

USE PERMIT



IT IS ORDERED by the Director of the Baltimore County Department of Permits and Development Management, this 9th of September, 20 04, that 9004 Wilbur Avenue (street address) should be and the same is hereby granted permission to operate an Assisted Living Facility (ALF) for a maximum of four (4) beds.

39786
Permit No.

Jeff Kotroco
Director

Planner's Initials SK

INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

TO: Director, Office of Planning & Community Conservation
Attention: ~~Jeffrey Long~~ ALF REVIEWER
County Courts Building, Room 406
401 Bosley Avenue
Towson, MD 21204

PDM ALF # _____

Permit No. (if required) B _____

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

RE: Assisted Living Facility (~~Class A~~) I OR II

Pursuant to Section 432.5.B (Baltimore County Zoning Regulations) effective February 25, 1994, this office is requesting recommendations and comments from the Office of Planning and Community Conservation prior to this office's approval of a building/use permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

Print Name of Applicant: Wilhelmina Larkey Address: 9004 Wilbur Ave Randallstown Telephone Number: 410 409 36795640
Lot Address: 9004 Wilbur Ave Election District: 2nd Councilmanic District: 4 Square Feet: 10,200
Location: NE S W side/corner of Wilbur Ave. 170 feet from NE S W corner of Carroll Ave.
(street) (street)
and Owner: Wilhelmina Larkey Tax Account Number: 0207580280
Address: 9004 Wilbur Ave Randallstown MD 21133 Telephone Number: (410) 409 5640

CHECKLIST OF MATERIALS. (to be submitted by applicant for required compatibility and/or appearance review by the Office of Planning and Community Conservation)

TO BE FILLED IN BY ZONING REVIEW, DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ONLY!

	PROVIDED?		Accepted for filing by <u>JJK</u> Date: <u>8/16/04</u>
	YES	NO	
This Recommendation Form (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Permit Application (if available)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Site Plan	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Property (3 copies) including lot size and square feet of buildings parking and open space - minimum 500 square	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Site Map (2 copies) available in Room 206, County Office Building (please label site clearly)	<input type="checkbox"/>	<input type="checkbox"/>	
Statement as to whether or not building has been enlarged by 25% or more in the last five (5) years	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Building Elevation Drawings (these may be waived if note 5.A. from the zoning Use Permit Checklist can be stated on the plans)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Photographs (please label all photos clearly) Adjoining Buildings, the Proposed Building, and Surrounding Neighborhood	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Current Zoning Classification: <u>D.R. -3.5</u>			

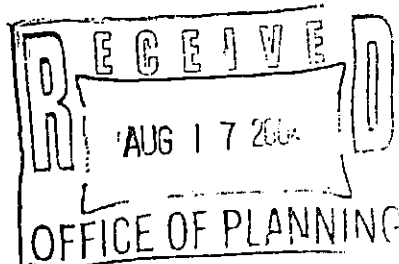
TO BE FILLED IN BY THE OFFICE OF PLANNING ONLY!

RECOMMENDATIONS / COMMENTS:

Approval Disapproval Approval conditioned on required modifications of the application to conform with the following recommendations

