

# USE PERMIT



IT IS ORDERED by the Director of the Baltimore County Department of Permits and Development Management, this 5th of November, 2004, that 7623 Perring Terrace (street address) should be and the same is hereby granted permission to operate an Assisted Living Facility I with a maximum of 3 (three) beds.

\_\_\_\_\_

\_\_\_\_\_ *[Signature]*

41362  
Permit No.

\_\_\_\_\_  
Director

Planner's Initials JNP

INTER-OFFICE CORRESPONDENCE  
RECOMMENDATION FORM

10/15/04  
Parking Variance  
ZADM ALF # 05-163-A

TO: Director, Office of Planning and Zoning  
Attention: ~~Director~~ ALF REVIEWER  
County Courts Building, Room 406  
401 Bosley Avenue  
Towson, MD 21204  
M.S. 370a

Permit No. (if required) B \_\_\_\_\_

FROM: Arnold Jablon, Director, Zoning Administration & Development Management

RE: Assisted Living Facility (Class ~~III~~ 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 Zoning prior to this office's approval of a building/use permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

443-384-2023

Dr. Ajibike Salako-Akande 7623 Perring Terrace Baltimore, MD 21234  
Print Name of Applicant Address Telephone Number  
Lot Address 7623 Perring Terrace Election District 9 Councilmanic District 5 Square Feet 7590  
Lot Location: NE <sup>east</sup> SW <sup>west</sup> corner of Perring Terrace 464' feet from NE <sup>SW</sup> corner of Wydiff Road  
Land Owner: Dr. Ajibike Salako-Akande Tax Account Number 0904503550  
Address: 7623 Perring Terrace Balto. MD 21234 Telephone Number 443, 384-2023

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

TO BE FILLED IN BY THE OFFICE OF ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT ONLY

	PROVIDED?	
	YES	NO
1. This Recommendation Form (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Permit Application (if available)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Site Plan Property (3 copies): including lot size and square feet of buildings, parking and open space - minimum 800 square	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Topo Map (2 copies): available in Room 208, County Office Building. (please label site clearly)	n/a	n/a
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"/>
4. Building Elevation Drawings	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Photographs (please label all photos clearly) Adjoining Buildings Surrounding Neighborhood	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Current Zoning Classification: <u>P.R. 5.5</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Accepted for filing by [Signature]  
Date: 9/28/04

owner to furnish

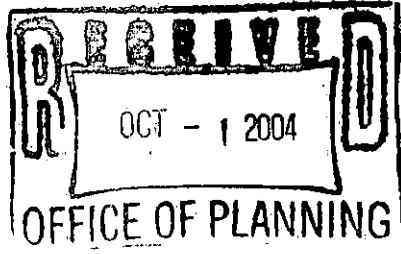
TO BE FILLED IN BY THE OFFICE OF PLANNING AND ZONING ONLY

RECOMMENDATIONS / COMMENTS:

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

Approved or revised plan retracted zoning variance

Jaipe [Signature] 11/4/04



Signed by: [Signature] for the Director, Office of Planning and Zoning

Date: 10/19/2004

INTER-OFFICE CORRESPONDENCE RECOMMENDATION FORM

10/15/04  
Parking Variance  
ZADM ALF # 05-163-A

TO: Director, Office of Planning and Zoning  
Attention: ~~ALF REVIEWER~~ ALF REVIEWER  
County Courts Building, Room 408  
401 Bosley Avenue  
Towson, MD 21204  
RIS, 340a

FROM: Arnold Jablon, Director, Zoning Administration & Development I

RE: Assisted Living Facility (Class I or II)

Post-It® Fax/Note	7871	Date	10.19.04	# of pages	2
To	J. PERLOW	From	J. GERMAN		
Co./Dept.		Co.	PLANNING		
Phone #		Phone #	X3495		
Fax #	X 2824	Fax #			

Pursuant to Section 432.5.B (Baltimore County Zoning Regulations) effective Feb from the Office of Planning and Zoning prior to this office's approval of a building:

MINIMUM APPLICANT SUPPLIED INFORMATION:

