

**IN RE: PETITIONS FOR SPECIAL
EXCEPTION AND VARIANCE
(9730 Conmar Road)
15th Election District
6th Councilmanic District
Patricia Buck Miller, *Legal Owner*
Megan Miller, *Lessee*
Petitioners**

* BEFORE THE
* OFFICE OF
* ADMINISTRATIVE HEARINGS
* FOR BALTIMORE COUNTY
* **Case No. 2014-0136-XA**

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings (OAH) as Petitions for Special Exception and Variance filed for property located at 9730 Conmar Road. The Petitions were filed by Deborah C. Dopkin, Esq., on behalf of the legal owner, Patricia Buck Miller and contract purchaser, Megan Miller ("Petitioners"). The Special Exception Petition seeks relief per Baltimore County Zoning Regulations (B.C.Z.R.) to permit a professional office pursuant to B.C.Z.R. § 1B01.1.C.12. The Petition for Variance seeks relief under B.C.Z.R. § 400.1: (1) to permit an existing swimming pool in the side yard in lieu of the required rear yard; and (2) to permit an existing shed with a 0 ft. setback in lieu of the required 2.5 ft. The subject property and requested relief are more fully described on the site plan which was marked and accepted into evidence as Petitioners' Exhibit 1.

Appearing at the hearing in support of the Petitions were Patricia and Megan Miller, Louise Nelson and Bernadette Moskunus of Site Rite Surveying, Inc., the firm that prepared the site plan. Deborah C. Dopkin, Esq. represented the Petitioners. There were no Protestants in attendance at the hearing. The Petition was advertised and posted as required by the B.C.Z.R.

No adverse Zoning Advisory Committee (ZAC) comments were received from any of the county reviewing agencies.

ORDER RECEIVED FOR FILING

Date 2/20/14

By Sen

Testimony and evidence offered at the hearing revealed that the subject property is approximately 5,368 square feet, and is zoned DR 10.5. The property is improved with an end of group townhouse, constructed in 1959. The Petitioners propose to use a portion of the basement (accessible by a separate stairway) for the practice of clinical social work, which requires a special exception. The only "employee" of the practice would be Megan Miller--daughter of the legal owner--who is a Licensed Certified Social Worker-Clinical (LCSW-C) (Ex. No. 4), with a Master's degree in Social Work from the University of Maryland School of Social Work. Ex. No. 5. Ms. Miller's primary residence is the subject premises.

SPECIAL EXCEPTION

Under Maryland law, a special exception use enjoys a presumption that it is in the interest of the general welfare, and therefore, valid. Schultz v. Pritts, 291 Md. 1 (1981). The Schultz standard was revisited in People's Counsel v. Loyola College, 406 Md. 54 (2008), where the court emphasized that a special exception is properly denied when there are facts and circumstances showing that the adverse impacts of the use at the particular location in question would be above and beyond those inherently associated with the special exception use.

In this case, there was no evidence presented that would rebut the presumption. In fact, the adjoining neighbors submitted letters (included in the case file) expressing support for the petition. Finally, Ms. Moskunas testified, via proffer, that the Petitioners satisfied the factors set forth in B.C.Z.R. §502.1.

Ms. Dopkin indicated she was contacted by the Office of People's Counsel, which expressed concern regarding whether the petitioner qualified as a "professional" as that term is used in B.C.Z.R. §1B01.1.C.12. That regulation permits, by special exception, "offices or studios of physicians, dentists, lawyers, architects, engineers, artists, musicians or other professional

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Date 2/20/14
By Sen

persons." (Emphasis added). The B.C.Z.R. sheds no further light on what constitutes "other professional persons," although the Zoning Commissioner Policy Manual (ZCPM) provides some guidance. The ZCPM indicates that, for example, a "real estate agent" is a "professional person," while a "pastoral counsel[or]" is not. Perhaps the distinction is that a real estate agent is licensed by the State of Maryland, while a pastoral counselor is not. Indeed, pastoral counseling has been defined as a "form of one-on-one counseling or training which is a central" to the teachings of a religious organization. Miller v. IRS, 829 F.2d 500, 501 (4th Cir. 1987).

Here, the Petitioner is licensed by the Maryland Department of Health and Mental Hygiene, and has passed a rigorous licensure examination. See Ex. Nos. 4 & 5. In addition, Maryland law provides that "the profession of social work profoundly affects the lives, health, safety and welfare of the people of this State." Md. Health-Occ. Prof. Code Ann §19-102 (emphasis added). In these circumstances, I find that the petitioner qualifies as a "professional person."

VARIANCE

To obtain variance relief requires a showing that:

- (1) The property is unique; and
- (2) If variance relief is denied, Petitioner will experience a practical difficulty or hardship.

Trinity Assembly of God v. People's Counsel, 407 Md. 53, 80 (2008).

Petitioners have met this test. The property is pie-shaped, and is therefore unique.

If the B.C.Z.R. were strictly interpreted Petitioners would suffer a practical difficulty, in that they would need to dismantle or move these accessory structures that have been in place for many years without complaint. Finally, I find that the variance can be granted in harmony with the spirit and intent of the B.C.Z.R., and in such manner as to grant relief without injury to the

ORDER RECEIVED FOR FILING

Date 2/20/14

By Sen

public health, safety, and general welfare. This is demonstrated by the lack of County and/or community opposition.

Pursuant to the advertisement, posting of the property, and public hearing on these petitions, and after considering the testimony and evidence offered, I find that Petitioners' Special Exception and Variance requests should be granted.

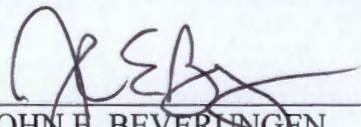
THEREFORE, IT IS ORDERED by the Administrative Law Judge for Baltimore County, this 20th day of February, 2014, that Petitioners' request for Special Exception under the B.C.Z.R. to permit a professional office pursuant to B.C.Z.R. § 1B01.1.C.12, be and is hereby GRANTED; and

IT IS FURTHER ORDERED that Petitioners' request for Variance relief from B.C.Z.R. § 400.1: (1) to permit an existing swimming pool in the side yard in lieu of the required rear yard; and (2) to permit an existing shed with a 0 ft. setback in lieu of the required 2.5 ft., be and is hereby GRANTED.

The relief granted herein shall be subject to and conditioned upon the following:

1. Petitioners may apply for appropriate permits and/or licenses 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, Petitioners would be required to return, and be responsible for returning, said property to its original condition.
2. There shall be no signs on the premises.

