

Case No. 86-290-SPH
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
12th day of December, 1985

Petitioner Kenneth W. Martin, et ux
Attorney
Received by: James E. Byler
Chairman, Zoning Plans
Advisory Committee

CERTIFICATE OF PUBLICATION

TOWSON, MD. January 9, 1986

THIS IS TO CERTIFY, that the annexed advertisement was
published in THE JEFFERSONIAN, a weekly newspaper printed
and published in Towson, Baltimore County, Md., appearing on
January 9, 1986.

THE JEFFERSONIAN,

18 Central
Publisher

Cost of Advertising

24.75

86-290

CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222 January 14, 1986

THIS IS TO CERTIFY, that the annexed advertisement of
Arnold Jablon in the matter of P.O. #73167 - Req.
#184133 - 70 lines @ \$28.00.

was inserted in The Dundalk Eagle a weekly news-
paper published in Baltimore County, Maryland, once a week
for one successive weeks before the
10th day of January 1986; that is to say,
the same was inserted in the issues of Jan. 9, 1986

Kimbel Publication, Inc.
per Publisher.

By Kimbel

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

12th
Date of Posting: 1/14/86
Posted for: Special Hearing
Petitioner: Kenneth W. Martin, et ux
Location of property: 2609 Yorkway, 225' E of Leeway
2609 Yorkway
Location of Sign: 2609 Yorkway, between 12th & 13th
at 12th
Remarks: 12th
Posted by: Kimbel Signature
Number of Signs: 1 Date of return: 1/14/86

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

December 27, 1985

NOTICE OF HEARING

PETITION FOR SPECIAL HEARING
N/3 Yorkway, 225' E of Leeway
(2609 Yorkway) - 12th Elec. Dist.
Kenneth W. Martin, et ux - Petitioners
Case No. 86-290-SPH

TIME: 10:30 a.m.

DATE: Thursday, January 28, 1986

PLACE: Room 106, County Office Building, 111 West Chesapeake
Avenue, Towson, Maryland

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

No. 012845

DATE: ACCOUNT: AMOUNT: \$

RECEIVED FROM: FOR: VALIDATION OR SIGNATURE OF CASHIER

AFFIDAVIT

The undersigned hereby affirms under the penalties of perjury to
the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge
of the Affiant and Affiant is competent to testify thereto in the event
that a public hearing is scheduled in the future with regard thereto.

Rosalee Stallings
AFFIANT (Handwritten Signature)

Rosalee Stallings
AFFIANT (Printed Name)

I have personal knowledge that the home located at 31-282-4985
2609 Yorkway, Baltimore County
(Address)

has been occupied as a Six apartment dwelling since
(two, three, etc.)

September, 1956. I also have personal knowledge that all
(month) (year)

apartments within the dwelling have been occupied as such continuously
and without interruption of more than one (1) year during any one period

since September, 1956. This personal knowledge is based upon:
(month) (year)

Personal visits & friendship with the owner

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 13th day of May, 1986, before
me, a Notary Public of the State of Maryland, in and for the County afore-
said, personally appeared Rosalee Stallings, the Affiant,
herein, personally known or satisfactorily identified to me as such Affiant,
and made oath in due form of law that the matters and facts hereinabove set
forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal.

Notary Public
NOTARY PUBLIC

My Commission Expires: 07-01-86



CHARLES CENTER • P.O. BOX 1475 • BALTIMORE, MARYLAND 21203

Customer Relations Department

August 27, 1985

Mr. Kem W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

Dear Mr. Martin:

Your inquiry of August 13 concerning meter set
dates has been referred to me.

Our records show the following:

ADDRESS ELECTRIC INSTALLATION DATE

2609 Yorkway, *Apt. E June 1951
2609 Yorkway, *Apt. F June 1951

234-5478. If you have any questions, please call me at

Sincerely,

R. Broadwater
Customer Representative

RB:clc

5037 Madeira Road
Virginia Beach, Va. 23455
January 17, 1986

Mr. and Mrs. Kenneth Martin
6 Bootham Ct.
Perry Hall, Md. 21128

Dear Mr. and Mrs. Martin:

This letter is in reply to our telephone conversation about your apartment
building on Yorkway.

I did not actually see the two basement apartments until February 1975 -
when I spent the week-end with my aunt, Lillie Kates, before that time we use
to talk by phone about once a month from the Fall of 1970. We usually talked
about what was taking place in the six apartments, about tenants, repairs, etc.
I remember her mentioning one time about replacing a refrigerator in one of the
basement apartments.

My father, R. A. Harry, the brother of Lillie Kates would visit on Yorkway
at least once a year and I can remember him coming to our new home (we moved in
February 1953) and talking about how she had done so much in upkeep of the apart-
ment building, also since the death of her husband it was quite a job for her to
oversee six apartments and keep everything running smoothly.

My knowledge of the basement apartments prior to 1975 was thru conversations
with my aunt and father.

Sincerely,

Alice H. Watkins
Alice H. Watkins

PETITIONER'S
EXHIBIT 3

I, Fred Wolf, Notary Public for the
State of Virginia do hereby certify that Alice H. Watkins, whose
name is signed to the writing above, bearing date on the
17th day of January, 1986, has acknowledged the same before me in the City of
Virginia Beach

Given under my hand this 17th day of January, 1986

Fred Wolf
Notary Public
My commission expires March 17, 1989

Mr. Arnold Jablon
Zoning Commissioner
Baltimore County Office of
Planning and Zoning
Towson, Maryland 21204

Dear Mr. Jablon:

I am the owner of the property located at 2609 Yorkway. It is presently under
a contract of sale with an FHA insured loan. Prior to settling, the mortgage
lender and the FHA have required that we provide them with a use and occupancy
statement. This states that the building is in conformity with county require-
ments for a 4 unit dwelling. Although the building has a thirty-year history of
use as a six apartment building, it is only being conveyed as a 4 apartment
building.

Your staff indicated that I should submit the attached information in order
to obtain such a letter. If I can be of any further assistance, or answer any
additional questions, please feel free to contact me at my home/office number
256-5484.

The Liber number is CMB Jr. No. 12 P-10 63 the property known as 2609
Yorkway, Baltimore, Maryland 21229

Thank you in advance

distances in this matter.

Sincerely,

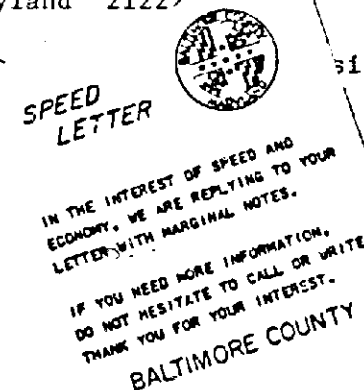
Kenneth W. Martin
Kenneth W. Martin
256-5484

KWR/jm

Enc: survey
legal description of property
2 notarized affidavits

This office would require a Special Hearing
(public hearing) to establish the non-conforming
use of the apartments. We have had other hearings
on Yorkway for the same use. We cannot conditionally approve pending a Special
Hearing. Visit the zoning office to pick up forms and procedure explanation.

W. Carl Richards, Jr.
W. Carl Richards, Jr.
Zoning Coordinator



RECEIVED
SEP 23 1986

ZONING OFFICE

6 Bootham Ct
Perry Hall, Md
21128
9/22/86
re: case # 86-290-SFH

Mrs. Jean Jung
Deputy Zoning Commissioner
Baltimore County
Office of Planning & Zoning
Towson, Md 21204

Dear Mrs. Jung,

Please be advised that we have sold the property in question and no longer retain an interest in the outcome of the hearing. In regards to further continuation, please contact the new owners in order to determine their preference on the matter.

Sincerely,
Kenneth W. Martin

September 17, 1986

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SFH

Dear Mr. Martin:

The above referenced case was advertised, posted and a public hearing conducted on January 28, 1986. At the conclusion of that day's hearing, the file folder indicates that you would, within 60 days, request continuation of the case.

On July 18, 1986, the attached letter requested that you submit a written request either to continue the hearing or to dismiss the Petition. The file indicates that there has been no response.

