


IN RE: PETITION FOR SPECIAL EXCEPTION * BEFORE THE
 E/S Grove Road, 214' NE of the * DEPUTY ZONING COMMISSIONER
 c/l of Orbitan Road * OF BALTIMORE COUNTY
 (8912 Grove Road) * Case No. 97-291-X
 11th Election District
 6th Councilmanic District
 Oak Woods, LLC
 Petitioner * * * * *

ORDER

This matter came before the Deputy Zoning Commisioner as a Petition for Special Exception for the property known as 8912 Grove Road, located in the vicinity of Orbitan Road in White Marsh. The Petition was filed by the owners of the property, Oak Woods, LLC, by Timothy S. O'Shea, who sought relief for an assisted living facility on the subject property, zoned D.R. 5.5. A hearing on the matter was held on Thursday, February 20, 1997, at which time Counsel for the Petitioners advised this Deputy Zoning Commissioner that the Petitioners wished to withdraw their request and that a new Petition would be filed at some point in the future, in accordance with normal processing procedures.

In consideration of the notice of withdrawal as presented on behalf of the Petitioners in this case,

IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 24th day of February, 1997 that the Petition for Special Exception in the above-captioned matter, be and the same is hereby DISMISSED WITHOUT PREJUDICE.


 TIMOTHY M. KOTROCO
 Deputy Zoning Commissioner
 for Baltimore County

TMK:bjs

cc: Howard L. Alderman, Jr., Esquire, Levin & Gann
 Mr. Timothy S. O'Shea, Oak Woods, LLC
 Mr. George McCubbin, W. Duvall & Associates, Inc.
 People's Counsel; Case File

ORDER RECEIVED FOR FILING
 Date 2/24/97
 By [Signature]

NOT RECORDED



Petition for Special Exception

to the Zoning Commissioner of Baltimore County

for the property located at # 8912 Grove Rd
Tax Map 71, Grid 22, Parcel 471 (Grove Rd)
which is presently zoned DR 5.5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

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 Regulations of Baltimore County, to use the herein described property for

~~AT 2211~~
~~AT 2211~~

97-291-X

To allow for an assisted living facility in a DR 5.5 zone.

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.

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

Engineer
Contract Purchaser/Lessee:

W. Duvall & Associates, Inc.
(Type or Print Name)

George McCusker
Signature

530 E. Joppa Road
Address

Towson MD 21286
City State Zipcode

Attorney for Petitioner: To be determined.

(Type or Print Name)

Signature

Address Phone No.

City State Zipcode

Legal Owner(s):

Oak Woods, LLC.
c/o Tim O'Shea

(Type or Print Name)

Timothy B. O'Shea
Signature

(Type or Print Name)

Signature

530 E. Joppa Road 823-1012
Address Phone No

Towson MD 21286
City State Zipcode

Name, Address and phone number of representative to be contacted.

Tim O'Shea
530 E. Joppa Road
Towson, MD 21286 823-1012
Address Phone No.

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING
unavailable for hearing

the following dates _____ Next Two Months

ALL _____ OTHER _____

REVIEWED BY: _____ DATE _____



MICROFILMED

291

ORDER RECEIVED FOR FILING
Date _____
By _____

97-291-X

ZONING DESCRIPTION FOR MAP 71, GRID 22, PARCEL 471
GROVE ROAD

BEGINNING at a point in the centerline of Grove Road, 30 feet wide, at the distance of 214 feet northeast of the centerline of the nearest improved intersecting street, Orbitan Road, which is 50 feet wide; thence:

- 1) South 89 degrees 29 minutes 55 seconds East 425.00 feet; thence
- 2) South 35 degrees 04 minutes 55 seconds East 778.00 feet; thence
- 3) South 18 degrees 12 minutes 31 seconds East 133.72 feet; thence
- 4) South 33 degrees 12 minutes 31 seconds East 57.16 feet; thence
- 5) South 70 degrees 11 minutes 48 seconds West 38.75 feet; thence
- 6) South 84 degrees 07 minutes 30 seconds West 37.02 feet; thence
- 7) South 51 degrees 28 minutes 16 seconds West 26.55 feet; thence
- 8) South 66 degrees 38 minutes 16 seconds West 60.21 feet; thence
- 9) South 32 degrees 56 minutes 40 seconds West 49.35 feet; thence
- 10) South 62 degrees 23 minutes 05 seconds West 27.76 feet; thence
- 11) South 72 degrees 52 minutes 31 seconds West 70.35 feet; thence
- 12) South 76 degrees 31 minutes 43 seconds West 3.51 feet; thence
- 13) North 55 degrees 06 minutes 02 seconds West 29.85 feet; thence
- 14) North 48 degrees 15 minutes 46 seconds West 63.48 feet; thence
- 15) North 71 degrees 48 minutes 52 seconds West 28.56 feet; thence
- 16) North 53 degrees 28 minutes 05 seconds West 21.81 feet; thence
- 17) North 52 degrees 00 minutes 39 seconds West 17.40 feet; thence
- 18) North 39 degrees 36 minutes 45 seconds West 39.06 feet; thence
- 19) North 27 degrees 49 minutes 24 seconds West 85.43 feet; thence
- 20) North 41 degrees 44 minutes 28 seconds West 69.38 feet; thence
- 21) South 76 degrees 00 minutes 20 seconds West 31.96 feet; thence
- 22) North 41 degrees 41 minutes 41 seconds West 23.72 feet; thence
- 23) North 57 degrees 06 minutes 05 seconds West 78.91 feet; thence
- 24) South 85 degrees 41 minutes 02 seconds West 40.57 feet; thence
- 25) South 87 degrees 15 minutes 12 seconds West 19.37 feet; thence
- 26) North 62 degrees 58 minutes 13 seconds West 58.67 feet; thence
- 27) South 87 degrees 44 minutes 39 seconds West 62.66 feet; thence
- 28) South 65 degrees 24 minutes 18 seconds West 43.62 feet; thence
- 29) South 70 degrees 42 minutes 47 seconds West 75.74 feet; thence
- 30) South 43 degrees 06 minutes 37 seconds West 68.61 feet; thence
- 31) South 33 degrees 41 minutes 50 seconds West 32.31 feet; thence
- 32) North 00 degrees 19 minutes 19 seconds East 24.86 feet; thence
- 33) North 24 degrees 43 minutes 09 seconds West 69.90 feet; thence
- 34) North 25 degrees 11 minutes 29 seconds West 96.40 feet; thence

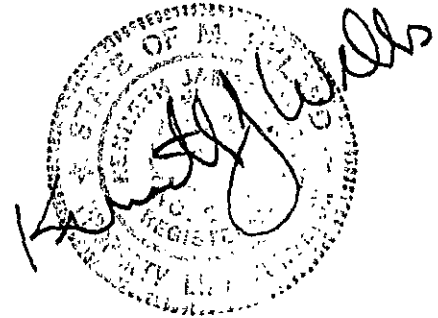
291

W. DUVALL & ASSOCIATES, INC.

Engineers • Surveyors • Land Planners

- 35) North 45 degrees 00 minutes 05 seconds East 6.70 feet; thence
- 36) North 11 degrees 40 minutes 05 seconds East 100.00 feet; thence
- 37) North 00 degrees 30 minutes 05 seconds East 37.87 feet; thence
- 38) South 85 degrees 30 minutes 55 seconds East 391.73 feet; thence
- 39) North 06 degrees 00 minutes 54 seconds East 218.88 feet; thence
- 40) North 84 degrees 43 minutes 55 seconds West 103.91 feet; thence
- 41) North 06 degrees 00 minutes 54 seconds East 66.92 feet; thence
- 42) North 80 degrees 15 minutes 25 seconds West 290.13 feet; thence
- 43) North 12 degrees 02 minutes 05 seconds East 57.79 feet; thence
- 44) North 21 degrees 40 minutes 05 seconds East 39.00 feet; thence
- 45) North 36 degrees 20 minutes 05 seconds East 31.00 feet to the place of beginning.

CONTAINING 10.5733 acres of land, more or less, as now surveyed and as recorded in the Land Records of Baltimore County in Liber S.M. 11903 folio 400.



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NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 106 of the County Offices Building, 111 W. Chesapeake Avenue in Towson, Maryland 21204 or Room 118, Old Courthouse, 400 Washington Avenue, Towson, Maryland 21204 as follows:

Case: #97-291-X
(Item 291)
8912 Grove Road
of Grove Road, 214' NE of of
Orphan Road
11th Election District
6th Councilmanic
Legal Owners(s):
Oak Woods, LLC

Special Exception: to allow for an assisted living facility.
Hearing: Thursday, February 20, 1997 at 10:00 a.m. in Rm. 118, Old Courthouse.