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


JOHN E. BEVERUNGEN
Administrative Law Judge
for Baltimore County

JEB/sln

ORDER RECEIVED FOR FILING

Date 2/20/14
By sln

KEVIN KAMENETZ
County Executive



LAWRENCE M. STAHL
Managing Administrative Law Judge
JOHN E. BEVERUNGEN
Administrative Law Judge

February 20, 2014

Deborah Dopkin, Esquire
P.O. Box 323
Brooklandville, Maryland 21022

RE: Petitions for Special Exception and Variance
Property: 9730 Conmar Road
Case No.: 2014-0136-XA

Dear Counsel:

Enclosed please find a copy of the decision rendered in the above-captioned matter.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the Baltimore County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Baltimore County Office of Administrative Hearings at 410-887-3868.

Sincerely,

A handwritten signature in black ink, appearing to read "JEB", is written over the printed name of John E. Beverungen.

JOHN E. BEVERUNGEN
Administrative Law Judge
for Baltimore County

JEB:slh
Enclosure



PETITION FOR ZONING HEARING(S)

To be filed with the Department of Permits, Approvals and Inspections

To the Office of Administrative Law of Baltimore County for the property located at:

Address 9730 Conmar Road which is presently zoned D.R. 10.5
Deed References: 22138/404 10 Digit Tax Account # 1502852340
Property Owner(s) Printed Name(s) Patricia Buck Miller

(SELECT THE HEARING(S) BY MARKING ☒ AT THE APPROPRIATE SELECTION AND PRINT OR TYPE THE PETITION REQUEST)

The undersigned legal owner(s) of the property situate in Baltimore County and which is described in the description and plan attached hereto and made a part hereof, hereby petition for:

1. ☐ a Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve
2. ☒ a Special Exception under the Zoning Regulations of Baltimore County to use the herein described property for
3. ☒ a Variance from Section(s) SEE ATTACHED

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons:
(Indicate below your hardship or practical difficulty or indicate below "TO BE PRESENTED AT HEARING". If you need additional space, you may add an attachment to this petition)

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

I, or we, agree to pay expenses of above petition(s), 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.

Legal Owner(s) Affirmation: I / we do so 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 / these Petition(s).

Contract Purchaser/Lessee:

Megan Miller

Name- Type or Print

Megan Miller

Signature

9730 Conmar Road Baltimore MD
Mailing Address City State

21220 / 410-340-5145 /
Zip Code Telephone # Email Address

Attorney for Petitioner:

Deborah C. Dopkin

Name- Type or Print

Deborah C. Dopkin

Signature

P.O. Box 323 Brooklandville MD
Mailing Address City State

21022 / 410-821-0200 / ddopkin@dopkinlaw.com
Zip Code Telephone # Email Address

Legal Owners (Petitioners):

Patricia Buck Miller

Name #1 - Type or Print

Name #2 - Type or Print

Patricia Buck Miller

Signature #1

Signature #2

9730 Conmar Road Baltimore MD
Mailing Address City State

21220 / /
Zip Code Telephone # Email Address

Representative to be contacted:

Bernadette Moskunus

Name - Type or Print

Signature

200 E. Joppa Road Ste. 101 Towson MD

Mailing Address City State

21286 / 410-828-9060 /
Zip Code Telephone # Email Address

CASE NUMBER 2014-0136-XA Filing Date 12/12/13

ORDER RECEIVED FOR FILING

Do Not Schedule Dates: 1/14-2/6/14

Reviewer RJ

Date 2/20/14

REV. 10/4/11

By sen

SPECIAL EXCEPTION – for a professional office pursuant to BCZR section 1B01.1.C.12

VARIANCE – BCZR section 400.1 – to permit an existing swimming pool in the side yard in lieu of the required rear yard, and to permit an existing shed with a 0-foot setback in lieu of the required 2½ feet

Item #0136

**ZONING PROPERTY DESCRIPTION FOR
#9730 CONMAR ROAD**

BEGINNING at a point on the north side of Conmar Road which is 60 feet wide at the distance of 376 feet north of the centerline of Lannerton Road which is 60 feet wide.

Being Lot No. 16, Block J in the subdivision of "Maple Crest" as recorded in Baltimore County Plat Book No. 25, folio No. 65, containing 5,368 S.F. Located in the 15th Election District and 6th Councilmanic District.



Michael V. Moskunus
Professional Land Surveyor
Reg. No. 21175

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

FILE: 9730 CONMAR ROAD.DOC\2013 ZONING

Item #0136

DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS

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: 2014-0136-XA
Petitioner: Patricia and Megan Miller
Address or Location: 9730 Conmar Road

PLEASE FORWARD ADVERTISING BILL TO:

Name: Megan Miller
Address: 9730 Conmar Road
Baltimore, MD 21220
Telephone Number: 410-340-5145

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

No. **107011**

Date: **12/2/13**

PAID RECEIPT

BUSINESS ACTUAL TIME DEF
 12/12/2013 12/12/2013 11:20:30 9

REC 1504 WALKIN SHIL SAW
 RECEIPT # 606422 12/12/2013 OFLN

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept Obj	BS Acct	Amount
001	806	0000		6150				\$575

5 S2B ZONING VERIFICATION
 107011

Recpt Tot \$575.00
 \$575.00 CK 4.00 CA
 Baltimore County, Maryland

Total: **\$575**

Rec From:

For:

Zoning hearing - case # 2014-0136-XA

DISTRIBUTION

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

**CASHIER'S
 VALIDATION**

CERTIFICATE OF POSTING

RE: CASE NO: 2014-0136-XA

PETITIONER/DEVELOPER _____

SITE RITE SURVEYING INC

DATE OF HEARING/CLOSING: _____

2/18/14

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 THE PENALTIES OF PERJURY THAT THE
NECESSARY SIGN(S) REQUIRED BY LAW WERE POSTED CONSPICUOUSLY ON THE
PROPERTY AT _____

9730 CONMAR ROAD

THIS SIGN(S) WERE POSTED ON _____

January 29, 2014
(MONTH, DAY, YEAR)

SINCERELY,

Martin Ogle 1/29/14
SIGNATURE OF SIGN POSTER AND DATE:

MARTIN OGLE
(SIGN POSTER)
60 CHELMSFORD COURT
BALTIMORE, MD 21220
(ADDRESS)
PHONE NUMBER: 443-629-3411

ZONING NOTICE

CASE # 2014-0136-XA

A PUBLIC HEARING WILL BE HELD BY

APPEAR, AV

ME: TUE

A

manly 1/29/14



THE BALTIMORE SUN MEDIA GROUP

Baltimore, Maryland 21278-0001

January 30, 2014

THIS IS TO CERTIFY, that the annexed advertisement was published in the following newspaper published in Baltimore County, Maryland, ONE TIME, said publication appearing on January 28, 2014

☐ The Jeffersonian

THE BALTIMORE SUN MEDIA GROUP

By: Susan Wilkinson

Susan Wilkinson

NOTICE OF ZONING HEARING

The Administrative Law Judges 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: #2014-0136-XA

9730 Conmar Road

N/s Conmar Road, 376 feet n/of centerline
of Lannerton Road

15th Election District - 6th Councilmanic District

Legal Owner(s): Patricia Buck Miller

Contract Purchaser/Lessee: Megan Miller

Special Exception: for a professional office. **Variance:** to permit an existing swimming pool in the side yard in lieu of the required rear yard, and to permit an existing shed with a 0 foot setback in lieu of the required 2 1/2 feet.

