 - D) ALLOWING FOR THE FLEXIBILITY OF POSSIBLE FUTURE CONVERSION OF APPROXIMATELY 4000 SQ. FT. OF PRESENT RETAIL SPACE TO RESTAURANT USE.
6. ADDITIONAL PARKING SPACES REQUIRED IN CONJUNCTION WITH THE PROPOSED CHANGES LISTED IN ITEM #4 ABOVE:
 - A) 500 + 200 = 2.5 SPACES.
 - B) 4600 + 200 = 2.5 SPACES.
 - C) TOTAL AREA OF STORES #6, 9, 10, 14 & 24 = 6,256 SQ. FT. PARKING REQ'D. NON-RETAIL = 6,256 + 200 = 31.3
 - D) ADDITIONAL SPACES REQ'D. = 31.3 - 20.9 = 10.4
 - E) RETAIL USE 2400 + 200 = 12 SPACES
 - F) RESTAURANT USE 2400 + 50 = 48 SPACES
 - G) ADDITIONAL SPACES REQ'D. = 48 - 19 = 29 SPACES
 - H) TOTAL = 2.5 + 23 + 10.4 + 36 = 71.9 OR 72
7. NUMBER OF PARKING SPACES REQ'D. UNDER PRESENT USE - 6002 (SEE TABLE).
8. NUMBER OF ADDITIONAL PARKING SPACES REQ'D. - 72 (ITEM 5).
9. TOTAL NO. OF PARKING SPACES REQ'D. WITH THE PROPOSED CHANGES: 6002 + 72 = 7522 SPACES.
10. TOTAL NO. OF PARKING SPACES PROVIDED - 655 SPACES.
11. PROPOSED ZONING - B.L.C.C.C. - WITH A VARIANCE REQUESTED FROM PARKING REQUIREMENTS TO PROVIDE 655 SPACES IN LIEU OF THE REQUIRED 752 SPACES AS PER B.C.Z. 1955 SECTION 409.

PLAT TO ACCOMPANY PETITION FOR SPECIAL EXCEPTION IN B.L. ZONE FOR BLDG. #32 SPECIAL HEARING CONCERNING RELAXATION CENTER.

LOCH RAVEN PLAZA SHOPPING CENTER

9TH ELECTION DISTRICT BALTIMORE COUNTY, MARYLAND

FOR

LOCH RAVEN PLAZA
1206 GOUCHER BOULEVARD
TOWSON, MARYLAND 21204

PLANS APPROVED

OFFICIAL: [Signature]
DATE: 4/1/81
BY: [Signature]
DATE: 4/1/81
C-347-13

SPECIAL EXG. & HEARING

NOTES - BLDG. #32 LOWER LEVEL

1. AREA: 0.155 A.C.
2. EXISTING USE: VACANT
3. EXISTING ZONE: B.L.C.C.C.
4. REQUEST: RELAXATION CENTER (SEE ACCOMPANYING PETITION FOR DETAILS)
5. PROPOSED ZONE: B.L.C.C.C. WITH SPECIAL EXCEPTION REQUESTED FOR SOCIAL, RECREATIONAL ACTIVITIES (SEE 230.15) & SPECIAL HEARING CONCERNING RELAXATION CENTER
6. AREA OF LOWER LEVEL BLDG. #32: 4,630 SQ. FT.
7. PARKING REQUIRED: 4,600 + 300 = 15.3 SPACES
8. PARKING PROVIDED: 16 SPACES

RESTRICTIONS - USE NR 33-151-XSPH - GRANTED BY ORDER DATED FEB. 26, 1983

1. ALL SIGNS SHALL BE IN COMPLIANCE WITH SECTION 413 OF THE DISTRICT OF COLUMBIA ZONING REGULATIONS AS WELL AS THE LOCH RAVEN PLAZA SHOPPING CENTER (PETITIONERS ENH.B. 1)
2. THE THERAPEUTIC ROOM SHALL BE COMPRISED OF NO MORE THAN 5% OF THE GROSS INTERNAL SQUARE FOOTAGE
3. THE HOURS OF OPERATION SHALL BE LIMITED TO MONDAY THROUGH SATURDAY 9:00 AM TO 1:00 PM, AND SUNDAY, 1:00 PM TO 10:00 PM
4. COMPLIANCE WITH ALL APPLICABLE DEPARTMENT OF HEALTH REGULATIONS
5. APPROVAL OF THE MENTIONED USE PLAN BY THE MARYLAND DEPARTMENT OF TRANSPORTATION, THE DEPARTMENT OF PUBLIC WORKS, AND THE OFFICE OF PLANNING AND ZONING