LAWRENCE E. SCHMIDT
Zoning Commissioner for Baltimore County

NOTES: (1) Hearings are Handicapped Accessible for special accommodations. Please Call 887-3353.
(2) For information concerning the file and/or Hearing, Please Call 887-3391.

1/30/97 Jan. 30 C119072

CERTIFICATE OF PUBLICATION

TOWSON, MD., Jan 30, 1997

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Jan 30, 1997

THE JEFFERSONIAN,

LEGAL AD. - TOWSON

A. H. [Signature]

1/30/97

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

No. 028095

17-291-X

DATE 13 Nov 97 ACCOUNT R-001-6150

CASH 291 AMOUNT \$ 300.00

RECEIVED FROM: OAK Woods LLC

FOR: 5px 8912 ~~8912~~ Five Rd

MICROFILMED. 03A91#0159KICHR 300.00
SA 5002-04901-13 97

TICKET CASHIER PINK - AGENCY YELLOW - CUSTOMER
VALIDATION OR SIGNATURE OF CASHIER



Baltimore County
 Department of Permits and
 Development Management

Development Processing
 County Office Building
 111 West Chesapeake Avenue
 Towson, Maryland 21204

97-291-X

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighbor property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of which, lies with the petitioner/applicant) and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

 ARNOLD JABLON, DIRECTOR

 For newspaper advertising:

Item No.: 291

Petitioner: OAK Woods LLC

Location: 8912 Grove Rd

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Tim O'Shea

ADDRESS: 530 E. Joppa Rd
Towson, MD 21286

PHONE NUMBER: 823-1012

AJ:ggs

(Revised 09/24/96)

MICROFILMED

CERTIFICATE OF POSTING

RE: Case No.: 97-291-X

Petitioner/Developer: OAK WOODS, LLC, ETAL
% TIM O'SHEA

Date of Hearing/Closing: 2/20/97

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law
were posted conspicuously on the property located at # 8912 GROVE ROAD

The sign(s) were posted on 1/31/97
(Month, Day, Year)

Sincerely,

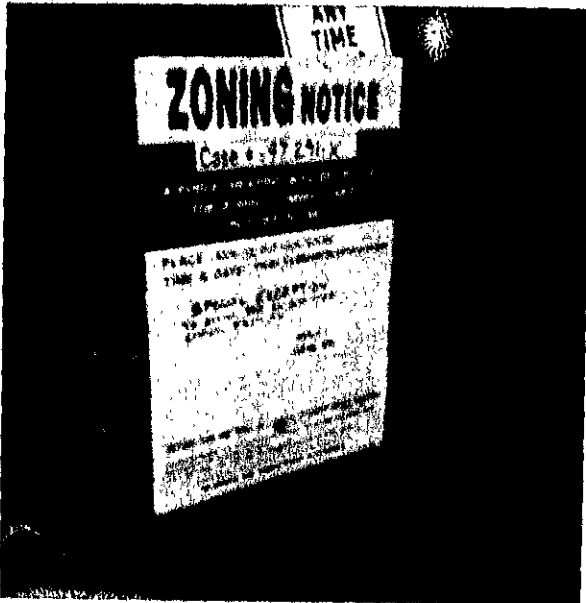
Patrick M. O'Keefe 1/31/97
(Signature of Sign Poster and Date)

Patrick M. O'Keefe
(Printed Name)

523 Penny Lane
(Address)

Hunt Valley, MD 21030
(City, State, Zip Code)

(410) 666-5366 Pager (410) 646-8354
(Telephone Number)



97-291-X
8912 GROVE ROAD
OAK WOODS, LLC

Request for Zoning: Variance, Special Exception, or Special Hearing

Date to be Posted: Anytime before but no later than _____.

Format for Sign Printing, Black Letters on White Background:

ZONING NOTICE

Case No.: 97-291-X

A PUBLIC HEARING WILL BE HELD BY
THE ZONING COMMISSIONER
IN TOWSON, MD

PLACE: _____

DATE AND TIME: _____

REQUEST: To allow an assisted living
facility in a DR S.S zone

POSTPONEMENTS DUE TO WEATHER OR OTHER CONDITIONS ARE SOMETIMES NECESSARY.
TO CONFIRM HEARING CALL 887-3391.