Unless I have received a written request from you for either continuation or dismissal of the subject case on or before September 30, 1986, I will proceed to write a final Opinion and Order.

Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bjs

cc: File



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

ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

July 18, 1986

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SFH

Dear Mr. Martin:

On January 28, 1986 a hearing was conducted relative to the case referenced above. Please send me a written request to either continue the hearing or dismiss the Petition.

If you have any questions on the subject, please do not hesitate to contact this office.

Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bjs

cc: File

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James Dyer Date: March 22, 1986

FROM: James Thompson

SUBJECT: Item No. 182
Kenneth & Johanne Martin - Petitioner

Please note that the above-subject petition is an active violation case, C-86-610, 2609 Yorkway.

JT/lis

CPS-008

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James E. Dyer Date: November 13, 1985

FROM: James Thompson

Item No. 182
SUBJECT: Kenneth W. & Johanne Martin - Petitioner

Please note that the above subject matter is currently an active district court case, 85-217-CV.

When this petition is scheduled for a hearing, please notify:

James Boyd
Fire Prevention

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: January 17, 1986

Norman E. Gerber, AICP, Director
FROM: Office of Planning and Zoning

SUBJECT: Zoning Petition No. 86-288-SFH and 86-290-SFH

In view of the subject of these petition, this office offers no comment.

NEO:JGH:slm

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 31, 1985

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Item No. 182 - Case No. 86-290-SFH
Petitioners - Kenneth W. Martin, et ux
Special Hearing Petition

Dear Mr. and Mrs. Martin:

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.

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,

James E. Dyer
Chairman
Zoning Plans Advisory Committee

JED:nr

Enclosures

cc: Mr. Michael B. Dallas
Suite 507
28 West Allegheny Avenue
Towson, Maryland 21204

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3333
NORMAN E. GERBER
DIRECTOR

Mr. Arnold Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204

January 13, 1986

Re: Zoning Advisory Meeting of November 26, 1985
Item # 182
Petitioners: KENNETH W. MARTIN, et ux
Location: 2609 YORKWAY, 215.52'
S.E. OF LEWAY

Dear Mr. Jablon:

The Division of Current Planning and Development has reviewed the subject petition and offers the following comments. The items checked below are applicable.

- () There are no site planning factors requiring comment.
- () A County Review Group Meeting is required.
- () This site is part of a larger tract; therefore it is defined as a subdivision. The plan must show the entire tract.
- () A record plat will be required and must be recorded prior to issuance of a building permit.
- () The access is not satisfactory.
- () The circulation on this site is not satisfactory.
- () The parking arrangement is not satisfactory.
- () Parking calculations must be shown on the plan.
- () This property contains soils which are defined as wetlands, and development on these soils is prohibited.
- () Construction in or alteration of the floodplain is prohibited under the provisions of Section 22-58 of the Development Regulations.
- () Development of this site may constitute a potential conflict with the Baltimore County Master Plan.
- () The amended Development Plan was approved by the Planning Board on []
- () Landscaping must comply with Baltimore County Landscape Manual, Bill 173-79. No building permit may be issued until a Response is received.
- () The property is located in a traffic area contributing to a "B" level intersection as defined by Bill 173-79, and its conditions change the recommended capacity of the intersection.
- () The property is located in a traffic area contributing to a "B" level intersection as defined by Bill 173-79, and its conditions change the recommended capacity of the intersection.
- () The property is located in a traffic area contributing to a "B" level intersection as defined by Bill 173-79, and its conditions change the recommended capacity of the intersection.

ANY FUTURE EXPANSION OF SITE MUST COMPLY TO ALL APPLICABLE COUNTY REQUIREMENTS AND STANDARDS.

cc: James Hyslop

Eunice A. Tabor
Chief, Current Planning and Development

JAN 8 1987



December 17, 1985

Mr. Arnold Jablon
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:* Kenneth W. Martin, et ux

Location: NE side of Yorkway, 225.52' SE of Leeway

*Item No.:*182 *Zoning Agenda:* Meeting of November 25, 1985

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.

- (f) 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ ft. along an approved road in accordance with California County Standards as published by the Department of Public Works.
- (f) 2. A second means of vehicle access is required for the site.
- (f) 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 on this time.

REVIEWER: *Ch. J. Kelly 12/19/48*

Noted and
Approved

Planning Group
Special Inspection Division

/mb

[illegible]

December 23, 1985

TED ZALESKI, JR.
DIRECTOR

Mr. Arnold Jablon, Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

Dear Mr. Jablonski

Property Owner: Kenneth W. Martin, et ux
Location: NE side of Yorkway, 225.52' SE of Leeway
Districts: 15th.