PLAN

SCALE: 1" = 30'

5.10.81, SRX & RALPH, BLDG. #32 (LOWER LEVEL)

5.21.81, MINOR REVISIONS

5.22.81, GENERAL REVISIONS

5.23.81, PARKING REVISED AS PER 230.15 CERTIFICATION

5.24.81, 3 MIN. NO. TIMES SELECTED OPPOSITE PARKING SPACES

5.25.81, 3 MIN. NO. TIMES SELECTED OPPOSITE PARKING SPACES

5.26.81, TABLE OF OCCUPANCY & GENERAL NOTES REVISED

5.27.81, REVISED TABLE OF OCCUPANCY

5.28.81, REVISED TABLE OF OCCUPANCY

5.29.81, REVISED TABLE OF OCCUPANCY

5.30.81, REVISED TABLE OF OCCUPANCY

5.31.81, REVISED TABLE OF OCCUPANCY

5.32.81, REVISED TABLE OF OCCUPANCY

5.33.81, REVISED TABLE OF OCCUPANCY

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5.35.81, REVISED TABLE OF OCCUPANCY

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5.73.81, REVISED TABLE OF OCCUPANCY

5.74.81, REVISED TABLE OF OCCUPANCY

5.75.81, REVISED TABLE OF OCCUPANCY

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5.99.81, REVISED TABLE OF OCCUPANCY

6.00.81, REVISED TABLE OF OCCUPANCY

EVANS, HAGAN & HOLDEFER, INC.

DATE: 4/1/81

REVISION: 1

BY: [Signature]

DATE: 4/1/81

COMPILED BY: [Signature]