DO NOT REMOVE THIS SIGN AND POST UNTIL DAY OF HEARING UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

97-291-X

TO: PUTUMENT PUBLISHING COMPANY
January 30, 1997 Issue - Jeffersonian

Please forward billing to:

Tim O'Shea
W. Duvall & Associates, Inc.
530 E. Joppa Road
Towson, MD 21286
823-1012

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, 111 W. Chesapeake Avenue in Towson, Maryland 21204
OR
Room 118, Old Courthouse, 400 Washington Avenue, Towson, Maryland 21204 as follows:

CASE NUMBER: 97-291-X (Item 291)
8912 Grove Road
c/l Grove Road, 214' NE of c/l Orbitan Road
11th Election District - 6th Councilmanic
Legal Owner(s): Oak Woods, LL C

Special Exception to allow for an assisted living facility.

HEARING: THURSDAY, FEBRUARY 20, 1997 at 10:00 a.m. in Room 118, Old Courthouse.

LAWRENCE E. SCHMIDT
ZONING COMMISSIONER FOR BALTIMORE COUNTY

NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL 887-3353.
(2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, PLEASE CALL 887-3391.

MICROFILMED



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

January 24, 1997

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, 111 W. Chesapeake Avenue in Towson, Maryland 21204
or
Room 118, Old Courthouse, 400 Washington Avenue, Towson, Maryland 21204 as follows:

CASE NUMBER: 97-291-X (Item 291)
8912 Grove Road
c/l Grove Road, 214' NE of c/l Orbitan Road
11th Election District - 6th Councilmanic
Legal Owner(s): Oak Woods, LL C

Special Exception to allow for an assisted living facility.

HEARING: THURSDAY, FEBRUARY 20, 1997 at 10:00 a.m. in Room 118, Old Courthouse.

A handwritten signature in cursive script that reads "Arnold Jablon".

Arnold Jablon
Director

cc: Tim O'Shea

Howard Alderman 1-27-97

- NOTES: (1) YOU MUST HAVE THE ZONING NOTICE SIGN POSTED ON THE PROPERTY BY FEB. 5, 1997.
(2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL 887-3353.
(3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THIS OFFICE AT 887-3391.





Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

February 18, 1997

Oak Woods, LLC
c/o Tim O'Shea
530 E. Joppa Road
Towson, MD 21286

RE: Item No.: 291
Case No.: 97-291-X
Petitioner: Oak Woods, LLC

Dear Mr. O'Shea:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on January 13, 1997.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Roslyn Eubanks in the zoning office (887-3391).

Sincerely,

W. Carl Richards, Jr.
Zoning Supervisor

WCR/re
Attachment(s)



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Permits and Development Management

DATE: February 11, 1997

FROM: Arnold F. 'Pat' Keller, III, Director
Office of Planning

SUBJECT: 8912 Grove Road

INFORMATION:

Item Number: 291 _____

Petitioner: _____

Property Size: _____

Zoning: DR 5.5 _____

Requested Action: _____

Hearing Date: / / _____

SUMMARY OF RECOMMENDATIONS:

As a condition of the approval of this project, the plan should be amended to provide an outside area for recreational amenities to be used by the residents and staff.

Prepared by: Jeffrey W. Long

Division Chief: Daryl L. Kerns

AFK/JL: rdn

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits & Development
Management

Date: February 10, 1997

FROM: Robert W. Bowling, Chief
Development Plans Review Division

SUBJECT: Zoning Advisory Committee Meeting
for February 3, 1997
Item No. 291

The Development Plans Review Division has reviewed the subject zoning item. If the Special Exception is granted, the developer will be responsible for improving Grove Road north of Orbitan Road as a 30-foot paved section on a 50-foot right-of-way to his north property line.

A Schematic Landscape Plan must be submitted for review. The parking lot must be reconfigured to conform with the 7% interior landscape requirement.

RWB:HJO:jrb

cc: File

ZONE47C

MICROFILMED

Baltimore County Government
Fire Department



700 East Joppa Road
Towson, MD 21286-5500

Office of the Fire Marshal
(410) 887-4880

January 27, 1987

Arnold Jablon, Director
Zoning Administration and Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: OAK WOODS, LLC

Location: CENTERLINE GROVE RD. 214' NE OF CENTERLINE ORBITAN RD.
(8912 ORBITAN RD.)

Item No.: 291

Zoning Agenda: SPECIAL EXCEPTION

Gentlemen:

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

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", 1991 edition prior to occupancy.

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File



MTC

PETITION PROBLEMS

97-291-X

#287 --- CAM

1. Who filled out sign information?? Must be filled out by the planner taking in the petition.
2. No undersized lot information in the folder.