Hearing: Tuesday, February 18, 2014 at 1:30 p.m. in Room 205, Jefferson Building, 105 West Chesapeake Avenue, Towson 21204.

ARNOLD JABLON, DIRECTOR OF PERMITS, APPROVALS AND INSPECTIONS FOR BALTIMORE COUNTY

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Administrative Hearings Office at (410) 887-3868.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.
JT 1/823 Jan. 28 966655



KEVIN KAMENETZ
County Executive

ARNOLD JABLON
Deputy Administrative Officer
Director, Department of Permits,
Approvals & Inspections

January 14, 2014

NOTICE OF ZONING HEARING

The Administrative Law Judges 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: 2014-0136-XA

9730 Conmar Road

N/s Conmar Road, 376 feet n/of centerline of Lannerton Road

15th Election District – 6th Councilmanic District

Legal Owners: Patricia Buck Miller

Contract Purchaser/Lessee: Megan Miller

Special Exception for a professional office. Variance to permit an existing swimming pool in the side yard in lieu of the required rear yard, and to permit an existing shed with a 0 foot setback in lieu of the required 2 ½ feet.

Hearing: Tuesday, February 18, 2014 at 1:30 p.m. in Room 205, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

A handwritten signature in black ink, appearing to read "Arnold Jablon".

Arnold Jablon
Director

AJ:kl

C: Deborah Dopkin, P.O. Box 323, Brooklandville 21022
Megan Miller, 9730 Conmar Road, Baltimore 21220
Bernadette Moskunus, 200 E. Joppa Road, Ste. 101, Towson 21286

- NOTES: (1) THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY WED., JANUARY 29, 2014.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ADMINISTRATIVE HEARINGS OFFICE AT 410-887-3868.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: PATUXENT PUBLISHING COMPANY
Tuesday, January 28, 2014 Issue - Jeffersonian

Please forward billing to:
Megan Miller
9730 Conmar Road
Baltimore, MD 21220

410-340-5145

NOTICE OF ZONING HEARING

The Administrative Law Judge 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: 2014-0136-XA

9730 Conmar Road

N/s Conmar Road, 376 feet n/of centerline of Lannerton Road

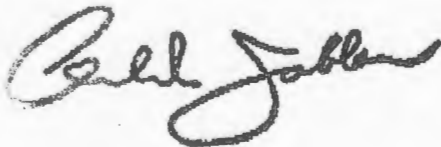
15th Election District – 6th Councilmanic District

Legal Owners: Patricia Buck Miller

Contract Purchaser/Lessee: Megan Miller

Special Exception for a professional office. Variance to permit an existing swimming pool in the side yard in lieu of the required rear yard, and to permit an existing shed with a 0 foot setback in lieu of the required 2 ½ feet.

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Arnold Jablon

Director of Permits, Approvals and Inspections for Baltimore County

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ADMINISTRATIVE HEARINGS OFFICE AT 410-887-3868.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

MEMORANDUM

DATE: March 25, 2014
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2014-0136-XA - Appeal Period Expired

The appeal period for the above-referenced case expired on March 24, 2014. There being no appeal filed, the subject file is ready for return to the Zoning Review Office and is placed in the 'pick up box.'

c: ✓ Case File
Office of Administrative Hearings

RE: PETITION FOR SPECIAL EXCEPTION	*	BEFORE THE OFFICE
AND VARIANCE		
9730 Conmar Road; N/S Conmar Road, 376'	*	OF ADMINSTRATIVE
175' N of c/line Burke Road		
15 th Election & 6 th Councilmanic Districts	*	HEARINGS FOR
Legal Owner(s): Patricia Miller		
Contract Purchaser(s): Megan Miller	*	BALTIMORE COUNTY
Petitioner(s)		
	*	2014-136-XA

* * * * *

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

DEC 19 2013

.....

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 19th day of December, 2013, a copy of the foregoing Entry of Appearance was mailed to Bernadette Moskunas, Site Rite Surveying, 200 East Joppa Road, Towson, MD 21286 and Deborah Dopkin, Esquire, P.O. Box 323, Brooklandville, MD 21022, Attorney for Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

CHECKLISTSupport/Oppose/
Conditions/
Comments/
No CommentComment
ReceivedDepartment12/20DEVELOPMENT PLANS REVIEW
(if not received, date e-mail sent _____)N/C

DEPS
(if not received, date e-mail sent _____)

FIRE DEPARTMENT

1/27PLANNING
(if not received, date e-mail sent _____)C12/19

STATE HIGHWAY ADMINISTRATION

No Obj

TRAFFIC ENGINEERING

COMMUNITY ASSOCIATION

2/21

ADJACENT PROPERTY OWNERS

SupportLetters

ZONING VIOLATION

(Case No. _____)

PRIOR ZONING

(Case No. _____)

NEWSPAPER ADVERTISEMENT

Date:

1/28/14(2-12-14 review no posting)

SIGN POSTING

Date:

1/29/14by Agile

PEOPLE'S COUNSEL APPEARANCE

Yes



No



PEOPLE'S COUNSEL COMMENT LETTER

Yes



No



Comments, if any: _____

Steps that are required to become a Licensed Certified Social Worker-Clinical (LCSW-C)

1. Education

- a. Received an undergraduate degree in social work (BSW – **Bachelors of Social Work**) from Hawaii Pacific University in 2007. This required two years of internships, two years of supervision from a qualified register and Board approved supervisor who is licensed at the LGSW and/or LCSW-C level, on top of classes.
- b. Received a graduate degree in social work (MSW – **Master of Social Work**) from University of Maryland in 2011. My degree had a concentration in Clinical Social Work and specialization in Clinical Addiction. Therefore, I received a **MSW with a Clinical concentration and specialization in Clinical Addition**. This required one-year of a clinical internship, one year of supervision from a qualified register and Board approved supervisor who is licensed at the LCSW-C level, on top of classes.
- c. I am currently in a one year **post-graduate Clinical Psychotherapy Program** at the **Baltimore Washington Institute for Psychoanalysis**. Expected graduation date May 2014.
- d. Will start a **four year post-graduate Clinical Psychoanalysis Program** at the **Baltimore Washington Institute for Psychoanalysis**. Once I complete the program I will be **licensed certified trained analyst from the accredited Council for Psychoanalytic Education**.

