

IN RE: **PETITION FOR SPECIAL HEARING** *
E/S Eastern Avenue, Ext. of 180' N of
Minnow Branch Road *
(12209 Eastern Avenue) *
15th Election District *
6th Council District *

Daniel Breeden, Jr., et ux
Petitioners

BEFORE THE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
Case No. 2010-0011-SPH

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner for consideration of a Petition for Special Hearing filed by Daniel Breeden, Jr., property owner, and his wife, Charlotte Marie Breeden, caretaker. Petitioners request a special hearing to approve the placement of a temporary accessory structure (trailer) on the property to be used as a caretaker's dwelling. The subject property and requested relief are more particularly described on the site plan submitted which was accepted into evidence and marked as Petitioners' Exhibit 1.

Appearing at the requisite public hearing in support of the requests was Charlotte Breeden and her son, Darnell Veney. There were no Protestants or other interested persons present; however, it is to be noted that a petition was received from the Chase community (Petitioners' Exhibit 2) signed by 23 residents all in support of the Petitioners request.

Testimony and evidence offered revealed that the subject property is an irregular triangular shaped parcel located on the southeast side of Eastern Avenue just west of Brinkman's Road in the Middle River/Chase area of eastern Baltimore County. The property contains an area of 10,890 square feet (0.25 acres) zoned D.R.5.5 and is improved with a two-story (split-foyer) frame dwelling built by the Petitioners in 1994. The property, however, has been in the Petitioners family for many years. Prior to the existing home, the Breeden's lived in a mobile home trailer on the property that was subsequently removed following the issuance of their use and occupancy permit. The subject of the request relates to a 14' x 60' trailer Mrs. Breeden

ORDER RECEIVED FOR FILING

Date

11-23-09

By

102

desires to bring to the property. It will be located behind the home on the southeastern portion of the lot that is well buffered from view by mature trees. In this regard, Mrs. Breeden indicated that after 45 years of employment she had to retire from her Air Force publication job in 2005 in order to give full time and attention to her 77-year old husband, Daniel, who suffers with pulmonary lung and heart disease; her 87-year bedridden aunt, Mary Frances Green, and her 87-year old mother, who has been diagnosed with multiple health problems including Alzheimer's. See Petitioners' Exhibit 3. Mrs. Breeden's 85-year old father, John Connor, is no longer able to give the assistance she requires to care for these family members. She now proposes bringing a trailer to the property to be used as a caretaker's dwelling. Her son, Darnell Veney, and his fiancé, will occupy the trailer and give the required assistance to enable Mrs. Breeden to provide continued care for her loved ones. Lloyd's Home Sales, located at Pulaski Highway and Mountain Road, has agreed to help the family by providing the trailer.

As a result of increased medical costs and the expanding needs of the elderly, there has been an increased demand for accessory apartments and caretaker dwellings, i.e., units created within existing single-family homes or on the same lots. They are independent units but may share an entrance, yard and parking area with the primary units. They are often called "mother-in-law apartments", "mother-daughter homes", "secondary residences", "shared housing", "grammy flats", or "elderly cottage housing opportunities". Some have common kitchens, some are detached or semi-detached units usually placed in the rear yard of the existing dwelling. All raise similar regulatory problems and legal issues. All attempt to resolve a growing problem, i.e., the need for housing for the elderly that will provide familial supervision while permitting an element of perceived independence. An accessory use is defined in Section 101 as being customarily incident and subordinate to and serving a principal use; subordinate in area, extent, or purpose to the principal use; located on the same lot; and which contributes to the comfort, convenience, or necessity of the occupants. There can be no question that the reason

for having Mrs. Breeden's son live on the premises is for the family's comfort, convenience, and necessity in providing needed care. It is hoped and expected in our society that children return to their parents the love and security that parents initially provided to them. That is exhibited best in circumstances such as this where the elderly parent and grandparents are being cared for by their children.

The expansion of this family will not in any way alter the nature of the family itself. A family is a "collective body of persons living together in one house, under the same management and head . . . directing their attention to the promotion of their mutual interest and social happiness." Mrs. Breeden is suggesting no more than this. It is clear from the testimony that if the special hearing is granted, such use as proposed would not be contrary to the spirit of the B.C.Z.R. and would not result in a substantial detriment to the public good.

After due consideration of the testimony and evidence presented, it is clear that a practical difficulty or unreasonable hardship would result if the instant relief were not granted. It has been established that the requirement from which the Petitioners seek relief would unduly restrict the use of the land due to the special conditions unique to this particular parcel. In addition, the family has support of their neighbors and the temporary use will not be detrimental to the public health, safety, and general welfare. That is, the use of the proposed living quarters will be limited to the caretaker of the Breeden property or a Breeden family member. Thus, relief shall be granted subject to this condition as well as those restrictions on this approval listed below.

Pursuant to the advertisement, posting of the property and public hearing on this Petition held, and for the reasons set forth above, the relief requested shall be granted.

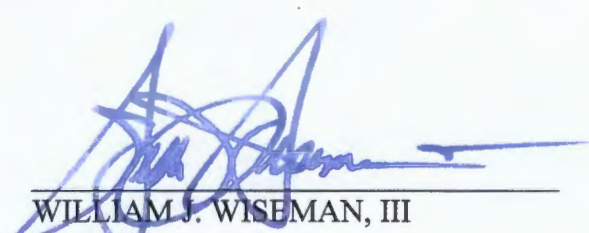
THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this
23rd day of November 2009 that the Petition for Special Hearing to approve the

use of a temporary accessory building (trailer) for a caretaker's dwelling, in accordance with Petitioners' Exhibit 1, be and is hereby GRANTED; subject to the following restrictions:

1. The Petitioners are made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from the date of 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.
2. The use of the proposed caretaker's dwelling is limited to the caretaker of the Breeden property or a Breeden family member and shall become null and void upon the sale or transfer of the subject property to anyone other than the current owner or for a period of ten (10) years from the date of this Order, whichever occurs first. At no time can the living quarters be used as a rental apartment.
3. The trailer shall be removed if the property is sold or at the end of ten (10) years of the date hereof.
4. Within ninety (90) days of the date hereof, the Petitioners shall record in the Land Records of Baltimore County a Covenant to the Deed for their property (in the form attached) restricting the use of the caretaker's dwelling to the Breeden family as specified above in Restriction No. 2. A copy of the recorded Covenant shall be submitted to the Department of Permits and Development Management (DPDM) for inclusion in the case file.
5. The Petitioners shall permit a representative of the Code Enforcement Division of the Department of Permits and Development Management (DPDM) reasonable access to the caretaker's trailer on the subject property to insure compliance with this Order.
6. When applying for any permits, the site plan filed must reference this case and set forth and address the restrictions of this Order.