443-384-2023

Dr. Ajibike Salako-Akande 7623 Perring Terrace Baltimore, MD 21234  
First Name of Applicant Address Telephone Number

Lot Address 7623 Perring Terrace Election District 9 Councilmanic District 5 Square Feet 7596  
Lot Location: N E S <sup>east</sup> W corner of Perring Terrace 464' feet from N E S W corner of Wycliffe Road

Land Owner: Dr. Ajibike Salako-Akande Tax Account Number 0904503550  
Address: 7623 Perring Terrace Balto. MD 21234 Telephone Number 443, 384-2023

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

TO BE FILLED IN BY THE OFFICE OF ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT ONLY

	PROVIDED?	DATE
	YES	NO
This Recommendation Form (3 copies)	✓	9/27/04
Permit Application (if available)	—	—
Site Plan Property (3 copies): including lot size and square feet of buildings, parking and open space - minimum 500 square	✓	—
Topo Map (3 copies): available in Room 308, County Office Building (please label site clearly)	n/a	n/a
Statement as to whether or not building has been engaged by 25% or more in the last five (5) years	✓	—
Building Elevation Drawings	—	✓
Photographs (please label all photos clearly)	—	—
Adjacent Buildings	✓	—
Surrounding Neighborhood	✓	—
Current Zoning Classification: P.P. 5.6	—	—

owner to furnish

TO BE FILLED IN BY THE OFFICE OF PLANNING AND ZONING ONLY

RECOMMENDATIONS / COMMENTS:  
 Approval     Disapproval     Approval conditioned on required modifications of the application to conform with the following recommendations:



led by: [Signature]  
for the Director, Office of Planning and Zoning

Date: 10/19/2004

# BALTIMORE COUNTY, MARYLAND

## INTRA-OFFICE CORRESPONDENCE

**To:** Jenifer German  
Development Review Section  
Office of Planning

**DATE:** 10/14/2004

**FROM:** Kevin M. Gambrill

**SUBJECT:**


DRC Item #

Request: Assisted Living Facility-7623 Perring Terrace

### COMMUNITY PLANNING COMMENTS:

I have reviewed the above request. The following conditions or information is requested:

See comments associated with variance request (case number 5-163).



BALTIMORE COUNTY, MARYLAND  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

No. 41362

DATE 9/28/04 ACCOUNT R-001-006-6150

AMOUNT \$ 115.00

RECEIVED FROM: Dr. Aihike Salako Akande

FOR: Variance (05-163-A) & Use Permit Renewal/HA

7623 Perching Terrace (Salako Akande)

DISTRIBUTION  
WHITE - CASHIER      PINK - AGENCY      YELLOW - CUSTOMER

PAID RECEIPT

BUSINESS	ACTUAL	TIME	DAYS
9/29/2004	9/29/2004	11:43:13	1
REG. 0501	WALKIN	JRYC JR	
>RECEIPT N	207264	9/20/2004	05LN
Dept	5	520 ZONING VERIFICATION	
CR NO.	091362		
Receipt Tot		\$115.00	
\$115.00	CK	\$0.00	CA
Baltimore County, Maryland			

CASHIER'S VALIDATION

INTER-OFFICE CORRESPONDENCE  
RECOMMENDATION FORM

(Parting Variance)

ZADM ALF # 05-163-A

TO: Director, Office of Planning and Zoning  
Attention: ~~Director~~ ALF REVIEWER  
County Courts Building, Room 405  
401 Bosley Avenue  
Towson, MD 21204  
M.S. 3702

Permit No. (if required) B \_\_\_\_\_

FROM: Arnold Jablon, Director, Zoning Administration & Development Management

RE: Assisted Living Facility (~~Class I~~) 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 Zoning prior to this office's approval of a building/use permit.