APPLICABLE ITEMS ARE CIRCLED

- A. All structures shall comply to the Baltimore County Building Code as adopted by Council Bill #7-85, "the Maryland Code for the Handicapped and Aging (A.N.J.-I) #171-I = 1990 and other applicable Codes and Standards.
- B. A building and/or other miscellaneous permits shall be required before the start of any construction.
- C. Residential plans of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer is required for all permit applications. Separated areas are not acceptable.
- D. Commercial Structures Three sets of construction documents drawn and stamped by a registered in Maryland Architect or Engineer shall be required to file with the permit application. Separated areas are not acceptable.
- E. All the Groups except B-1, Single Family Detached dwellings require a minimum of 1 hour fire rating for exterior walls closer than 6'-0" to an interior lot line; B-2 Use Groups require a one hour wall if closer than 6'-0" to an interior lot line; C-1, C-2, C-3, C-4, C-5, C-6, C-7, C-8, C-9, C-10, C-11, C-12, C-13, C-14, C-15, C-16, C-17, C-18, C-19, C-20, C-21, C-22, C-23, C-24, C-25, C-26, C-27, C-28, C-29, C-30, C-31, C-32, C-33, C-34, C-35, C-36, C-37, C-38, C-39, C-40, C-41, C-42, C-43, C-44, C-45, C-46, C-47, C-48, C-49, C-50, C-51, C-52, C-53, C-54, C-55, C-56, C-57, C-58, C-59, C-60, C-61, C-62, C-63, C-64, C-65, C-66, C-67, C-68, C-69, C-70, C-71, C-72, C-73, C-74, C-75, C-76, C-77, C-78, C-79, C-80, C-81, C-82, C-83, C-84, C-85, C-86, C-87, C-88, C-89, C-90, C-91, C-92, C-93, C-94, C-95, C-96, C-97, C-98, C-99, C-100, C-101, C-102, C-103, C-104, C-105, C-106, C-107, C-108, C-109, C-110, C-111, C-112, C-113, C-114, C-115, C-116, C-117, C-118, C-119, C-120, C-121, C-122, C-123, C-124, C-125, C-126, C-127, C-128, C-129, C-130, C-131, C-132, C-133, C-134, C-135, C-136, C-137, C-138, C-139, C-140, C-141, C-142, C-143, C-144, C-145, C-146, C-147, C-148, C-149, C-150, C-151, C-152, C-153, C-154, C-155, C-156, C-157, C-158, C-159, C-160, C-161, C-162, C-163, C-164, C-165, C-166, C-167, C-168, C-169, C-170, C-171, C-172, C-173, C-174, C-175, C-176, C-177, C-178, C-179, C-180, C-181, C-182, C-183, C-184, C-185, C-186, C-187, C-188, C-189, C-190, C-191, C-192, C-193, C-194, C-195, C-196, C-197, C-198, C-199, C-200, C-201, C-202, C-203, C-204, C-205, C-206, C-207, C-208, C-209, C-210, C-211, C-212, C-213, C-214, C-215, C-216, C-217, C-218, C-219, C-220, C-221, C-222, C-223, C-224, C-225, C-226, C-227, C-228, C-229, C-230, C-231, C-232, C-233, C-234, C-235, C-236, C-237, C-238, C-239, C-240, C-241, C-242, C-243, C-244, C-245, C-246, C-247, C-248, C-249, C-250, C-251, C-252, C-253, C-254, C-255, C-256, C-257, C-258, C-259, C-260, C-261, C-262, C-263, C-264, C-265, C-266, C-267, C-268, C-269, C-270, C-271, C-272, C-273, C-274, C-275, C-276, C-277, C-278, C-279, C-280, C-281, C-282, C-283, C-284, C-285, C-286, C-287, C-288, C-289, C-290, C-291, C-292, C-293, C-294, C-295, C-296, C-297, C-298, C-299, C-300, C-301, C-302, C-303, C-304, C-305, C-306, C-307, C-308, C-309, C-310, C-311, C-312, C-313, C-314, C-315, C-316, C-317, C-318, C-319, C-320, C-321, C-322, C-323, C-324, C-325, C-326, C-327, C-328, C-329, C-330, C-331, C-332, C-333, C-334, C-335, C-336, C-337, C-338, C-339, C-340, C-341, C-342, C-343, C-344, C-345, C-346, C-347, C-348, C-349, C-350, C-351, C-352, C-353, C-354, C-355, C-356, C-357, C-358, C-359, C-360, C-361, C-362, C-363, C-364, C-365, C-366, C-367, C-368, C-369, C-370, C-371, C-372, C-373, C-374, C-375, C-376, C-377, C-378, C-379, C-380, C-381, C-382, C-383, C-384, C-385, C-386, C-387, C-388, C-389, C-390, C-391, C-392, C-393, C-394, C-395, C-396, C-397, C-398, C-399, C-400, C-401, C-402, C-403, C-404, C-405, C-406, C-407, C-408, C-409, C-410, C-411, C-412, C-413, C-414, C-415, C-416, C-417, C-418, C-419, C-420, C-421, C-422, C-423, C-424, C-425, C-426, C-427, C-428, C-429, C-430, C-431, C-432, C-433, C-434, C-435, C-436, C-437, C-438, C-439, C-440, C-441, C-442, C-443, C-444, C-445, C-446, C-447, C-448, C-449, C-450, C-451, C-452, C-453, C-454, C-455, C-456, C-457, C-458, C-459, C-460, C-461, C-462, C-463, C-464, C-465, C-466, C-467, C-468, C-469, C-470, C-471, C-472, C-473, C-474, C-475, C-476, C-477, C-478, C-479, C-480, C-481, C-482, C-483, C-484, C-485, C-486, C-487, C-488, C-489, C-490, C-491, C-492, C-493, C-494, C-495, C-496, C-497, C-498, C-499, C-500, C-501, C-502, C-503, C-504, C-505, C-506, C-507, C-508, C-509, C-510, C-511, C-512, C-513, C-514, C-515, C-516, C-517, C-518, C-519, C-520, C-521, C-522, C-523, C-524, C-525, C-526, C-527, C-528, C-529, C-530, C-531, C-532, C-533, C-534, C-535, C-536, C-537, C-538, C-539, C-540, C-541, C-542, C-543, C-544, C-545, C-546, C-547, C-548, C-549, C-550, C-551, C-552, C-553, C-554, C-555, C-556, C-557, C-558, C-559, C-560, C-561, C-562, C-563, C-564, C-565, C-566, C-567, C-568, C-569, C-570, C-571, C-572, C-573, C-574, C-575, C-576, C-577, C-578, C-579, C-580, C-581, C-582, C-583, C-584, C-585, C-586, C-587, C-588, C-589, C-590, C-591, C-592, C-593, C-594, C-595, C-596, C-597, C-598, C-599, C-600, C-601, C-602, C-603, C-604, C-605, C-606, C-607, C-608, C-609, C-610, C-611, C-612, C-613, C-614, C-615, C-616, C-617, C-618, C-619, C-620, C-621, C-622, C-623, C-624, C-625, C-626, C-627, C-628, C-629, C-630, C-631, C-632, C-633, C-634, C-635, C-636, C-637, C-638, C-639, C-640, C-641, C-642, C-643, C-644, C-645, C-646, C-647, C-648, C-649, C-650, C-651, C-652, C-653, C-654, C-655, C-656, C-657, C-658, C-659, C-660, C-661, C-662,

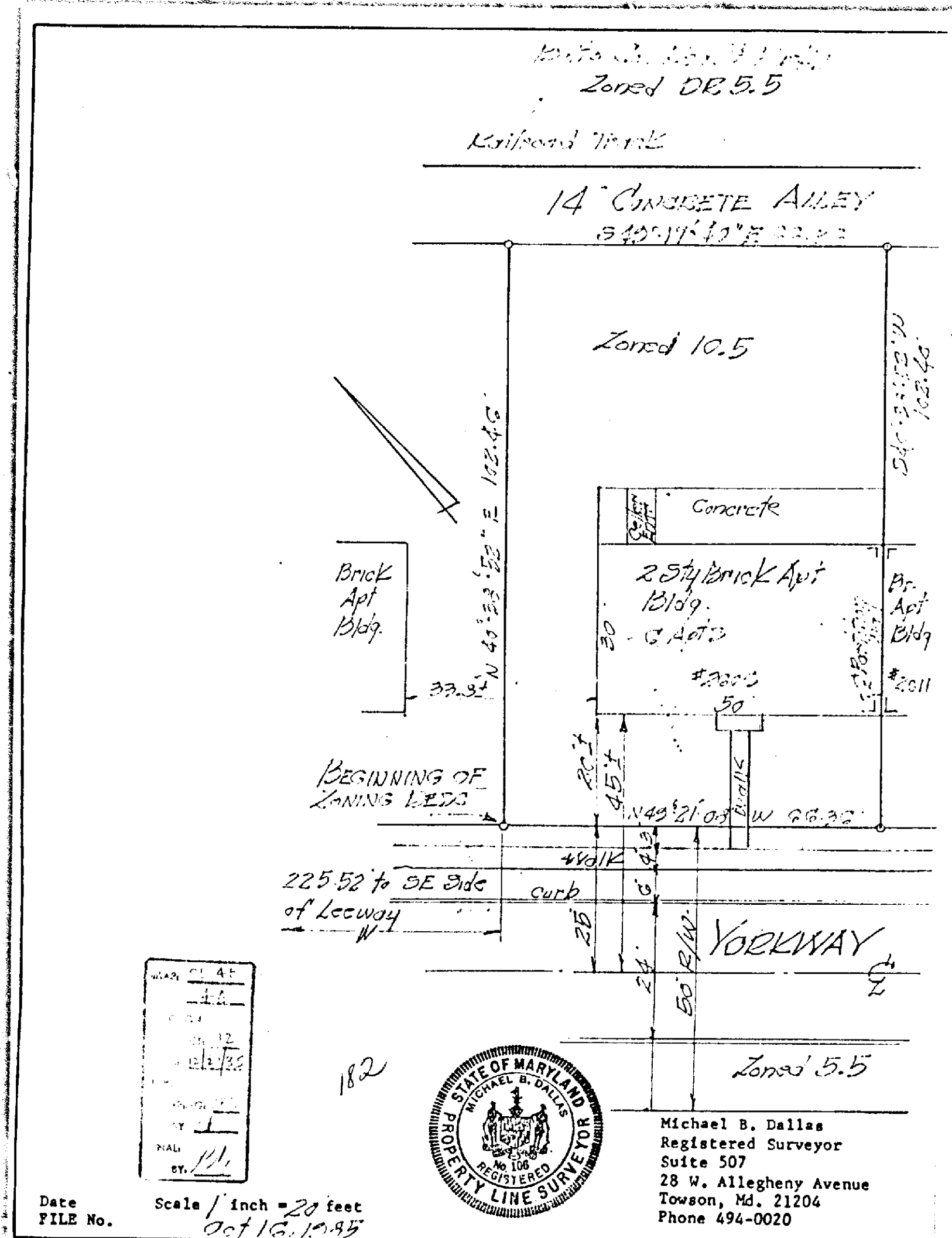
BY: C. E. Barrman, Chief
Building Plans Section

4/27/81

[illegible]

ASSESSMENT

BALTIMORE COUNTY, MD



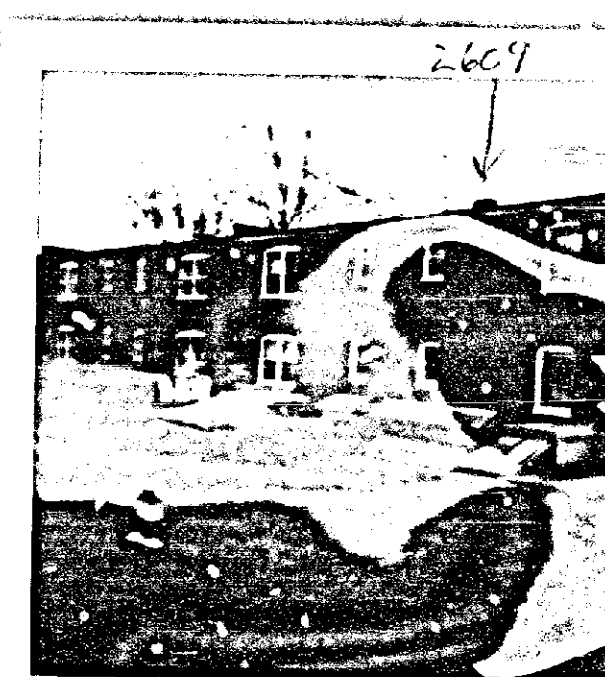
Mr. & Mrs. Howard B. Wells, Jr.