Any appeal of this decision must be taken in accordance with Section 32-3-401 of the Baltimore County Code.

WJW:dlw


WILLIAM J. WISEMAN, III
Zoning Commissioner
for Baltimore County

COPIES RECEIVED FOR FILING
Date 11-23-09
By [Signature]

COVENANT AND DECLARATION OF UNDERSTANDING

Whereas, in a Petition for Special Hearing before the Zoning Commissioner of Baltimore County, Case No. 2010-0011-SPH, Daniel Breeden, Jr. and Charlotte Marie Breeden, the Petitioners, requested a Permit for a caretaker's dwelling to be placed on the property as an accessory structure to their home, and the Zoning Commissioner, by Order, dated November 23, 2009, granted the request providing the following covenant be added to their Deed, which Deed was recorded in the Land Records of Baltimore County, at Liber 26543, Folio 234.

Daniel Breeden, Jr. and Charlotte Marie Breeden hereby covenant that the accessory trailer shall be used as a caretaker's dwelling for the care and benefit of Petitioners elderly family members and shall be removed upon the sale of the property or after a period of ten (10) years from the date of this Covenant, whichever occurs first.

As witness our hands and seals this _____ day of December 2009.

_____(SEAL)
Daniel Breeden, Jr.

_____(SEAL)
Charlotte Marie Breeden

(State of Maryland
To wit
County of Baltimore)

I HEREBY CERTIFY THAT ON THIS _____ day of _____, 2009, before me a Notary Public of the State of Maryland, in and for Baltimore County, personally appeared Daniel Breeden, Jr. and Charlotte Marie Breeden, known to me or satisfactorily proven to be the persons whose names are subscribed to the within instrument, and acknowledge that they executed the same for the purposes therein contained, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

RECEIVED FOR FILING
Date 11-23-09
By [Signature]



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

WILLIAM J. WISEMAN III
Zoning Commissioner

November 23, 2009

Daniel Breeden, Jr.
Charlotte Breeden
12209 Eastern Avenue
Baltimore, Maryland 21220

RE: PETITION FOR SPECIAL HEARING
E/S Eastern Avenue, Ext. of 180' N of Minnow Branch Road
(12209 Eastern Avenue)
15th Election District - 6th Council District
Daniel Breeden, Jr., et ux - *Petitioners*
Case No. 2010-0011-SPH

Dear Mr. and Mrs. Breeden:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Special Hearing has been granted with restrictions, in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Department of Permits and Development Management office at 887-3391.

Very truly yours,

A handwritten signature in black ink, appearing to read "W. J. Wiseman III", written over a horizontal line.

WILLIAM J. WISEMAN
Zoning Commissioner
for Baltimore County

WJW:dlw
Enclosure

c: Darnell Yeney, 12209 Eastern Avenue, Baltimore, MD 21220
The Honorable Joseph Bartenfelder, Councilman, Sixth District
Chesapeake Bay Critical Area Commission, 1804 West Street, Suite 100,
Annapolis, MD 21401
People's Counsel; Office of Planning; DEPRM; Code Enforcement Division; File



Petition for Special Hearing

to the Zoning Commissioner of Baltimore County

for the property located at 12209 EASTERN AVENUE
which is presently zoned DR.-5.5

CBCA

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 Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve

Permission to allow a caretaker's dwelling on the subject property on a temporary basis

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

I, or we, agree to pay expenses of above Special Hearing, 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):

DANIEL BREEDEN, JR.

Name - Type or Print

Daniel Breeden

Signature

Name - Type or Print

Signature

12209 EASTERN AVENUE

Address

Telephone No.

Baltimore, Md.

City

State

Zip Code

Representative to be Contacted: 410-335-7995

Name

Address

Telephone No.

City

State

Zip Code

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING _____

UNAVAILABLE FOR HEARING _____

Case No. 2010-0011-SPH

Reviewed By D.T. Date 7/9/09

REV 9/15/98

ORDER RECEIVED FOR FILING

Date 11-23-09

By [Signature]

ZONING DESCRIPTION FOR 12209 Eastern Avenue

BEGINNING FOR THE FIRST at a granite stone heretofore planted at the beginning of the second line of the 1 acre parcel of land which by Deed dated July 15, 1980 and recorded among the Land Records of Baltimore County in Liber EHK, Jr. No. 6184, folio 217, was conveyed by Langdon Sedgwick to Leroy Green and wife; thence running with and binding on the second line as now surveyed North 56 degrees 23 minutes 20 seconds West 200.02 feet to the southeast side of Eastern Avenue, thence running with and binding on part of the last line along the southeast side of Eastern Avenue North 33 degrees 48 minutes 40 seconds East 65.23 feet, thence running for line of division South 50 degrees 26 minutes 24 seconds East 185.34 feet to intersect the first line in Deed above referred to, and thence running with and binding on part of said first line South 15 degrees 02 minutes 40 seconds West 48.55 feet to the place of beginning.

Containing 0.25 acres of land, more or less.

BEING the same two lots or parcels of ground conveyed from Charlotte M. Breeden to Daniel Breeden and Charlotte M. Breeden, by Deed dated September 27, 1993, and recorded in Liber 10040, Folio 108 among the Land Records of Baltimore County, Maryland.

15th ELECTION DISTRICT
6th COUNCILMANIC DISTRICT

2010-0011-SPH

**NOTICE OF ZONING
HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: # 2010-0011-SPH
12209 Eastern Avenue
E/side of Avenue, extension
of 180 feet north of Minnow
Branch Road
15th Election District
6th Councilmanic District
Legal Owner(s): Daniel
Breeden, Jr.

Special Hearing: for permission to allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Friday, September 11, 2009 at 11:00 a.m. in Room 104, Jefferson Building, 105 West Chesapeake Avenue, Towson 21204.

