

USE PERMIT



IT IS ORDERED by the Director of the Baltimore County Department of Permits and Development Management, this 20 of September, 2006, that

9309 Thornewood Dr. should be and the same is hereby granted
(street address)

permission to operate a Assisted Living Facility I
(maximum number of beds allowed - 4 beds)

approved per Office of Planning, Jenifer German

Permit No. _____

RDD

Director

Judy Kobroco

Planner's Initials

RDD

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 9772

DATE 8/8/06 ACCOUNT R001 006 6150

AMOUNT \$ 50⁰⁰

RECEIVED FROM: Margaret Collins

FOR: Assisted Living Facility
9309 Thorne wood Dr

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

PAID RECEIPT

BUSINESS	ACTUAL	TIME	DRM	
8/09/2006	8/08/2006	09:58:15	5	
REG W395	WALKTH	HQUN	HES	
>>RECEIPT # 413257			8/07/2006	DFLN
Dept 5 528 ZONING VERIFICATION				
CR NO. 009772				
Recpt Tot		\$50.00	*	
\$50.00		CK	\$1.00 CA	
Baltimore County, Maryland				

CASHIER'S VALIDATION

INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

TO: Director, Office of Planning & Community Conservation
Attention: ALF REVIEWER
County Courts Building, Room 406
401 Bosley Avenue
Towson, MD 21204
M.S. 3402

PDM ALF # _____

FROM: Timothy M. Kotroco
Department of Permits & Development Management

RE: Assisted Living Facility I or

Post-It® Fax Note	7671	Date	8-25-06	# of pages	1
To	Dave DWALL	From	J. German		
Co./Dept.	PDM	Co.	Planning		
Phone #	X3391	Phone #	X3480		
Fax #	X2824	Fax #	X5862		

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: Margaret Collins Address: 9307 Thornewood Dr. Baltimore, MD 21234 Telephone Number: 443-324-3377

Lot Address: 9307 Thornewood Drive Election District 11 Councilmanic District 6 Square Feet of Lot: 8140

Lot Location: N S W side/corner of Thornewood Drive (street) 100 feet from N E S W corner of 1st Ave (street)

Land Owner: Margaret Collins Tax Account Number: 1106010520

Address: 9307 Thornewood Drive Baltimore, MD 21234 Telephone Number: (443) 324-3377

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?		
	YES	NO	Accepted for filing by Date: <u>8/18/06</u>
1. This Recommendation Form (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	RTD
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 - 10% lot area	<input checked="" 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"/>	
4. Building Elevation Drawings (those may be waived if note 5.A. from the Zoning Use Permit Checklist can be located on the plans)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
5. Photographs (please label all photos clearly) Adjoining Buildings, the Proposed Building, and Surrounding Neighborhood	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
6. Current Zoning Classification: <u>DK-5.5 (271B3)</u>	<input type="checkbox"/>	<input type="checkbox"/>	

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:

Resubmit & resubmit to show landscape screening between proposed driveway & property @ 9307 Thornewood. Also show proposed ~~lot~~ address

Signed by: [Signature]
for the Director, Office of Planning & Community Conservation

Date: 8/25/06

RECEIVED
AUG 29 2006
DEPT. OF PERMITS AND
CONSTRUCTION



Telephone Conversation Report

Baltimore County Office of Planning –
Development Review Division
(410) 887-3480

September 20, 2006

CALL TO/FROM: Nicole Long, Community Care Assisted Living
Phone#: (410) 665-8931

Re: 9309 Thornwood Road ALF request

Conversation Summary:

Followed up regarding comments from Laurie Hay about screening. Had submitted follow-up pictures showing installation of sparse and immature planting. Called to request more plant screening, but stated that they are providing a privacy fence but the fencing contractor will not be able to o job for 2-3 weeks. Requested follow-up documentation in for of photographs once fence is installed. Told her we would release application but want the follow-up documentation for our files.

Follow Up / Results:

Agreed would follow-up with documentation once work is completed.