26 14 Lydney 23 yrs.

2632 Yorkway

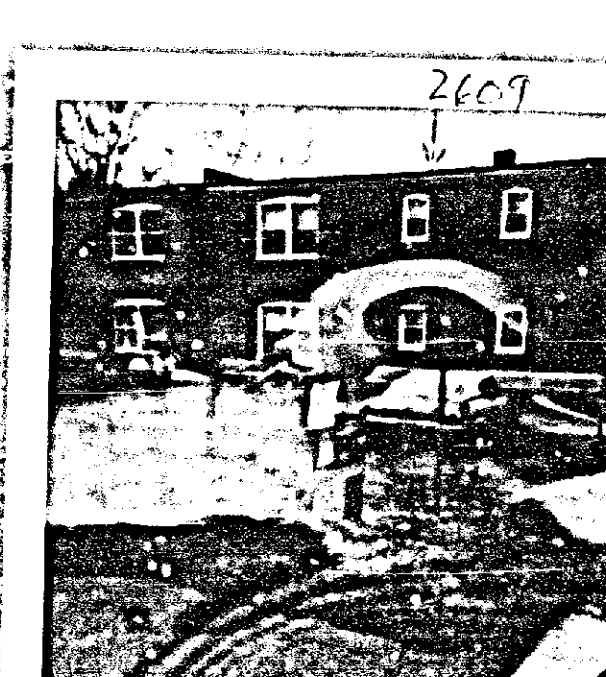
2634 Upchavay 20 yrs.

Protestants



Prot. vol. 1

4/27/56



Part 1

1871

[illegible]

RECORD

PETITION FOR SPECIAL HEARING 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

THE PROPERTY LOCATED AT 2609 YORKWAY AS A NONCONFORMING USE AS A 4 APARTMENT BUILDING SINCE 1945 WITH THE EXPANSION OF 2 ADDITIONAL APARTMENTS SINCE 1951.

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/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:

(Type or Print Name)

Signature

Address

City and State

Attorney for Petitioner:

(Type or Print Name)

Signature

Address

City and State

Attorney's Telephone No.:

Legal Owner(s):

(Type or Print Name)

Signature

Address

City and State

Name, address and phone number of legal owner, contract purchaser or representative to be contacted

Address

City and State

Name

Address

Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 12th day of December, 1985, 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 28th day of January, 1986, at 10:30 o'clock A.M.

Carl J. Jolson
Zoning Commissioner of Baltimore County.

ECO-No.1

(over)



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

ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

October 16, 1986

Mr. & Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SPH

Dear Mr. & Mrs. Martin:

Enclosed please find a copy of the decision rendered on the above referenced Petition. Your request for a Special Hearing has been Granted, in part, subject to the attached Order.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

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

JMH:jbs

Attachments

cc: Mr. Howard B. Wells, Jr.
2614 Yorkway
Baltimore, Maryland 21222

People's Counsel

IN RE: PETITION FOR SPECIAL HEARING
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Kenneth W. Martin, et ux,
Petitioners

BEFORE THE
DEPUTY ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case No. 86-290-SPH

The Petitioners herein request a Special Hearing to determine whether or not approval should be granted for the non-conforming use of 2609 Yorkway as a four apartment building since 1945, and furthermore, the non-conforming use of two additional apartments in existence since 1951.

Pursuant to the advertisement and posting of the above referenced property, a public hearing on the Petition was held on January 28, 1986, at which time one of the Petitioners testified that six apartments had been rented continuously since his purchase of the property in 1980. A witness testified that both basement apartments were occupied from spring to fall of 1957.

Two Protestants testified that the building was constructed for four apartments. One of the Protestants testified that the building was constructed in 1945; that in 1963 he was aware of one basement apartment; and that currently he can see a cat living in another basement apartment. The other Protestant testified that through the years, he gradually became aware that there were basement apartments in the neighborhood.

At the request of the Petitioner, the case was continued. The file indicates that the Petitioner would contact the Deputy Zoning Commissioner within 60 days to arrange a date to continue the case. The file includes copies of both a July and a September letter from the Deputy Zoning Commissioner asking that the Petitioner request either a continuation or a dismissal of the case. At this time, no such request has been noted.

ORDER RECEIVED FOR FILING

Date 10/16/86

By [Signature]

After due consideration of the testimony and evidence presented herein, in the opinion of the Deputy Zoning Commissioner of Baltimore County, it appears that 2609 Yorkway enjoys a non-conforming status as a four apartment building, but the date of the addition of two basement apartments and whether or not they have been used continuously as such, has not been proven.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 16th day of October, 1986, that the herein request for the non-conforming use of 2609 Yorkway as a four apartment building since 1945 is hereby GRANTED, from and after the date of this Order. It is FURTHER ORDERED, that the request to extend the non-conforming use to the two basement apartments in existence since 1951, for a total of six living units, is hereby DENIED.

JEAN M. H. JUNG
Deputy Zoning Commissioner
of Baltimore County

ORDER RECEIVED FOR FILING

Date 10/16/86

By [Signature]

PETITION FOR SPECIAL HEARING 12th Election District

LOCATION: North side of Yorkway, 225' East of Leeway (2609 Yorkway)

DATE AND TIME: Tuesday, January 28, 1986 at 10:30 a.m.

PUBLIC HEARING: Room 106, County Office Building, 111 West 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 Hearing under Section 500.7 of the Baltimore County Zoning Regulations for a nonconforming use as a four-apartment building since 1945 with the expansion of 2 additional apartments since 1951.

Being the property of Kenneth W. Martin, et ux as shown on the plat filed with the Zoning Office.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF
ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY

RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER
N/S Yorkway, 225' E of Leeway : OF BALTIMORE COUNTY
(2609 Yorkway), 12th District :
KENNETH W. MARTIN, et ux, : Case No. 86-290-SPH
Petitioners

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel for Baltimore County

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel
Room 223, Court House
Towson, MD 21204
494-2188

I HEREBY CERTIFY that on this 27th day of December, 1985, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Kenneth W. Martin, 6 Bootham Ct., Perry Hall, MD 21128, Petitioners.

Peter Max Zimmerman
Peter Max Zimmerman



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

ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

January 16, 1986

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

Re: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)- 12th Election District
Petitioners: Kenneth W. Martin, et ux
Case No. 86-290-SPH

Dear Mr. and Mrs. Martin:

This is to advise you that \$57.75 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE ZONING SIGN AND POST RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Do not remove sign from property from the time it is placed by this office until the day of the hearing itself.

Please make the check payable to Baltimore County, Maryland, and remit to: Planning, Towson, Maryland

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

No. 025552

DATE 10-16-86 ACCOUNT 86-1-005-000

AMOUNT \$ 57.75

RECEIVED FROM [Signature]

FOR [Signature]

U.S. DEPARTMENT OF THE TREASURY

VALIDATION OR SIGNATURE OF CASHIER

Case No. 86-290-SPH
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
12th day of December, 1985

ARNOLD JABLON
Zoning Commissioner

Petitioner Kenneth W. Martin, et ux Received by: James E. Byler, Jr.
Petitioner's Attorney Chairman, Zoning Plans
Advisory Committee

CERTIFICATE OF PUBLICATION

TOWSON, MD. January 9, 1986

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on January 9, 1986.