WILLIAM J. WISEMAN, III
Zoning Commissioner for
Baltimore County

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

8/31 August 27 209516

CERTIFICATE OF PUBLICATION

8/27/2009

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 8/27/2009.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News

J. Wilkinson

LEGAL ADVERTISING

CERTIFICATE OF POSTING

RE: Case No 2010-0011-SPH

Petitioner/Developer DANIEL
BREEDEN JR

Date Of Hearing/Closing: 9/11/09

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

Attention:

Ladies and Gentlemen

This letter is to certify under penalties of perjury that the necessary
sign(s) required by law were posted conspicuously on the property
at 12209 EASTERN AVE

This sign(s) were posted on August 24, 2009
Month, Day, Year
Sincerely,

Martin Ogle 8/24/09
Signature of Sign Poster and Date
Martin Ogle

60 Chelmsford Court
Baltimore, Md, 21220
443-629-3411



08/26/2009

**NOTICE OF ZONING
HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: #2010-0011-SPH
12209 Eastern Avenue
E/side of Avenue, extension
of 180 feet north of Minnow
Branch Road
15th Election District
6th Councilmanic District
Legal Owner(s): Daniel
Breedon, Jr.

Special Hearing: for per-
mission to allow a caretak-
er's dwelling on the subject
property on a temporary
basis.

**Hearing: Tuesday, No-
vember 17, 2009 at 2:00
p.m. in Room 104, Jeff-
erson Building, 105 West
Chesapeake Avenue,
Towson 21204.**

WILLIAM J. WISEMAN, III
Zoning Commissioner for
Baltimore County

NOTES: (1) Hearings are
Handicapped Accessible;
for special accommoda-
tions Please Contact the
Zoning Commissioner's Of-
fice at (410) 887-4386.

(2) For information con-
cerning the File and/or
Hearing, Contact the Zoning
Review Office at (410) 887-
3391.

JT/11/638 Nov 3 22C082

CERTIFICATE OF PUBLICATION

11/5/, 2009

THIS IS TO CERTIFY, that the annexed advertisement was published
in the following weekly newspaper published in Baltimore County, Md.,
once in each of 1 successive weeks, the first publication appearing
on 11/3/, 2009.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News



LEGAL ADVERTISING

CERTIFICATE OF POSTING

RE: Case No 2010-0011-SPH

Petitioner/Developer CHARLOTTE BREEDEN

Date Of Hearing/Closing: 11/17/09

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

Attention:

Ladies and Gentlemen

This letter is to certify under penalties of perjury that the necessary
sign(s) required by law were posted conspicuously on the property
at 12209 EASTERN AVE

This sign(s) were posted on November 3, 2009

Month, Day, Year

Sincerely,

Martin Ogle 11/3/09
Signature of Sign Poster and Date

Martin Ogle

60 Chelmsford Court

Baltimore, Md, 21220

443-629-3411

Martin Ogle 11/3/09



BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET AND FINANCE
MISCELLANEOUS CASH RECEIPT

No. **39292**

Date: **7/9/09**

PAID RECEIPT

BUSINESS ACTUAL TIME DRH
 7/10/2009 7/09/2009 10:31:29 2

USDC MARYLAND REVENUE
 RECEIPT # 000000 7/09/2009 OFLA

OFFICE OF THE COMPTROLLER
 BAL. 039296

Receipt for \$45.00
 \$45.00 CF \$4.00 CA
 Baltimore County, Maryland

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept Obj	BS Acct	Amount
001	206	0000		6150				65.00

Total: **65.00**

Rec'd From: **CHARLOTTE BREEDEN**

For: **2010-0011-SPH**
12209 EASTERN AVE.

D. THOMPSON

DISTRIBUTION

WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER GOLD - ACCOUNTING
 PLEASE PRESS HARD!!!!

**CASHIER'S
 VALIDATION**

TO: PATUXENT PUBLISHING COMPANY
Thursday, August 27, 2009 Issue - Jeffersonian

Please forward billing to:
Daniel Breeden, Jr.
12209 Eastern Avenue
Baltimore, MD 21220

410-335-7995

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0011-SPH

12209 Eastern Avenue

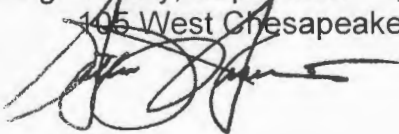
E/side of Avenue, extension of 180 feet north of Minnow Branch Road

15th Election District – 6th Councilmanic District

Legal Owners: Daniel Breeden, Jr.

Special Hearing for permission to allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Friday, September 11, 2009 at 11:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management
August 10, 2009

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0011-SPH

12209 Eastern Avenue

E/side of Avenue, extension of 180 feet north of Minnow Branch Road

15th Election District – 6th Councilmanic District

Legal Owners: Daniel Breeden, Jr.

Special Hearing for permission to allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Friday, September 11, 2009 at 11:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

A handwritten signature in black ink that reads "Timothy Kotroco".

Timothy Kotroco
Director

TK:klm

C: Daniel Breeden, Jr., 12209 Eastern Avenue, Baltimore 21220

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY THURSDAY, AUGUST 27, 2009.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: PATUXENT PUBLISHING COMPANY
Tuesday, November 3, 2009 Issue - Jeffersonian

Please forward billing to:
Daniel Breeden, Jr.
12209 Eastern Avenue
Baltimore, MD 21220

410-335-7995

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0011-SPH

12209 Eastern Avenue

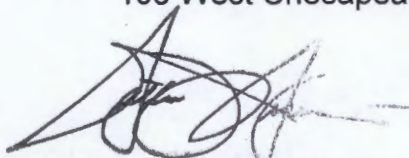
E/side of Avenue, extension of 180 feet north of Minnow Branch Road

15th Election District – 6th Councilmanic District

Legal Owners: Daniel Breeden, Jr.

Special Hearing for permission to allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Tuesday, November 17, 2009 at 2:00 p.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

October 20, 2009

NEW NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0011-SPH

12209 Eastern Avenue

E/side of Avenue, extension of 180 feet north of Minnow Branch Road

15th Election District – 6th Councilmanic District

Legal Owners: Daniel Breeden, Jr.

Special Hearing for permission to allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Tuesday, November 17, 2009 at 2:00 p.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

Timothy Kotroco
Director

TK:klm

C: Daniel Breeden, Jr., 12209 Eastern Avenue, Baltimore 21220

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY MONDAY, NOVEMBER 2, 2009.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

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/neighboring 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: 2010-0011-SPH

Petitioner: BREEDEN

Address or Location: 12209 EASTERN AVE.

PLEASE FORWARD ADVERTISING BILL TO:

Name: MR. DANIEL BREEDEN, JR.