2. Licensing

- a. Received my LGSW license (**Licensed Graduate Social Worker**) in 2011. To apply to sit for the ASWB (**Association of Social Work Board**) national exam at the LGSW level I filed my application with the BSWE (**Maryland Board of Social Work Examiners**).

- i. To be eligible to sit for the exam I had to obtain a MSW degree from an Undergraduate Social Work program that is accredited by the Council on Social Work Education and provide professional references. I passed the ASWB national exam and the scores were sent to BSWE and then the board issued by LGSW license. The LGSW license is active for two years and to continue to have an active LGSW you are required to obtain 33 CEU every two years to continue to renew your LGSW license.
 - ii. ASWB national exam at the LGSW level is a four hour exam that contains four sections:
 1. Human Development, Diversity, and Behavior in the Environment
 2. Assessment and Intervention Planning
 3. Direct and Indirect Practice
 4. Professional Relationships, Values, and Ethics
- b. Received my LCSW-C license (Licensed Certified Social Worker-Clinical) in 2013. To apply to sit for the ASWB (**Association of Social Work Board**) national exam at the LCSW-C level I filed my application with the BSWE (**Maryland Board of Social Work Examiners**). To be eligible to sit for the exam I had to:
- i. Obtain a MSW degree with a concentration in Clinical Social Work from an Graduate Social Work Program that is accredited by the Council on Social Work Education
 - ii. Passed the AWSB national exam at the LGSW level
 - iii. Hold an active LGSW license
 - iv. Documentation of 12 academic credit hours of clinical courses
 - v. Two years which consist of not less than 104 weeks of at least 3000 hours of supervised clinical social work experience in direct service to clients, half of the required hours had to consist of face-to-face client contact

- vi. 144 hours of periodic direct face-to-face supervision while obtaining clinical social work experience which is obtained under a written contract for supervision
- vii. Clinical social worker supervision has to be provided by a qualified registered and Board approved supervisor who is licensed at the LCSW-C level
- viii. I passed the ASWB national exam and the scores were sent to BSWE and then the board issued by LCSW-C license. The LCSW-C is active for two years and to continue to have an active LCSW-C you are required to obtain 40 CEU every two years to continue to renew your LCSW-C license.
- ix. AWSB national exam at the LCSW-C level is a four hour exam that consist of four sections:
 - 1. Human Development, Diversity, and Behavior in the Environment
 - 2. Assessment, Diagnosis, and Treatment Planning
 - 3. Psychotherapy, Clinical Interventions, and Case Management
 - 4. Profession Ethics and Values

3. CEU

- a. To continue to have an active LCSW-C license you have to renew your LCSW-C license every two years. To renew your license you have to complete and obtain 40 CEU (**Continuing Educations Units**). The 40 credit hours have to be in programs and categories that are approved by the Board

4. LCSW-C

- a. A individual who holds an active LCSW-C license can work independently in the state of Maryland and provide multiple services independently including:
 - i. Assessments
 - ii. Diagnosing

- iii. Treatment Planning
- iv. Psychotherapy
- v. Clinical Interventions
- vi. Case Management

5. Me

- a. I have been active and in this field since 2004.

6. *Psychotherapy Sessions*

- a. Psychotherapy sessions are 45 minutes sessions
- b. Clients are scheduled every 70 minutes

7. *Associations*

- a. NASW (**National Association of Social Workers**)



KEVIN KAMENETZ
County Executive

ARNOLD JABLON
Deputy Administrative Officer
Director, Department of Permits,
Approvals & Inspections

February 12, 2014

Patricia Buck Miller
9730 Conmar Road
Baltimore MD 21220

RE: Case Number: 2014-0136 XA, Address: 9730 Conmar Road

Dear Ms. Miller:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on December 13, 2013. 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,

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

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: jaf

Enclosures

c: People's Counsel
Megan Miller, 9730 Conmar Road, Baltimore MD 21220
Deborah C Dopkin, P O Box 323, Brooklandville MD 21022
Bernadette Moskunus, 200 E Joppa Road, Suite 101, Towson MD 21286

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



James T. Smith, Jr., Secretary
Melinda B. Peters, Administrator

Date: 12/14/13

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

RE: Baltimore County
Item No 2014-0136-XA
Special Exception Variance
Patricia Buck Miller
9730 Conner Road.

Dear Ms. Lewis:

Thank you for the opportunity to review your referral request on the subject of the above captioned. We have determined that the subject property does not access a State roadway and is not affected by any State Highway Administration projects. Therefore, based upon available information this office has no objection to Baltimore County Zoning Advisory Committee approval of Item No. 2014-0136-XA

Should you have any questions regarding this matter, please contact Richard Zeller at 410-545-5598 or 1-800-876-4742 extension 5598. Also, you may E-mail him at (rzeller@sha.state.md.us).

Sincerely,

A handwritten signature in blue ink, appearing to read "Steven D. Foster".

Steven D. Foster, Chief/
Development Manager
Access Management Division

SDF/raz

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.roads.maryland.gov

RECEIVED

January 21, 2014

JAN 23 2014

John E. Beverungen
Administrative Law Judge
105 W. Chesapeake Avenue
Suite 103
Towson, MD 21204

OFFICE OF ADMINISTRATIVE HEARINGS

RE: Case No. 2014-0136-XA – Petition for Special Exception and Variances
9730 Conmar Road
Middle River, Maryland 21220

Dear Judge Beverungen:

I am writing to you in support of the request of my neighbor Megan Miller and her mother Patricia B. Miller, in the petition before you to allow Megan, a licensed certified clinical social worker, to see individuals in her home office from time to time.

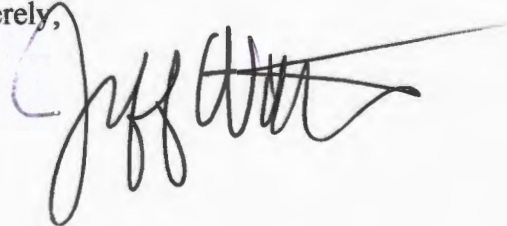
Ms. Miller has spoken to me, and it is my understanding that she will only see one person at a time for no more than 50 minutes, so as to limit any traffic coming to the property. There is private parking behind the house, alley access, and people coming to see Ms. Miller will use the rear entrance to her basement office. This use should cause no disruption or change in the residential nature of our community. We have known the Millers for many years as our neighbors, and have confidence that they will show respect for the other owners like us.