[Click here and type company slogan]

From: Jenifer German
To: Duvall, David
Date: 09/20/06 11:11:25 AM
Subject: 9309 Thornwood Road

See Attached
Permit can be granted

Jenifer German
Community Designer, Development Review Section
Baltimore County Office of Planning
401 Bosley Avenue
Towson, MD 21204
(410) 887-3480 - phone
(410) 887-5862 - Fax
jgerman@co.ba.md.us

CC: Lanham, Lynn

INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

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Attention: ALF REVIEWER
County Courts Building, Room 406
401 Bosley Avenue
Towson, MD 21204
M.S. 3402

PDM ALF # _____

Permit No. (if required) B _____

FROM: Timothy M. Kotroco
Department of Permits & Development Management

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 Lot Location: N E S W side/corner of Thornewood Dr. (street), 100 feet from N E S W corner of 1st Ave (street)
 Land Owner: Margaret Collins Tax Account Number 1106010520
 Address: 9309 Thornewood Drive Parkville, MD 21234 Telephone Number (943) 324-3377

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6. Current Zoning Classification: <u>DR-5.5 (-071B3)</u>			

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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 I**

9309 Thornewood Drive
Baltimore County, MD 21234
11 Election District
Owner: Margaret Collins & Iris Bond
9309 Thornewood Drive, Parkville, MD 21234
Date: 08/08/2006
Phone: 443-324-3377

Lot Size: 8140
Zoning Map: 071B3
Zone DR: 5.5

4 beds

Parking: 1 Space For Each 3 Beds = 2 Parking Spaces Required

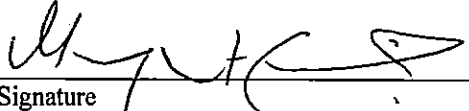
Existing Floor Areas SQ FT
1st Floor = 525 SQ FT
2nd Floor = 675 SQ FT
Basement for Storage and Mechanical Equipment = 575 SQ FT
Total = 1932 SQ FT

Open Space: .10 x 8140 = 814 SQ FT

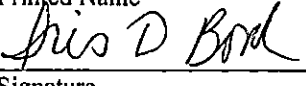
This building has not been originally constructed to accommodate elderly housing or an assisted living facility. No construction, relocation, exterior changes, or additions of 25% or more in ground floor area as it has existed for 5 years before the date of this application has occurred to the exterior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

Signs will comply with section 450 B.C.Z.R.

The undersigned owners are responsible for the accuracy of the information on this plan.