443-384-2023

MINIMUM APPLICANT SUPPLIED INFORMATION:

Dr. Ajiibike Salako-Akande 7623 Perring Terrace Baltimore, MD 21234  
Print Name of Applicant Address Telephone Number  
Lot Address 7623 Perring Terrace Election District 9 Councilmanic District 5 Square Feet 7590  
Lot Location: N East / S W side/corner of Perring Terrace 464' feet from N East / S W corner of Wycliffe Road  
(street) (street)  
Land Owner: Dr. Ajiibike Salako-Akande Tax Account Number 0904503550  
Address: 7623 Perring Terrace Balto. MD 21234 Telephone Number 443, 384-2023

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

TO BE FILLED IN BY THE OFFICE OF ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT ONLY

	PROVIDED?		Accepted for filing by <u>JNP</u> Date: <u>9/29/04</u>
	YES	NO	
1. This Recommendation Form (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
2. Permit Application (if available)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
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)	<input checked="" type="checkbox"/> <u>n/a</u>	<input type="checkbox"/> <u>n/a</u>	
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"/>	
4. Building Elevation Drawings	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
5. Photographs (please label all photos clearly) Adjoining Buildings Surrounding Neighborhood	<input checked="" type="checkbox"/> <input checked="" type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	
6. Current Zoning Classification: <u>D.P. 5.5</u>			

owner to furnish

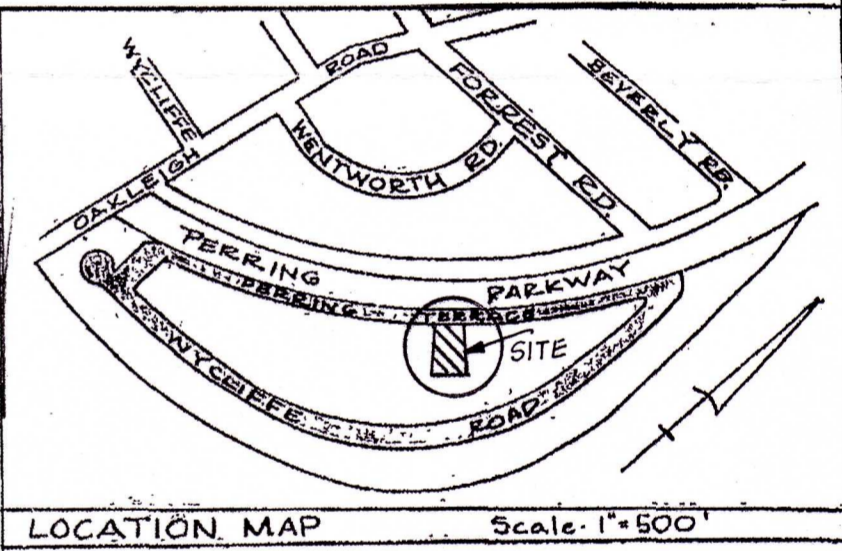
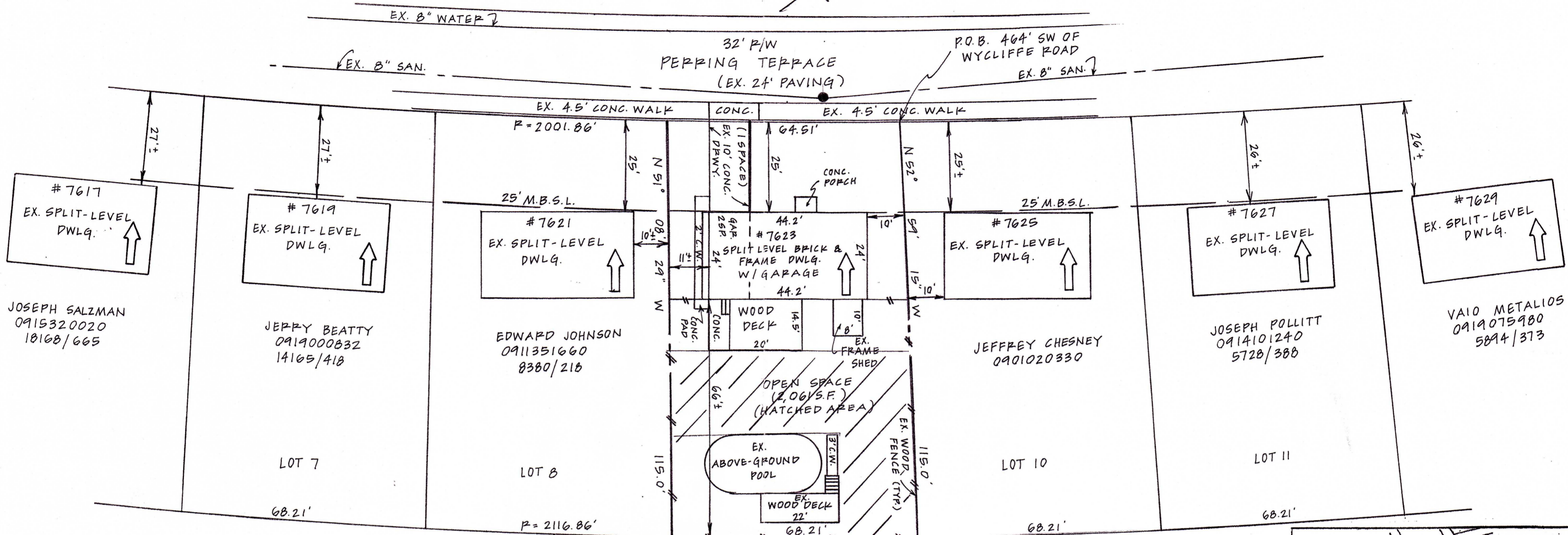
TO BE FILLED IN BY THE OFFICE OF PLANNING AND ZONING ONLY