We have also been assured that there will be no additions to the house or the yard, and that the requested variances are a formality to address the fact that there are existing accessory uses in the yard that will remain.

We hope you will grant the requested petitions.

Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read "Jeff Miller", with a long horizontal stroke extending to the right.

RECEIVED

JAN 23 2014

OFFICE OF ADMINISTRATIVE HEARINGS

January 21, 2014

John E. Beverungen
Administrative Law Judge
105 W. Chesapeake Avenue
Suite 103
Towson, MD 21204

RE: Case No. 2014-0136-XA – Petition for Special Exception and Variances
9730 Conmar Road
Middle River, Maryland 21220

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We have also been assured that there will be no additions to the house or the yard, and that the requested variances are a formality to address the fact that there are existing accessory uses in the yard that will remain.

We hope you will grant the requested petitions.

Thank you.

Belinda M. Nuck

Sincerely,

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits, Approvals
And Inspections

DATE: December 20, 2013

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

SUBJECT: Zoning Advisory Committee Meeting
For December, 23 2013
Item No. 2014- 0135 and 0136

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

DAK:CEN
Cc: file

G:\DevPlanRev\ZAC -No Comments\ZAC12232013 -.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon
Deputy Administrative Officer and
Director of Permits, Approvals and Inspections

DATE: January 27, 2014

FROM: Andrea Van Arsdale
Director, Department of Planning

SUBJECT: 9730 Conmar Road

RECEIVED

INFORMATION:

JAN 28 2014

Item Number: 14-136

OFFICE OF ADMINISTRATIVE HEARINGS

Petitioner: Patricia Buck Miller

Zoning: DR 10.5

Requested Action: Special Exception and Variance

SUMMARY OF RECOMMENDATIONS:

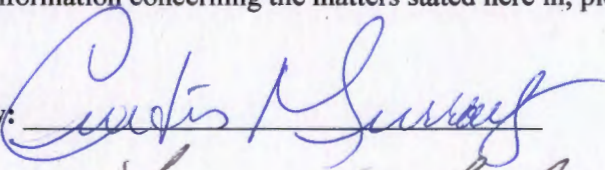
The Department of Planning has reviewed the petitioner's request and accompanying site plan. The petitioner requests a special exception to permit a professional office in a residence and variances to permit a swimming pool in the side yard in lieu of the rear yard and to permit an existing shed with a 0 foot setback in lieu of the required 2.5'.

The Department of Planning does not oppose the petitioner's requests. A professional office is a use permitted by special exception in a DR zone, per section 1B01.1.C.12, and this request complies with the provisions therein. Furthermore, the request for special exception does not appear to be detrimental to the health, safety, or general welfare of the surrounding community.

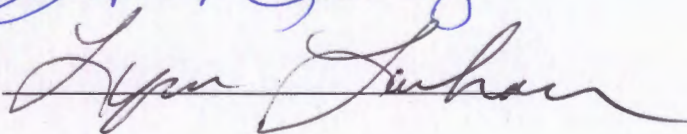
The petitioner is a social worker and desires to work out of her home as a sole practitioner. The swimming pool and shed exist but are in the side yard. Due to the unique shape of the subject lot this is the only place accessory structures can be located. There is a large privacy fence separating the subject property from adjacent properties and there is no visual impact from the street. 9730 Conmar Road is on a small street (that is more like an alley) with very little through traffic.

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

Prepared By:



Division Chief:
AVA/LL:cjm



2/18/14
1:30

Real Property Data Search (w1)

[Search Help](#)

Search Result for BALTIMORE COUNTY

View Map	View GroundRent Redemption	View GroundRent Registration
Account Identifier: District - 15 Account Number - 1502852340		
Owner Information		
Owner Name:	MILLER PATRICIA BUCK	Use: RESIDENTIAL
Mailing Address:	9730 CONMAR RD BALTIMORE MD 21220-1713	Principal Residence: YES Deed Reference: 1) /22138/ 00404 2)
Location & Structure Information		
Premises Address:	9730 CONMAR RD BALTIMORE 21220-1713	Legal Description: 9730 CONMAR RD MAPLECREST
Map: 0082	Grid: 0023	Parcel: 0039
Sub District:	Subdivision: 0000	Section: J
Block: 16	Lot: 2012	Assessment Year:
Plat No: 1	Plat Ref: 0025/ 0065	Town: NONE
Special Tax Areas:		
Primary Structure Built 1959	Above Grade Enclosed Area 1,152 SF	Finished Basement Area 5,368 SF
County Use 04	Property Land Area 5,368 SF	County Use 04
Stories 2.000000	Basement YES	Type END UNIT
Exterior BRICK	Full/Half Bath 2 full	Garage
Last Major Renovation		
Value Information		
Base Value	Value	Phase-in Assessments
As of 01/01/2012	As of 07/01/2013	As of 07/01/2014
Land: 42,000	Improvements: 124,500	Total: 166,500
Preferential Land: 0	Value: 113,000	Phase-in Assessments: 113,000
Transfer Information		
Seller: BUCK MARY M	Date: 06/29/2005	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: /22138/ 00404	Deed2:
Seller: BUCK RAY JUNIOR	Date: 05/07/1982	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: /06392/ 00575	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Exemption Information		
Partial Exempt Assessments:	Class	07/01/2013
County: 000	0.00	07/01/2014
State: 000	0.00	0.00
Municipal: 000	0.00 0.00	0.00 0.00
Tax Exempt:	Special Tax Recapture:	
Exempt Class:	NONE	
Homestead Application Information		
Homestead Application Status: Approved 10/21/2008		

New Search (<http://sdat.resiusa.org/RealProperty>)

[illegible]

Order the **TAX MAP** [click here...](#)

(<http://imsweb05.mdp.state.md.us/website/mosp/>)

X Loading... Please Wait. Loading... Please Wait.