by [Signature]
for the Director, Office of Planning and Community Conservation

Sent to PDM on 9/1/04



Date 9/1/04

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. **39786**

DATE 8/16/04 ACCOUNT Row-006-650

AMOUNT \$ 50.00

RECEIVED FROM: Lortey Wilhelmina

FOR: Use permit 4 beds ALF

DISTRIBUTION

WHITE - CASHIER

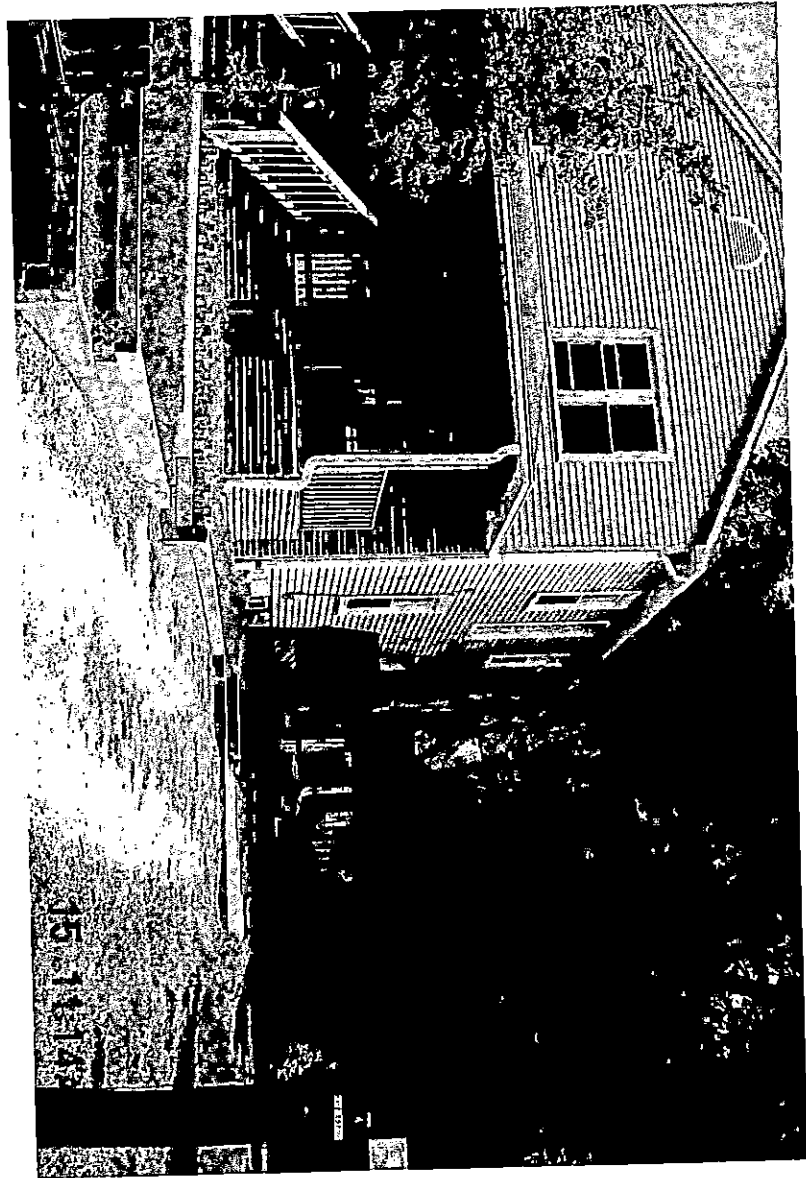
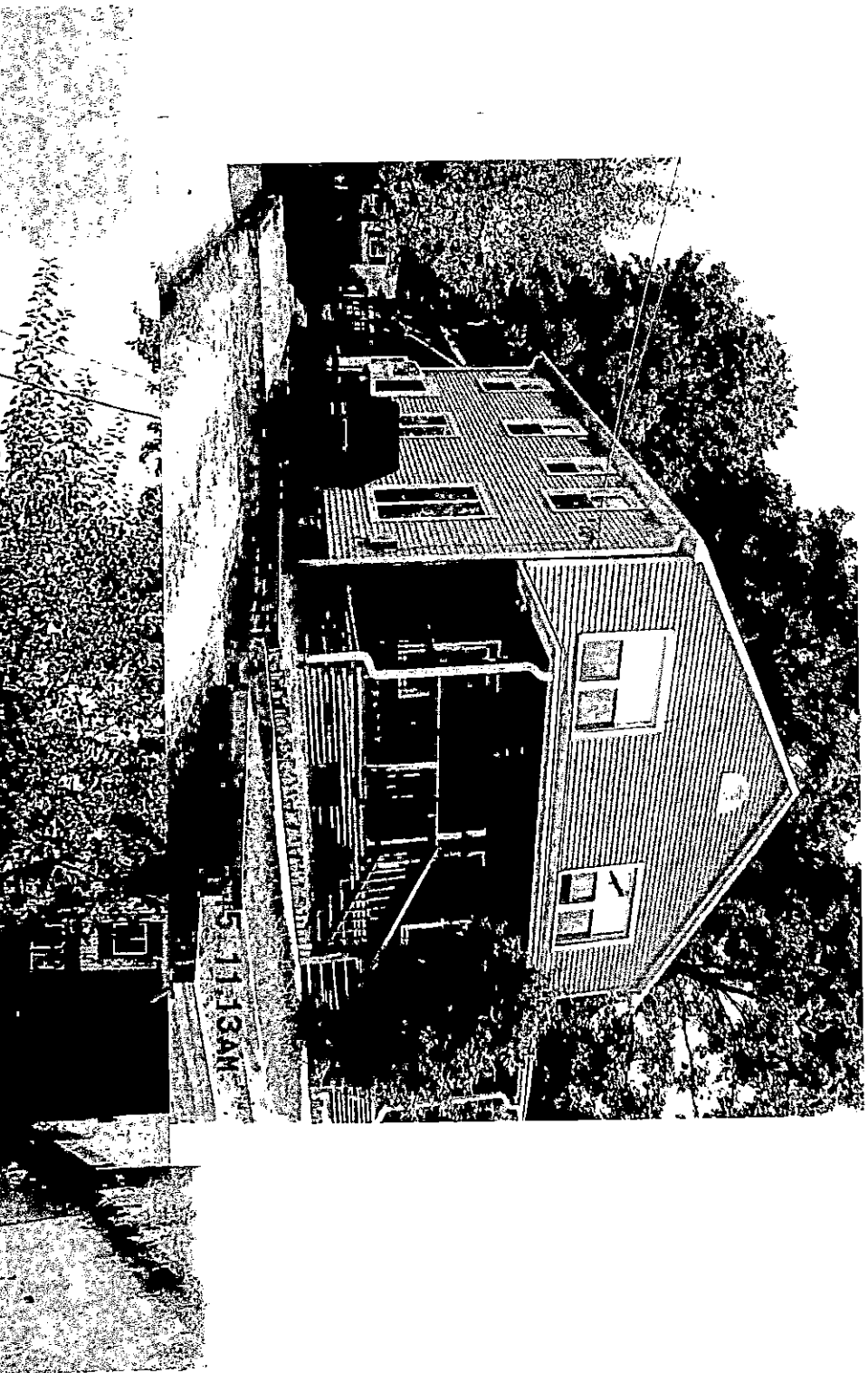
PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