THE JEFFERSONIAN,

18 Kentel

Cost of Advertising

24.75

86-290

CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222 January 14, 1986

THIS IS TO CERTIFY, that the annexed advertisement of Arnold Jablon in the matter of P.O. #73167 - Req. #184133 - 70 lines @ \$28.00.

was inserted in The Dundalk Eagle a weekly newspaper published in Baltimore County, Maryland, once a week for one successive weeks before the 10th day of January 1986; that is to say, the same was inserted in the issues of Jan. 9, 1986

Kimbel Publication, Inc.
per Publisher.

By: [Signature]

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

12th District Date of Posting 1/14/86
Posted for: Special Hearing
Petitioner: Kenneth W. Martin, et ux
Location of property: 2609 Yorkway, 225' E of Leeway
2609 Yorkway
Location of Sign: 2609 Yorkway, between 12th & 13th Sts. on property
Remarks: [Signature]
Posted by: [Signature] Date of return: 1/14/86
Number of Signs: 1

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

December 27, 1985

NOTICE OF HEARING

PETITION FOR SPECIAL HEARING
N/3 Yorkway, 225' E of Leeway
(2609 Yorkway) - 12th Elec. Dist.
Kenneth W. Martin, et ux - Petitioners
Case No. 86-290-SPH

TIME: 10:30 a.m.

DATE: Thursday, January 28, 1986

PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

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

No. 012845

DATE: 1/14/86 ACCOUNT: 2609 YORKWAY

AMOUNT: \$1.00

RECEIVED FROM: [Signature]

FOR: [Signature]

VALIDATION OR SIGNATURE OF CASHIER



CHARLES CENTER • P.O. BOX 1475 • BALTIMORE, MARYLAND 21203

Customer Relations Department

August 27, 1985

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

Dear Mr. Martin:

Your inquiry of August 13 concerning meter set dates has been referred to me.

Our records show the following:

ADDRESS ELECTRIC INSTALLATION DATE

2609 Yorkway, *Apt. E June 1951
2609 Yorkway, *Apt. F June 1951

234-5478. If you have any questions, please call me at

Sincerely,

R. Broadwater
Customer Representative

RB:clc

5037 Madeira Road
Virginia Beach, Va. 23455
January 17, 1986

Mr. and Mrs. Kenneth Martin
6 Bootham Ct.
Perry Hall, Md. 21128

Dear Mr. and Mrs. Martin:

This letter is in reply to our telephone conversation about your apartment building on Yorkway.

I did not actually see the two basement apartments until February 1975 - when I spent the week-end with my aunt, Lillie Kates, before that time we use to talk by phone about once a month from the Fall of 1970. We usually talked about what was taking place in the six apartments, about tenants, repairs, etc. I remember her mentioning one time about replacing a refrigerator in one of the basement apartments.

My father, R. A. Harry, the brother of Lillie Kates would visit on Yorkway at least once a year and I can remember him coming to our new home (we moved in February 1953) and talking about how she had done so much in upkeep of the apartment building, also since the death of her husband it was quite a job for her to oversee six apartments and keep everything running smoothly.

My knowledge of the basement apartments prior to 1975 was thru conversations with my aunt and father.

Sincerely,

Alice H. Watkins
Alice H. Watkins

PETITIONER'S
EXHIBIT 3

I, Fred Wolf, Notary Public for the State of Virginia do hereby certify that Alice H. Watkins, whose name is signed to the writing above, bearing date on the 17th day of January, 1986, has acknowledged the same before me in the City of Virginia Beach.

Given under my hand this 17th day of January, 1986

Fred Wolf
Notary Public

My commission expires March 17, 1989

Mr. Arnold Jablon
Zoning Commissioner
Baltimore County Office of
Planning and Zoning
Towson, Maryland 21204

Dear Mr. Jablon:

I am the owner of the property located at 2609 Yorkway. It is presently under a contract of sale with an FHA insured loan. Prior to settling, the mortgage lender and the FHA have required that we provide them with a use and occupancy statement. This states that the building is in conformity with county requirements for a 4 unit dwelling. Although the building has a thirty-year history of use as a six apartment building, it is only being conveyed as a 4 apartment building.

Your staff indicated that I should submit the attached information in order to obtain such a letter. If I can be of any further assistance, or answer any additional questions, please feel free to contact me at my home/office number 256-5484.

The Liber number is CWB Jr. No. 12 P-110 63 the property known as 2609 Yorkway, Baltimore, Maryland 21222

Thank you in advance assistance in this matter.

Sincerely,

Kenneth W. Martin
Kenneth W. Martin
256-5484

KWR/jm
Enc: survey
legal description of property
2 notarized affidavits

This office would require a Special Hearing (public hearing) to establish the non-conforming use of the apartments. We have had other hearings on Yorkway for the same use. We cannot conditionally approve pending a Special Hearing. Visit the zoning office to pick up forms and procedure explanation.

W. Carl Richards, Jr.
Zoning Coordinator

AFFIDAVIT

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant and Affiant is competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

Rosalee Stallings
AFFIANT (Handwritten Signature)

Rosalee Stallings
AFFIANT (Printed Name)

I have personal knowledge that the home located at 2609 Yorkway, Baltimore County, Maryland

has been occupied as a Six (two, three, etc.) apartment dwelling since

September, 1956. I also have personal knowledge that all

apartments within the dwelling have been occupied as such continuously and without interruption of more than one (1) year during any one period

since September, 1956. This personal knowledge is based upon:

Personal visits & friendship with the owner

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 13th day of May, 1986, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Rosalee Stallings, the Affiant herein, personally known or satisfactorily identified to me as such Affiant, and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal.

Rosalee Stallings
NOTARY PUBLIC

My Commission Expires: 07-01-86

AFFIDAVIT

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant and Affiant is competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

Kenneth W. Martin
AFFIANT (Handwritten Signature)

Kenneth W. Martin
AFFIANT (Printed Name)

I have personal knowledge that the home located at

2609 Yorkway (Address)

has been occupied as a Four (two, three, etc.) apartment dwelling since

October, 1962. I also have personal knowledge that all

apartments within the dwelling have been occupied as such continuously

and without interruption of more than one (1) year during any one period since October, 1962. This personal knowledge is based upon:

Personal visits to the property

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 13th day of May, 1986, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Kenneth W. Martin, the Affiant herein, personally known or satisfactorily identified to me as such Affiant, and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal.

Rosalee Stallings
NOTARY PUBLIC

My Commission Expires: 07-01-86

RECEIVED
SEP 23 1986

ZONING OFFICE

6 Bootham Ct
Perry Hall, Md
21128
9/22/86
re: case # 86-290-SFH

Mrs. Jean Jung
Deputy Zoning Commissioner
Baltimore County
Office of Planning & Zoning
Towson, Md 21204

Dear Mrs. Jung,

Please be advised that we have sold the property in question and no longer retain an interest in the outcome of the hearing. In regards to further continuation, please contact the new owners in order to determine their preference on the matter.

Sincerely,
Kenneth W. Martin

September 17, 1986

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SFH

Dear Mr. Martin:

The above referenced case was advertised, posted and a public hearing conducted on January 28, 1986. At the conclusion of that day's hearing, the file folder indicates that you would, within 60 days, request continuation of the case.

On July 18, 1986, the attached letter requested that you submit a written request either to continue the hearing or to dismiss the Petition. The file indicates that there has been no response.

Unless I have received a written request from you for either continuation or dismissal of the subject case on or before September 30, 1986, I will proceed to write a final Opinion and Order.

Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bjs

cc: File



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

ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

July 18, 1986

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SFH

Dear Mr. Martin:

On January 28, 1986 a hearing was conducted relative to the case referenced above. Please send me a written request to either continue the hearing or dismiss the Petition.

If you have any questions on the subject, please do not hesitate to contact this office.

Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bjs

cc: File

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James E. Dyer Date: March 22, 1986

FROM: James Thompson

SUBJECT: Item No. 182
Kenneth & Johanne Martin - Petitioner

Please note that the above-subject petition is an active violation case, C-86-610, 2609 Yorkway.

JT/lis

CPS-008

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James E. Dyer Date: November 13, 1985

FROM: James Thompson

Item No. 182
SUBJECT: Kenneth W. & Johanne Martin - Petitioner

Please note that the above subject matter is currently an active district court case, 85-217-CV.

When this petition is scheduled for a hearing, please notify:

James Boyd
Fire Prevention

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: January 17, 1986

Norman E. Gerber, AICP, Director
FROM: Office of Planning and Zoning

SUBJECT: Zoning Petition No. 86-288-SFH and 86-290-SFH

In view of the subject of these petition, this office offers no comment.

NEO:JGH:slm

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 31, 1985

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Item No. 182 - Case No. 86-290-SFH
Petitioners - Kenneth W. Martin, et ux
Special Hearing Petition

Dear Mr. and Mrs. Martin:

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.

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.

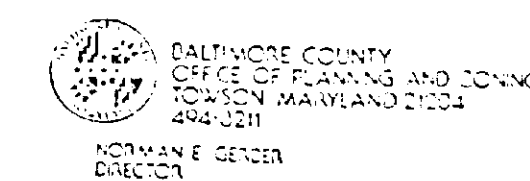
Very truly yours,

James E. Dyer
Chairman
Zoning Plans Advisory Committee

JED:nr

Enclosures

cc: Mr. Michael B. Dallas
Suite 507
28 West Allegheny Avenue
Towson, Maryland 21204



Mr. Arnold Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204

January 13, 1986

Re: Zoning Advisory Hearing of November 26, 1985
Item # 182
Petitioners: KENNETH W. MARTIN, et ux
Location: 2609 YORKWAY, 215.52'
S.E. OF LEWAY

Dear Mr. Jablon:

The Division of Current Planning and Development has reviewed the subject petition and offers the following comments. The items checked below are applicable.

- (X) There are no site planning factors requiring comment.
- () A County Review Group Meeting is required.
- () This site is part of a larger tract; therefore it is defined as a subdivision. The plan must show the entire tract.
- () A record plat will be required and must be recorded prior to issuance of a building permit.
- () The access is not satisfactory.
- () The circulation on this site is not satisfactory.
- () The parking arrangement is not satisfactory.
- () Parking calculations must be shown on the plan.
- () This property contains soils which are defined as wetlands, and development on these soils is prohibited.
- () Construction in or alteration of the floodplain is prohibited under the provisions of Section 22-58 of the Development Regulations.
- () Development of this site may constitute a potential conflict with the Baltimore County Master Plan.
- () The amended Development Plan was approved by the Planning Board on []
- () Landscaping must comply with Baltimore County Landscape Manual, Bill 173-79. No building permit may be issued until a Response is received.
- () The property is located in a traffic area contributing to a "hot" level intersection as defined by Bill 173-79, and its conditions change the environmental quality of the County Council.
- (X) ANY FUTURE EXPANSION OF SITE MUST COMPLY TO ALL APPLICABLE COUNTY REQUIREMENTS AND STANDARDS.

CC: James Hyslop

Eunice A. Tabor
Chief, Current Planning and Development

JAN 8 1987



December 17, 1985

Mr. Arnold Jablon
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:* Kenneth W. Martin, et ux

Location: NE side of Yorkway, 225.52' SE of Leeway

*Item No.:*182*Zoning Agenda:* Meeting of November 25, 1985

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.

- (f) 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ ft. along an approved road in accordance with California County Standards as published by the Department of Public Works.
- (f) 2. A second means of vehicle access is required for the site.
- (f) 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 comment on this time.

REVIEWER: *Capt. J. Kelly 12/14/85* Noted and Approved: *[Signature]*
Planning Group
Special Inspection Division
Fire Prevention Bureau

/mb

[illegible]

December 23, 1985

TED ZALESKI, JR.
DIRECTOR

Mr. Arnold Jablon, Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

Dear Mr. Jablonski

Property Owner: Kenneth W. Martin, et ux
Location: NE side of Yorkway, 225.52' SE of Leeway
Districts: 15th.

APPLICABLE ITEMS ARE CIRCLED

- A. All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #11-85, the Maryland Code for the Handicapped and aged (A.S.D.I.C. #111-7-1 = 1990) and other applicable codes and Standards.
- B. A building and other miscellaneous permits shall be required before the start of any construction.
- C. Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer is/are not required on plans and technical data.
- D. Commercial: Three sets of construction drawings sealed and signed by a registered in Maryland Architect or Engineer shall be required to file with a permit application. Reproduced seals are not acceptable.
- E. All Use Groups except Single Single Family Detached dwellings require a minimum of 1 hour fire rating for the exterior walls and roof. For an interior lot line, the Use Groups require a one hour fire wall if closer than 3'-0" to an interior lot line. Any wall with 20" an interior lot line shall have a fire of party wall. See Table 101, Section 1007, Section 1008, and Table 1009. No openings are permitted in an exterior wall within 3'-0" of an interior lot line.
- F. The structure does not appear to comply with Table 505 for permissible heights/areas. Reply to the requested variance by this office with the necessary data and the necessary data pertaining to height/area and construction type is provided. See Table 501 and 505 and have your Architect/Engineer contact this department.
- G. The requested variance appears to conflict with Section(s) _____ of the Baltimore County Building Code.
- H. When filing for a required Change of Use/occupancy Permit, an alteration permit application shall be filed along with three sets of acceptable construction plans indicating how the existing structure is to be altered within the Use Group. The applicant must submit the following information: 1. Structural and Engineer seals are usually required. The change of the Use Group is from Use _____ to Use _____ or to Kind new _____ See Section 312 of the Building Code.
- I. The proposed project appears to be located in a Flood Plain, Flood/Divergence. Please see the attached Section 510 of the Building Code and the Flood Insurance Rate Map. The applicant shall know the correct elevations above sea level for the lot and the Flood Plain, Flood/Divergence.
- J. Comments: The special hearing request indicates the buildings were constructed under a previous building code which is not readily available. It would appear Section 103.0 as amended is applicable. However, exists and other Life Safety requirements shall be Code complying.
- K. The submitted comments reflect only on the information provided by the drawings submitted to the office. The applicant must submit the following information: 1. Structural and Engineer seals are usually required. The change of the Use Group is from Use _____ to Use _____ or to Kind new _____ See Section 312 of the Building Code.

BY: C. E. Burman, Chief
Building Plans Sec. 2.

127/181

DATE		TRANSFER NUMBER	ACCOUNT NUMBER	NAME AND ADDRESS OF OWNER	DESCRIPTION AND LOCATION OF PROPERTY	TAXABLE LAND	LAND IMPROVEMENTS	TAXABLE PERSONAL PROPERTY	AMOUNT	LAND	IMPROVEMENTS
1925	12			Chas. H. Hays & Wife #3209 Yorkway Bldg. N/E corner land part of Bldg of 22.45 Rumelle (2.63) 4 Mac apt. House 511 Yorkway 9752. Thomas Andrew Mottel	22.085 22.085	12.25 9752	12.25 9752				
1925	12			add to building - 2000 add west apt. House 1125		2000 1915	2000 1125				
1925	12			John L. Hays & Wife 7801 Cypress Ave add 349.375 357 East View (9-11-2) 20.0128 units Wm W. Rumelle 5115 Cypress Ave add west & east. 1915 House 1125 Yorkway 9752 this change	20.0128 20.0128	20.0128 1125	20.0128 1125				

Lot 6 & Lot 7

Zoned DB-5.5

Kirkwood Park

14 CONCRETE ALLEY

340' x 143' x 128'

