

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
S/S of Loganview Drive, 35 ft. W		
centerline of Court Way	*	DEPUTY ZONING COMMISSIONER
12th Election District		
7th Councilmanic District	*	OF BALTIMORE COUNTY
(3494 Loganview Drive)		
	*	CASE NO. 05-543-A
Rhonda Joy Whetzel & Raymond J. Barnes	*	
<i>Petitioners</i>		

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the legal owners of the subject property Rhonda Joy Whetzel and Raymond J. Barnes. The variance request is for property located at 3494 Loganview Drive in the eastern area of Baltimore County. The variance request is from Section 1B02.3c.1 (chart) of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a front yard setback of 22 ft. and a side setback of 4 ft. in lieu of 25 ft. and 10 ft. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition for Variance.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted on May 8, 2005, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 32-3-303 of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict

NOTED RECEIVED FOR FILING
 6/3/05
 Ray

compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 3 day of June, 2005, that a variance from Section 1B02.3c.1 (chart) of the B.C.Z.R., to permit a front yard setback of 22 ft. and a side setback of 4 ft. in lieu of 25 ft. and 10 ft., be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

1. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.

Any appeal of this decision must be made within thirty (30) days of the date of this Order.


JOHN V. MURPHY
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

JVM:raj

ORDER RECEIVED FOR FILING
6/3/05
By 

Zoning Commissioner

Suite 405, County Courts Building
401 Bosley Avenue
Towson, Maryland 21204
Tel: 410-887-3868 • Fax: 410-887-3468



Baltimore County

James T. Smith, Jr., County Executive
William J. Wiseman III, Zoning Commissioner

June 3, 2005

Ms. Rhonda Joy Whetzel
Mr. Raymond J. Barnes
3494 Loganview Drive
Baltimore, Maryland 21222

Re: Petition for Administrative Variance
Case No. 05-543-A
Property: 3494 Loganview Drive

Dear Ms. Whetzel & Mr. Barnes:

Enclosed please find the decision rendered in the above-captioned case. The petition for administrative variance has been granted in accordance with the enclosed Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the Department of Permits and Development Management. If you require additional information concerning filing an appeal, please feel free to contact our appeals clerk at 410-887-3391.

Very truly yours,

A handwritten signature in cursive script that reads "John V. Murphy".

John V. Murphy
Deputy Zoning Commissioner

JVM:raj
Enclosure

Visit the County's Website at www.baltimorecountyonline.info





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 3494 Loganview Drive
which is presently zoned Residential

This Petition shall be filed with the Department of Permits and 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 Variance from Section(s) 1302.3c1 (CHART) to

PERMIT A FRONT YARD SETBACK OF 22 FT. & SIDE SETBACK OF 4 FT.
IN LIEU OF 25 FT. & 10 FT.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded 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/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Rhonda Joy Whetzel

Name - Type or Print

Rhonda Joy Whetzel

Signature

Raymond J. Barnes

Name - Type or Print

Raymond J. Barnes

Signature

3494 Loganview Drive 410-284-7127

Address

Baltimore, MD 21222

City

State

Zip Code

Representative to be Contacted:

Raymond Barnes

Name

WORK

cell No

3494 Loganview Drive

443-463-0022

Address

Telephone No

Baltimore, MD 21222

City

State

Zip Code

A public hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 05-543-A

Reviewed By [Signature] Date 04-25-05

Estimated Posting Date 05-08-05

REV 10/25/01

RECEIVED FOR FILING

Affidavit in Support of Administrative Variance

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(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 3494 Loganview Drive
Address
Baltimore MD 21222
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

Handicap mother of Rhonda Joy Whetzel needs to move in to daughter's home, 3494 Loganview Drive. Home needs to be enlarged to accomodate mother, Wanda Whetzel. Rhonda Whetzel is caregiver and legal responsible party for Wanda Whetzel, Mother, Wanda Whetzel is a current resident of the Woodlands Assisted Living Facility and other arrangements must be made for her well being. May 31, 2005 will be Wanda Whetzel's last day of residence at the Woodlands Assisted Living.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Rhonda Joy Whetzel
Signature
Rhonda Joy Whetzel
Name - Type or Print

Raymond J. Barnes
Signature
Raymond J. Barnes
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 23rd day of APRIL, 2005, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

RHONDA JOY WHETZEL & RAYMOND JAMES BARNES
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

Herbert Zeitenkirchen
Notary Public

My Commission Expires 10-1-2008

Affidavit in Support of Administrative Variance

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(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 3494 Loganview Drive
Address
Baltimore, MD 21222
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

Handicap mother of Rhonda Joy Whetzel needs to move in to daughter's home, 3494 Loganview Drive. Home needs to be enlarged to accommodate mother, Wanda Whetzel. Rhonda Whetzel is caregiver and legal responsible party for Wanda Whetzel. Mother, Wanda Whetzel is a current resident of the Woodlands Assisted Living Facility and other arrangements must be made for her well being. May 31, 2005 will be Wanda Whetzel's last day of residence at the Woodlands Assisted Living.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Rhonda Joy Whetzel
Signature
Rhonda Joy Whetzel
Name - Type or Print

Raymond J Barnes
Signature
Raymond J Barnes
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 23RD day of APRIL, 2005, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

RHONDA JOY WHETZEL & RAYMOND JAMES BARNES
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

Herbert Heilenkirchen
Notary Public

My Commission Expires 10-1-2008



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 3494 Loganview Drive
which is presently zoned Residential

This Petition shall be filed with the Department of Permits and 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 Variance from Section(s) 1 BOZ. 3C.1 (CHART) to

PERMITA FRONT YARD SETBACK OF 22 FT. & SIDE SETBACK OF 4 FT.
IN LIEU OF 25 FT. & 10 FT.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded 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/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Rhonda Joy Whetzel

Name - Type or Print

Rhonda Joy Whetzel

Signature

Raymond J. Barnes

Name - Type or Print

Raymond J. Barnes

Signature

3494 Loganview Drive 410

Address

Telephone No

Baltimore, MD 21222

City

State

Zip Code

Representative to be Contacted:

Raymond Barnes (work)

Name

cell no

3494 Loganview Drive 443-463-0022

Address

Telephone No

Baltimore MD 21222

City

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this day of that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted

Zoning Commissioner of Baltimore County

CASE NO. OS 543-A

Reviewed By SSA Date 04.25.05

REV 10/25/01

Estimated Posting Date 05.08.05

ZONING DESCRIPTION FOR : 3494 Loganview Drive

Beginning at a point on the South side of Loganview Drive
which is 50 feet wide at the distance of 35 feet West of
the centerline of the nearest improved intersecting street,
Court Way which is 50 feet wide.

Being Lot # 48, Block # 1, Section # N/A in the
Subdivision of Plat C, Dundalk as recorded in Baltimore County
Plat Book #J.W.B. 14, Folio # 114 & 115 containing 5,000 square
feet. Also known as 3494 Loganview Drive and located in the
12TH Election District, 7TH Council District.

OS-543-A

1345

no.

DATE 11/11/2011

ACCOUNT

6150

AMOUNT

10

RECEIVED
FROM:

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FOI

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DISTRIBUTION

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Print in

1. The first step is to identify the problem. This involves understanding the current situation and what needs to be changed.

THE

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No.: 05-543-A

Petitioner/Developer: BARNES/

WETAL

Date of Hearing/Closing: 5/23/05

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

ATTN: Kristen Matthews {(410) 887-3394}

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:

3494 LOGAN VIEW DR.

The sign(s) were posted on

5/8/05
(Month, Day, Year)

Sincerely,

Robert Black
(Signature of Sign Poster)

5/10/05
(Date)

SSG Robert Black

(Print Name)

1508 Leslie Road

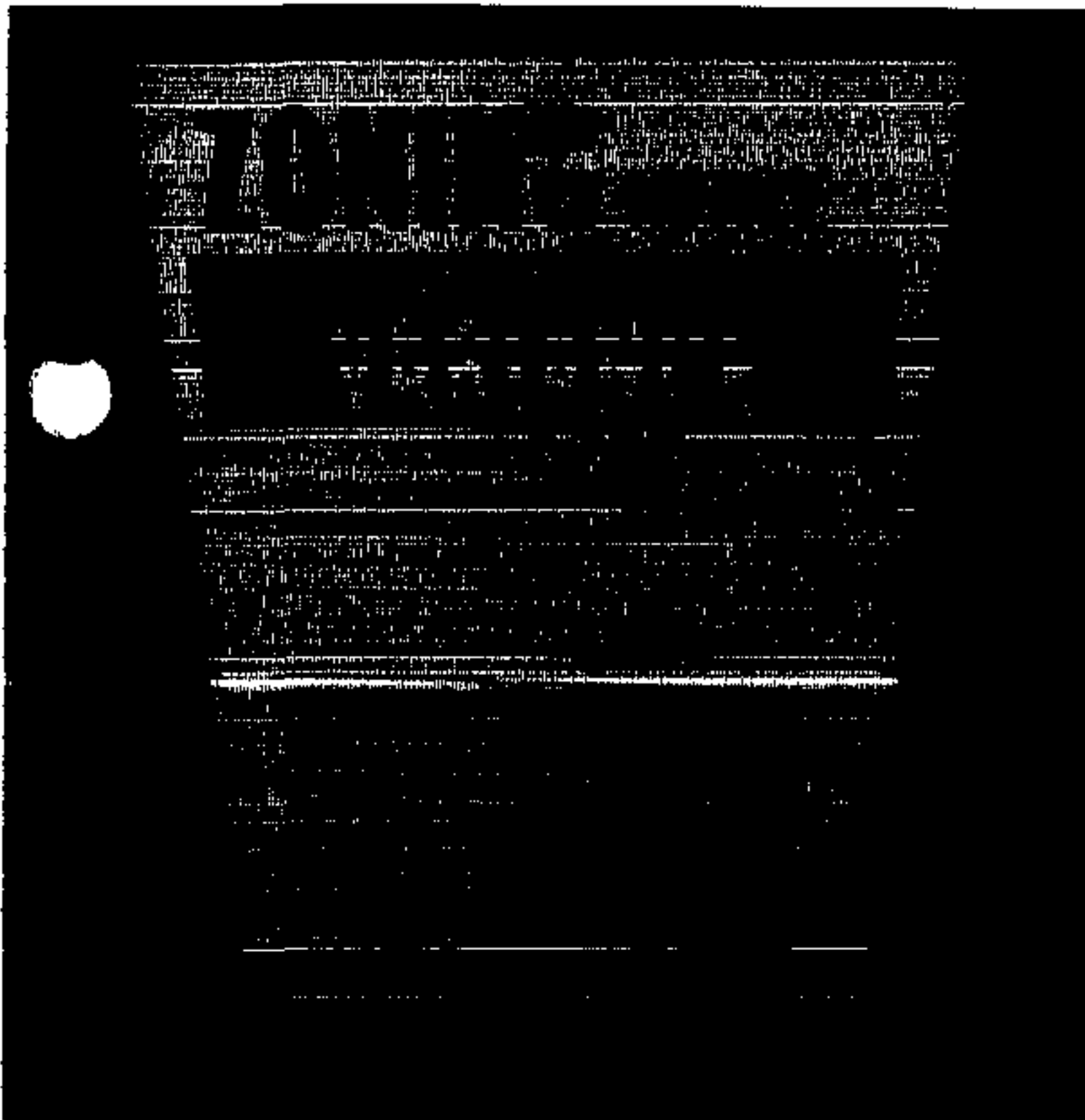
(Address)

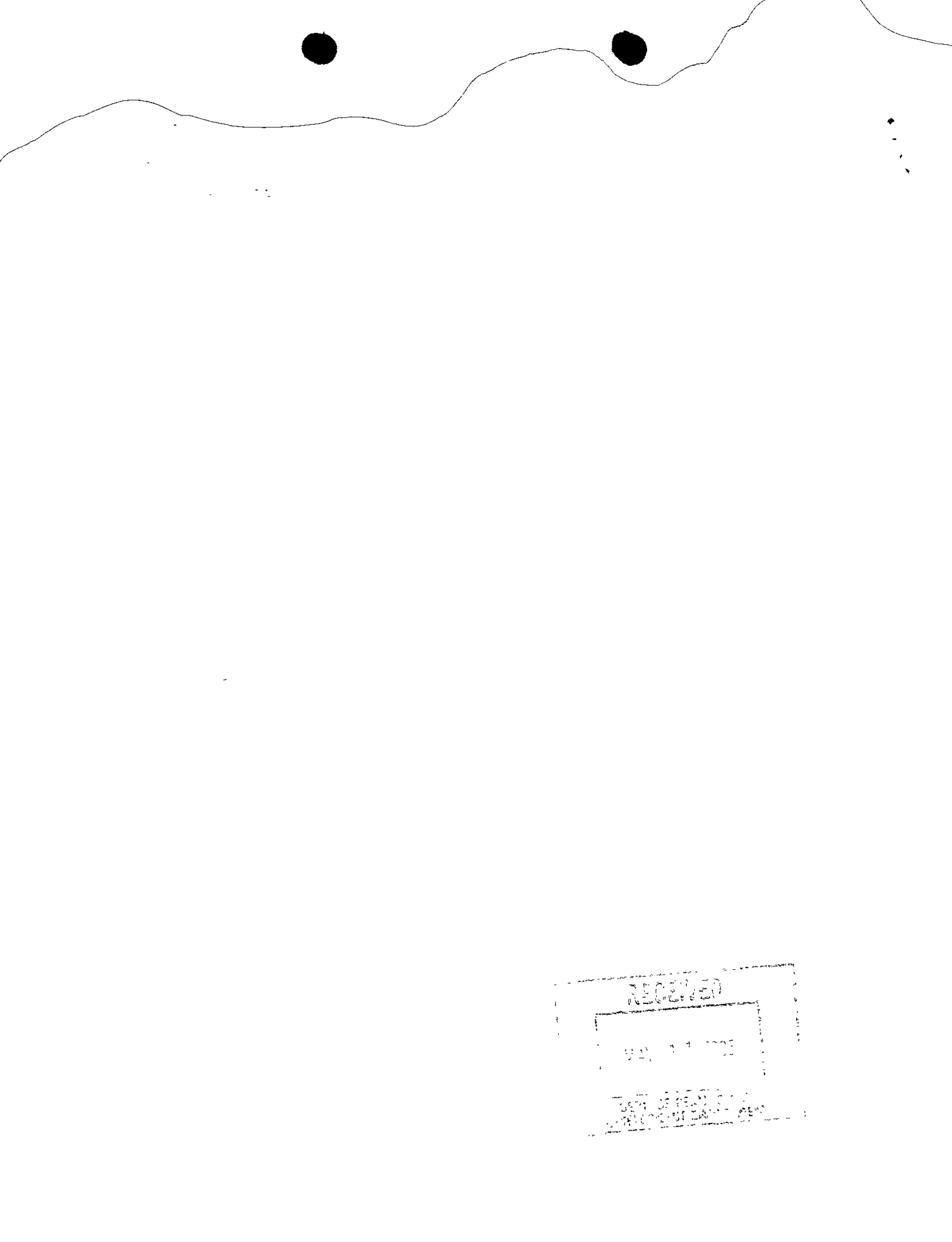
Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)





RECEIVED
JUN 14 1991
U.S. DEPT. OF JUSTICE
FEDERAL BUREAU OF INVESTIGATION

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 05- 543 -A Address 3494 LOGAN VIEW DR.