Address: 12209 EASTERN AVE.

BALTO. MD 21220

Telephone Number: 410-335-7995



JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

September 4, 2009

Daniel Breeden, Jr.
12209 Eastern Ave.
Baltimore, MD 21220

Dear: Daniel Breeden, Jr.

RE: Case Number 2010-0011-SPH, 12209 Eastern Ave.

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on July 9, 2009. This letter is not an approval, but only a **NOTIFICATION**.

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,

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:lnw

Enclosures

c: People's Counsel

BW
9/11

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: September 9, 2009

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

SUBJECT: 12209 Eastern Avenue

RECEIVED

INFORMATION:

SEP 10 2009

Item Number: 10-011

Petitioner: Daniel Breeden, Jr.

ZONING COMMISSIONER

Zoning: DR 5.5

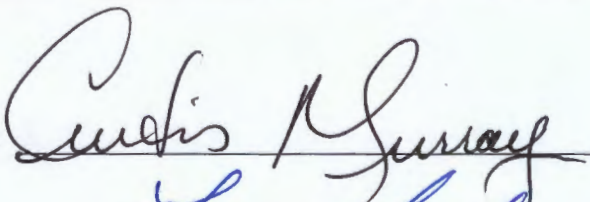
Requested Action: Special Hearing

SUMMARY OF RECOMMENDATIONS:

The Office of Planning has reviewed the petitioner's request and accompanying site plan. The Office of Planning does not oppose the petitioner's request to locate a caretakers dwelling (trailer) on the same lot as the principle dwelling. The petitioner has not given a description as to what necessitates the need for the caretaker's dwelling. This justification should be given to the Zoning Commissioner and a time frame should be established (as it has been indicated that this condition is temporary). Once the justified need for the additional dwelling expires the trailer shall be removed. At no time shall two principle living units be permitted on the subject property.

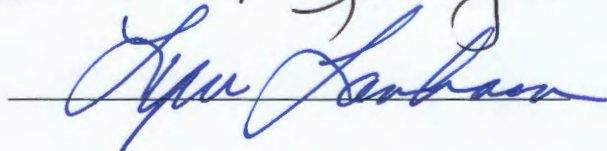
For further information concerning the matters stated here in, please contact Laurie Hay at 410-887-3480.

Prepared by:



Division Chief:

AFK/LL: CM





BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

JOHN J. HOHMAN, *Chief*
Fire Department

County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

July 24, 2009

ATTENTION: Zoning Review Planners

Distribution Meeting Of: July 20.2009

Item Numbers 2010-0018, 0011

Pursuant to your request, the referenced plan(s) have been reviewed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

3. The site shall be made to comply with all applicable parts of the Baltimore County Fire Prevention Code prior to occupancy or beginning of operation.

Lieutenant Roland P Bosley Jr.
Fire Marshal's Office
410-887-4881 (C) 443-829-2946
MS-1102F

cc: File

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence

TO: Kristen Matthews, DPDM
File

DATE: September 11, 2009

FROM: Debbie Wiley, Legal Admin. Secretary 
Zoning Commissioner's Office

SUBJECT: Petition for Special Hearing
E side of Eastern Avenue, Extension of 180' N of Minnow Branch Road
(12209 Eastern Avenue)
15th Election District - 6th Council District
Daniel Breeden, Jr., et ux - Petitioners
Case No. 2010-0011-SPH

The above case was scheduled for public hearing on Friday, September 11, 2009, at 11:00 AM. While Bill was conducting his 10:00 AM hearing, our office received a call from Ms. Breeden, wife of the Petitioner and caregiver at this dwelling for other family members, to advise that her brother was in critical condition and that she and the Petitioner were unable to attend.

There were no interested persons present at 11:00 AM. At Bill's request, he will leave the posting notice and the rescheduling of this matter with your office. No testimony having been taken, this matter can be reassigned to either Bill Wiseman or Tom Bostwick once a public hearing is rescheduled.

Thanks.

WJW:dlw

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: July 27, 2009

FROM: Dennis A. Kennedy, Supervisor
Bureau of Development Plans
Review

SUBJECT: Zoning Advisory Committee Meeting
For July 27, 2009
Item Nos. 2010-001, 003, 004, 005, 006,
007, 008, 009, 010, 011, 013, 016, 017,
018 and 019

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

DAK:CEN:hta
cc: File
ZAC-072709-NO COMMENTS

BW
9-11-09

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence

RECEIVED



SEP 09 2009

ZONING COMMISSIONER

TO: Timothy M. Kotroco

FROM: Dave Lykens, DEPRM - Development Coordination

DATE: September 9, 2009

SUBJECT: Zoning Item # 2010-0011-SPH
Address 12209 Eastern Avenue
(Breedon Property)

Zoning Advisory Committee Meeting of July 20, 2009

X The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:

X Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 33-2-101 through 33-2-1004, and other Sections, of the Baltimore County Code).

Additional Comments:

The property is within the Limited Development Area (LDA) of the Chesapeake Bay Critical Area and must comply with all LDA requirements. Lot coverage is limited to 31.25% (3,403 square feet), with mitigation required for lot coverage over 25% (2,722.5 square feet). There is also a 15% afforestation requirement in the LDA.

Reviewer: Regina Esslinger

Date: August 6, 2009

Martin O'Malley, Governor
Anthony G. Brown, Lt. Governor



Beverley K. Swaim-Staley, Secretary
Neil J. Pedersen, Administrator

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: SEPT. 22, 2009

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

RE: Baltimore County
Item No. 2010-0082-SPH
MD25
18426 FALLS RD
BOUTWELL PROPERTY
SPECIAL HEARING

Dear Ms. Matthews:

We have reviewed the site plan to accompany petition for variance on the subject of the above captioned, which was received on 9/21/09. A field inspection and internal review reveals that an entrance onto MD 25 consistent with current State Highway Administration guidelines is not required. Therefore, SHA has no objection to approval for 18426 FALLS ROAD, Case Number 2010-0082-SPH.

Should you have any questions regarding this matter feel free to contact Michael Bailey at 410-545-5593 or 1-800-876-4742 extension 5593. Also, you may email him at (mbailey@sha.state.md.us). Thank you for your attention.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Michael Bailey".

For Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

Cc: Mr. David Malkowski, District Engineer, SHA
Mr. Michael Pasquariello, Utility Engineer, SHA

My telephone number/toll-free number is _____

Maryland Relay Service for Impaired Hearing or Speech 1.800.735.2258 Statewide Toll Free

Street Address: 707 North Calvert Street • Baltimore, Maryland 21202 • Phone 410.545.0300 • www.sha.maryland.gov

BW 11-17 2pm
BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence

TO: Kristen Matthews, DPDM
File

DATE: September 11, 2009

FROM: Debbie Wiley, Legal Admin. Secretary *DW*
Zoning Commissioner's Office

SUBJECT: Petition for Special Hearing
E side of Eastern Avenue, Extension of 180' N of Minnow Branch Road
(12209 Eastern Avenue)
15th Election District - 6th Council District
Daniel Breeden, Jr., et ux - Petitioners
Case No. 2010-0011-SPH

The above case was scheduled for public hearing on Friday, September 11, 2009, at 11:00 AM. While Bill was conducting his 10:00 AM hearing, our office received a call from Ms. Breeden, wife of the Petitioner and caregiver at this dwelling for other family members, to advise that her brother was in critical condition and that she and the Petitioner were unable to attend.

There were no interested persons present at 11:00 AM. At Bill's request, he will leave the posting notice and the rescheduling of this matter with your office. No testimony having been taken, this matter can be reassigned to either Bill Wiseman or Tom Bostwick once a public hearing is rescheduled.

Thanks.

WJW:dlw

RE: PETITION FOR SPECIAL HEARING * BEFORE THE
12209 Eastern Avenue; E/S Eastern Avenue, * ZONING COMMISSIONER
extension of 180; N of Minnow Branch Road*
15th Election & 6th Councilmanic Districts *
Legal Owner(s): Daniel Breeden, Jr. * FOR
Petitioner(s) *
BALTIMORE COUNTY
*
2010-011-SPH

* * * * *

ENTRY OF APPEARANCE

Pursuant to Baltimore County Charter § 524.1, please enter the appearance of People's Counsel for Baltimore County as an interested party in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and the passage of any preliminary or final Order. All parties should copy People's Counsel on all correspondence sent and all documentation filed in the case.

RECEIVED

JUL 28 2009

.....

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

CAROLE S. DEMILIO
Deputy People's Counsel
Jefferson Building, Room 204
105 West Chesapeake Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 28th day of July, 2009, a copy of the foregoing Entry of Appearance was mailed to Daniel Breeden, Jr, 12209 Eastern Avenue, Baltimore, MD 21220, Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

From: Debra Wiley
To: Livingston, Jeffrey
Date: 9/8/2009 9:56 AM
Subject: Comment Needed for Bill - Hearing 9/11 @ 11:00 AM

DEBRA

Good Morning Jeff,

Hope you had a nice holiday weekend!

In reviewing the case files for this week, it appears that the following case is in the CBCA and we will need a coment from your department. I have provided a case description for your convenience as follows:

CASE NUMBER: 2010-0011--SPH

12209 Eastern Avenue

Location: E side of Eastern Avenue, extension of 180 feet N of Minnow Branch Road.

15th Election District, 6th Councilmanic District

Legal Owner: Daniel Breeden , Jr.

SPECIAL HEARING To allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Friday, 9/11/2009 at 11:00:00 AM Jefferson Building, 105 West Chesapeake Avenue, Room 104, Towson, MD 21204

Thanks and have a great day !

Debbie Wiley
Legal Administrative Secretary
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson, Md. 21204
410-887-3868
410-887-3468 (fax)
dwiley@baltimorecountymd.gov

From: Debra Wiley
To: Murray, Curtis
Date: 9/3/2009 10:08 AM
Subject: Comments Needed for Hearings Next Week for Bill

OP

Hi Curtis,

In preparing for next week and in light of the long weekend, just wanted to give you a heads up that Bill will need two comments as follows:

CASE NUMBER: 2009-0340--A

2710 Holly Beach Road

Location: N side of Holly Beach Road; 1340 feet E of the c/l of Henrietta Avenue

15th Election District, 6th Councilmanic District

Legal Owner: Michael J and Barbara W. McQuade

VARIANCE 1) To allow a proposed dwelling with an existing lot area of 0.25 acres in lieu of the required 1.5 acres; 2) To allow 22% (2,453 square feet) of the lot to be covered by buildings in lieu of the allowed 15% (1,636 square feet); 3) To allow a building height of 38 feet in lieu of the allowed 35 feet; 4) To allow setback from any lot line other than a street line of 5 feet (side yards) and 40 feet (front) in lieu of the required 50 feet.

Hearing: Thursday, 9/10/2009 at 9:00:00 AM Jefferson Building, 105 West Chesapeake Avenue, Room 104, Towson, MD 21204

CASE NUMBER: 2010-0011--SPH

12209 Eastern Avenue

Location: E side of Eastern Avenue, extension of 180 feet N of Minnow Branch Road.

15th Election District, 6th Councilmanic District

Legal Owner: Daniel Breeden, Jr.

SPECIAL HEARING To allow a caretaker's dwelling on the subject property on a temporary basis.

Hearing: Friday, 9/11/2009 at 11:00:00 AM Jefferson Building, 105 West Chesapeake Avenue, Room 104, Towson, MD 21204

As always, thanks for your usual cooperation and have a great day !

Debbie Wiley
Legal Administrative Secretary
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson, Md. 21204
410-887-3868
410-887-3468 (fax)
dwiley@baltimorecountymd.gov

Debra Wiley - Re: Charlotte Breeden, 12209 Eastern Ave., Case No. 2010-0011-SPH

From: Lea Petr
To: Wiley, Debra
Date: 11/23/2009 3:12 PM
Subject: Re: Charlotte Breeden, 12209 Eastern Ave., Case No. 2010-0011-SPH

Thank you Debbie. Happy Thanksgiving

>>> Debra Wiley 11/23/2009 3:10 PM >>>
Hi Lea,

It appears from reviewing the case file, Joe was interested in helping Mrs. Breeden (a copy of a memo from Joe was in the case file). Therefore, please find attached a copy of Bill's Order which has been signed and dated today, 11/23/09.

Thanks and have a nice holiday !