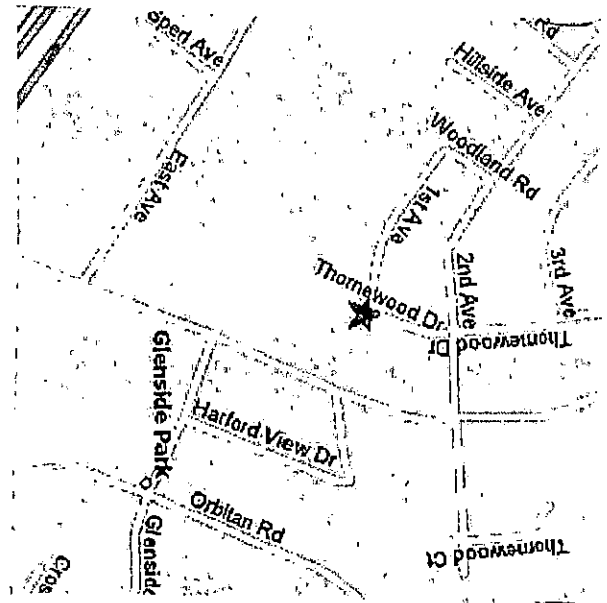
 8/7/06
Signature Date

Margaret Collins
Printed Name

 8/7/06
Signature Date

Iris D. Bond
Printed Name

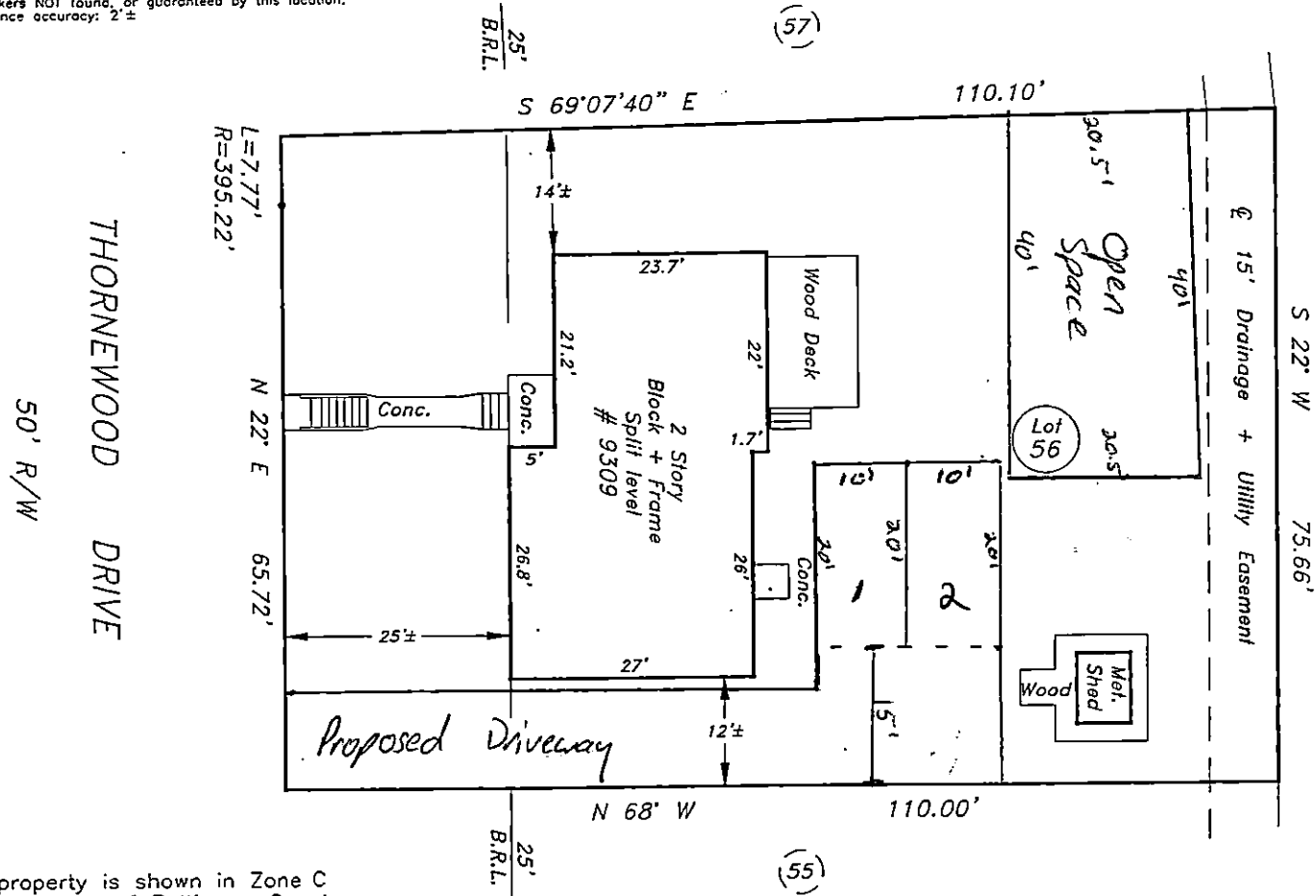
Engineers Scales
1" = 20'



**See Attachment
For Site Plan**

NOTES:

- 1) B.R.L. information, if shown, was obtained from existing record plat or local agencies and is not guaranteed by NTT, Inc.
- 2) Building line and/or Flood Zone information is subject to the interpretation of the originator.
- 3) NTT, Inc. does not certify to unshown or unrecorded encroachments or overlaps.
- 4) Property markers NOT found, or guaranteed by this location.
- 5) Setback distance accuracy: 2'±



Subject property is shown in Zone C on the FIRM Map of Baltimore County, Maryland on Community Panel # 240010 0270 B.Effective March 2, 1981

This is to certify that I have surveyed the property shown hereon, being known as Lot 56, Plat No.2, "THORNEWOOD PARK"

and recorded among the land records of Baltimore County, Maryland in Plat 21, folio 6 for the purpose of locating the improvements thereon.

- * This plat is of benefit to the 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 purposes.
- * This plat is not to be relied upon for the establishment of location of fences, garages, buildings, or other existing or future structures.
- * 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 for securing financing or refinancing.



J. Carl Hudgins
Property Line Surveyor #96

LOCATION DRAWING
9309 Thornewood Drive
Baltimore County, Maryland.

Election District No.11

NTT Associates, Inc.

16205 Old Frederick Road
Mt. Airy, Maryland 21771
Ph. (410)442-2031
Fax No. (410)442-1315

Scale:	1" = 20'
Date:	5.27.03
Field By:	bp
Drawn By:	bp
Drawing #	11250-WM

INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

JENNIFER ~~GERMAN~~ GERMAN
OP REVIEWER

DAVE BEFORE
ISSUE OF ANY
U.P. SEE JLL OR
CARL

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Attention: ALF REVIEWER
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M.S. 3402

PDM ALF # _____

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JLL

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