Contact Person: JOHN R ALEXANDER Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 04-25-05 Posting Date: 05-08-05 Closing Date: 05-23-05

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 05- 543 -A Address 3494 LOGAN VIEW DR.

Petitioner's Name WELTZER/BARNES Telephone 443-463-0022

Posting Date: 05-08-05 Closing Date: 05-23-05

Wording for Sign: To Permit A FRONT YD SETBACK OF 22 FT. &
SIDE YARD OF 4 FT. IN LANE OF 25 FT. & 10 FT.

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT

ZONING REVIEW

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighbors 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 the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Advertising:

Item Number or Case Number OS-543-A
Petitioner Rhonda Joy Whetzel / Raymond J Barnes
Address or Location 3494 Loganview Drive Baltimore MD 21224

PLEASE FORWARD ADVERTISING BILL TO

Name: Rhonda J. Whetzel

Address 3494 Loganview Drive
Baltimore, MD 21222

Telephone Number 410-284-7727 (H) Cell No. 443-463-0022 (Ray's)

OS-543-A

**Department of Permits and
Development Management**

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



Baltimore County

*James T Smith, Jr, County Executive
Timothy M Kotroco, Director*

May 23, 2005

Rhonda Joy Whetzel
Raymond J. Barnes
3494 Loganview Drive
Baltimore, Maryland 21222

Dear Mr. and Mrs. Whetzel:

RE: Case Number: 05-543-A, 3494 Loganview Drive

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on April 25, 2005.

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure 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. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in black ink, reading "W. Carl Richards, Jr.", written in a cursive style.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: clb

Enclosures

c: People's Counsel

Visit the County's Website at www.baltimorecountyonline.info



Robert L. Ehrlich, Jr., *Governor*
Michael S. Steele, *Lt. Governor*



Robert L. Flanagan, *Secretary*
Neil J. Pedersen, *Administrator*

Date: 5.6.05

Ms. Kristen Matthews
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 543 J R R

Dear Ms. Matthews:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

Steven D. Foster, Chief
Engineering Access Permits Division

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

RECEIVED

MAY 25 2005

ZONING COMMISSIONER

TO: Tim Kotroco
FROM: John D. Oltman, Jr ³⁰⁰
DATE: May 24, 2005
SUBJECT: Zoning Items # See List Below

Zoning Advisory Committee Meeting of May 9, 2005

X The Department of Environmental Protection and Resource Management has no comments on the following zoning items:

05-543
05-546
05-550
05-551
05-552
05-554
05-555

Reviewers: Sue Farinetti, Dave Lykens

S:\Devcoord\ZAC SHELL 11-20-03.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director
Department of Permits and
Development Management

DATE: May 23, 2005

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

SUBJECT: Zoning Advisory Petition(s): **Case(s) 5-543 and 5-553**
Administrative Variance(s)

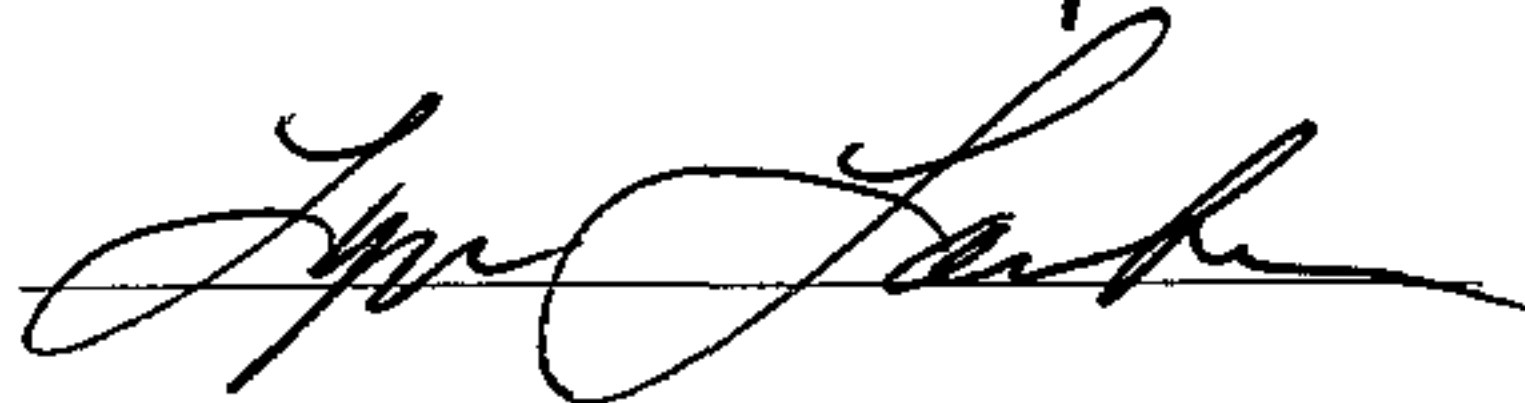
RECEIVED
MAY 24 2005
ZONING COMMISSIONER

The Office of Planning has reviewed the above referenced case(s) and has no comments to offer. For further questions or additional information concerning the matters stated herein, please contact Mark Cunningham in the Office of Planning at 410-887-3480.

Prepared By:



Division Chief:



MAC/LL

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director DATE: May 16, 2005
Department of Permits & Development
Management

FROM: Dennis A. ^{Dak}Kennedy, Acting Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For May 16, 2005
Item No. 542, 543, 545, 550, 552,
553, 554, 555, 563

The Bureau of Development Plans Review has reviewed the
subject zoning items and we have no comments.

Dak:CEN:clw
x cc: file
ZAC-NO COMMENTS-05162005.doc

June 9, 2005

To: Baltimore County

From Raymona Barnes

Re: Case Number 05-543-A, 3494 Logansview Dr.

Recently I requested a variance to have an addition to the front side and rear of my residence. I received my letter which granted my variance however the letter did not ~~show~~ show the variance for the rear of 29 feet which is clearly shown on my Plat. 

Sincerely Raymona Barnes

Sit for 5-21 Closing
05-543

April 25, 2005

Please be advised we have applied to Baltimore County Zoning for a Variance for the property address, 3494 Loganview Drive also known as Subdivision Plat C Dundalk, Plat Book J.W.B. 14, Folio 114 & 115, Lot 48, Block 1 to add an addition to the front of our home to include an enlarged kitchen area and porch. The side of our home parallel to Janet Sullivan's home will be included in the addition to enlarge the kitchen area and rear bedroom.

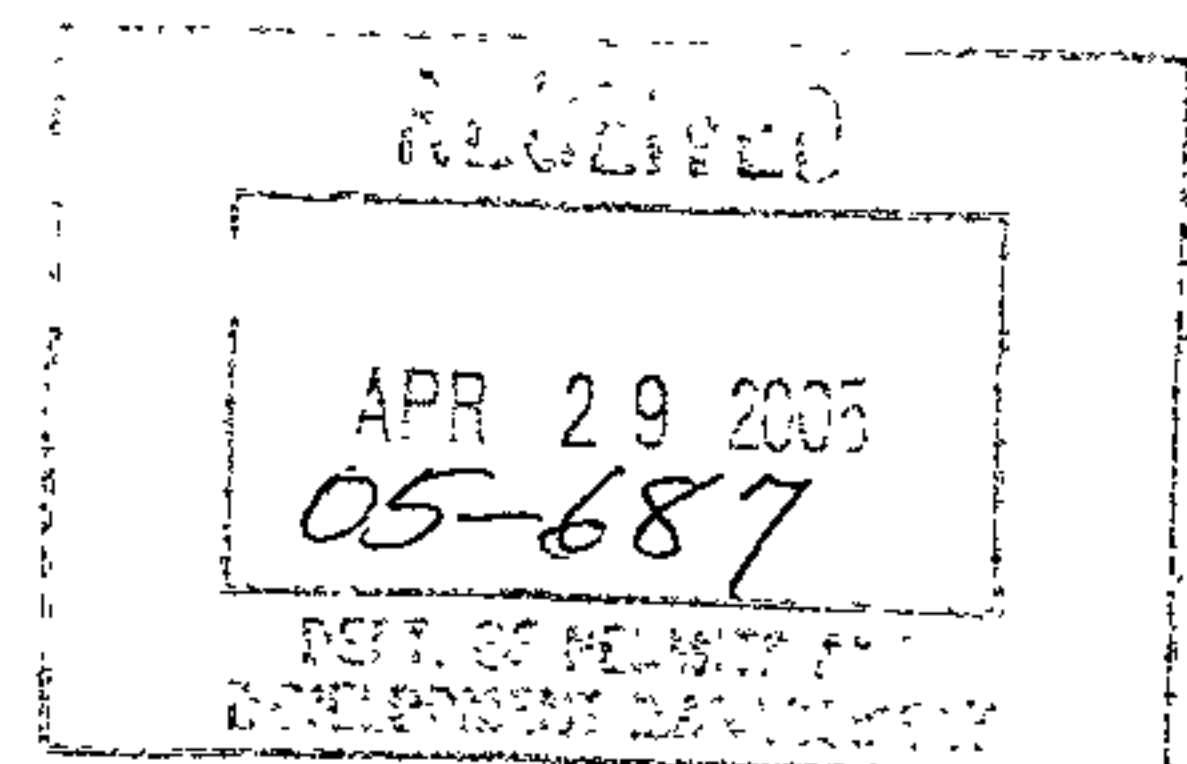
By signing this petition you acknowledge **no** objection to the improvements for the property known as **3494 Loganview Drive**


Janet Sullivan

3496 Loganview Drive, Lot 49


Marie Jones

3492 Loganview Drive, Lot 47



April 22, 2005

Zoning Review
Department of Permits and Development Management
111 West Chesapeake Avenue
Room 111
Towson, MD 21204

To whom it may concern,

I am applying for an Administrative Variance to an addition to my home at 3494 Loganview Drive, Baltimore Maryland 21222.

I am the care giver and legal attorney in fact for my mother, Wanda Whetzel whom has been a resident of The Woodlands Assisted Living Facility in Middle River since May 5, 2004.

There have been on going problems with my mother's care at The Woodlands. In most recent months, the problems have worsened. It is in the best interest for everyone my mother is moved. I was told by telephone in early April, that I should make other arrangements for the care of my mother by the Vice President, Susan Gudeman and the Manager, Kim Cooke.

My home is small, and has small rooms. I need to enlarge the front of my home where the kitchen is located to accommodate my mother's wheelchair. Currently, my kitchen measures 9ft 4in X 10ft. The proposed addition will enlarge the existing area to include a front porch, 34ft X 8ft. The front and side addition would increase the size of the kitchen area to approximately 17ft 4in X 14ft. The current size of the front porch, 5ft X 5ft is not enough space to utilize the wheelchair safely.

Of my two bedrooms downstairs, my mother will occupy one of the rooms which currently measures, 8ft 4in X 11ft 10 in. My mother has an electric hospital bed which she needs for her arthritis and circulation condition. My mother also uses a walker and has other medical needs which she would require more space. My mother wouldn't be able to live on the existing second floor due to her immobility. The proposed addition would enlarge the bedroom to approximately 24ft X 15ft 10in.

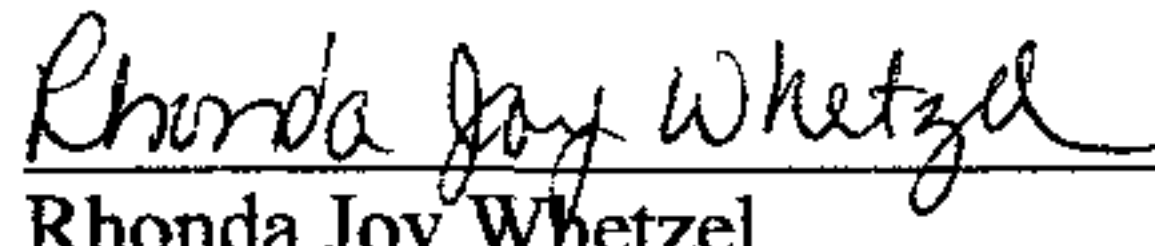
My mother is 76 years of age and I want to provide a safe and comfortable environment for her remaining years. I am running out of time and options, and your prompt attention to this application for the Administrative Variance would be greatly appreciated.

05-543-17

I have financing in place along with a licensed contractor contract for the work to be completed.

Thank you for your time.

Sincerely,

Rhonda Joy Whetzel

Raymond J. Barnes

3494 Loganview Drive

Baltimore, MD 21222

Legal Description: Lot # 48, Block #1, Subdivision Plat C Dundalk, Plat Book #J.W.B. 14, Folio 114 & 115, Election District 12, Council District 7, Zoning D.R.5.5.