Debbie Wiley
Legal Administrative Secretary
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson, Md. 21204
410-887-3868
410-887-3468 (fax)
dwiley@baltimorecountymd.gov



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

February 19, 2010

Mr. Daniel Breeden, Jr.
12209 Easern Avenue
Baltimore, MD 21220

RE: Restriction No. 4
Case No. 2010-0011-SPH

Dear Mr. Breeden:

Please contact Donald Brand of our department at 410-887-4585. Besides being the Building Engineer of Baltimore County, Mr. Brand is also an attorney and an notary. He has gone to the extent to prepare the Covenant and Declaration of Understanding as required by the Zoning Commissioner, William J. Wiseman in his order of November 23, 2009. Once a meeting is scheduled and the appropriate documents are signed, we will submit this material to the Land Records of Baltimore County thus satisfying Restriction No. 4 of the Zoning Commissioner's order.

Sincerely,

CC: The Honorable Councilman Joseph Bartenfelder

SPOKE with Mrs. BREEDEN
today, told her to call DON BRAND &
set up a meeting in his office. PER
DON, there will be NO cost involved
in filing the paperwork etc.!

2/24/10



**BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE**

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

FROM: Joseph Bartenfelder
Councilman, Sixth District

SUBJECT: Request for permit for mobile home
Mrs. Charlotte Veney Breeden
12209 Eastern Avenue
Baltimore, Maryland 21220
410/335-7995

DATE: January 29, 2009

Please refer to memoranda and letters from 2008 which deal with Mrs. Breeden's use of and need for a trailer. Then see the accompanying letter from Mrs. Breeden dated January 22, 2009 which is addressed to me.

Note in the most recent letter that Mr. Brand from your office contacted Mrs. Breeden and told her he would discuss with you the possibility of obtaining a temporary permit for a travel trailer.

However, because of the size of her family and other reasons, Mrs. Breeden says the permit should be for a mobile home.

Please review the situation with Mr. Brand and contact Mrs. Breeden as soon as possible. Also, please forward a copy of your report to my district office.

JB:tmb

cc: Mrs. Charlotte Breeden ✓
Breeden.wpd

2010-001-SPH

9/30/09

Dear Mr. Kotars.

This is Mrs. Breiden again
trying to get some information
about P.D.M. A meeting was
set up for 9/11/09. C.A.M. I called
Young Commission @ about 9:30 or 10^{am}
on the 11th to explain why I could
not make the meeting because the
hospital (GBMC) had called the family in
and Chester was dying of cancer. He said
he was sorry about what happened but
rules are rules. My brother died on 9/09/09
then on 9/25 thru 9/27 I was hospitalized
(FSA). I'm home now and I have
called their office + talk to Chester (4087-3391
and she said ^{she will} send me an appointment at
some time in Oct. But I want to know
if I have to go over all of this again.
Payments for SPH and payment for advertising
any payment for the signs posted in my yard.

That was alot of money I had to
give. \$5, \$75, \$50. No one protested
for the time the sign was up.
I also have signatures of the
community if need that stand
the hand what I want to do.
Would you look into this
for me. I know your busy
but if you could I would
appreciate this help to find this info for me.

Thank you
Mrs Charlotte Breeden
12209 Eastern Ave
Balti md 21220

410-887-5708

To: Mr. Timothy Kotroed (Vice President)

From: Mr. Charlotte Dreesen

Case # 2010-011-384

10/19/09

Dear Mr. Justice Katzed,

This is my second fax I've sent you and also I've called and left word for you to call me back as soon as possible. My permit hearing had to be cancel the cause of death and my hospitalization. I pray that I don't have to go through paying all these fees again when all I need is a signature on a permit. Please, please, get back to me because I've been trying to get another date for the hearing but with no luck.

Mrs. Charlotte Frieden

P.S. It's getting cold now and things have to be done before the ground freezes.

410-335-7995.

To: Mr. Timothy Katoos

From Mrs E Charlotte Freeman

10/20/09

Dear Mr. Hetroco

This is Mrs. Breeden again. I have
lost & called you recently and have not
heard anything from you. I have done
everything the zoning board have ask me
to do, and it was costly. They gave me
a hearing date but I had death in
my ~~immed~~ ^{immediate} family. I call them for another
date and of yesterday Mr. Christensen call me
and said the date is in nov. But they
want me to spend \$1,80.00 to redo every
thing over. That is not fair at all. I
also have names from my community
that stands with me about the permit.
I want to know if you could help
wave this cost again they want. I really
thank you for going this far for me.

Thank you
Mrs Breeden

SEP 3 2009

To Whom It May Concern:

We the residents in the Chase community would like for you to know Mrs. Charlotte Breeden has lived in the Chase area for the past thirty years or more. She has been care giver for her mom, husband and now her aunt. We have no problem in a mobile home coming in our area to help her out. She really needs a help in hand.

Thank You

The Community of Chase

Camilla Williams
 Victoria Myers
 Dorothy Steen
 Andrew Steen
 Lewis & Melyrene Hunt
 Viola Myers
 Marilyn C. Myers
 Denise Myers
 Veronica Marshall
 Christ Myers
 Mildred Phillips
 Rosalee Lester - Myers
 Joyce C. Watlington

Shirley Jones
 Lisa & Josh Scott
 Jordan Scott
 Mabel Green
 Jerry Green
 Carol Allender
 Mr + Mrs John Connor
 Mr + Mrs James Pitts

Zoning Commission
To: Mr. William Wason III
From: Mrs. Charlotte Freedman

11/19/09

Dear Mr. Weeman,

This is the information
you requested:

My husband: DANIEL BREEDEN (age 77)
 Heart Doc: DAVID GOLDSCHNE
 " Primary " DR. MILNER

Medical Doctor: DR. CHIVERS (age
 Ortho: DAVID GOLD (Knee)
 Neur: ANN SUNG
 Hematology - M AUERBACH

Jessie Jones (Age 85)

Father:

JOHN CONNOR - DR BROWN (age 85)

FRANCE GREEN (Aunt) age 87)

Doc: GOZU (75 Hospital)

Mrs Charlotte Freedom

PS Thank you again for
 what ever can be done. You
 have been a blessing.