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 Zoning

Date: \_\_\_\_\_



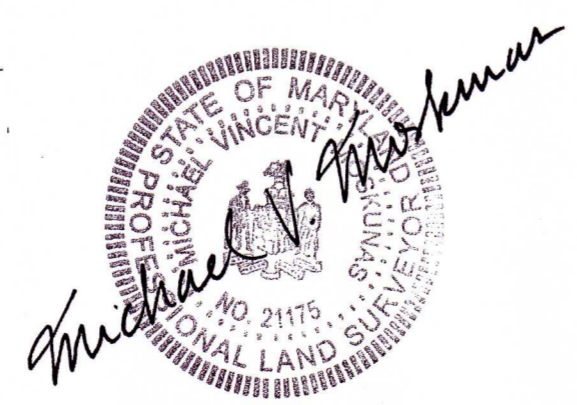
**PLAN TO ACCOMPANY USE PERMIT APPLICATION**  
 FOR CLASS **(C)** ASSISTED LIVING FACILITY  
 #7623 PERRING TERRACE  
 BLOCK "A" LOT 9  
 PLAT "D" "HARFORD PARK" 23/65  
 ELECTION DISTRICT NO. 9  
 COUNCILMANIC DISTRICT NO. 5  
 BALTIMORE COUNTY, MARYLAND  
 SCALE: 1" = 20'  
 SEPTEMBER 27, 2004  
 8973