Enclosures: 3 most recent invoices The Woodlands Assisted Living
Termination Notice to The Woodlands Assisted Living
Most recent correspondence The Woodlands
Copy of Durable Power of Attorney for Wanda Whetzel (mother)

OS-543-A

April 24, 2005

The Woodlands Assisted Living
C/O Susan C. Gudeman
1320 Windlass Drive
Baltimore, MD 21220

Re: Wanda Whetzel

Dear Ms. Gudeman,

This letter is to inform you and your management staff, May 31, 2005 will be the last day of residence for Wanda Whetzel, room 208. Per your guidelines, Article III, Section E, as Wanda Whetzel's guardian, I am notifying you thirty days in advance of her vacancy.

Please be aware to make any adjustments to Wanda Whetzel's May 2005 invoice for the injections not received in the month of April, per our previous telephone conversation.

I will make proper arrangements to have her hospital bed transferred from the facility. I would appreciate to have her walker to remain in her room in the evening, along with her wheelchair in effort to keep her belongings together.

I will collect all of her medications and supplies on her last day. If sooner, I will give proper notification.

I would appreciate any forms that need to be signed, mailed to me prior to May 31, 2005.

Any beautician invoices not included for the month of May, can be forwarded to my address:

3494 Loganview Drive
Baltimore, Maryland 21222

Sincerely,



Rhonda J. Whetzel
Guardian for Wanda Whetzel
~~Type your name here~~ Rjw

OS.543-A



The Woodlands Assisted Living

1320 Windlass Drive * Baltimore, MD 21220 * 410-918-2139 * 410-918-2141 fax

It's About Living...

March 30, 2005

Vice President:

Sue Gudeman

Manager:

Kim Cooke

Assistant Manager:

Eula Dean

Rhonda Whetzel

Re: Wanda Whetzel

In speaking with you today with your concerns with the following:

- No notification of the Sunday injection being discontinued.
- Physician states Wanda Whetzel can give her own injection.
- Concerns of Rose Montier, RN
- Unable to speak to me until today.
- Why we are unable to give over the counter medicine without a physician order
- Inappropriate message left by Rose to 'Watch her technique in giving her mother an injection'

In light of the above, I would like to set a meeting with you. I would also like to include Eula Dean, Assistant Manager, Kim Cooke, Manager, Rose Montier, R.N. and Marie Butler-Campbell, V.P. of Operations. Please give me some times that you will be available next week. Kim will not return until Monday, April 4th and Marie had requested that it be either morning or late afternoon.

Hopefully, we will be able to obtain some understanding as to the care your mother needs.

I have also enclosed a revised bill for April. What I had done was credited 3 injections by taking the injections for April. (i.e.: Instead of 30 injections for April, I credited 3, leaving 27 injections) It is my understanding that the order for injections, 7 days a week was re-instated.

Please give me a call, if you have any questions.

Sincerely,



Susan C. Gudeman

Cc: Marie Butler-Campbell, V.P. of Operation
Eula Dean, Assistant Manager
Kim Cooke, Manager
Rose Montier, R.N., Delegating Nurse
Darell R. Cammack, Jr., CEO/President

Darell "Rick" Cammack, Jr., CEO/President

OS-543-A

U-275-50

THE WOODLANDS ASSISTED LIVING

1320 WINDLASS DRIVE
BALTIMORE, MARYLAND 21220

Invoice

3/5/05
CR #1915
\$4175.00

Date	Invoice #
3/1/2005	2782

Bill To
Rhonda Whetzel 3494 Loganview Drive Balto., MD 21222

Services for:
Wanda Whetzel 1320 Windlass Drive Baltimore, MD 21220

			Project
Qty	Description	Rate	Amount
	Room and Board	2,700.00	2,700.00
31	Medicine Administration	10.00	310.00
15	Bathing	10.00	150.00
31	Dressing	10.00	310.00
31	Toilet Program	10.00	310.00
31	Injection fee	5.00	155.00
31	Accu check	5.00	155.00
	Beautician services(set 1/31/05)	12.00	12.00
	Beautician services(set 2/2/05)	12.00	12.00
	Beautician services(set 2/7/05)	12.00	12.00
	Beautician services(set 2/9/05)	12.00	12.00
	Beautician services(set 2/16/05)	12.00	12.00
	Beautician services(cut/set 2/21/05)	23.00	23.00
		Total	\$4,173.00
		Payments/Credits	\$0.00
		Balance Due	\$4,173.00

Phone #	Fax #	E-mail
410-918-2139	410-918-2141	

THE WOODLANDS ASSISTED LIVING

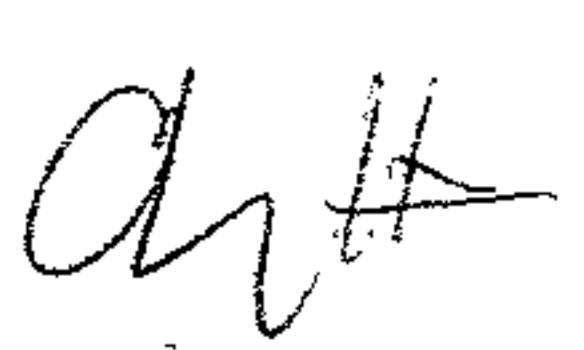
1320 WINDLASS DRIVE
BALTIMORE, MARYLAND 21220

Invoice

Date	Invoice #
2/1/2005	2711

Bill To
Rhonda Whetzel 3494 Loganview Drive Balto., MD 21222

Services for:
Wanda Whetzel 1320 Windlass Drive Baltimore, MD 21220

			Project
Qty	Description	Rate	Amount
	Room and Board	2,700.00	2,700.00
28	Medicine Administration	10.00	280.00
15	Bathing	10.00	150.00
28	Dressing	10.00	280.00
27	Injection fee	5.00	135.00
28	Accu check	5.00	140.00
28	Toilet Program	10.00	280.00
	Beautician services(set 12/20/04)	12.00	12.00
	Beautician services(set 12/27/04)	12.00	12.00
	Beautician services(cut/set 1/05/05)	23.00	23.00
	Beautician services(set 1/10/05)	12.00	12.00
	Beautician services(set 1/19/05)	12.00	12.00
	Beautician services(set 1/26/05)	12.00	12.00
 2237		Total	\$4,048.00
		Payments/Credits	\$0.00
		Balance Due	\$4,048.00

OS. S43-A

THE WOODLANDS ASSISTED LIVING

1320 WINDLASS DRIVE
BALTIMORE, MARYLAND 21220

Invoice

Date	Invoice #
4/1/2005	2851

Bill To
Rhonda Whetzel 3494 Loganview Drive Balto., MD 21222

Services for:
Wanda Whetzel 1320 Windlass Drive Baltimore, MD 21220

			Project
Qty	Description	Rate	Amount
	Room and Board (April 2005)	2,700.00	2,700.00
30	Medicine Administration	10.00	300.00
15	Bathing	10.00	150.00
30	Dressing	10.00	300.00
30	Toilet Program	10.00	300.00
27	Injection fee	5.00	135.00
30	Accu check	5.00	150.00
	Beautician services (Set 3/2/05)	12.00	12.00
	Beautician services (Set 3/7/05)	12.00	12.00
	Beautician services (Set 3/21/05)	12.00	12.00
		Total	\$4,071.00
		Payments/Credits	\$0.00
		Balance Due	\$4,071.00

Phone #	Fax #	E-mail
410-918-2139	410-918-2141	

OS-543-A

DURABLE FINANCIAL POWER OF ATTORNEY

That I, **Regina Wanda Lee Whetzel**, 3114 Baybriar Road, Baltimore, Maryland, 21222, Social Security Number 429-48-2851, do hereby constitute and appoint my daughter, **Rhonda Joy Whetzel**, as my agent and attorney-in-fact, for me and in my name, to do any and all acts which I could do if personally present, hereby intending to give the fullest power and not intending by anything hereinafter contained to limit such full power.

ALTERNATE ATTORNEY IN FACT

In the event that my daughter, **Rhonda Joy Whetzel**, for any reason shall fail to act or continue as my lawful attorney, I constitute and appoint my daughter, **Terry Regina Smith**, to act as my lawful agent and attorney. The following written evidence shall be deemed conclusive, and may be relied on to establish that a person has failed to act or continue as my lawful attorney;

- A. A death certificate for the person;
- B. A notarized statement of the person resigning or refusing to act as my lawful attorney; or
- C. A notarized statement of the person's attending physician that she is not able to handle her affairs.

In the event it becomes necessary for any court to appoint a guardian or conservator for my property, I direct that my daughter, **Rhonda Joy Whetzel**, shall serve as such guardian. In the event my daughter, **Rhonda Joy Whetzel**, fails for any reason to qualify or continue as such, I constitute my daughter, **Terry Regina Smith**, to serve as such in her place.

Any guardian or conservator who at any time shall be appointed by any court shall be excused from the necessity of giving bond.

DISABILITY

This General Power of Attorney shall be effective as of the date of execution by me and shall survive any disability. It is my specific intention that my Agent shall continue to act as such even though I may not be competent to ratify the actions of my Agent.

OS. 543-17

CARE AND CONTROL OF PROPERTY

1. Powers of Collection and Payment. To forgive, request, demand, sue for, recover, collect, receive, hold all such sums of money, debts, dues, commercial paper, checks, drafts, accounts, deposits, legacies, bequests, devises, notes, interests, stock certificates, bonds, dividends, certificates of deposit, annuities, pensions, profit sharing, retirement, social security, insurance and other contractual benefits and proceeds, all documents of title, all property, real or personal, intangible and tangible property rights, and demands whatsoever, liquidated or unliquidated, now and hereafter owned by, or due, owing and payable or belonging to me or in which I have or may have or may hereafter acquire an interest; to have, use, and take all lawful means and equitable and legal remedies and proceedings in my name for the collection and recovery thereof, and to adjust, sell, compromise, and agree for the same, and to execute and deliver for me, on my behalf, and in my name, all endorsements, releases, receipts, or other sufficient discharges for the same.

2. Power to Acquire and/or Sell Real or Personal Property. To acquire, purchase, exchange, grant options to sell and convey real or personal property, tangible or intangible, or interests therein. To lease, let demise, bargain, sell, remise, release, convey, mortgage and hypothecate my lands or interest in lands, tenements and hereditaments, including but not limited to, 3114 Baybriar Road, Baltimore County, Maryland, upon such terms and conditions and under such covenants as my attorney shall think fit, and to make, execute and deliver any deed, mortgage or lease, whether with or without covenants and warranties, in respect of any such lands, tenements and hereditaments, or of any part or parts thereof. My agent shall further have the power to execute any and all documents necessary to acquire and/or sell my real or personal property.

3. Management Powers. To manage, repair, improve, maintain, insure, rent, lease, encumber, and in any manner deal with any real or personal property, tangible or intangible, or any interest therein, that I now own or may hereafter acquire, in my name and for my benefit.

4. Banking Powers. To conduct banking transactions and shall include, but shall not be limited to the power to make, receive, cash and endorse checks and drafts, deposit and withdraw funds, acquire and redeem certificates of deposit, money market accounts, savings bonds, to sign for the purchase and/or sale of any and all bonds, to sign any and all checks, drafts, negotiable papers, to handle and manage any and all savings and/or checking accounts, to transfer or surrender any securities in bonds, savings and loan associations and other institutions, execute and release such deeds of trust or other security agreements as may be necessary or proper in the exercise of the rights and powers herein granted.

My agent shall have the power to enter into or renew any agency or custodian agreement with any bank or trust company at my expense for the investment or safekeeping of any property. This shall include the power to revoke any agency or custodial agreement, whether the agreement is entered into by me, by my attorney, or by any other person.

5. Power to Borrow and Give Security. To borrow from time to time such sums of money upon such terms as my Agent shall deem appropriate for, or in relation to, any of the purposes or objects described herein, upon the security of any of my property whether real or personal, or otherwise, and for such purposes to give, execute, deliver and acknowledge mortgages with such powers and provisions as my Agent may think proper, and also such notes or bonds as may be necessary or proper in connection therewith.

OS-543-A

6. Motor Vehicles. To apply for a Certificate of Title, upon, and endorse and transfer title thereto, for any automobile, truck, pickup, van, motorcycle or other motor vehicle, and to represent in such transfers or assignments that the title to said motor vehicle is free and clear of all liens and encumbrances except those specifically set forth in such transfer or assignment.

7. Business/Financial Management. To conduct or participate in any lawful business of whatever nature for me and in my name; execute partnership agreements and amendments thereto; incorporate, reorganize, merge, consolidate, recapitalize, sell, liquidate or dissolve any business; elect or employ officers, directors and agents; carry out the provisions of any agreement for the sale of any business interest or the stock therein; and exercise voting rights with respect to stock, either in person or by proxy, and exercise stock options.

My attorney shall have the power to deal with governmental agencies; to make applications for, receive and administer any of the following benefits, if applicable: Social Security, Medicare, Medicaid, Supplemental Security Income, and any other governmental resources and community support services available. My attorney shall have the power to explore and implement Medicaid planning strategies and options in the event I need long-term health and nursing care, which shall include but not be limited to the power to divest me of sufficient assets so as to qualify for medical assistance, to convert nonexempt resources owned by me into exempt resources allowable under federal and state Medicaid rules and regulations, to disclaim an inheritance and to change my domicile to another state where the Medicaid eligibility rules are more favorable.

8. Tax Powers. My attorney in fact shall have the power to prepare, make, execute and file any and all federal, state, local or other tax returns, claims for refunds or declaration of estimated tax; to prepare, sign and file gift tax returns with respect to gifts made by me for any year or years; to consent to any gift and to utilize any gift-splitting provision or other tax election. This power shall include the power to represent me (directly or through attorneys, accountants or other agents) in any matter before the Internal Revenue Service or any other federal, state or local agency. In connection with such representation, my attorney in fact may execute consents extending the statutory period for the assessment or collection of taxes, may pay all taxes and interest thereon which I may properly owe or which may be assessed against me and may contest the validity of any proposed assessment.