DATE: 4/1/81

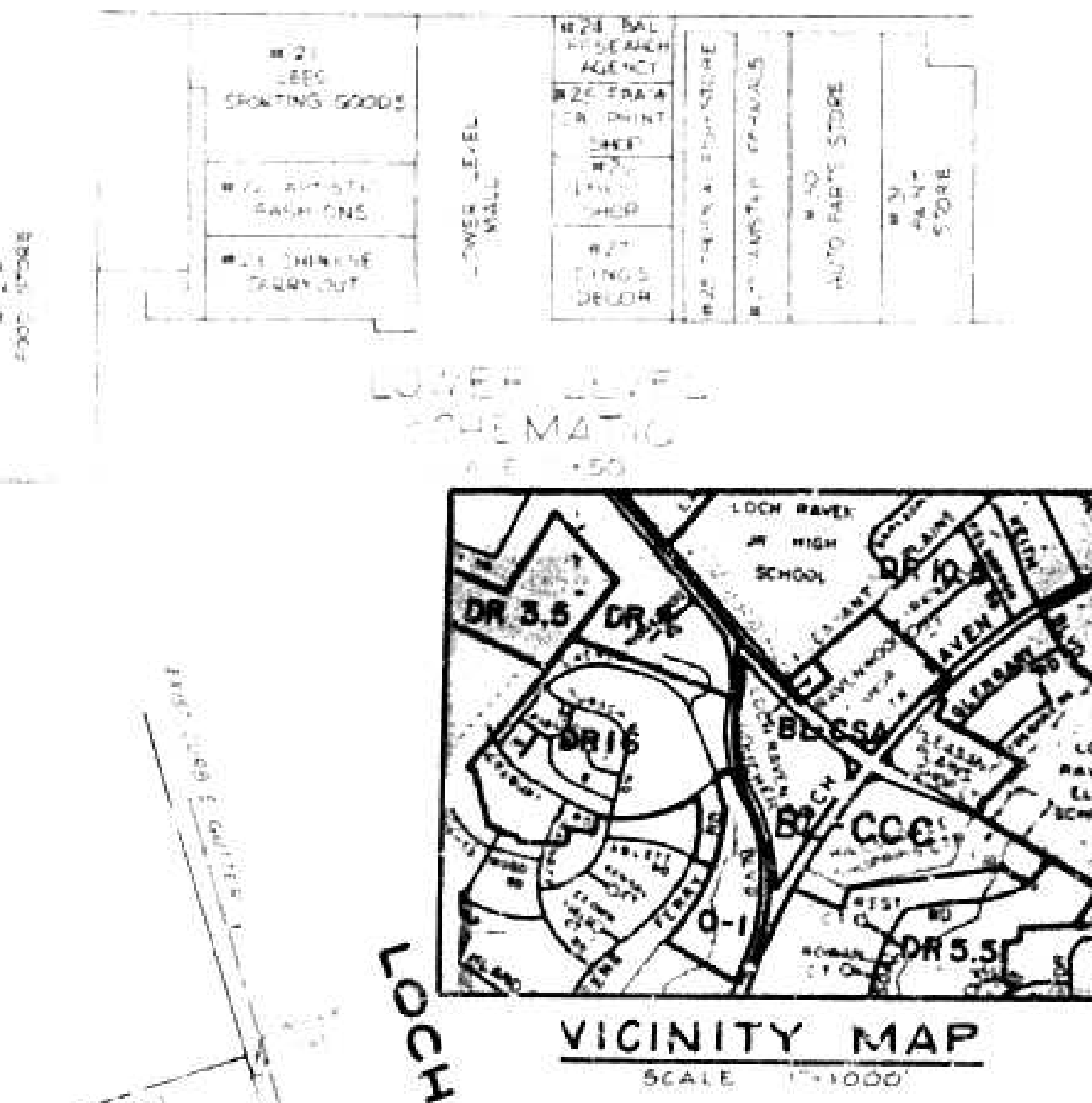
SCALE: 1" = 30'

DATE: 4/1/81

SCALE: 1" = 30'



TABLE OF OCCUPANCY (APRIL 1981)					
NO	STORE #	SPACES PER SQ. FT.			SPACES REQ'D.
		RETAIL AREA	OFFICE AREA	NON-RETAIL	
1	YOUNG'S MENS STORE	2400			27.0
2	JOHN'S LINGERIE		(STORAGE)		0.0
3	JOHN'S UNIFORMS	210			4.6
4	SAFETY & HEADINGS	50-55			4.2
5	COMMERCIAL CREDIT			1250	6.3
6	DAVID'S CANNY	1050			4.5
7	PEOPLE VISION CENTER			136	7.0
8	SIGNATURES LOUNGE			3500	17.0
9	LOWER LEVEL OFFICES				57.0
10	UNDER #2 THRU #7		1700		3.7
11	Y.B. EARTH BEAUTY SHOP			1085	2.8
12	PLAZA BARBER SHOP			647	12.3
13	LIQUOR MART	2450			12.3
14	AL'S FOOD STORE	2570			12.8
15	ENRICO FASHIONS	2550			12.8
16	BETTY WHITE CLEANERS			2450	2.0
17	REVO DRUG STORE	4000			10.0
18	MARTIN'S JEWELERS	2000			12.5
19	BALTIMORE FLOART	2000			12.5
20	V.I.P. FURN	2400			12.5
21	YAVA SHOES	3075			12.5
22	JO ANN FABRICS	3570			12.5
23	LEE'S SPORTING GOODS	3000			12.5
24	ARTISTIC FASHIONS	1000			9.4
25	CENTRAL ASIA RESTAURANT	1530			2.7
26	BALTO RESEARCH AGENCY			600	4.0
27	FRANKE PRINT SHOP	1600			4.0
28	GREENHAF DRESS SHOP	600			4.0
29	CHINO DECOR	600			4.0
30	A.U. TROPICAL FISH	600			4.0
31	AMSTER FORMALS	1500			6.0
32	HOLLY AUTO	1400			7.6
33	SPUNTING PRINT STORE	2000			11.4
34	FLUORINE MART	4100			10.3
35	LOWER LEVEL #35		(2000 SQ. FT. STORAGE)		10.3
36	CENTRAL BUSINESS BANK	14600 SQ. FT. VACANT			0.0
37	EPHRAIM TIRE CO.	1790	13 EMPLOYEES	2400	11.3
38	BOY RESTAURANT				5.9
39	LOWER LEVEL #39		(STORAGE)		0.0
40	AUTOMAT TUBS & SH				0.0
41	FUTOMAT (DRIVE-UP)	37			0.2
TOTAL		86,301	17087	11,150	287.2