CASE NAME 9730 Conunar. Road
CASE NUMBER 2014-0136-XA
DATE 2/18/2014

[illegible]

Case No.: 2014-0136-XA

Exhibit Sheet

Petitioner/Developer

100
3-25-14

Protestants

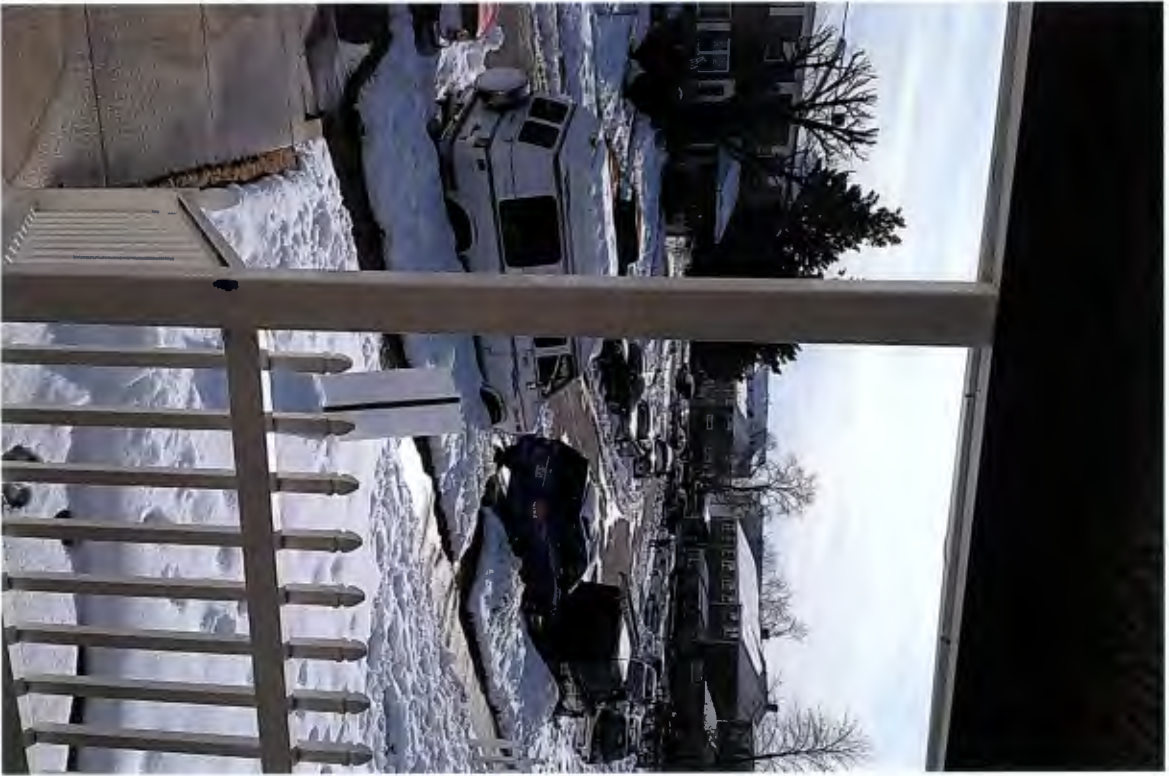
slw
2-20-14

No. 1	Plan	
No. 2	color photos	
No. 3	Aerial zoning map	
No. 4	LSW-C State License	
No. 5	Resume	
No. 6		
No. 7		
No. 8		
No. 9		
No. 10		
No. 11		
No. 12		



Petitioners No. 2













Permit Review Map

Petitioners No. 3

Created By
Baltimore County
My Neighborhood



This data is only for general information purposes only. This data may be inaccurate or contain errors or omissions. Baltimore County, Maryland does not warrant the accuracy or reliability of the data and disclaims all warranties with regard to the data, including but not limited to, all warranties, express or implied, of merchantability and fitness for any particular purpose. Baltimore County, Maryland disclaims all obligation and liability for damages, including but not limited to, actual, special, indirect, and consequential damages, attorneys' and experts' fees, and court costs incurred as a result of, arising from or in connection with the use of or reliance upon this data.

LICENSE, REGISTRATION, OR CERTIFICATION RENEWAL

SAVE THIS PORTION OF CARD AND USE REVERSE SIDE
FOR NAME AND/OR ADDRESS CHANGES. BOARD MUST
BE NOTIFIED OF THESE CHANGES IMMEDIATELY

Board of SOCIAL WORK EXAMINERS
4201 PATTERSON AVE.
BALTIMORE, MARYLAND 21215

MEGAN PATRICIA MILLER,
9730 CONMAR ROAD
BALTIMORE, MD. 21220

STATE OF MARYLAND
DEPARTMENT OF HEALTH AND MENTAL HYGIENE
LICENSE, REGISTRATION, OR CERTIFICATION RENEWAL
THE MARYLAND STATE BOARD OF
SOCIAL WORK EXAMINERS

CERTIFIES THAT
MEGAN PATRICIA MILLER
IS AN AUTHORIZED
LICENSED CERTIFIED SOCIAL WORKER - CLINICAL

In accordance with the Health Occupations Article of the Annotated Code of Maryland

LIC. REG. CERT. NO.

17348

EXPIRATION DATE

10/31/2015

ORIGINAL LIC. DATE

10/08/2013

SIGNATURE OF BEARER



779514

DEPARTMENT OF HEALTH AND MENTAL HYGIENE
LICENSE, REGISTRATION, OR CERTIFICATION RENEWAL

THE MARYLAND STATE BOARD OF SOCIAL WORK EXAMINERS
CERTIFIES THAT MEGAN PATRICIA MILLER
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IN ACCORDANCE WITH THE HEALTH OCCUPATIONS ARTICLE OF THE ANNOTATED CODE OF MARYLAND

LIC. REG. CERT. NO.

17348

EXPIRATION DATE

10/31/2015

ORIGINAL LIC. DATE

10/08/2013

WHERE REQUIRED BY LAW THIS MUST BE CONSPICUOUSLY DISPLAYED IN OFFICE TO WHICH IT APPLIES.

No. 4

Megan Patricia Miller

9730 Conmar Road

Baltimore, MD 21220

Cell (410) 340-5145

meganpatriciamiller@gmail.com

Objective: To be approved in home office zoning

Work Experience

Owner/Psychotherapist/Consultant, Island of Life & Wellness Counseling, INC. 9730 Conmar Road, Baltimore, MD 21220

10/13- currently

Roles Performed: - Provide consulting services that include: program development, trainings, workshops, and supervision. Developed structure, and implement marketing materials for the outpatient mental health clinic. Manage, organize, and implement meetings with other organizations to present marketing materials in regards to the clinic.