Zoned 10.5

Concrete

*285 Brick Apt
1219g.
C.Apt.*

Br. Apt Bldg

*BEGINNING OF
ZONING RECORD*

*225.52' to DE side
of Locway*

YORKWAY

Zoned 5.5

*Scale 1 inch = 20 feet
Oct 16, 1995*

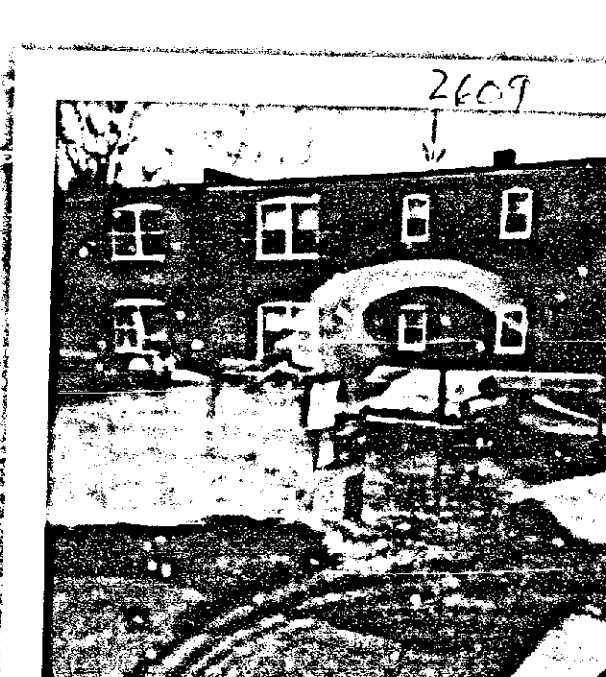
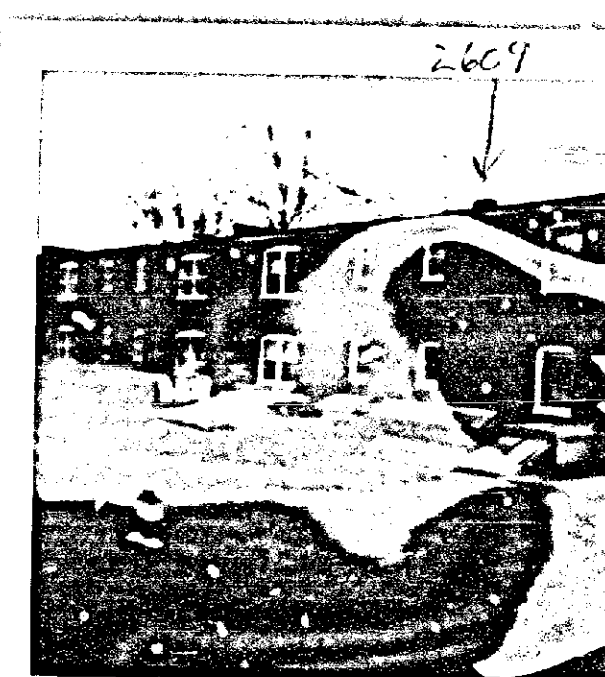
182

*Michael B. Dallas
Registered Surveyor
Suite 507
28 W. Allegheny Avenue
Towson, Md. 21204
Phone 494-0020*

Mr. & Mrs. Howard B. Wells, Jr.
2614 Yorkway 23 yrs.

Mr & Mrs. John V. Faraght, Sr. 37 yrs
2632 Yorkway

Edith Wainwright
2634 Yorkway 20 yrs.



Protocol 1

Prot. 1861

Case No. 86-290-SPH
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
12th day of December, 1985

Arnold Jablon
ARNOLD JABLON
Zoning Commissioner

Petitioner Kenneth W. Martin, et ux Received by: *James E. Byer*
Petitioner's Attorney Chairman, Zoning Plans
Advisory Committee

CERTIFICATE OF PUBLICATION

TOWSON, MD. January 9, 1986

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on January 9, 1986.

THE JEFFERSONIAN,

18 Kentel
Publisher

Cost of Advertising

24.75

86-290

CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222 January 14, 1986

THIS IS TO CERTIFY, that the annexed advertisement of Arnold Jablon in the matter of P.O. #73167 - Req. #184133 - 70 lines @ \$28.00.

was inserted in The Dundalk Eagle a weekly newspaper published in Baltimore County, Maryland, once a week for one successive weeks before the 10th day of January 1986; that is to say, the same was inserted in the issues of Jan. 9, 1986

Kimbel Publication, Inc.
per Publisher.

By *Kimbel*

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

12th District Date of Posting 1/14/86
Posted for: *Special Hearing*
Petitioner: *Kenneth W. Martin, et ux*
Location of property: *Mrs. Yorkway, 225 E. Howard*
2609 Yorkway
Location of Sign: *Edward Yorkway, 225 E. Howard, on property*
of P.O. #73167
Remarks: *18 Kentel*
Posted by: *Signature* Date of return: 1/14/86
Number of Signs: 1

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

December 27, 1985

NOTICE OF HEARING

PETITION FOR SPECIAL HEARING
N/3 Yorkway, 225 E of Leeway
(2609 Yorkway) - 12th Elec. Dist.
Kenneth W. Martin, et ux - Petitioners
Case No. 86-290-SPH

TIME: 10:30 a.m.

DATE: Thursday, January 28, 1986

PLACE: Room 106, County Office Building, 111 West Chesapeake
Avenue, Towson, Maryland

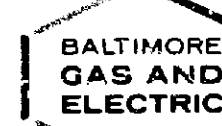
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 012845

DATE: ACCOUNT: AMOUNT: \$

RECEIVED FROM: FOR: VALIDATION OR SIGNATURE OF CASHIER

Signature
Commissioner
of Baltimore County



CHARLES CENTER • P.O. BOX 1475 • BALTIMORE, MARYLAND 21203

Customer Relations Department

August 27, 1985

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

Dear Mr. Martin:

Your inquiry of August 13 concerning meter set dates has been referred to me.

Our records show the following:

ADDRESS	ELECTRIC INSTALLATION DATE
2609 Yorkway, *Apt. E	June 1951
2609 Yorkway, *Apt. F	June 1951

234-5478. If you have any questions, please call me at

Sincerely,

R. Broadwater
R. Broadwater
Customer Representative

RB:clc

2

5037 Madeira Road
Virginia Beach, Va. 23455
January 17, 1986

Mr. and Mrs. Kenneth Martin
6 Bootham Ct.
Perry Hall, Md. 21128

Dear Mr. and Mrs. Martin:

This letter is in reply to our telephone conversation about your apartment building on Yorkway.

I did not actually see the two basement apartments until February 1975 - when I spent the week-end with my aunt, Lillie Kates, before that time we use to talk by phone about once a month from the Fall of 1970. We usually talked about what was taking place in the six apartments, about tenants, repairs, etc. I remember her mentioning one time about replacing a refrigerator in one of the basement apartments.

My father, R. A. Harry, the brother of Lillie Kates would visit on Yorkway at least once a year and I can remember him coming to our new home (we moved in February 1953) and talking about how she had done so much in upkeep of the apartment building, also since the death of her husband it was quite a job for her to oversee six apartments and keep everything running smoothly.

My knowledge of the basement apartments prior to 1975 was thru conversations with my aunt and father.

Sincerely,

Alice H. Watkins
Alice H. Watkins

PETITIONER'S
EXHIBIT 3

I, *Fred Wolf*, Notary Public for the State of Virginia do hereby certify that *Alice H. Watkins*, whose name is signed to the writing above, bearing date on the *17th* day of *January*, 1986, has acknowledged the same before me in the City of *Virginia Beach*.

Given under my hand this *17th* day of *January*, 1986

Signature
Notary Public
My commission expires *March 17, 1989*

Mr. Arnold Jablon
Zoning Commissioner
Baltimore County Office of
Planning and Zoning
Towson, Maryland 21204

Dear Mr. Jablon:

I am the owner of the property located at 2609 Yorkway. It is presently under a contract of sale with an FHA insured loan. Prior to settling, the mortgage lender and the FHA have required that we provide them with a use and occupancy statement. This states that the building is in conformity with county requirements for a 4 unit dwelling. Although the building has a thirty-year history of use as a six apartment building, it is only being conveyed as a 4 apartment building.