#289 --- JRF

1. No telephone number for legal owner on petition form.

#291 --- CAM

1. Need title and authorization for person signing for legal owner.

#295 --- MJK

1. Wording on variance form makes no sense - What are they asking for???

RE: PETITION FOR SPECIAL EXCEPTION
8912 Grove Road, c/l Grove Road,
214' NE of c/l Orbitan Road
11th Election District, 6th Councilmanic

Legal Owner(s): Oak Woods, LLC
Petitioner

* BEFORE THE
* ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 97-291-X

* * * * *

ENTRY OF APPEARANCE

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

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

CAROLE S. DEMILIO
Deputy People's Counsel
Room 47, Courthouse
400 Washington Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 20th day of February, 1997, a copy of the foregoing Entry of Appearance was mailed to W. Duvall & ^{Tim O'Shea,} Associates, Inc., 530 E. Joppa Road, Towson, MD 21286, representative for Petitioners.

Peter Max Zimmerman

PETER MAX ZIMMERMAN

MICROFILMED

97-291-X

**IN RE: Petition for Special Exception
 For Assisted Living Facility
 In a DR 5.5 Zone
 (Grove Road; Map71, Parcel
 471)**

**OAK WOODS LLC, a Maryland
limited liability company,**

Petitioner

**BEFORE THE
ZONING COMMISSIONER**

FOR

BALTIMORE COUNTY

CASE NO.: 97-291-X

ENTRY OF APPEARANCE

Madame Clerk:

Please enter the appearance of undersigned counsel in the above-captioned matter, on behalf of Oak Woods LLC, a Maryland limited liability company, Petitioner. Copies of all correspondence, hearing notices, Zoning Advisory Committee Comments, etc. should be sent to undersigned counsel on behalf of Petitioner.



Howard L. Alderman, Jr.
LEVIN & GANN, P.A.
305 West Chesapeake Avenue
Suite 113
Towson, Maryland 21204
(410) 321-0600
Fax: (410) 296-2801

Attorneys for Petitioner

c: Oak Woods, LLC
 W. Duvall & Associates, Inc.

MAILED



LAW OFFICES
J. CARROLL HOLZER, PA
THOMAS J. LEE
—
J. HOWARD HOLZER
1907-1989

TOWSON OFFICE
305 WASHINGTON AVENUE
SUITE 502
TOWSON, MD 21204
(410) 825-6961
FAX: (410) 825-4923

CARROLL COUNTY OFFICE
1315 LIBERTY ROAD
ELDERSBURG, MD 21784
(410) 795-8556
FAX: (410) 795-5535

February 19, 1997
#6998

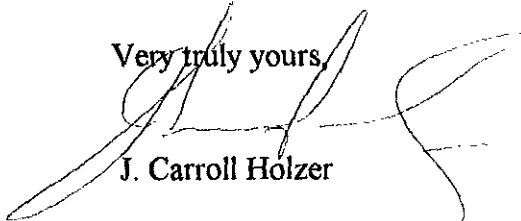
Mr. Larry Schmidt
Zoning Commissioner for Baltimore County
Old Courts Building
400 Washington Avenue, Suite 112
Towson, Maryland 21204

RE: *Case No. 97-291-X*
Hearing Date: Thursday, February 20, 1997, 10:00a.m.

Dear Mr. Schmidt:

This morning I received a phone call from one of the parties in the above referenced case to tell me that the residents want the hearing scheduled for Thursday, February 20 to proceed. Therefore, please strike my appearance and withdraw my request for a postponement of the hearing. I appreciate your understanding in this matter.

Very truly yours,


J. Carroll Holzer

JCH:alt
cc: Jean L. Binder

CA\LETTERS\ZONCOMM2\LTR



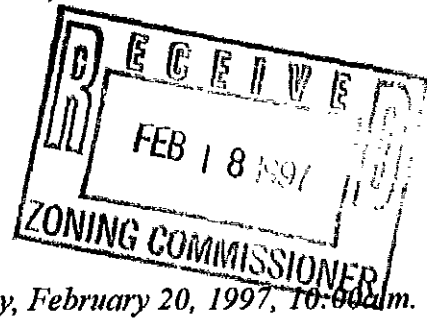
LAW OFFICES
J. CARROLL HOLZER, PA
THOMAS J. LEE
—
J. HOWARD HOLZER
1907-1989

TOWSON OFFICE
305 WASHINGTON AVENUE
SUITE 502
TOWSON, MD 21204
(410) 825-6961
FAX: (410) 825-4923

CARROLL COUNTY OFFICE
1315 LIBERTY ROAD
ELDERSBURG, MD 21784
(410) 795-8556
FAX: (410) 795-5535

February 18, 1997
#6998

Mr. Larry Schmidt
Zoning Commissioner for Baltimore County
Old Courts Building
400 Washington Avenue, Suite 112
Towson, Maryland 21204



RE: *Case No. 97-291-X*
Hearing Date: Thursday, February 20, 1997, 10:00 am.