9. Safe Deposit Boxes. My agent shall have unrestricted access to and the right to enter into any safe deposit box, vault, storage warehouse or other depository which I may own, which may be registered in my name, or in which any property may be held by me, and to remove all or any part of the contents thereof, and to surrender or relinquish such safe deposit box, and any institution in which any such safe deposit box may be located shall not incur any liability to me or my estate as a result of permitting my Agent to exercise this power.

10. Gifts. My Agent may make outright gifts of cash, securities, real estate, or other assets, or direct or indirect interests therein, to adults or to minors under an applicable Gift to Minor's Act in custodial form to persons under the age of twenty-one (21) years or to trusts created for such persons. Permissible donees hereunder shall include my spouse, my children, my children's spouses, and my grandchildren, including any Agent named herein.

My attorney shall have the power to make gifts and to institute gift programs to such activities, associations, groups and persons as my attorney shall deem appropriate.

OS-543-A

11. Sale of Assets. My Agent may sell any asset or assets which I may own, or otherwise transfer such assets, including cash upon such terms and conditions as my Agent may deem appropriate, including but not limited to the use of a sale or transfer of any asset or assets of mine upon a private annuity basis, self-canceling installment note, or otherwise, it being my express intention that my Agent shall have the absolute right to deal with my assets in any manner in order to legally reduce the potential Federal Estate Tax, or any state Inheritance or Estate Tax, which may otherwise be payable with respect to my estate. For purposes of this Paragraph, my Agent and any appointed Successor may sell or transfer any of my assets to my spouse, my children, my children's spouse, my grandchildren, or trusts created for any of them, notwithstanding the fact that any such persons are named as Agents herein.

12. Purchase of U.S. Treasury Bonds. To purchase such amounts of U.S. Treasury Bonds, (Flower Bonds), as my agent, in my Agent's sole discretion, shall deem advisable, which bonds may be purchased at discount and redeemed at par value in order to satisfy any estate tax liabilities in my estate.

13. Employee Benefit Plans. To select any payment option under any IRA or employee benefit plan in which I am a participant or to change options I have selected, to make and change beneficiary designations and to make rollovers of such plan benefits.

14. Disclaimers. To renounce and disclaim any interest or powers in and to any property to which I may become entitled.

15. Insurance. To insure my life or the life of anyone in whom I have an insurable interest; to continue life insurance policies now or hereafter owned by me on either my life or the lives of others; to pay all insurance premiums; to select any options under such policies; to increase coverage under any such policy; to borrow against any such policy; to pursue all insurance claims on my behalf; to purchase and/or maintain and pay all premiums for medical insurance covering me and/or any person I am obligated or may have assumed the obligation to support; to carry insurance of such kind and in such amounts as my Agent shall deem appropriate to protect me from any liability; to pay the premiums therefore; to pursue claims thereunder; to designate and change beneficiaries under any annuity contract and/or insurance policies in which I have an interest; to decrease coverage under or cancel any of the policies described herein, to receive and make such disposition of the cash value upon termination of any such policy as my Agent shall deem appropriate.

16. Miscellaneous. The foregoing provisions shall be applicable to the following assets held either by myself or with my spouse:

- A. Allfirst Bank
- B. Life Insurance with Monumental Insurance Company
- C. Pending Asbestos claim through the Law Offices of Peter Angelos
- D. Pension through General Motors
- E. Social Security Benefits

CARE AND CONTROL OF PERSON

My Agent is authorized, in my Agent's sole and absolute discretion from time to time and at any time, with respect to the control and management of my person, as follows:

1. Support of Principal. To do all acts necessary for maintaining my customary standard of living, to provide living quarters by purchase, lease or other arrangements, or by payment of the operating costs of my existing living quarters, including interest, amortization payments, repairs and taxes, to provide normal domestic help for the preparation of my household, to provide clothing, transportation, medicine, food and incidentals, and if necessary to make all necessary arrangements, contractual or otherwise, for me at any hospital, hospice, nursing home, convalescent home or similar establishment.

2. Protect or Dispose of Property. If, in the judgment of my Agent, I will never be able to return to my living quarters from a hospital, hospice, nursing home, convalescent home or similar establishment, to lease, sublease or assign my interest as lessee in any lease or protect or sell or otherwise dispose of my living quarters (investing the proceeds of any such sale as my Agent deems appropriate) for such price and upon such terms, conditions and security, if any, as my Agent shall deem appropriate; and to store and safeguard or sell for such price and upon such terms, conditions and security, if any, as my Agent shall deem appropriate or otherwise dispose of any items of tangible personal property remaining in my living quarters which my Agent believes I will never need again (and pay all costs thereof).

3. Recreation and Travel. To provide opportunities for me to engage in recreational and sports activities, including travel, as my health permits.

4. Spiritual and Religious Needs. To provide for the presence and involvement of religious clergy or spiritual leaders in my care, to provide them access to me at all times, maintain my memberships in religious or spiritual organizations or arrange for membership in such groups, and enhance my opportunities to derive comfort and spiritual satisfaction. This instrument shall be construed under the laws of the State of Maryland.

SPECIAL PROVISIONS

In addition to and not by way of limitation upon any other powers conferred upon my Agent herein:

1. My Agent may employ, compensate and discharge such domestic, medical and professional personnel including lawyers, accountants, doctors, nurses, brokers, financial consultants, advisors, consultants, companions, servants and employees, as my Agent deems appropriate. Further, my Agent has the power to reasonably compensate themselves for services rendered in their capacity as Attorney in fact.

2. For purposes of specific identification and not in limitation of the powers conferred hereunder, a Rider may be annexed hereto and initialed by me, identifying specific items which shall be subject to the powers conferred upon my Agent herein.

OS-543-A

3. A Rider annexed hereto and initialed by me may include specific additional powers or limitations on any powers contained herein and shall be deemed to be incorporated herein by reference. Notwithstanding any limitations upon the powers contained herein by such Rider, any person or entity relying upon this instrument shall be protected in so doing whether or not such person or entity has actual notice of any such limitations.

INDEMNIFICATION

To include any third party to act under this Power, I hereby agree that any third party receiving a duly executed copy or facsimile of this instrument, may act hereunder and that revocation or termination hereof shall be ineffective as to such third party unless and until actual notice or knowledge of such revocation or termination shall have been received by such third party, and I for myself and for my heirs, executors, personal representatives and assigns hereby agree to indemnify and hold harmless any such third party from and against any claims that may arise against such third party by reason of such third party having relied on the provisions of this instrument.

I hereby authorize the use of a photocopy of this Power of Attorney, in lieu of the original copy executed by me, for the purpose of effectuating the terms and provisions herein.

Given and hereby granting unto the said agent and attorney the full power and authority in and about the premises; with power to use all means and process in the law for the full and effectual execution of the business herein described; and in my name to make and execute due acquittance and discharge, and in and about the premises to appear for and represent me before any governor, judge, justice, officer and minister of law whatsoever, in any court of judicature, and thereon my behalf, to institute, answer, defend and reply unto all actions, causes, matters and things whatsoever relating to the premises. Also, to submit any matter in dispute, respecting the premises, to arbitration or otherwise, with full power to make and substitute, for the purpose aforesaid, one or more attorneys, and the same again at pleasure to revoke. And generally to say, do, act, transact, determine, accomplish and finish all matters and things whatsoever relating to the premises, as fully, amply and effectually, to all intents and purposes, as I, if present, ought or might personally do, although the matter should require more special authority than is hereby conferred, I hereby ratifying and confirming all and whatsoever said agent or attorney or my substitute, shall lawfully do or cause to be done, in and about the premises, by virtue of these presents.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 19th day of March, 2002. *[Signature]*

Signed, sealed and delivered in the presence of:

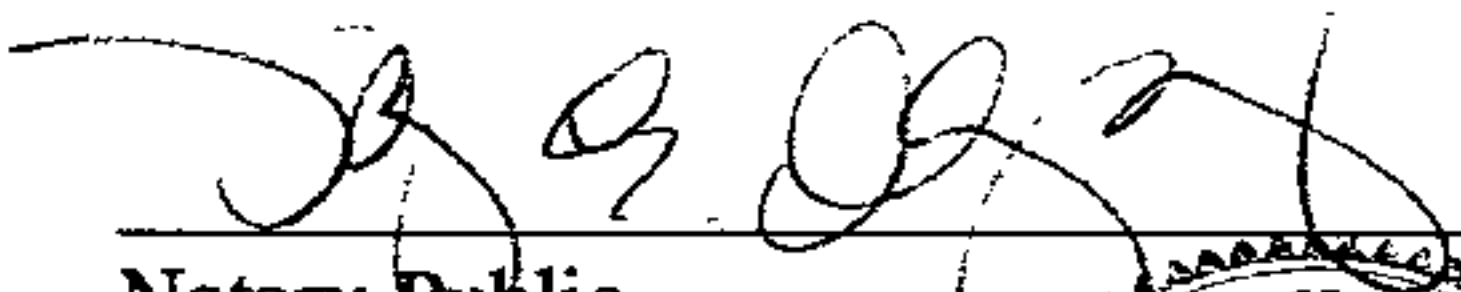
Kathleen Kienowski
Witness

[Signature] (SEAL)
Regina Wanda Lee Whetzel
3114 Baybriar Road
Baltimore, Maryland 21222

OS-543-A

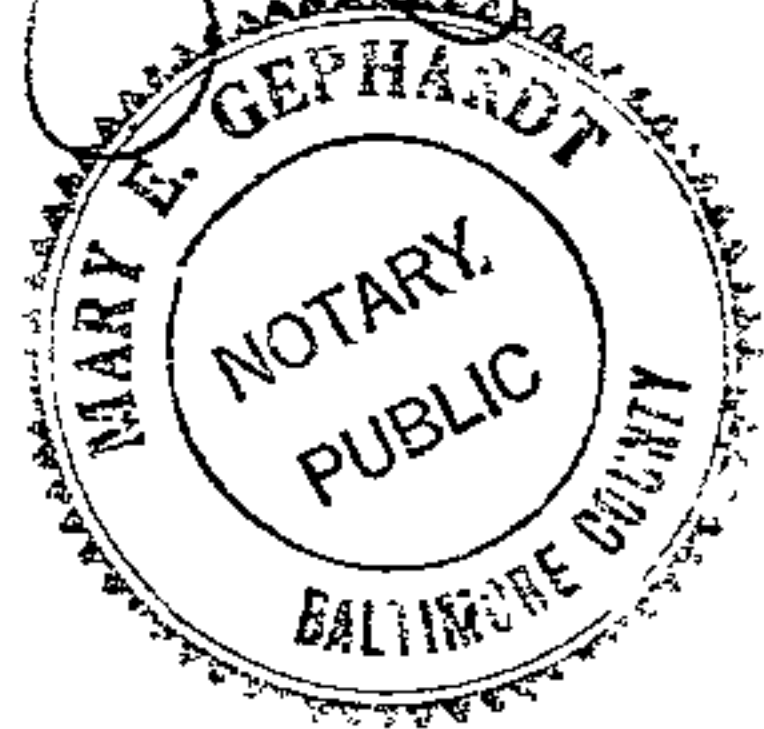
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

Be it remembered, that on this 19th day of March, ²⁰⁰³~~2002~~, personally appeared before me the subscriber, a Notary Public in and for the State and County aforesaid **Regina Wanda Lee Whetzel** and acknowledged the foregoing Durable Financial Power of Attorney to be her act.



Notary Public

My Commission expires: 10/1/04



OS-43-A

DEESE HOME IMPROVEMENTS

8514 Sandy Plains Road
Baltimore, MD 21222
Dundalk - 410-477-1818

State Contractor's License
17072

AGREEMENT made this 12th day of April, 2005, between DEESE HOME IMPROVEMENTS Contractor hereinafter referred to as CONTRACTOR, and

Owner's Name(s) R. Thomas Whetzel
Street Address 3494 Lynn View Zip 21222
Town of _____ County of Baltimore State of MD Phone No. 410-264-2728
Work Phone 410-963-0022

SPECIFICATIONS

Construct 2nd story addition on existing 1st floor
Approx 30' x 28' - Also extend Lt side of 1st floor 4' and
Construct a 2nd story addition on rear to be approx
28' x 16' and 1st floor over 4' extension to
make total 2nd story 34' x 48' - Bump out
1st floor approx 14' x 8' and have covered porch
Approx 20' x 8' open Lt side walls to extend 4' on 1st floor
Do all necessary elect & plumbing 1st & 2nd floor DBATH
2nd floor insulation to code - elect to look - sheetrock
Ready for paint - All Interior Doors + Trim included
HVAC 2nd floor only (owned by owner) (2) twin window units

Use existing floor joist on existing 2nd floor

Owner to get permits

TERMS

Contract Price \$ 90,000
Deposit \$ 20,000 Down - 20,000 gfr Foundation work
Contract Balance \$ 10,000 at completion 20,000 gfr Shell 20,000 gfr Insulation
plumb + elect

☐ I/We hereby elect the sellers cash price.
☐ I/We the undersigned hereby elect the sellers Deferred Payment Price and agree to pay in _____ monthly installments
of \$ _____ each. First installment payable in _____ days. Deferred payment plan is evidenced by a promissory note
and/or a Deed of Trust of the owner providing for equal monthly payments.

Owner agrees that in event of cancellation of this contract by owner before work is started, shall constitute breach by owner and owner
shall pay to contractor on demand twenty-five (25%) per cent of the contract price, as its stipulated damages for the breach. This shall not
be construed as a penalty but as liquidated damages.

This contract shall not become binding on contractor until accepted in writing by one of the officers of the company or the commencing
performance of the work. If permit is needed, work to start within 30 days after permit is issued, and to be substantially completed within 180
days from then.

Receipt of a copy of this contract is hereby acknowledged and it is further acknowledged by the undersigned that the foregoing
provisions have been read and the contents thereof understood and that no representation or agreement not herein contained shall be
binding upon the parties and that all of the agreements and understandings of said parties are contained herein.