Your staff indicated that I should submit the attached information in order to obtain such a letter. If I can be of any further assistance, or answer any additional questions, please feel free to contact me at my home/office number 256-5484.

The Liber number is CMB Jr. No. 12 P-10 63 the property known as 2609 Yorkway, Baltimore, Maryland 21222

Thank you in advance assistance in this matter.

Sincerely,

Signature
Kenneth W. Martin
256-5484

KWR/jm
Enc: survey
legal description of property
2 notarized affidavits

This office would require a Special Hearing (public hearing) to establish the non-conforming use of the apartments. We have had other hearings on Yorkway for the same use. We cannot conditionally approve pending a Special Hearing. Visit the zoning office to pick up forms and procedure explanation.

Signature
W. Carl Richards, Jr.
Zoning Coordinator

AFFIDAVIT

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant and Affiant is competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

Signature
AFFIANT (Handwritten Signature)

Rosalee Stallings
AFFIANT (Printed Name)

I have personal knowledge that the home located at *31-282-4985*
2609 Yorkway, Baltimore County
(Address)

has been occupied as a *Six* apartment dwelling since
(two, three, etc.)

September, 1956. I also have personal knowledge that all
(month) (year)

apartments within the dwelling have been occupied as such continuously and without interruption of more than one (1) year during any one period since *September, 1956*. This personal knowledge is based upon:
(month) (year)

Personal visits & friendship with the owner

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this *13th* day of *May*, 1986, before me, a Notary Public of the State of Maryland, in and for the County of Baltimore, personally appeared *Rosalee Stallings*, the Affiant herein, personally known or satisfactorily identified to me as such Affiant, and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal.

Signature
NOTARY PUBLIC

My Commission Expires: *07-01-86*

AFFIDAVIT

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant and Affiant is competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

Signature
AFFIANT (Handwritten Signature)

Kenneth W. Martin
AFFIANT (Printed Name)

I have personal knowledge that the home located at

2609 Yorkway (Address)
has been occupied as a *Four* apartment dwelling since
(two, three, etc.)

October, 1962. I also have personal knowledge that all
(month) (year)

apartments within the dwelling have been occupied as such continuously and without interruption of more than one (1) year during any one period since *October, 1962*. This personal knowledge is based upon:
(month) (year)

Personal visits to the property

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this *13th* day of *May*, 1986, before me, a Notary Public of the State of Maryland, in and for the County of Baltimore, personally appeared *Kenneth W. Martin*, the Affiant herein, personally known or satisfactorily identified to me as such Affiant, and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal.

Signature
NOTARY PUBLIC

My Commission Expires: *07-01-86*

RECEIVED
SEP 23 1986

ZONING OFFICE

6 Bootham Ct
Perry Hall, Md
21128
9/22/86
re: case # 86-290-SFH

Mrs. Jean Jung
Deputy Zoning Commissioner
Baltimore County
Office of Planning & Zoning
Towson, Md 21204

Dear Mrs. Jung,

Please be advised that we have sold the property in question and no longer retain an interest in the outcome of the hearing. In regards to further continuation, please contact the new owners in order to determine their preference on the matter.

Sincerely,
Kenneth W. Martin

September 17, 1986

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SFH

Dear Mr. Martin:

The above referenced case was advertised, posted and a public hearing conducted on January 28, 1986. At the conclusion of that day's hearing, the file folder indicates that you would, within 60 days, request continuation of the case.

On July 18, 1986, the attached letter requested that you submit a written request either to continue the hearing or to dismiss the Petition. The file indicates that there has been no response.

Unless I have received a written request from you for either continuation or dismissal of the subject case on or before September 30, 1986, I will proceed to write a final Opinion and Order.

Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bjs

cc: File



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

ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

July 18, 1986

Mr. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Petition for Special Hearing
N/S Yorkway, 225' E of Leeway
(2609 Yorkway)
12th Election District
Case No. 86-290-SFH

Dear Mr. Martin:

On January 28, 1986 a hearing was conducted relative to the case referenced above. Please send me a written request to either continue the hearing or dismiss the Petition.

If you have any questions on the subject, please do not hesitate to contact this office.

Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bjs

cc: File

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James E. Dyer Date: March 22, 1986

FROM: James Thompson

SUBJECT: Item No. 182
Kenneth & Johanne Martin - Petitioner

Please note that the above-subject petition is an active violation case, C-86-610, 2609 Yorkway.

JT/lis

CPS-008

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James E. Dyer Date: November 13, 1985

FROM: James Thompson

Item No. 182
SUBJECT: Kenneth W. & Johanne Martin - Petitioner

Please note that the above subject matter is currently an active district court case, 85-217-CV.

When this petition is scheduled for a hearing, please notify:

James Boyd
Fire Prevention

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: January 17, 1986

Norman E. Gerber, AICP, Director
FROM: Office of Planning and Zoning

SUBJECT: Zoning Petition No. 86-288-SFH and 86-290-SFH

In view of the subject of these petition, this office offers no comment.

NEO:JGH:slm

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 31, 1985

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204

Mr. and Mrs. Kenneth W. Martin
6 Bootham Court
Perry Hall, Maryland 21128

RE: Item No. 182 - Case No. 86-290-SFH
Petitioners - Kenneth W. Martin, et ux
Special Hearing Petition

Dear Mr. and Mrs. Martin:

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.

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,

James E. Dyer
Chairman
Zoning Plans Advisory Committee

JED:nr

Enclosures

cc: Mr. Michael B. Dallas
Suite 507
28 West Allegheny Avenue
Towson, Maryland 21204

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3333
NORMAN E. GERBER
DIRECTOR

January 13, 1986

RE: Zoning Advisory Hearing of November 26, 1985
Item # 182
Petitioners: KENNETH W. MARTIN, et ux
Location: 2609 YORKWAY, 215.52'
S.E. OF LEWAY

Dear Mr. Jablon:

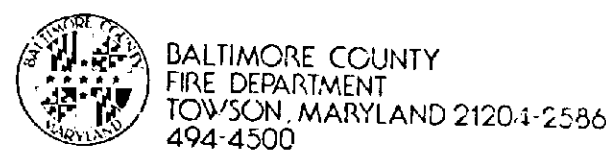
The Division of Current Planning and Development has reviewed the subject petition and offers the following comments. The items checked below are applicable.

- (X) There are no site planning factors requiring comment.
- () A County Review Group Meeting is required.
- () This site is part of a larger tract; therefore it is defined as a subdivision. The plan must show the entire tract.
- () A record plat will be required and must be recorded prior to issuance of a building permit.
- () The access is not satisfactory.
- () The circulation on this site is not satisfactory.
- () The parking arrangement is not satisfactory.
- () Parking calculations must be shown on the plan.
- () This property contains soils which are defined as wetlands, and development on these soils is prohibited.
- () Construction in or alteration of the floodplain is prohibited under the provisions of Section 22-58 of the Development Regulations.
- () Development of this site may constitute a potential conflict with the Baltimore County Master Plan.
- () The amended Development Plan was approved by the Planning Board on [blank].
- () Landscaping must comply with Baltimore County Landscape Manual, Bill 173-79. No building permit may be issued until a Response is received.
- () The property is located in a traffic area contributing to a "T" level intersection as defined by Bill 173-79, and its conditions change the recommended capacity of the intersection. The Traffic Services Area is [blank].
- (X) ANY FUTURE EXPANSION OF SITE MUST COMPLY TO ALL APPLICABLE COUNTY REQUIREMENTS AND STANDARDS.

cc: James Hyslop

Eunice A. Toner
Chief, Current Planning and Development

JAN 8 1987



PAUL H. REINCKE
CHIEF

December 17, 1985

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owners: Kenneth W. Martin, et ux

Location: NE side of Yorkway, 225.52' SE of Leeway

Item No.: 182 Zoning Agenda: Meeting of November 25, 1985

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 or $\frac{1}{2}$ mile 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 comment, this time.

REVIEWER: *[Signature]* Noted and

Planning Group

Special Inspection Division

/mb

DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND ADDRESS OF OWNER		DATE		THUNDER		ACCOUNT		NAME AND	
------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	---------------------------	--	------	--	---------	--	---------	--	----------	--