Dear Mr. Schmidt:

Please be advised that I have recently been contacted by Ms. Jean L. Binder of 3516 Orbitan Road and retained by her and other neighbors to represent them in the above captioned case. Unfortunately, because of the short notice and just being retained, I will be unable and unprepared to represent them at the hearing this Thursday. In addition, I have a case currently scheduled in Bel Air on the morning of February 20. I would therefore, respectfully request a postponement to an appropriate date in the future. I will work with the Petitioner to accelerate any new hearing date so as to not cause unreasonable delay. Thank you for your consideration.

Very truly yours,


J. Carroll Holzer

JCH:alt

cc: Jean L. Binder

RECEIVED

PLEASE PRINT CLEARLY

PETITIONER(S) SIGN-IN SHEET

NAME

ADDRESS

Daight Little
TIMOTHY S. O'Shea
Howard L Alderman Jr. Esq

W. Duval & Associates
530 E. Joppa Rd., Towson 21286
530 E. Joppa Rd, Towson Md. 21286
305 W. Chesapeake Ave #113 Towson
21204



MICROFILMED

NAME

ADDRESS

(412) 668-6951

Violet Bauer

8915 GROVE RD.

Raymond Bauer

" " "

Andrew + Patricia Boden

3520 ORBITAN RD 665-4984



Laurie Black

3508 Orbitan Rd 882-9853

ROBERT EHRHARDT

9129 SUMMER PARK DR. 668-2716

Charles J. Kuhnert Jr

9110 SUMMER PK. DR. 661-2790

John F. BURGAW

9100 LAMAZE RD. 668-2937

THOMAS W. FLYNN

9111 CROSSLAND RD 665-3869

Norma T. BURGAW

9100 Lamaze Rd. 668-2937

John BURGAW Jr.