BUSINESS	ACTUAL	TIME	DRW
8/17/2004	8/16/2004	10:26:04	5
REG WSD5	MALKIN	MHEL	WAW
>>RECEIPT # 367333			8/16/2004
Dept	5	528 ZONING VERIFICATION	OFLJ
CR NO.	039786		
Recpt Tot		\$50.00	
\$50.00	CK	\$1.00	CA
Baltimore County, Maryland			

CASHIER'S VALIDATION



D.R. 3.5

BR-AS

D.R. 16

TOWER

BR

BAYER AVE

RO

PRESB. CHURCH.

BL

RD

WILBUR

RO

AVE

RO

D.R. 3.5

ATHLETIC FIELDS

RATON TOWNSHIP
D.R. 3.5
ELEM. SCHOOL

MARCELA

CARROLL

MARIA

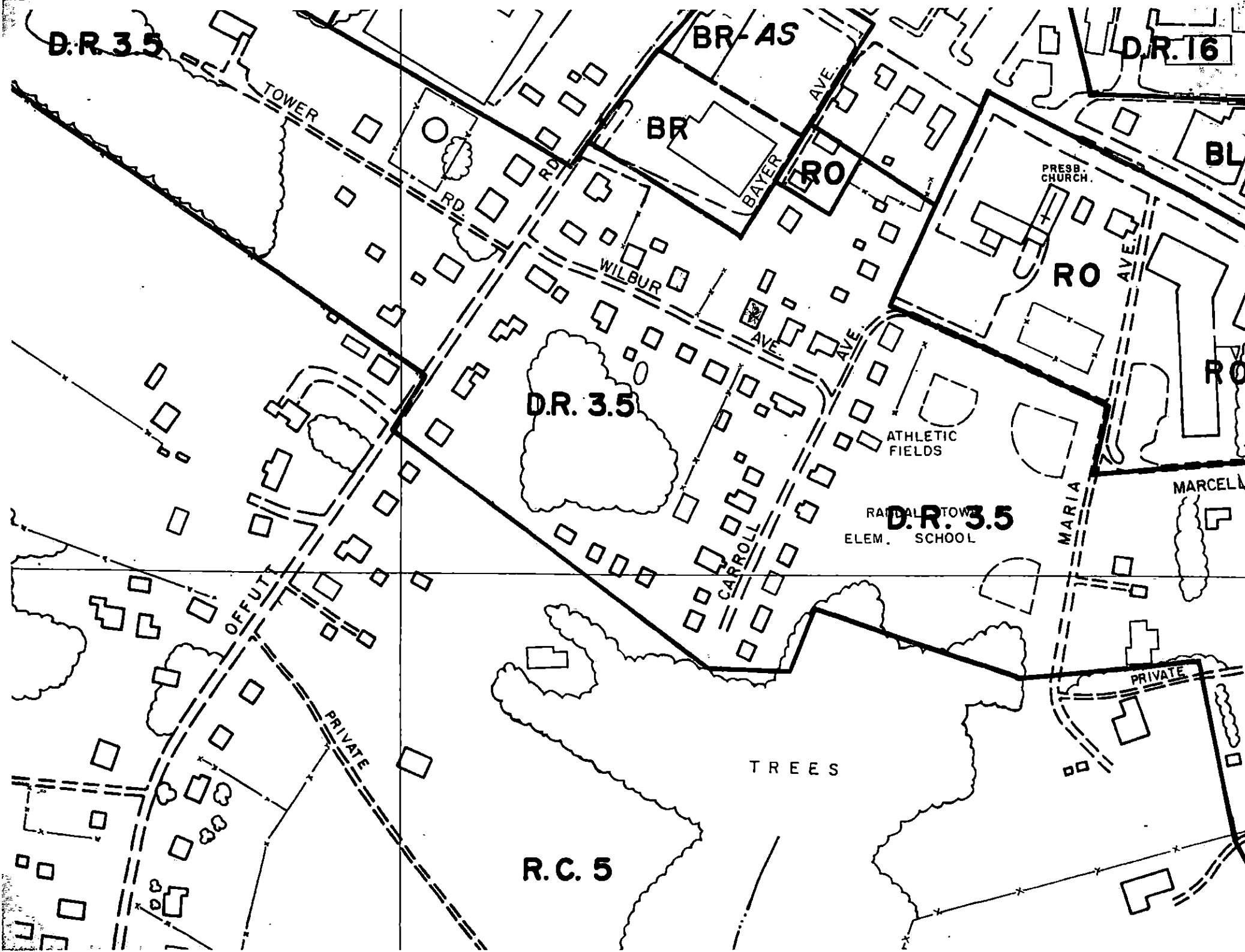
OFF UT

PRIVATE

PRIVATE

TREES

R.C. 5



**INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM**

TO: Director, Office of Planning & Community Conservation
Attention: ~~Jeffrey Long~~ **ALF REVIEWER**
County Courts Building, Room 406
401 Bosley Avenue
Towson, MD 21204

PDM ALF # _____

Permit No. (if required) B _____

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

RE: Assisted Living Facility (~~Class "A"~~) **I OR II**

Pursuant to Section 432-5-B (Baltimore County Zoning Regulations) effective February 25, 1994, this office is requesting recommendations and comments from the Office of Planning and Community Conservation prior to this office's approval of a building/use permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

Wilhelmina Larkey 9004 Wilbur Ave Randallstown 410 409 36795640
Print Name of Applicant Address Telephone Number

9004 Wilbur Ave Election District 2nd Councilmanic District 4 Square Feet 10,200
Lot Address

Lot Location: NE S W side/corner of Wilbur Ave. 170 feet from NE S W corner of Carroll Ave.
(street) (street)

Land Owner: Wilhelmina Larkey Tax Account Number 0207580280

Address: 9004 Wilbur Ave Randallstown MD 21133 Telephone Number (410) 409 5640

CHECKLIST OF MATERIALS- (to be submitted by applicant for required *compatibility* and/or *appearance* review by the Office of Planning and Community Conservation)

TO BE FILLED IN BY ZONING REVIEW, DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ONLY!

	PROVIDED?		Accepted for filing by <u>BJR</u> Date: <u>8/16/04</u>
	YES	NO	
1. This Recommendation Form (3 copies)	✓		