Middle River Family Practice
107 Beacon Road Baltimore, MD 21220
410-886-9019 Fax: 410-887-1975

May 18, 2007
Page 1
Chart Summary

Jessie V Jones
Female DOB: 12/14/1924

Home: (410) 336-7995 Office: (443) 846-1089
Ins: Medicare (1)

Patient Information

Name: Jessie V Jones
Address: 12209 Eastern Avenue
Baltimore, MD 21220
Patient ID: 100561-0015001
Birth Date: 12/14/1924
Gender: Female
Contact By:
Soc Sec No: 216-16-5209
Resp Prov: Joseph Connelly MD
Referred by: Joseph Connelly MD
Email:
Home LOC: Middle River Family Practice

Home Phone: (410) 336-7995
Office Phone: (443) 846-1089
Fax:
Status: Active
Marital Status: Other
Race: Black
Language:
MRN:
Emp. Status:
Sens Chart: No

Problems

HYPERTENSION (ICD-401.1)
SEIZURE DISORDER (ICD-780.39)
GERD (ICD-530.10)
HYPERTONICITY, BLADDER (ICD-598.51)
DEMENTIA (ICD-290.0)
RENAL INSUFFICIENCY, CHRONIC (ICD-588.9)
OSTEOARTHRITIS (ICD-715.90)
CAROTID BRUIT, LEFT (ICD-785.9)
Hx of TOTAL KNEE REPLACEMENT, HX OF (RIGHT) (ICD-V45.89)
TIA (ICD-435.9)
ANEMIA (ICD-285.9)
HYPERCHOLESTEROLEMIA (ICD-272.0)
CAROTID ARTERY OCCLUSION (ICD-433.10)
ANEMIA IN CHRONIC KIDNEY DISEASE (ICD-285.21)
CVA (ICD-438)
SUBDURAL HEMATOMA, HX OF (ICD-V12.49)
ANEURYSM, NON-RUPTURED CEREBRAL (ICD-437.3)
PNEUMONIA (ICD-486)
~~CALF PAIN LEFT (ICD-729.5)~~
DECUBITUS ULCER HEEL (ICD-707.07)
ANEMIA (ICD-285.9)
WEIGHT LOSS (ICD-783.21)

Medications

DIOVAN 320 MG TABS (VALSARTAN) 1 Q DAY PO
NEURONTIN 300 MG CAPS (GABAPENTIN) TID
ASPIRIN EC 81 MG TBEC (ASPIRIN) QD
ZOCOR TAB 20MG (SIMVASTATIN) 1 tablet daily
Last Refill: #90 x 0 : Michelle Cicilline MD (01/17/2007)
HYDROCHLOROTHIAZIDE 25 MG TABS (HYDROCHLOROTHIAZIDE) One (1) tablet by mouth once a day
Last Refill: #90 x 3 : Michelle Cicilline MD (04/15/2007)
FERROUS SULFATE 325 MG TABS (FERROUS SULFATE) Take 1 tablet by mouth daily
Last Refill: #90 x 0 : Michelle Cicilline MD (04/23/2007)
LASIX 40 MG TABS (FUROSEMIDE) One (1) tablet by mouth once a day
Last Refill: #30 x 1 : Michelle Cicilline MD (04/27/2007)



Maryland Department of Assessments and Taxation
BALTIMORE COUNTY
Real Property Data Search (2007 vw4.3d)

Go Back
View Map
New Search

Account Identifier: District - 15 Account Number - 2100001561

Owner Information

Owner Name: BREEDEN DANIEL, JR **Use:** RESIDENTIAL
Principal Residence: YES
Mailing Address: 12209 EASTERN AVE **Deed Reference:** 1) /26543/ 234
 BALTIMORE MD 21220-1304 2)

Location & Structure Information

Premises Address **Legal Description**
 12209 EASTERN AVE .25 AC
 12209 EASTERN AVE SES
 1550FT SW BRINKMANS RD

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:
83	23	670						3	Plat Ref:

Special Tax Areas **Town**
 Ad Valorem
 Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1994	1,420 SF	10,890.00 SF	04

Stories	Basement	Type	Exterior
SPFOY		SPLIT FOYER	SIDING

Value Information

	Base Value	Value As Of 01/01/2009	Phase-in Assessments As Of 07/01/2009	As Of 07/01/2010
Land	56,720	86,720		
Improvements:	181,060	222,870		
Total:	237,780	309,590	261,716	285,652
Preferential Land:	0	0	0	0

Transfer Information

Seller: BREEDEN DANIEL	Date: 01/04/2008	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: /26543/ 234	Deed2:
Seller: BREEDEN CHARLOTTE M	Date: 09/28/1993	Price: \$1
Type: NOT ARMS-LENGTH	Deed1: /10040/ 108	Deed2:
Seller: CONNOR JOHN, JR	Date: 05/09/1989	Price: \$0
Type: NOT ARMS-LENGTH	Deed1: / 8168/	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2009	07/01/2010
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO
Exempt Class:

Special Tax Recapture:
 HOMEOWNERS TAX CREDIT

*Mobile Home
on Property*

*2869
1994
15*



2200028605

1518101440 **15 ED**
6 CD NE 6-L
DR 5.5
083C3

Flood Zone X

1519074190

EASTERN AVE EX

REED RD

EASTERN AVE EX

2100001581

12209

SITE

13.2

11.7

1503471491

12207

2200009061

10.77 10.8

10.7

9.2

12225

1519270910

2100001032

Flood Zone AE

1513553900

2300011962

12203

20000539

2300011961

MINNOW BRANCH RD

2300012325

Pt. Bk. 73 Folio 35

1513551405

1513551404

7004

11.3

12155

2010-0011-SPH

CASE NAME Daniel Breeden
CASE NUMBER 2010-0011-SPH
DATE 11-17-09

[illegible]

Case No.: 2010-0011-SPH

12209 Eastern Ave

Exhibit Sheet

Petitioner/Developer

Protestant

No. 1	<i>Site Plan</i>	
No. 2	<i>Petition of Support</i>	
No. 3	<i>Medical History</i>	
No. 4		
No. 5		
No. 6		
No. 7		
No. 8		
No. 9		
No. 10		
No. 11		
No. 12		

SEP 3 2009

To Whom It May Concern:

We the residents in the Chase community would like for you to know Mrs. Charlotte Breeden has lived in the Chase area for the past thirty years or more. She has been care giver for her mom, husband and now her aunt. We have no problem in a mobile home coming in our area to help her out. She really needs a help in hand.