-Provide individual, group, and family psychotherapy for the co-occurring and mental health population. Conduct comprehensive psychological interviews and individual biopsychosocial assessments. Conduct assessment screens for mental health problems utilizing psychosocial instruments such as a comprehensive clinical interview and the Symptom Screening Form. Conduct mental status exams and determine if suicidal or violent ideation is present. Administer other psychometric assessments when appropriate to provide the care providers with specific differentiating information regarding co-occurring disorders, such as Beck's Depression Inventory and other inventories. Provide Individual Psychotherapy to include family and couple counseling for a caseload of patients with dual diagnosis. Provide and practice professional knowledge of concepts, principles, and procedures through a holistic, patient-centered, strength based, solution-oriented, and harm reduction approach for the treatment of co-occurring disorders. Provide various educational and therapeutic interventions, including art therapy, workshops, meditation and Eastern-based activities, PMR, guided imagery, sexual health and safer-sex education, writing assignments, film viewings, role-playing, and acupuncture. Provide and practice general evidence-based practices including, Motivational Interviewing, Trauma-Focused Cognitive Behavioral Therapy, Incentive Programs, and the utilization of scholarly, peer-reviewed. Develop and implement treatment plans to serve the individualized needs of patients and their co-occurring disorder. Develop treatment that is consistent with the patient's cultural expectations and comfort levels. Provide case management services, including; referrals, linking, monitoring, treatment planning and advocating. Maintain case records in accordance with program, city, state, federal, and accrediting body standards. Conduct ongoing patient reviews of patient progress in treatment.

Consultant/Program Developer, Kings Health System, INC, 3502 W. Rogers Ave Suite 1, Baltimore, MD 21215

04/2012- currently

Roles Performed: - Research and facilitate the process of program development for substance abuse treatment. Developed structure, and implement marketing materials for the outpatient mental health clinic. Manage, organize, and implement meetings with other organizations to present marketing materials in regards to the clinic.

-Provide individual, group, and family psychotherapy for the co-occurring and mental health population. Conduct comprehensive psychological interviews and individual biopsychosocial assessments. Conduct assessment screens for mental health problems utilizing psychosocial instruments such as a comprehensive clinical interview and the Symptom Screening Form. Conduct mental status exams and determine if suicidal or violent ideation is present. Administer other psychometric assessments when appropriate to provide the care providers with specific differentiating information regarding co-occurring disorders, such as Beck's Depression Inventory and other inventories. Provide Individual Psychotherapy to include family and couple counseling for a caseload of patients with dual diagnosis. Provide and practice professional knowledge of concepts, principles, and procedures through a holistic, patient-centered, strength based, solution-oriented, and harm reduction approach for the treatment of co-occurring disorders. Provide various educational and therapeutic interventions, including art therapy, workshops, meditation and Eastern-based activities, PMR, guided imagery, sexual health and safer-sex education, writing assignments, film viewings, role-playing, and acupuncture. Provide and practice general evidence-based practices including, Motivational Interviewing, Trauma-Focused Cognitive Behavioral Therapy, Incentive Programs, and the utilization of scholarly, peer-reviewed. Develop and implement treatment plans to serve the individualized needs of patients and their co-occurring disorder. Develop treatment that is consistent with the patient's cultural expectations and comfort levels. Provide case management services, including; referrals, linking, monitoring, treatment planning and advocating. Maintain case records in accordance with program, city, state, federal, and accrediting body standards. Conduct ongoing patient reviews of patient progress in treatment. Attend meetings and serve on continuous quality improvement committees.

IOP Clinical Coordinator/Psychotherapist, Man Alive/Lane Treatment Center, 2117 Maryland Ave Baltimore, MD 21218

7/2009 - 10/2012

Roles Performed: - Manage and facilitate the intensive outpatient program (IOP) for substance abuse and mental health. Oversee daily operations of the IOP program. Developed new structure, guidelines, and incentive program to support patient engagement and retention in IOP. Created graduation-from-treatment program for patients and organized and directed graduation events. Developed and implemented new protocol for billing and insurance authorization tracking that reduced missed revenue and errors. Chair and attend meetings regarding strategic planning, budgeting, and marketing for the agency. Contribute to continuous quality improvement through revision and updating of policies and procedures. Manage and supervise three staff members.

Megan Patricia Miller

Research Interviewer/Research Assistant, American Institutes of Research, Baltimore, MD

4/2008-9/2008

Roles Performed: I worked within the project of the Whole Day First Grade Program. Prepare data collection materials for data entry, maintain and updated database of students, organize and manage physical space, hard files and electronic files, and assessment of office materials, and edit data collection materials. Interview third grade students measuring math and reading skills (Woodcock Johnson Test of Achievement) and psychological well being via The Baltimore How I Feel (BHIF), self-report, and observation methods. I also had crisis response training and have handles crisis response within the schools. Conduct fieldwork, phone calls, and internet searches to find missing student who are involved in the program within the state of Maryland and other states.

EAL A+ Leader, Keolu Elementary School, 1416 Keolu Drive, Kailua, Hawaii, 96734

2/1/2004 - 12/1/2007

Roles Performed: Working in a classroom along with the Special Ed teacher. Working with SED children, making lesson plans, teaching the students math, reading, PE, and everyday activities. Planning art activities, watching the children, and helping them with their homework. Also attend workshops and many staff meetings.

Social Worker Intern, Ko'olau Clubhouse, 46-016 Alaloa St, Kaneohe, HI, 96744

1/1/2006 - 5/1/2007

Roles Performed: Ko'olau Clubhouse is a unique member-driven psychosocial rehabilitation program for adults living with the challenges of mental illness and co-occurring disorders. Within a supportive environment, program participants (members) are offered a multitude of services to promote self-growth, enhance self-esteem, increase self-confidence, and develop and sustain meaningful relationships as well as improve the quality of life. I started the educational program where members can finish and receive their GED I help them study the materials for the test. I also was involved with the Transitional Employment program (TE). This is where members work part-time and are paid the prevailing wage for that position. Members are also encouraged to engage in volunteer placement. This provides a chance to assess their work capabilities, build work stamina and improve their skills and self-confidence. I was in charged of researching about the program and how other clubhouse started their TE programs. I was involved in finding employers to be involved in the program and to find members to start the program. I helped members with their benefits, writing skills, speech skills, and communication skills. I conducted monthly progress notes on clients; I conducted intakes, assessment, worked on members contract plans, on their goals, on their treatment plans and, planning their interventions and evaluated them. I also was in charged of morning meetings for the maintenance unit and I help build the garden at Hawaii State Hospital for the members to work in. I also worked on job interview skills and taught the skills to members and staff, and showed new members around for orientation, I conducted research about SSI, SSDI, and food stamps for the members.

Social Worker Intern, Pohai Nani Nursing Home, 45 2 Namoku St, Kaneohe, HI, 96744

9/1/2006 - 12/1/2006

Roles Performed: Learned how to write in resident's medical file. Attended daily and weekly staff meetings. Talked to residents and family when they had a problem and helped them with their benefits. I conducted intakes and assessment of new and residing residents. I conducted in giving them their mental health exam and well being exam. I conducted in planning their treatment plans and goals. I also conducted intakes, assessments, and evaluations. I also help plan activities and conducted researched and taught about Alzheimer's disease.