ALL HOME IMPROVEMENT CONTRACTORS AND SUBCONTRACTORS MUST BE LICENSED BY THE HOME IMPROVEMENT
COMMISSION. IF YOU HAVE ANY QUESTIONS, CONTACT THE MARYLAND HOME IMPROVEMENT COMMISSION AT 333-6309.

This contract is secured by: a. ☐ Promissory Note, b. ☐ Deed of Trust, c. ☐ Mortgage, d. ☐ Covenant.

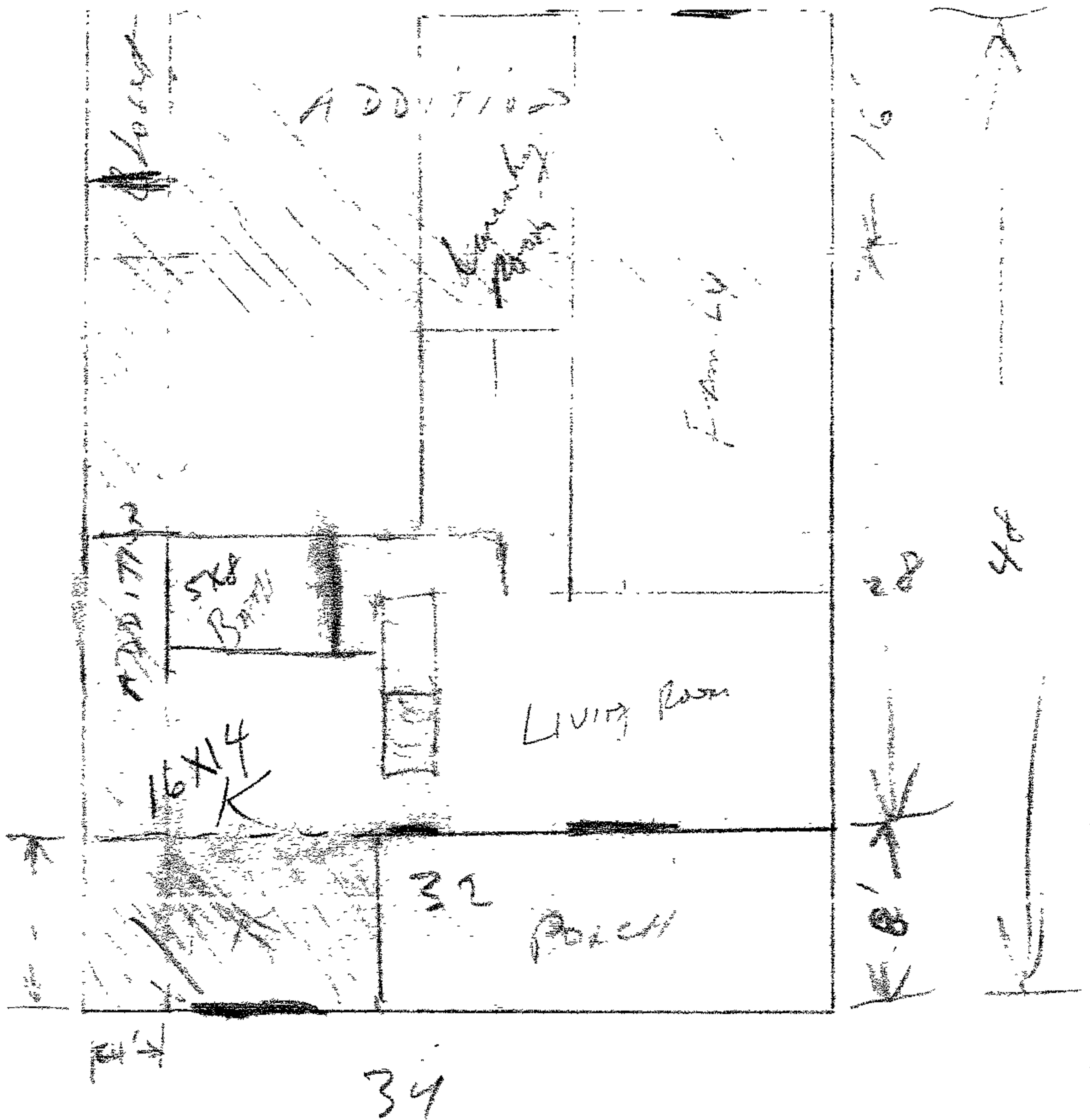
ALL LABOR GUARANTEED FOR ONE FULL YEAR

NO MORE THAN ONE-THIRD (1/3) DEPOSIT REQUIRED ON ALL CASH OR FINANCE ORDERS

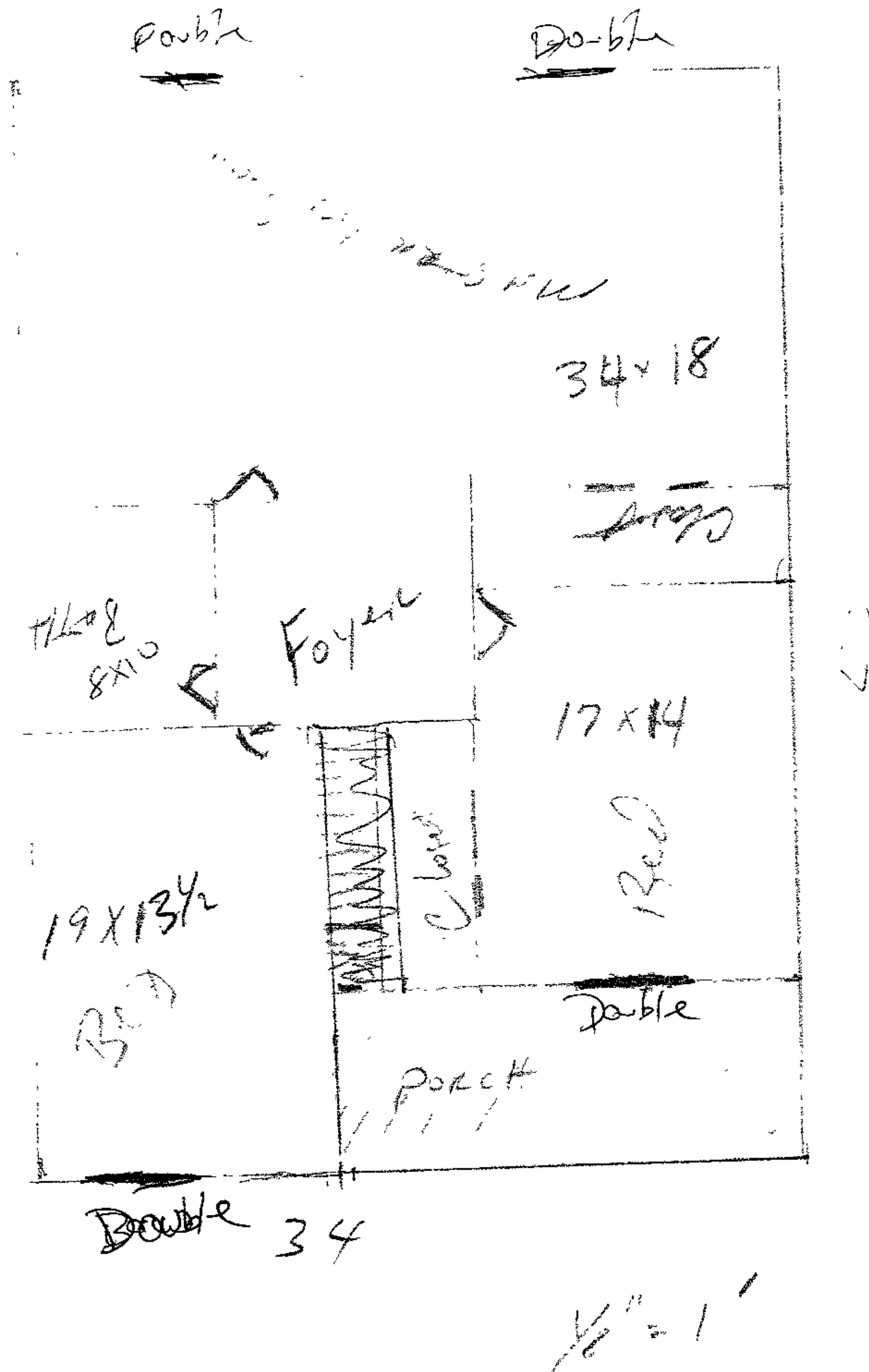
THIS CONSUMER CREDIT CONTRACT IS SUBJECT TO ALL CLAIMS AND DEFENSES WHICH THE DEBTOR COULD ASSERT
AGAINST THE CREDITOR OR RECOVERY HEREUNDER BY

OS-545-A

Lower level EXISTING DWELLING



Upper Level Existing Dwelling



Permits Room 100

111 West Chesapeake Ave Ste 105
21204

Click here for a plain text ADA compliant screen.

Maryland Department of Assessments and Taxation
BALTIMORE COUNTY
Real Property Data Search

410-887-3391

[Go Back](#)
[View Map](#)
[New Search](#)
[Ground Rent](#)

Account Identifier: District - 12 Account Number - 1213021570

Owner Information

Owner Name: WHETZEL RHONDA JOY
BARNES RAYMOND J Use: RESIDENTIAL

Mailing Address: 3494 LOGANVIEW DR
BALTIMORE MD 21222-5951 Principal Residence: YES

Deed Reference: 1) /11830/ 248
2)

Location & Structure Information

Premises Address
3494 LOGANVIEW DR

Legal Description

3494 LOGANVIEW DR
DUNDALK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assesment Area	Plat No:	6C
110	4	36				1	48	3	Plat Ref:	14/ 113

Special Tax Areas

Town
Ad Valorem
Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1950	1,125 SF	5,000.00 SF	04
Stories 1 1/2	Basement NO	Type	Exterior ASBESTOS SHINGLE

Value Information

	Base Value	Value As Of 01/01/2003	Phase-in Assessments As Of 07/01/2004	As Of 07/01/2005
Land:	23,000	25,000		
Improvements:	31,650	47,890		
Total:	54,650	72,890	66,810	72,890
Preferential Land:	0	0	0	0

Transfer Information

Seller: MARTIN RALPH EDGAR	Date: 10/04/1996	Price: \$49,440
Type: NOT ARMS-LENGTH	Deed1: /11830/ 248	Deed2:
Seller: MARTIN RALPH E	Date: 10/22/1979	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: / 6091/ 510	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2004	07/01/2005
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO

Exempt Class:

Special Tax Recapture:

* NONE *

OS-543-A

Click here for a plain text ADA compliant screen.



Maryland Department of Assessments and Taxation
BALTIMORE COUNTY
Real Property Data Search

Go Back
View Map
New Search
Ground Rent

Account Identifier: District - 12 Account Number - 1214040120

Owner Information

Owner Name: JONES MARIE A Use: RESIDENTIAL
Principal Residence: YES
Mailing Address: 3492 LOGANVIEW DR Deed Reference: 1) /18717/ 532
BALTIMORE MD 21222-5951 2)

Location & Structure Information

Premises Address
3492 LOGANVIEW DR

Legal Description

3492 LOGANVIEW DR
DUNDALK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assesment Area	Plat No:	6C
110	4	36				1	47	3	Plat Ref:	14/ 113

Special Tax Areas Town
Ad Valorem
Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1950	1,125 SF	5,000.00 SF	04
Stories 1 1/2	Basement NO	Type STANDARD UNIT	Exterior SIDING

Value Information

	Base Value	Value As Of 01/01/2003	Phase-in Assessments As Of 07/01/2004	As Of 07/01/2005
Land:	23,000	25,000		
Improvements:	51,400	58,230		
Total:	74,400	83,230	80,286	83,230
Preferential Land:	0	0	0	0

Transfer Information

Seller: JONES MARIE	Date: 09/04/2003	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: /18717/ 532	Deed2:
Seller: JONES MARIE	Date: 10/24/2002	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: /16992/ 185	Deed2:
Seller: NICOLL ESTELLE E	Date: 12/14/1989	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: / 8351/ 141	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2004	07/01/2005
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO
Exempt Class:

Special Tax Recapture:

* NONE *

Click here for a plain text ADA compliant screen.