Thank You

The Community of Chase

Carmilla Williams
Victoria Myers
Dorothy Stearns
Andrea Stearns
Leaves & Melvyn Hunt
Viola Myers
Marilyn E. Myers
Denise Myers
Veronica Marshall
Annette Myers
Mildred Phillips
Rosalie Lester - Myers
Joyce C. Watlington

Shirley Myers
Lisa & Josh Scott
Jordan Scott
Mabel Green
Jerry Green
Carol Allender
Mr & Mrs John Connor
Mr & Mrs James Pitts

PETITIONER'S

EXHIBIT NO. 2

11/19/09

Dear Mr. Weeman,

This is the information
you requested:

My husband: DANIEL BREEDEN (age 77)
Heart Doc: DAVID GOLDSCHER
" Primary " DR. MILNER

Neider Doctor: DR. CHIVERS (age
Cath. DAVID GOLD (Knee)
Neur: ANN SONG
Hematology - M AUERBACH

Jessie Jones (Age 85)

Father:

JOHN CONNOR - DR. BROWN (age 85)

FRANCE GREEN (Aunt) age 87

Doc: GOZU (FS Hospital)

Miss Charlotte Freedom
PS Thank you again for
what ever can be done. You
have been a blessing.

PETITIONER'S

EXHIBIT NO.

3

Middle River Family Practice
 107 Beacon Road Baltimore, MD 21220
 410-686-9019 Fax: 410-687-1975

May 18, 2007
 Page 1
 Chart Summary

Jessie V Jones
 Female DOB: 12/14/1924

Home: (410) 335-7995 Office: (443) 846-1089
 Ins: Medicare (1)

Patient Information

Name: Jessie V Jones
Address: 12209 Eastern Avenue
 Baltimore, MD 21220
Patient ID: 100561-0015001
Birth Date: 12/14/1924
Gender: Female
Contact By:
Soc Sec No: 216-16-5209
Resp Prov: Joseph Connelly MD
Referred by: Joseph Connelly MD
Email:
Home LOC: Middle River Family Practice

Home Phone: (410) 335-7995
Office Phone: (443) 846-1089
Fax:
Status: Active
Marital Status: Other
Race: Black
Language:
MRN:
Emp. Status:
Sens Chart: No

Problems

HYPERTENSION (ICD-401.1)
 SEIZURE DISORDER (ICD-780.39)
 GERD (ICD-530.10)
 HYPERTONICITY, BLADDER (ICD-596.51)
 DEMENTIA (ICD-290.0)
 RENAL INSUFFICIENCY, CHRONIC (ICD-588.9)
 OSTEOARTHRITIS (ICD-715.90)
 CAROTID BRUIT, LEFT (ICD-785.9)
 Hx of TOTAL KNEE REPLACEMENT, HX OF (RIGHT) (ICD-V45.89)
 TIA (ICD-435.9)
 ANEMIA (ICD-285.9)
 HYPERCHOLESTEROLEMIA (ICD-272.0)
 CAROTID ARTERY OCCLUSION (ICD-433.10)
 ANEMIA IN CHRONIC KIDNEY DISEASE (ICD-285.21)
 CVA (ICD-436)
 SUBDURAL HEMATOMA, HX OF (ICD-V12.49)
 ANEURYSM, NON-RUPTURED CEREBRAL (ICD-437.3)
 PNEUMONIA (ICD-486)
 Calf Pain Left (ICD-729.5)
 DECUBITUS ULCER HEEL (ICD-707.07)
 ANEMIA (ICD-285.9)
 WEIGHT LOSS (ICD-783.21)

Medications

DIOVAN 320 MG TABS (VALSARTAN) 1 Q DAY PO
 NEURONTIN 300 MG CAPS (GABAPENTIN) TID
 ASPIRIN EC 81 MG TBEC (ASPIRIN) QD
 ZOCOR TAB 20MG (SIMVASTATIN) 1 tablet daily
 Last Refill: #90 x 0 : Michelle Cicilline MD (01/17/2007)
 HYDROCHLOROTHIAZIDE 25 MG TABS (HYDROCHLOROTHIAZIDE) One (1) tablet by mouth once a day
 Last Refill: #90 x 3 : Michelle Cicilline MD (04/15/2007)
 FERROUS SULFATE 325 MG TABS (FERROUS SULFATE) Take 1 tablet by mouth daily
 Last Refill: #90 x 0 : Michelle Cicilline MD (04/23/2007)
 LASIX 40 MG TABS (FUROSEMIDE) One (1) tablet by mouth once a day
 Last Refill: #30 x 1 : Michelle Cicilline MD (04/27/2007)

PLAT TO ACCOMPANY PETITION FOR ZONING ☐ VARIANCE ☒ SPECIAL HEARING

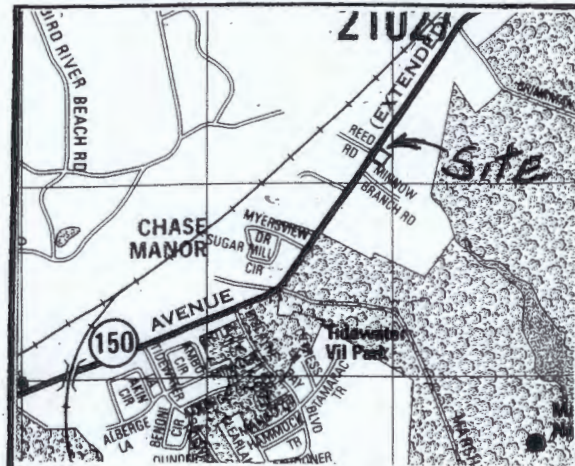
PROPERTY ADDRESS 12209 EASTERN AVENUE

SUBDIVISION NAME _____

PLAT BOOK # _____ FOLIO # _____ LOT # _____ SECTION # _____

OWNER DANIEL BREEDEN, JR.

12209 Eastern Avenue



VICINITY MAP

SCALE: 1" = 1000'

LOCATION INFORMATION

ELECTION DISTRICT 15th
 COUNCILMANIC DISTRICT 6th
 1" = 200' SCALE MAP # NE 6-L
 ZONING DR. 5.5

LOT SIZE .25 10,890
 ACREAGE SQUARE FEET

SEWER ☒ PUBLIC ☐ PRIVATE
 WATER ☒ ☐

CHESAPEAKE BAY CRITICAL AREA ☒ YES ☐ NO
 100 YEAR FLOOD PLAIN ☒ ☐
 HISTORIC PROPERTY/ BUILDING ☐ ☒
 PRIOR ZONING HEARING NONE

ZONING OFFICE USE ONLY

REVIEWED BY _____ ITEM # _____ CASE # _____

D.T. 0011 2010-0011-SPH

PETITIONER'S

EXHIBIT NO. 1

SCALE: 1" = 30'