GENERAL NOTES

1. LOCAL PROPERTY TO 274.411

2. EXISTING USE: SHOPPING CENTER

3. EXISTING ZONING: BL-CCC

4. PROPOSED USE: SHOPPING CENTER WITH USES AS SHOWN IN TABLE OF OCCUPANCY THIS CASE

5. WITH THE FOLLOWING PROPOSED CHANGES OF USE:

A. 500 SQ. FT. OF UPPER LEVEL OF STORE #32 TO BE CONVERTED FROM ITS PRESENT USE OF STORAGE TO RETAIL

B. 4600 SQ. FT. OF LOWER LEVEL OF STORE #35 TO BE CONVERTED FROM ITS PRESENT USE OF VACANT TO RETAIL

C. ALLOWING FOR THE FLEXIBILITY OF POSSIBLE FUTURE CONVERSION IN STORES #6, 9, 10, 14, 24 FROM NON-RETAIL USE TO RETAIL

D. ALLOWING FOR THE FLEXIBILITY OF POSSIBLE FUTURE CONVERSION OF APPROXIMATELY 14000 SQ. FT. OF PRESENT RETAIL SPACE TO RETAIL PARKING USE

6. TOTAL PARKING SPACES REQUIRED IN CONNECTION WITH THE PROPOSED CHANGES LISTED IN ITEM #4 ABOVE:

A. 500 + 200 = 700 SPACES

B. 4600 + 150 = 4750 SPACES

C. TOTAL ADD'L OF SPACES RE. B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, W, X, Y, Z, AA, AB, AC, AD, AE, AF, AG, AH, AI, AJ, AK, AL, AM, AN, AO, AP, AQ, AR, AS, AT, AU, AV, AW, AX, AY, AZ, BA, BB, BC, BD, BE, BF, BG, BH, BI, BJ, BK, BL, BM, BN, BO, BP, BQ, BR, BS, BT, BU, BV, BW, BX, BY, BZ, CA, CB, CC, CD, CE, CF, CG, CH, CI, CJ, CK, CL, CM, CN, CO, CP, CQ, CR, CS, CT, CU, CV, CW, CX, CY, CZ, DA, DB, DC, DD, DE, DF, DG, DH, DI, DJ, DK, DL, DM, DN, DO, DP, DQ, DR, DS, DT, DU, DV, DW, DX, DY, DZ, EA, EB, EC, ED, EE, EF, EG, EH, EI, EJ, EK, EL, EM, EN, EO, EP, EQ, ER, ES, ET, EU, EV, EW, EX, EY, EZ, FA, FB, FC, FD, FE, FF, FG, FH, FI, FJ, FK, FL, FM, FN, FO, FP, FQ, FR, FS, FT, FU, FV, FW, FX, FY, FZ, GA, GB, GC, GD, GE, GF, GG, GH, GI, GJ, GK, GL, GM, GN, GO, GP, GQ, GR, GS, GT, GU, GV, GW, GX, GY, GZ, HA, HB, HC, HD, HE, HF, HG, HH, HI, HJ, HK, HL, HM, HN, HO, HP, HQ, HR, HS, HT, HU, HV, HW, HX, HY, HZ, IA, IB, IC, ID, IE, IF, IG, IH, II, IJ, IK, IL, IM, IN, IO, IP, IQ, IR, IS, IT, IU, IV, IW, IX, IY, IZ, JA, JB, JC, JD, JE, JF, JG, JH, JI, JJ, JK, JL, JM, JN, JO, JP, JQ, JR, JS, JT, JU, JV, JW, JX, JY, JZ, KA, KB, KC, KD, KE, KF, KG, KH, KI, KJ, KK, KL, KM, KN, KO, KP, KQ, KR, KS, KT, KU, KV, KW, KX, KY, KZ, LA, LB, LC, LD, LE, LF, LG, LH, LI, LJ, LK, LL, LM, LN, LO, LP, LQ, LR, LS, LT, LU, LV, LW, LX, LY, LZ, MA, MB, MC, MD, ME, MF, MG, MH, MI, MJ, MK, ML, MM, MN, MO, MP, MQ, MR, MS, MT, MU, MV, MW, MX, MY, MZ, NA, NB, NC, ND, NE, NF, NG, NH, NI, NJ, NK, NL, NM, NN, NO, NP, NQ, NR, NS, NT, NU, NV, NW, NX, NY, NZ, OA, OB, OC, OD, OE, OF, OG, OH, OI, OJ, OK, OL, OM, ON, OO, OP, OQ, OR, OS, OT, OU, OV, OW, OX, OY, OZ, PA, PB, PC, PD, PE, PF, PG, PH, PI, PJ, PK, PL, PM, PN, PO, PP, PQ, PR, PS, PT, PU, PV, PW, PX, PY, PZ, QA, QB, QC, QD, QE, QF, QG, QH, QI, QJ, QK, QL, QM, QN, QO, QP, QQ, QR, QS, QT, QU, QV, QW, QX, QY, QZ, RA, RB, RC, RD, RE, RF, RG, RH, RI, RJ, RK, RL, RM, RN, RO, RP, RQ, RR, RS, RT, RU, RV, RW, RX, RY, RZ, SA, SB, SC, SD, SE, SF, SG, SH, SI, SJ, SK, SL, SM, SN, SO, SP, SQ, SR, SS, ST, SU, SV, SW, SX, SY, SZ, TA, TB, TC, TD, TE, TF, TG, TH, TI, TJ, TK, TL, TM, TN, TO, TP, TQ, TR, TS, TT, TU, TV, TW, TX, TY, TZ, UA, UB, UC, UD, UE, UF, UG, UH, UI, UJ, UK, UL, UM, UN, UO, UP, UQ, UR, US, UT, UY, UZ, VA, VB, VC, VD, VE, VF, VG, VH, VI, VJ, VK, VL, VM, VN, VO, VP, VQ, VR, VS, VT, VU, VV, VW, VX, VY, VZ, WA, WB, WC, WD, WE, WF, WG, WH, WI, WJ, WK, WL, WM, WN, WO, WP, WQ, WR, WS, WT, WU, WV, WW, WX, WY, WZ, XA, XB, XC, XD, XE, XF, XG, XH, XI, XJ, XK, XL, XM, XN, XO, XP, XQ, XR, XS, XT, XU, XV, XW, XX, XY, XZ, YA, YB, YC, YD, YE, YF, YG, YH, YI, YJ, YK, YL, YM, YN, YO, YP, YQ, YR, YS, YT, YU, YV, YW, YX, YY, YZ, ZA, ZB, ZC, ZD, ZE, ZF, ZG, ZH, ZI, ZJ, ZK, ZL, ZM, ZN, ZO, ZP, ZQ, ZR, ZS, ZT, ZU, ZV, ZW, ZX, ZY, ZZ

PLAT TO ACCOMPANY PETITION FOR OFFICIAL EXEMPTION IN ELECTION DISTRICT FOR 2.56 AC. SPECIAL HEARING CONCERNING RELAXATION OF ZONING

LOCH RAVEN PLAZA SHOPPING CENTER

2ND ELECTION DISTRICT BALTIMORE COUNTY, MARYLAND

FOR

LOCH RAVEN PLAZA
1706 GOUCHER BOULEVARD
TOWSON, MARYLAND 21204

EVANS, HAGAN & HOLDEFER, INC.
SURVEYORS AND CIVIL ENGINEERS
1100 BALTIMORE BOULEVARD, BALTIMORE, MD 21201
(410) 528-3300