Maryland Department of Assessments and Taxation
BALTIMORE COUNTY
Real Property Data Search

[Go Back](#)
[View Map](#)
[New Search](#)
[Ground Rent](#)

Account Identifier: District - 12 Account Number - 1219085170

Owner Information

Owner Name: SULLIVAN JANET L, TRUSTEE Use: RESIDENTIAL
Principal Residence: YES
Mailing Address: 3496 LOGANVIEW DR Deed Reference: 1) /13170/ 7
BALTIMORE MD 21222-5951 2)

Location & Structure Information

Premises Address
3496 LOGANVIEW DR

Legal Description

DUNDALK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assesment Area	Plat No:	6C
110	4	36				1	49	3	Plat Ref:	14/ 113

Special Tax Areas
Town
Ad Valorem
Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1950	1,125 SF	5,000.00 SF	04
Stories 1 1/2	Basement NO	Type STANDARD UNIT	Exterior SIDING

Value Information

	Base Value	Value As Of 01/01/2003	Phase-in Assessments As Of 07/01/2004	As Of 07/01/2005
Land:	23,000	25,000		
Improvements:	49,230	55,770		
Total:	72,230	80,770	77,922	80,770
Preferential Land:	0	0	0	0

Transfer Information

Seller: SULLIVAN EUGENE S	Date: 09/29/1998	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: /13170/ 7	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2004	07/01/2005
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO
Exempt Class:

Special Tax Recapture:

* NONE *



PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 3494 LOGANVIEW DRIVE

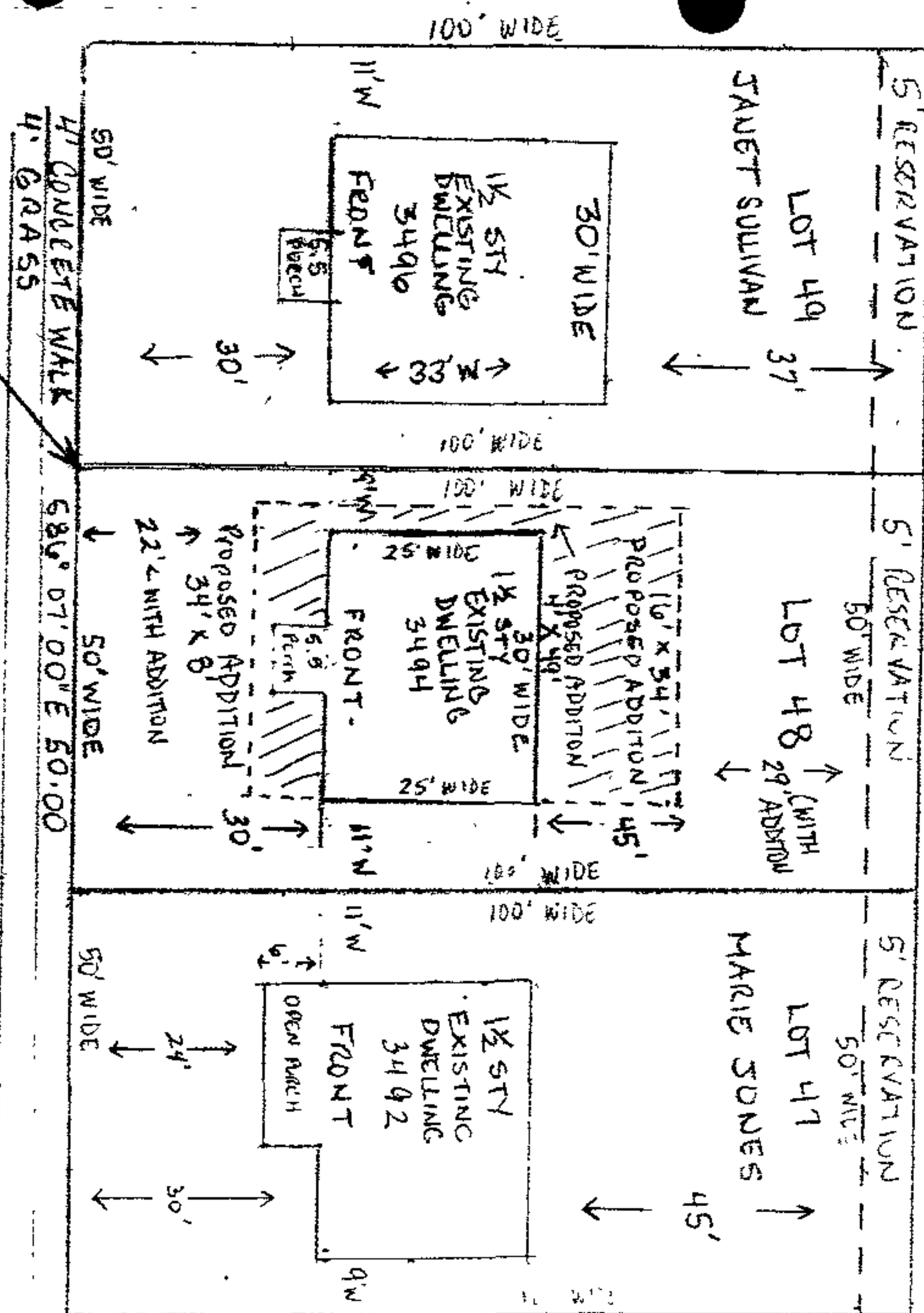
SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME PLATG DUANDALK

PLAT BOOK # 14 FOLIO # 115 LOT # 48 SECTION # Block 1

OWNER R HUNDA 509 WHETZEL + RAYMOND S. BARNES

DONDALE AVE (75' R/W)
586° 07' 00" E 50.00'



PREPARED BY Rhonda Wietzel

SCALE OF DRAWING: 1" = 30'



VICINITY MAP
SCALE: 1" = 1000'

LOCATION INFORMATION

ELECTION DISTRICT 12

COUNCILMANIC DISTRICT 7

1"=200' SCALE MAP # SE. 5E/10363

ZONING D.R.S.5

LOT SIZE .12 5000

SQUARE FEET

PUBLIC PRIVATE

SEWER ☒

WATER ☒

2014

PEAKE BAY
TICAL AREA

THE ABLE AND

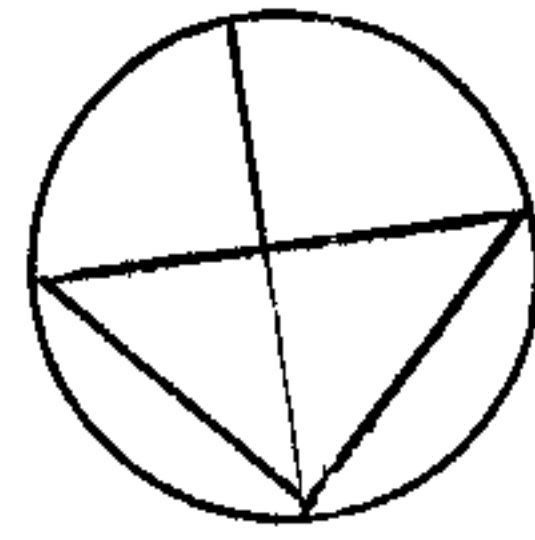
BEAN FLOOD FLA...

...DING

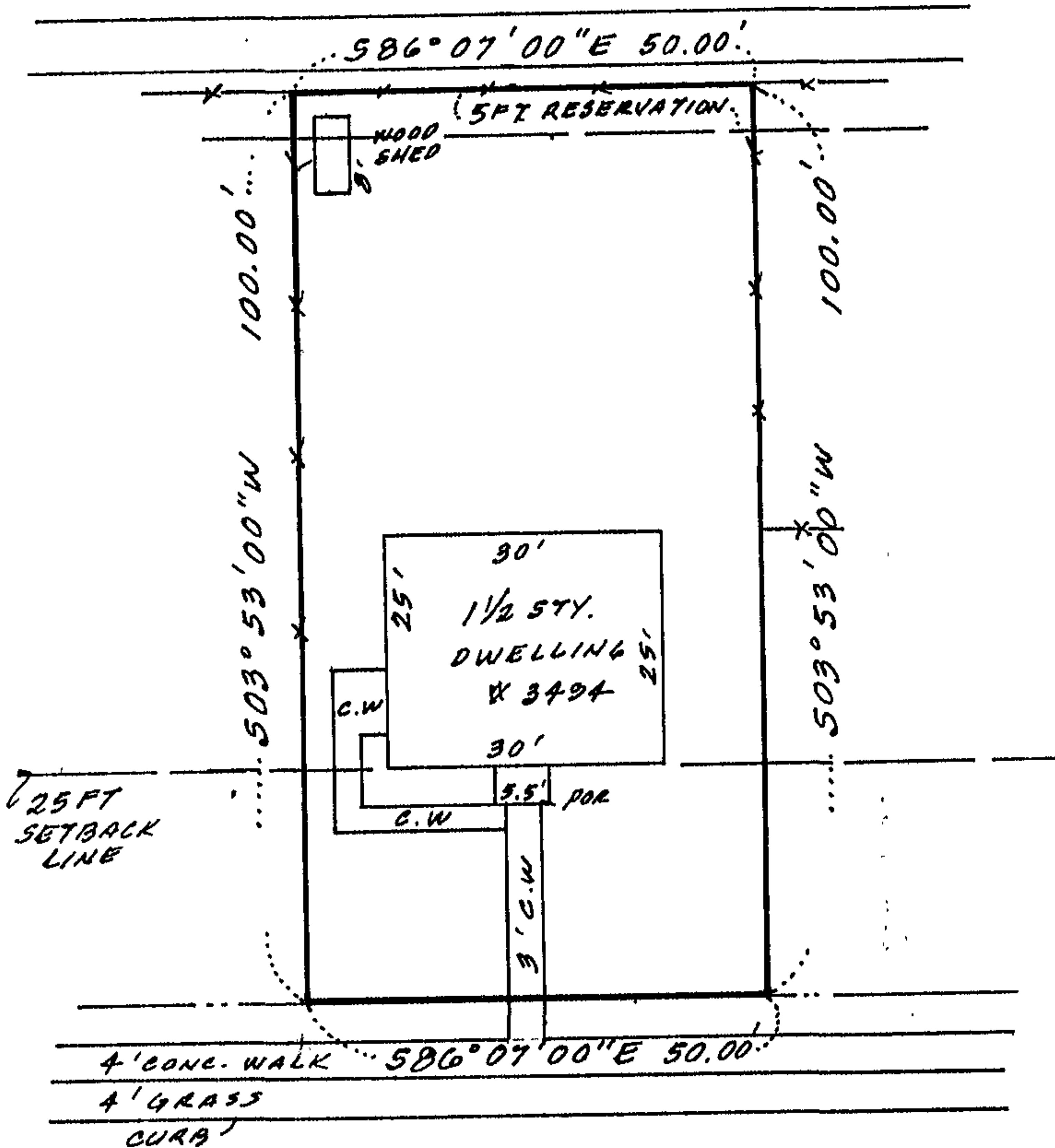
ZONING HEARING

HOPKINS ENGINEERING

275 OAK LANDING COURT
SEVERNA PARK, MARYLAND 21146
410-315-8169
410-315-9917 (FAX)



DUNDALK (75 FT. R/W) AVE.



LOGANVIEW (50 FT. R/W) RD.