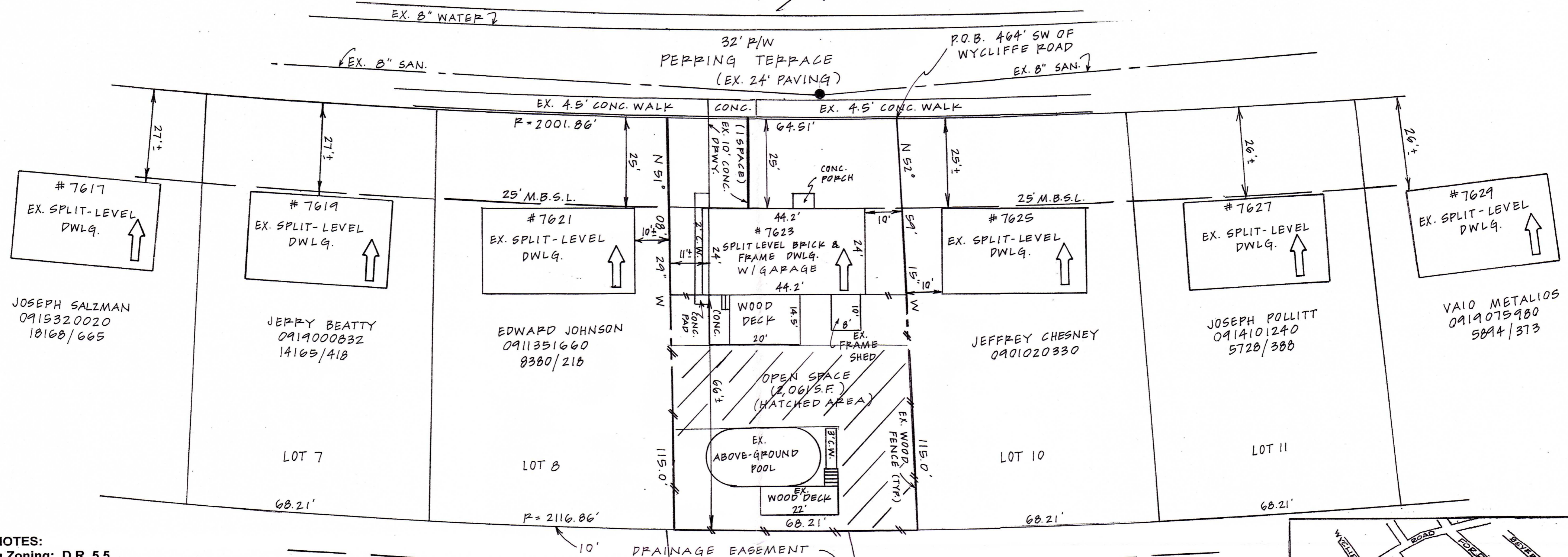
REVISED OCTOBER 13, 2004

- GENERAL NOTES:**
- Existing Zoning: D.R. 5.5
  - 200' Scale Zoning Map: N.E. 8-C
  - Lot Area: 7,590 S.F. ± or 0.174 Ac ±
  - Not located in 100 Year Flood Plain Area  
Community Panel No. 240010 0270B Zone: "C"
  - Not located in Chesapeake Bay Critical Area
  - Not located in Historic Area
  - Existing Use: Single Family Dwelling  
Proposed Use: Single Family Dwelling converted to Class **(C)** Assisted Living Facility
  - Propose three residents (3 beds)
  - Open space provided: 2,061 S.F. ±  
Open spaced required: 7,590 S.F. x .10 = 759 S.F.
  - Existing 10' wide driveway is paved with a durable and dustless surface.
  - 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.
  - Existing Floor Areas (S.F.)  
Basement: 530 S.F.  
Sub-Level: 530 S.F.  
First-level: 530 S.F.  
Second-level: 530 S.F.  
Total: 2,120 S.F.
  - Parking spaces required: 1 space (1 SPACE PER THREE BEDS)  
  
Parking spaces provided: 2 spaces (1 within garage and 1 located in the driveway area)
  - There is no sign proposed for this site.
  - THE EX. GARAGE SHALL NOT BE CONVERTED TO ANY OTHER USE, EXCEPT TO BE USED AS A GARAGE.