9100 LAMAZE RD 668-2937

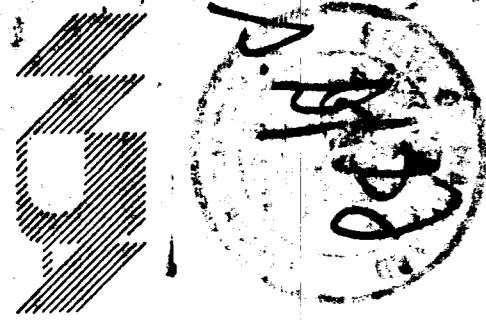
Marilyn Halle-Webster

9111 Summer Park Dr 668-6083

TOM ZOUKIS #

9112 ORBITAN RD 665-4685

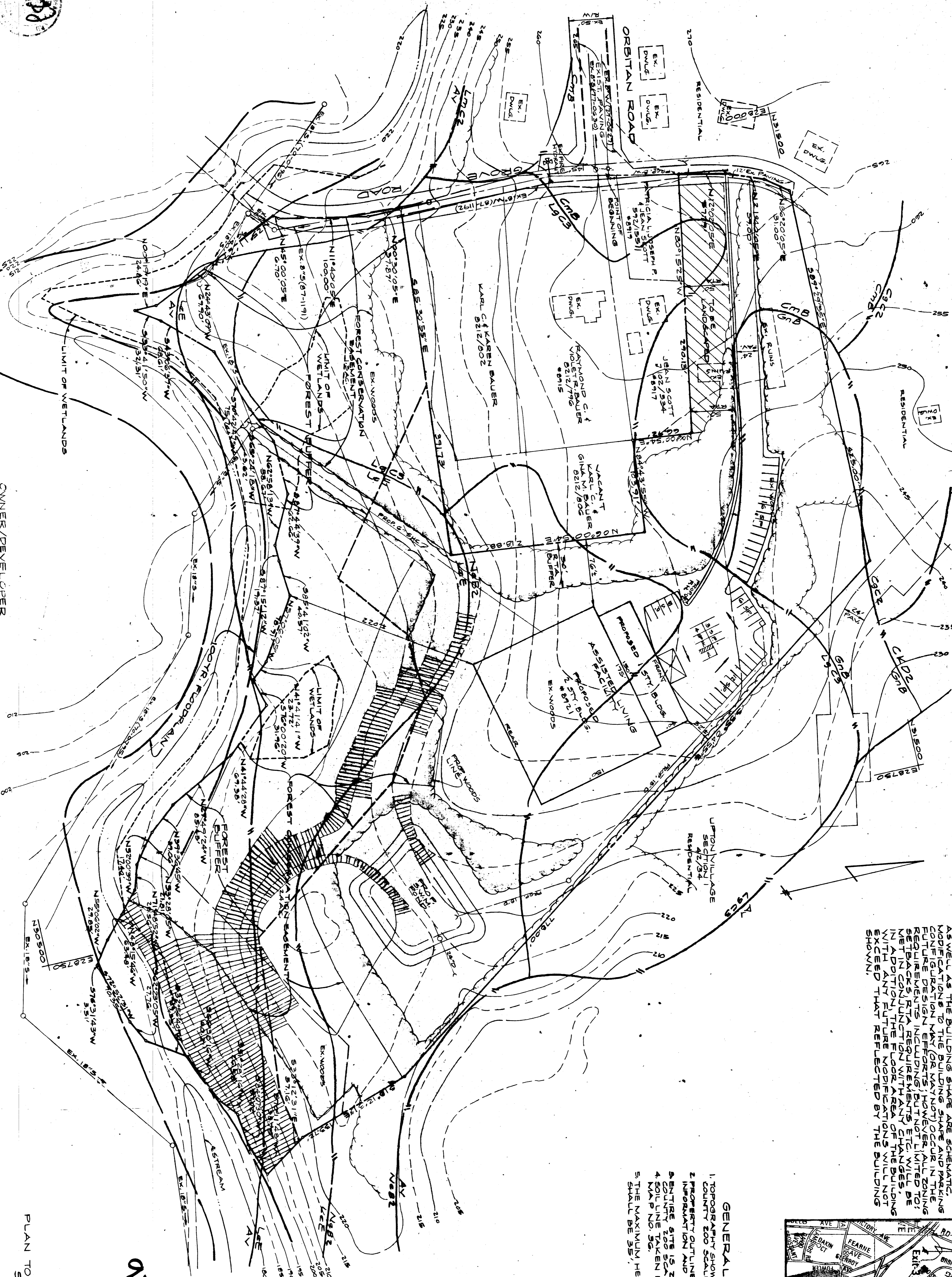




W. DUVALL & ASSOCIATES, INC.
 ENGINEERS
 530 EAST JEFFERSON ROAD
 TOWSON, MARYLAND 21286
 PHONE (410) 833-1513
 FAX (410) 833-1513

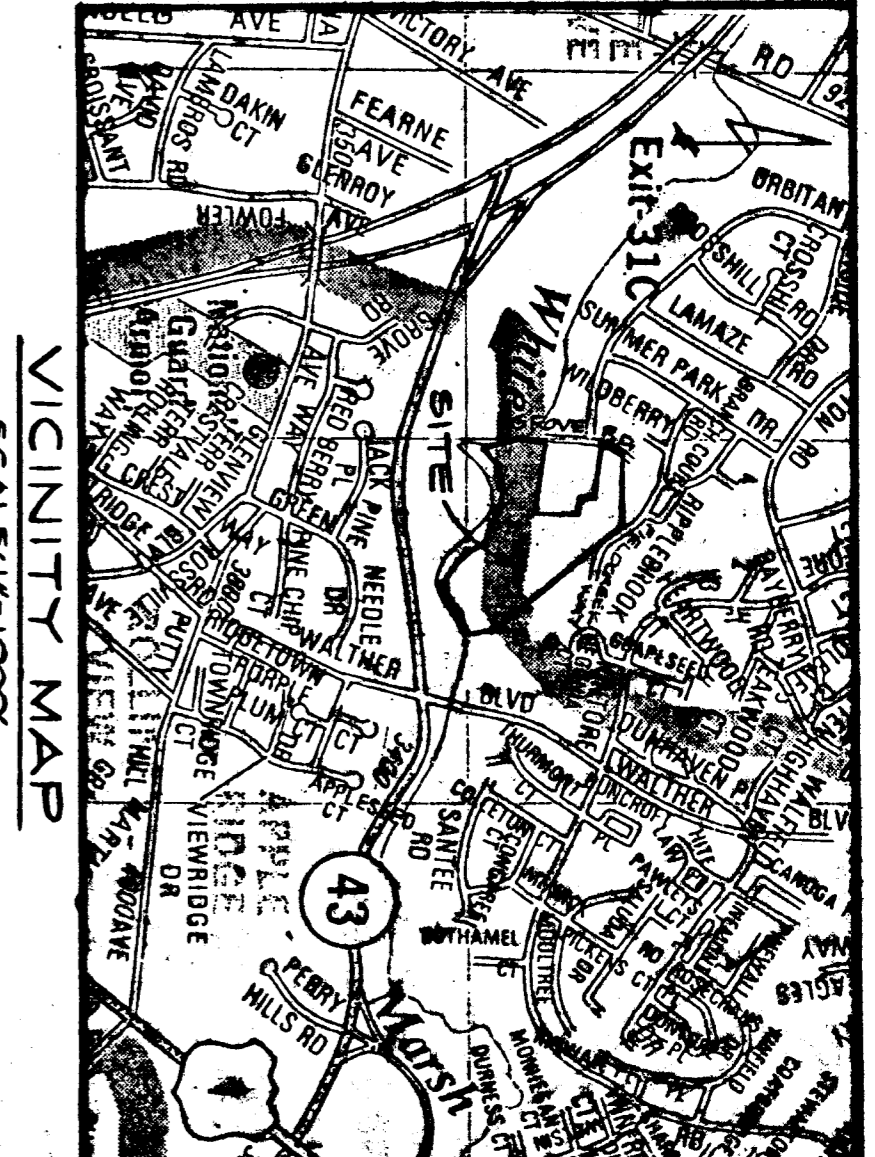
OWNER/DEVELOPER
 GALT WOODS L.L.C.
 245 E. WOODS LANE
 TOWSON, MARYLAND 21286
 PHONE (410) 823-1012
 DEED REF. 11903/400
 TAX ACCOUNT NO. 111024057300