OS-543-A

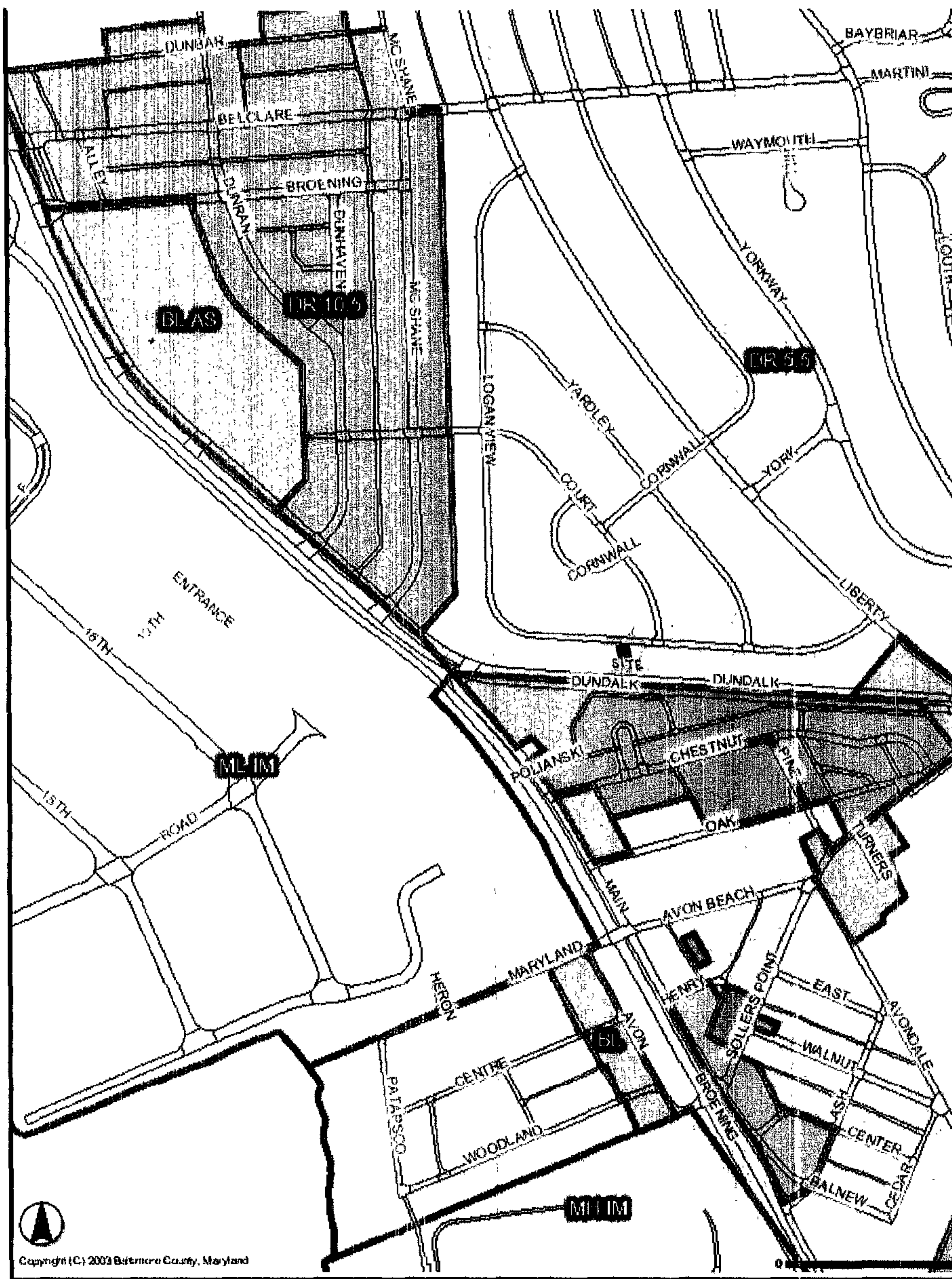
LOCATION DRAWING

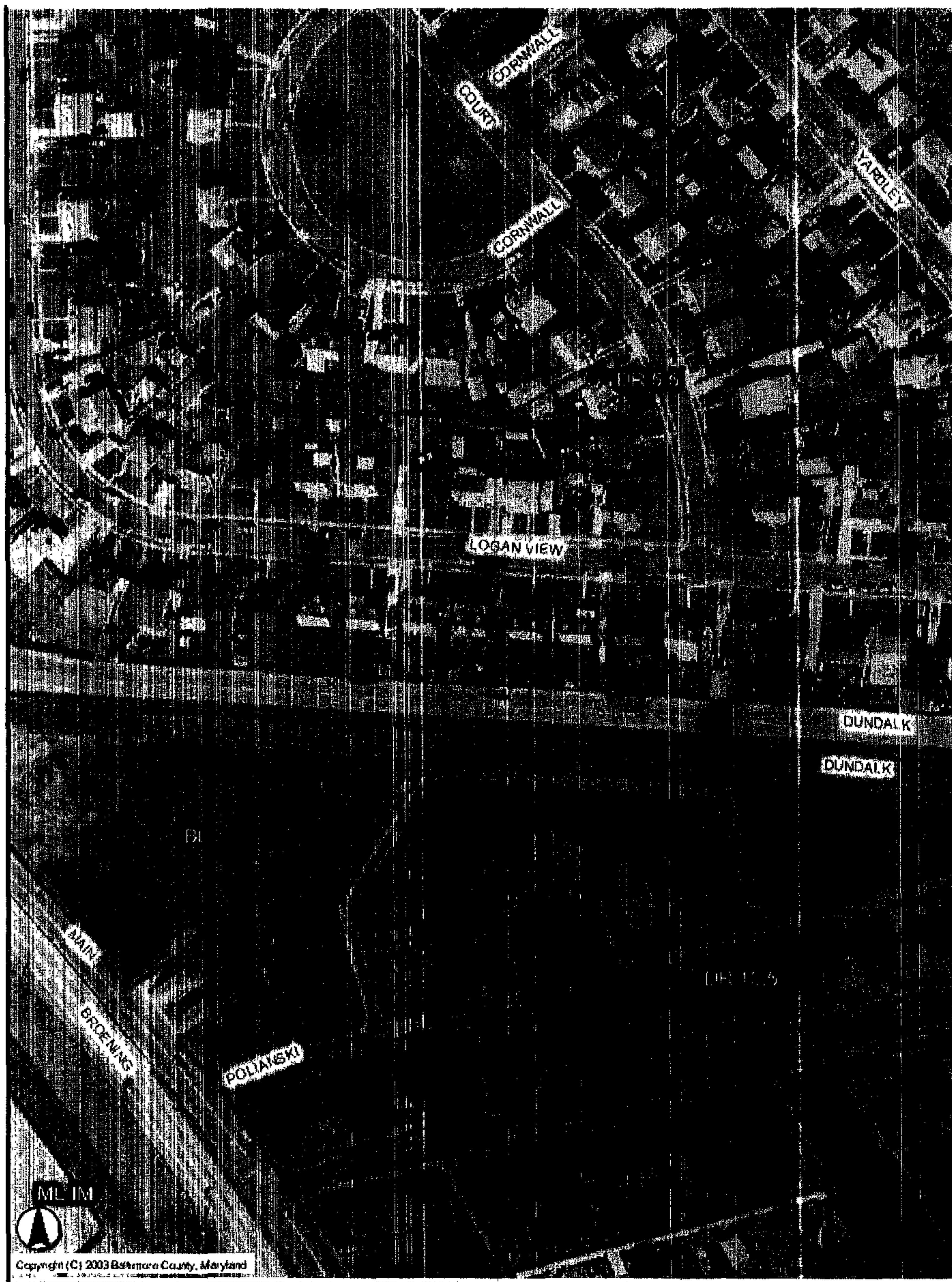
ADDRESS: # 3494 LOGANVIEW RD
COUNTY/CITY: BALTO. CO., MD
PLATBOOK: JWB 14/114 & 115
DEED REF.: 6091/510
SUBDIV. NAME: PLAT 6C,
DUNDALK
LOT No.: LOT 48 BLK 1
FLOOD ZONE: "C"
SCALE: 1"=20'

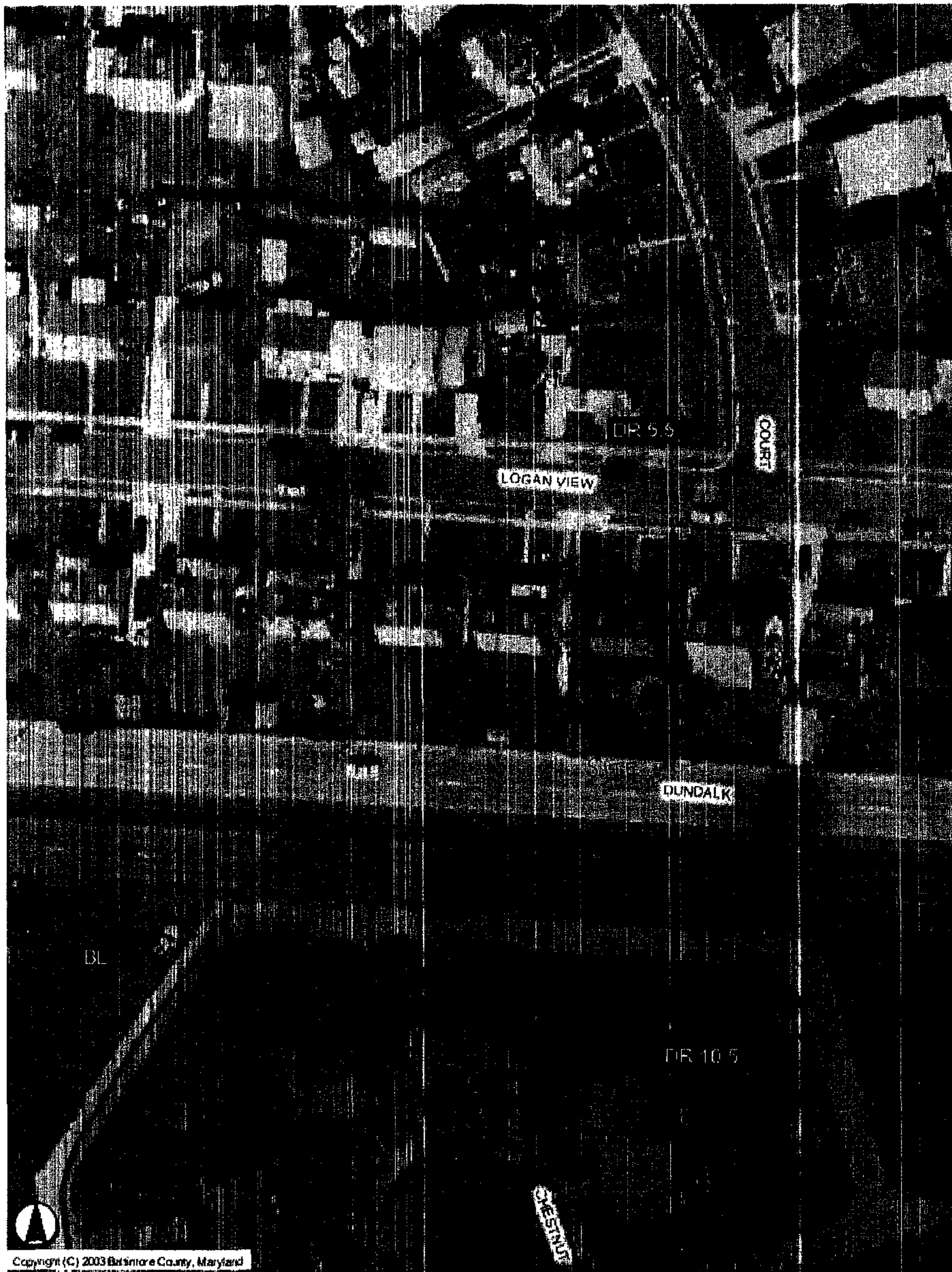


NOTES:

- 1) THIS PLAT IS OF BENEFIT TO A CONSUMER ONLY INsofar AS IT IS REQUIRED BY A LENDER OR A TITLE INSURANCE COMPANY OR ITS AGENT IN CONNECTION WITH CONTEMPLATED TRANSFER, FINANCING OR REFINANCING.
- 2) THIS PLAT IS NOT TO BE RELIED UPON FOR THE ESTABLISHMENT OR LOCATION OF FENCES, GARAGES, BUILDINGS OR OTHER EXISTING OR FUTURE IMPROVEMENTS.
- 3) THIS PLAT DOES NOT PROVIDE FOR THE ACCURATE IDENTIFICATION OF PROPERTY BOUNDARY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR SECURING FINANCING OR REFINANCING.
- 4) THE OFFSET DIMENSIONS TO THE APPARENT PROPERTY LINES SHOWN HEREON REFLECT AN ACCURACY OF $\pm 1'$.







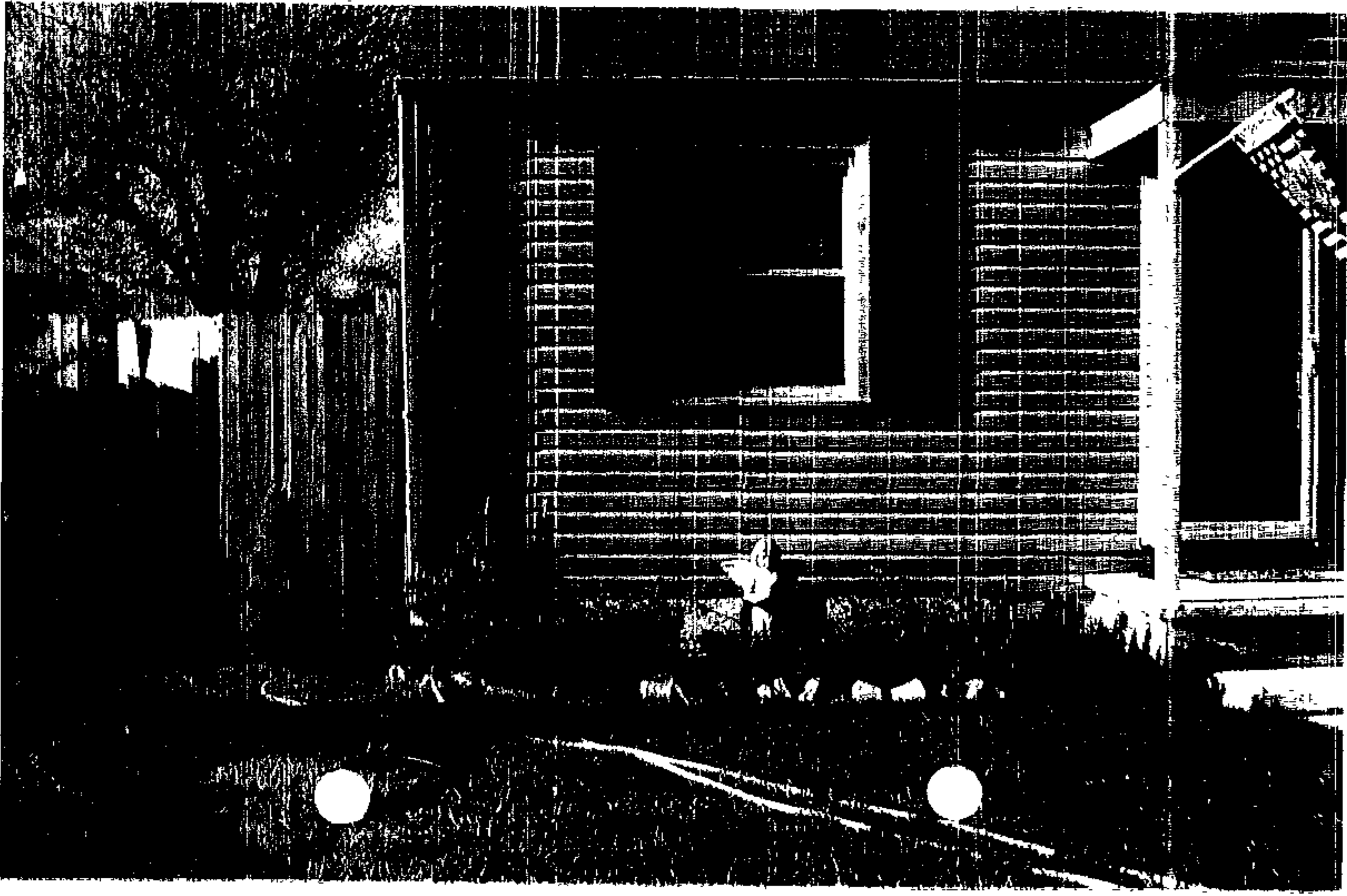
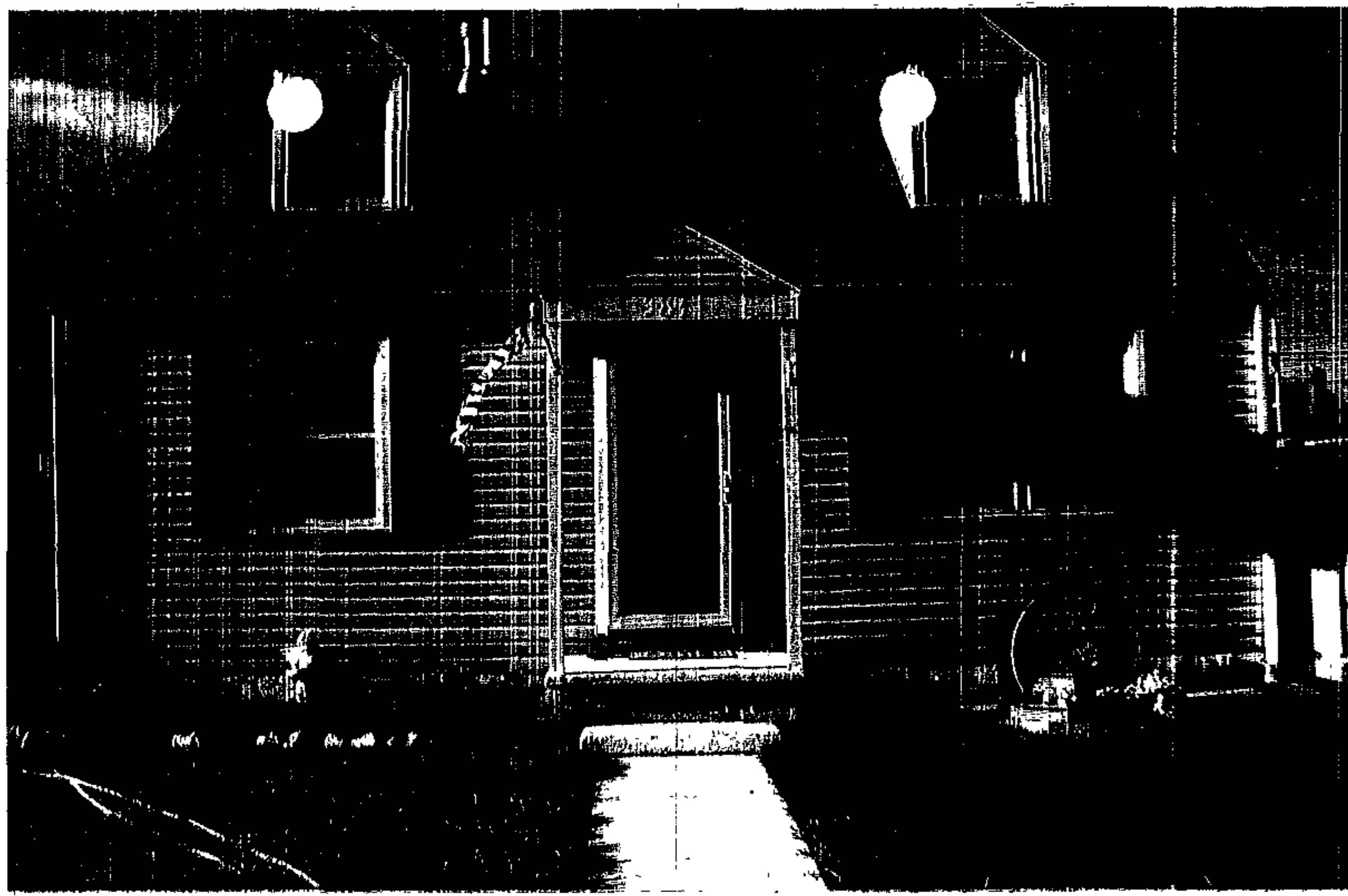
①