2. Permit Application (If available)		✓	
3. Site Plan Property (3 copies) including lot size and square feet of buildings, parking and open space - minimum 500 square	✓		
Topo Map (2 copies) available in Room 206, County Office Building (please label site clearly)			
Statement as to whether or not building has been enlarged by 25% or more in the last five (5) years	✓		
4. Building Elevation Drawings (these may be waived if note 5.A. from the Zoning Use Permit Checklist can be stated on the plans)	✓		
5. Photographs (please label all photos clearly) Adjoining Buildings, the Proposed Building, and Surrounding Neighborhood	✓		
6. Current Zoning Classification: <u>D.R. - 3.5</u>			

TO BE FILLED IN BY THE OFFICE OF PLANNING ONLY!

RECOMMENDATIONS / COMMENTS:

Approval Disapproval Approval conditioned on required modifications of the application to conform with the following recommendations

Signed by _____
for the Director, Office of Planning and Community Conservation

Date _____

Zoning use permit
Plan for an Assisted Living Facility 1

9004 Wilbur Avenue
Randallstown, Maryland 21133
2nd Election District
Owner: Wilhelmina Lartey
Date: 08/08/04
Phone: 410-922-1450

Lot size: 10,200
Zoning map: N.W. SF.
Zone: D.R. 3.5
Four beds proposed. 2 parking spaces required.
Parking: 3 parking in garage.

Existing floor areas sq. ft.
1st floor = 1,370.25 sq. ft.
2nd floor = 1,022.25 sq. ft.
Total = 2,392.50 sq. ft.
Basement: partially finish, laundry and mechanical equipments
Existing Garage = 700 sq. ft.

Open space: .10 x 10,816 = 1,081.6

This building has not been originally constructed to accommodate Elderly housing or an Assisted living facility, no construction, relocation, exterior changes or additions of 25% or more in ground floor area as it has existed for 5 years before the date of this application has occurred to the exterior of the building. no additions are proposed.

The undersigned (Owner) is responsible for the accuracy of the information on this plan.

No exterior signs.

Wilhelmina Lartey 8-8-04

Signature

Date

Wilhelmina Lartey
Print name

engineers scale
1" = 30 ft.