PLAN TO ACCOMPANY PETITION FOR
 SPECIAL EXCEPTION
 "OAK GROVE"
 #6921 GROVE ROAD
 ELECTION DISTRICT II
 COUNCILMANIC DISTRICT
 SCALE: 1"=50'
 MICROFILMED
 DATE: DEC. 9, 1975



NOTE: THE BUILDING AND PARKING LAYOUT SHOWN HEREON, AS WELL AS THE BUILDING SHAPE AND PARKING CONFIGURATIONS TO THE BUILDING SHAPE AND PARKING CONFIGURATION MAY OR MAY NOT OCCUR IN THE FUTURE DESIGN EFFORTS; HOWEVER, ALL ZONING REQUIREMENTS INCLUDING, BUT NOT LIMITED TO: SETBACKS, RTA REQUIREMENTS, ETC. WILL BE MET IN CONJUNCTION WITH ANY CHANGES. IN ADDITION, THE FLOOR AREA OF THE BUILDING WHICH IS TO BE MODIFIED WILL NOT EXCEED THAT REFLECTED BY THE BUILDING SHOWN.

- GENERAL NOTES**
1. TOPOGRAPHY SHOWN HEREON IS BASED ON BALTIMORE COUNTY 200 SCALE TOPOGRAPHIC MAPS.
 2. PROPERTY OUTLINE SHOWN IS TAKEN FROM DEED INFORMATION AND PLATS OF SURROUNDING PROPERTIES.
 3. ENTIRE SITE IS ZONED DR.B.5.5 AS SHOWN ON BALTIMORE COUNTY ZONING MAP NO. B.E.
 4. SOLID LINE TAKEN FROM BALTIMORE COUNTY SOLS MAP NO. 36.
 5. THE MAXIMUM HEIGHT OF THE PROPOSED BUILDING SHALL BE 35'.



PARKING DATA
 ASSISTED LIVING FACILITY
 A MAXIMUM OF 150 BEDS ARE PROPOSED
 PARKING REQUIRED
 1 PARKING SPACE PER 3 BEDS = 46 SPACES
 PARKING PROVIDED 46 RS.

TYPICAL SPACE: 8.5' x 18'
 PAVING TYPE: MACADAM
 SPACES TO BE PERMANENTLY STRIPED

PROPERTY INFORMATION
 GROSS AREA = 10,573 SQ. AC.
 FLOOR AREA RATIO = .61
 50,500 SQ. FT. (460,866 SQ. FT. = 0.127 DENSITY CALCULATION)
 DENSITY CALCULATION:
 10,573 G.A.C. x .54025 = 5,713 BEDS ALLOWED

07-201-X