05-543-A

A & B - 3496 Loganview Drive - REAR SIDE VIEW
C - 3492 REAR VIEW D - 3463 Loganview Access Street



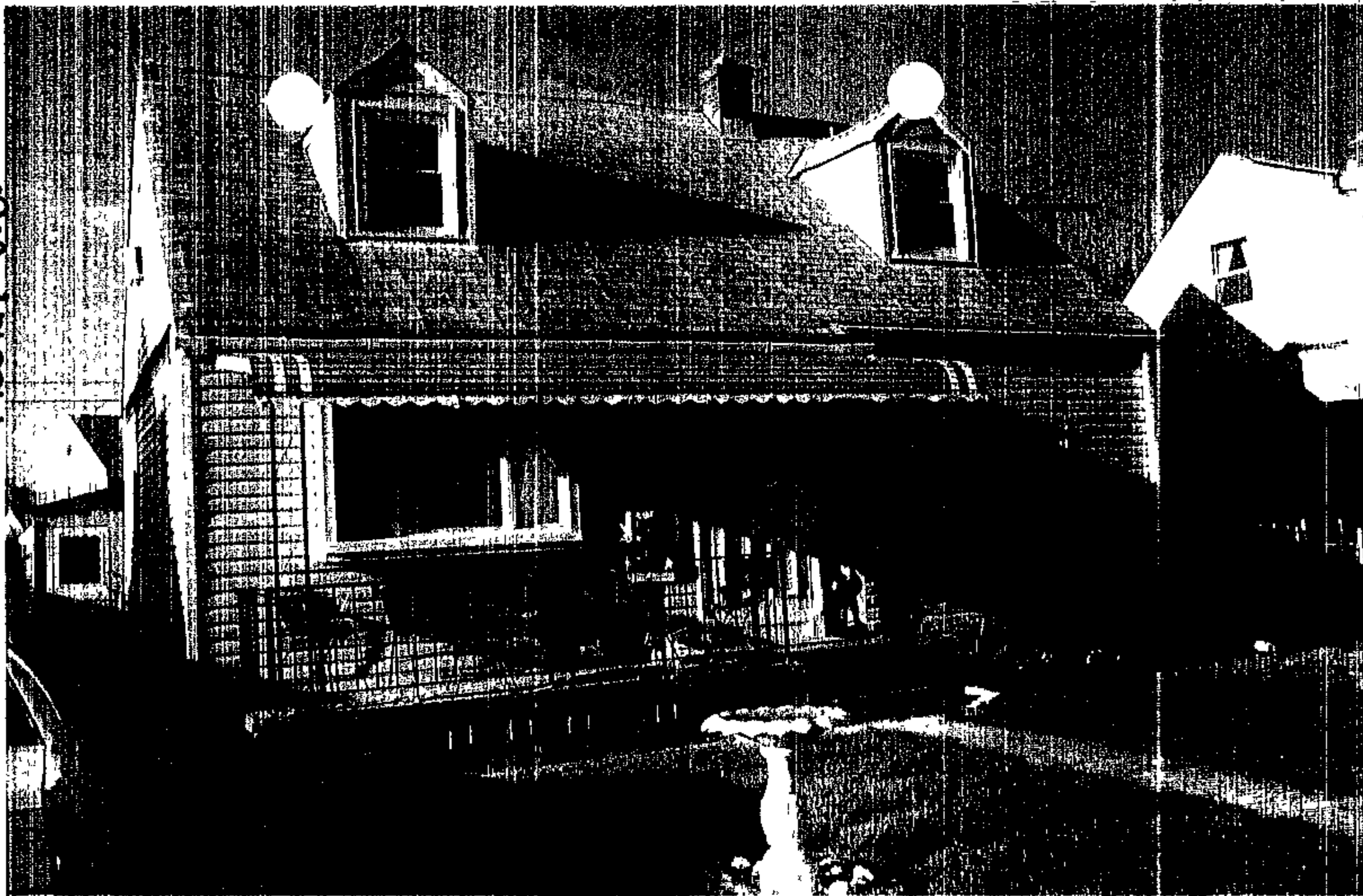
FRONT & SIDE OF PROPOSED
3494 Loganview - 8 & 4 Proposed Addit. LOT 48
3494 Loganview Drive - Front View



2

05-543-A

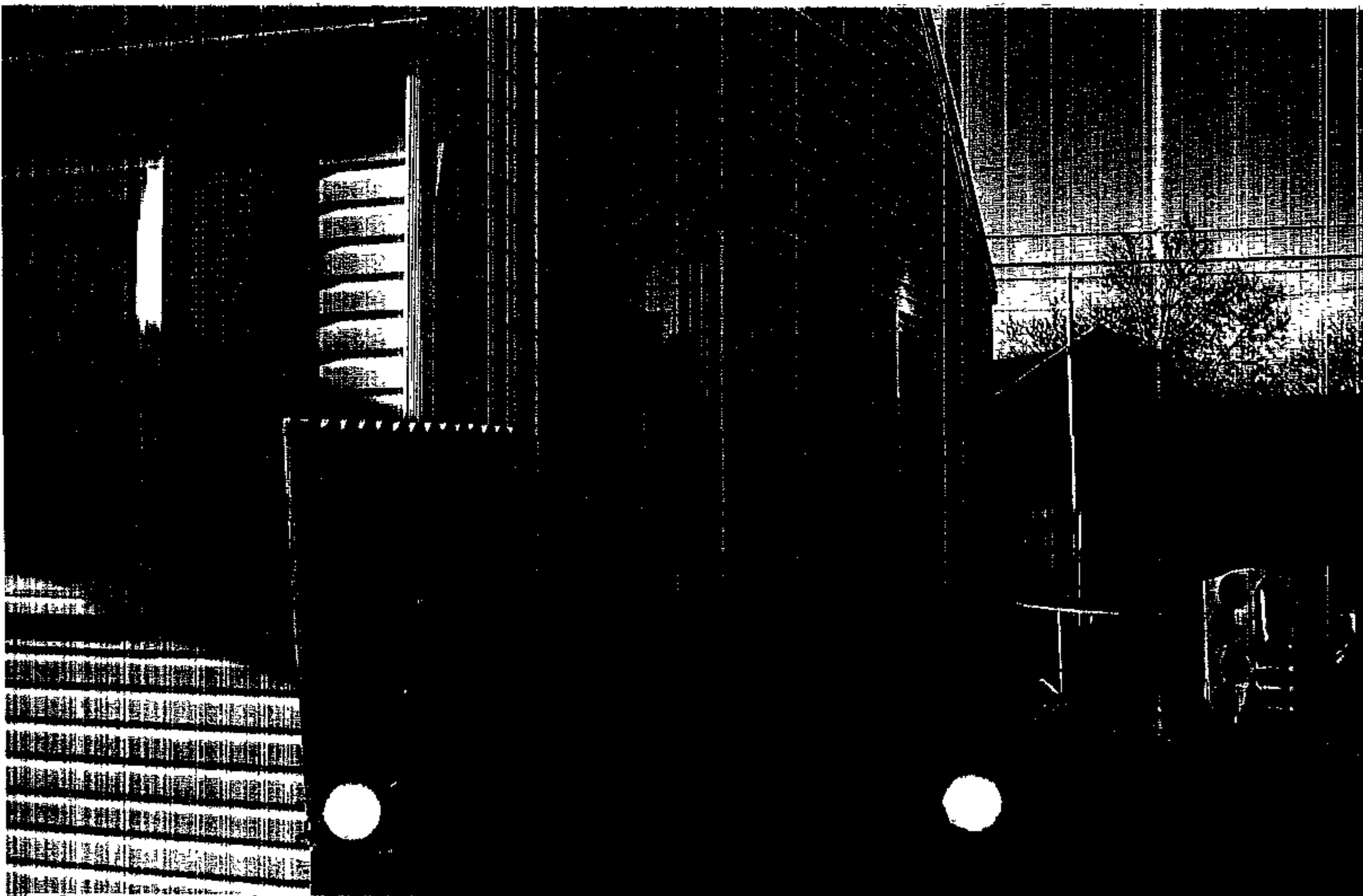
Neigutsoo
3492 Loganview Drive-Lot 47
FRONT VIEW



Neigutsoo
3496 Loganview Drive-Lot 49
FRONT VIEW



3494 Loganview Drive



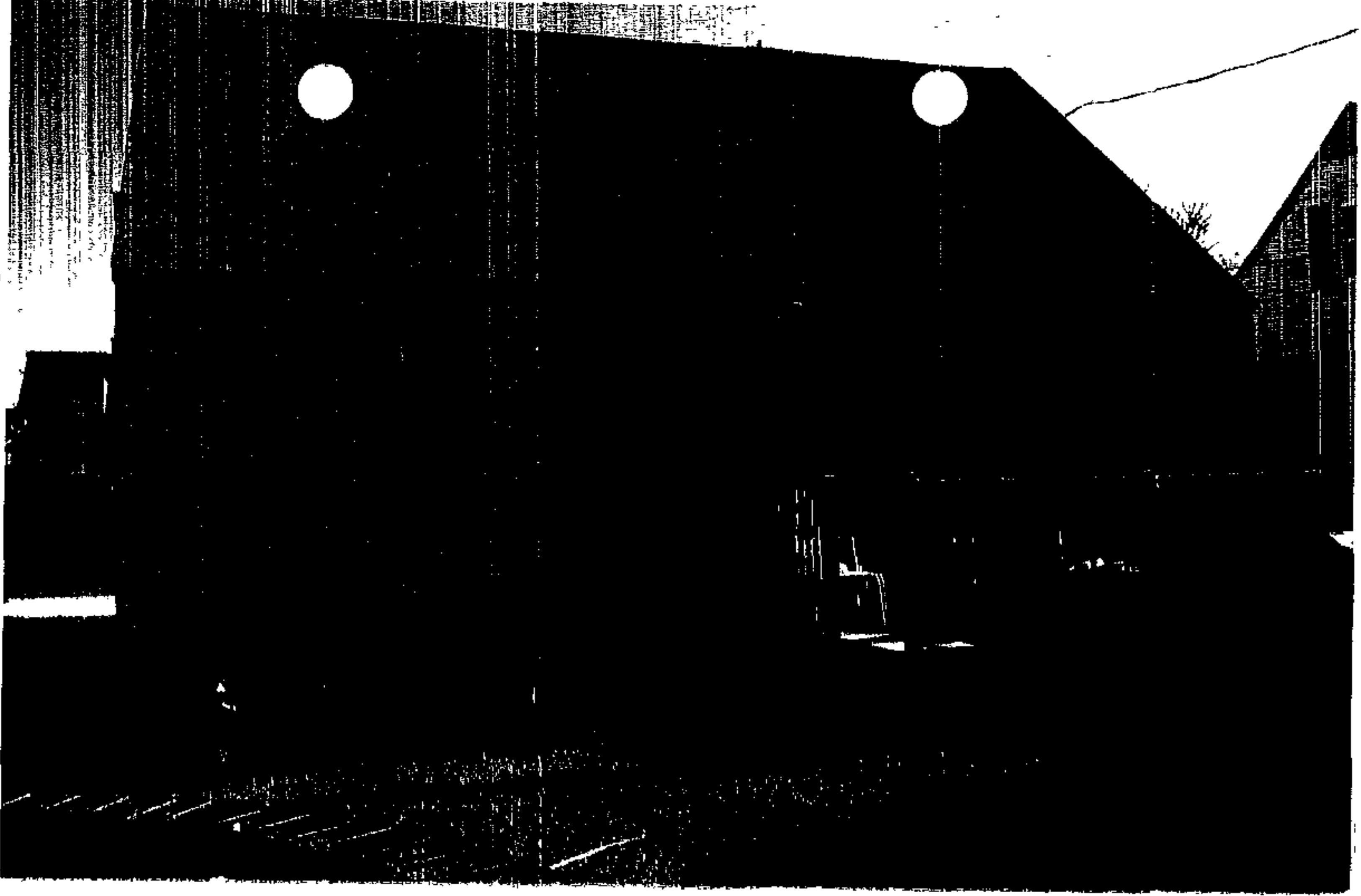
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05-543-A

3494 Loganview Drive - 4' Addition
Proposed



BACK SITE 3494 Loganview Drive



3494 Loganview Drive Lot 48
34x8 Proposed Addition Front View