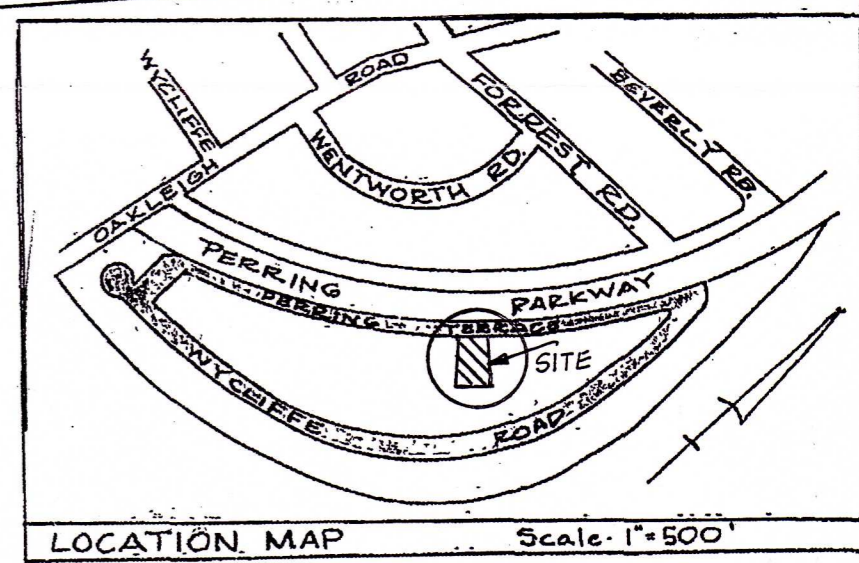
**OWNER:** Dr. Ajibike Salako-Akande  
 7623 Perring Terrace  
 Baltimore MD 21234  
 Tax Map: 80 Grid: 6 Parcel: 124  
 Tax Acct. No. 0904503550  
 Deed Ref.: 12298/63

Site Rite Surveying, Inc.  
 200 E. Joppa Road  
 Shell Building, Room 101  
 Towson, MD 21286  
 (410)828-9060



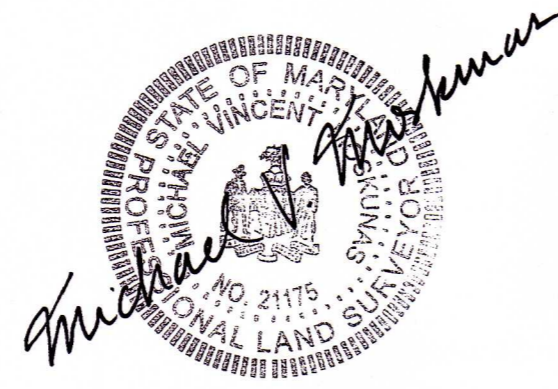


- GENERAL NOTES:**
- Existing Zoning: D.R. 5.5
  - 200' Scale Zoning Map: N.E. 8-C
  - Lot Area: 7,590 S.F. ± or 0.174 Ac ±
  - Not located in 100 Year Flood Plain Area  
Community Panel No. 240010 0270B Zone: "C"
  - Not located in Chesapeake Bay Critical Area
  - Not located in Historic Area
  - Existing Use: Single Family Dwelling  
Proposed Use: Single Family Dwelling converted to Class "A" Assisted Living Facility
  - Propose four (4) residents (4 beds)
  - Open space provided: 2,061 S.F. ±  
Open spaced required: 7,590 S.F. x .10 = 759 S.F.
  - Existing 10' wide driveway is paved with a durable and dustless surface.
  - 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.
  - Existing Floor Areas (S.F.)  
Basement: 530 S.F.  
Sub-Level: 530 S.F.  
First-level: 530 S.F.  
Second-level: 530 S.F.  
Total: 2,120 S.F.
  - Parking spaces required: 4 spaces (2 for residents and 2 for employees)  
Parking spaces provided: 2 spaces (1 within garage and 1 located in the driveway area)
  - There is no sign proposed for this site.



**PLAN TO ACCOMPANY PETITION FOR VARIANCE AND USE PERMIT FOR CLASS "A" ASSISTED LIVING FACILITY #7623 PERRING TERRACE BLOCK "A" LOT 9 PLAT "D" "HARFORD PARK" 23/65 ELECTION DISTRICT NO. 9 COUNCILMANIC DISTRICT NO. 5 BALTIMORE COUNTY, MARYLAND SCALE: 1" = 20' SEPTEMBER 27, 2004 8973**

**OWNER:** Dr. Ajibike Salako-Akande  
7623 Perring Terrace  
Baltimore MD 21234  
Tax Map: 80 Grid: 6 Parcel: 124  
Tax Acct. No. 0904503550  
Deed Ref.: 12298/63



Site Rite Surveying, Inc.  
200 E. Joppa Road  
Shell Building, Room 101  
Towson, MD 21286  
(410)828-9060

2004-0005