Education:

- Psychotherapy Clinical Program, Baltimore Washington Insititue of Psychoanalysis, expected 2014
- Master of Social Work, MSW, Concentration: Clinical Social Work, Specialization: Substance Abuse and Mental Health, University of Maryland, 7/2011
- Bachelor of Social Work, BSW, Hawaii Pacific University, 5/16/2007

Professional Licenses/Certification:

- License Certified Social Worker - Clinical (LCSW-C), 10/08/2013 – 10/13/2015, Maryland
- Certified AniCare Child and Adult Therapist – 10/28/2011
- SOAR Certified 11/20011

Additional Qualifications and Experience.

- Graduated Summa Cum Laude from the School of Social Work at the University of Maryland in 2011 and from Hawaii Pacific University in 2007
- I have received the President's Award from Hawaii Pacific University and I am also on three honor societies.
- I formerly served on the board and am a current member of the NASW, a highly competitive committee offering only one BSW representative and was on the board as the BSW student representative
- I was the VP of the Social Work Club

2000-0536-A

ALLEY

ALLEY

Lot # 44 1502003800

Lot # 43 1504351590

Lot # 40 1508004790

Lot # 39 1502410750

Lot # 38 1508654390

Lot # 37 1510452090

Lot # 36 1513206820

Lot # 35 1513855980

Lot # 34 151502008050

Lot # 33 1523350940

Lot # 32 1512002060

Lot # 31 1506820400

Lot # 30 1513200030

Lot # 29 1502852340

Lot # 28 1513204568

Lot # 27 1518351240

Lot # 26 1513204567

Lot # 25 1523155550

Lot # 24 1513204567

Lot # 23 1513204573

Lot # 22 1513204574

Lot # 21 1503002790

Lot # 20 1513204571

Lot # 19 1513204570

Lot # 18 1502573180

Lot # 17 1513204569

Lot # 16 1513204568

Lot # 15 1513204567

Lot # 14 1513204568

Lot # 13 1513204568

Lot # 12 1513204568

Lot # 11 1513204567

Lot # 10 1513204567

Lot # 9 1505610350

Lot # 8 1508551640

Lot # 7 1502001590

Lot # 6 1513208560

Lot # 5 1520301660

Lot # 4 1520200550

Lot # 3 1512401480

Lot # 2 1506202260

Lot # 1 1506202260

15 ED 082C3

6 CD

NE 5-I DR 10.5

Middle River - Bird River Area Plan

Martin State Airport Restriction

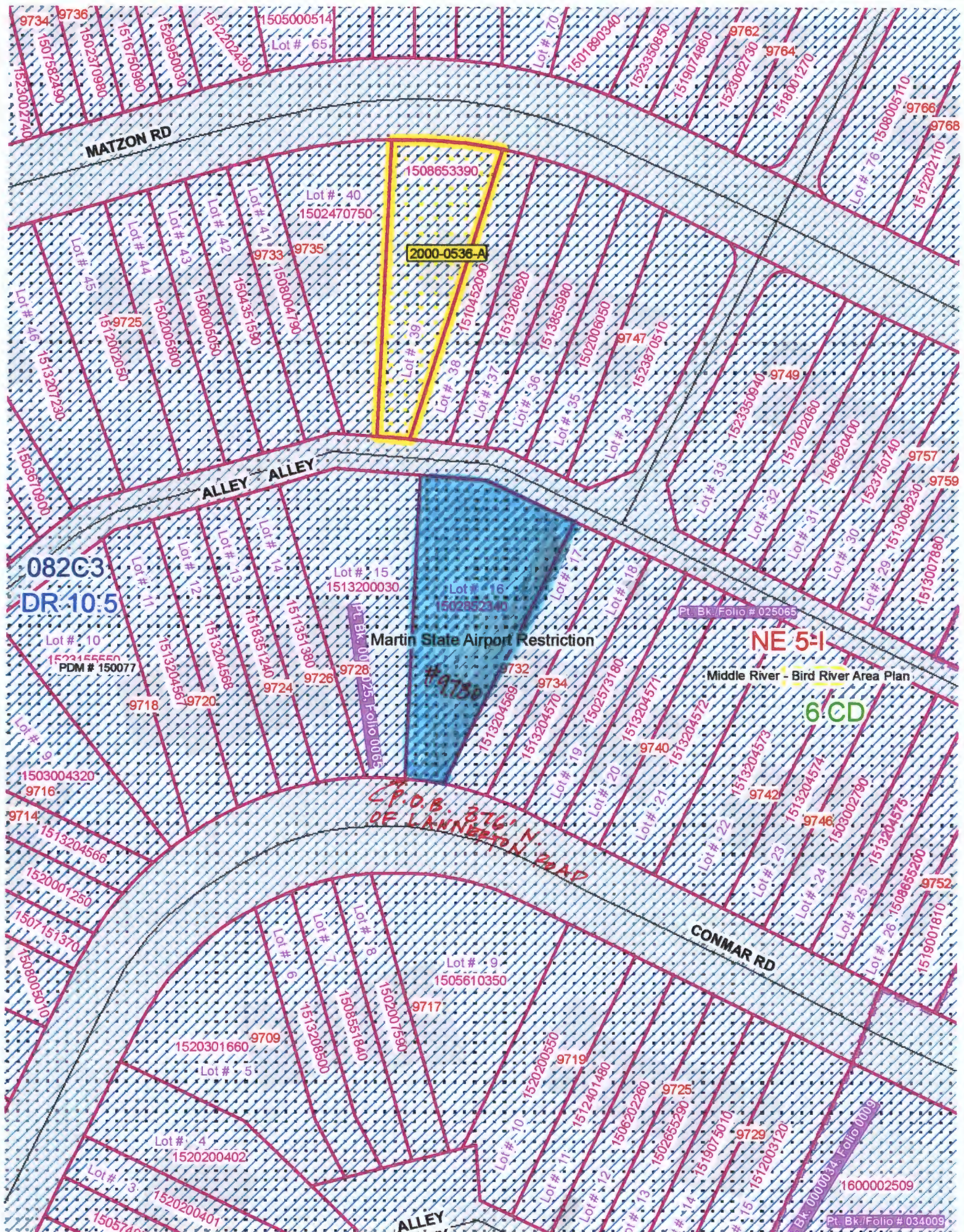
Middle River Community Plan (2007)

CONMAR RD



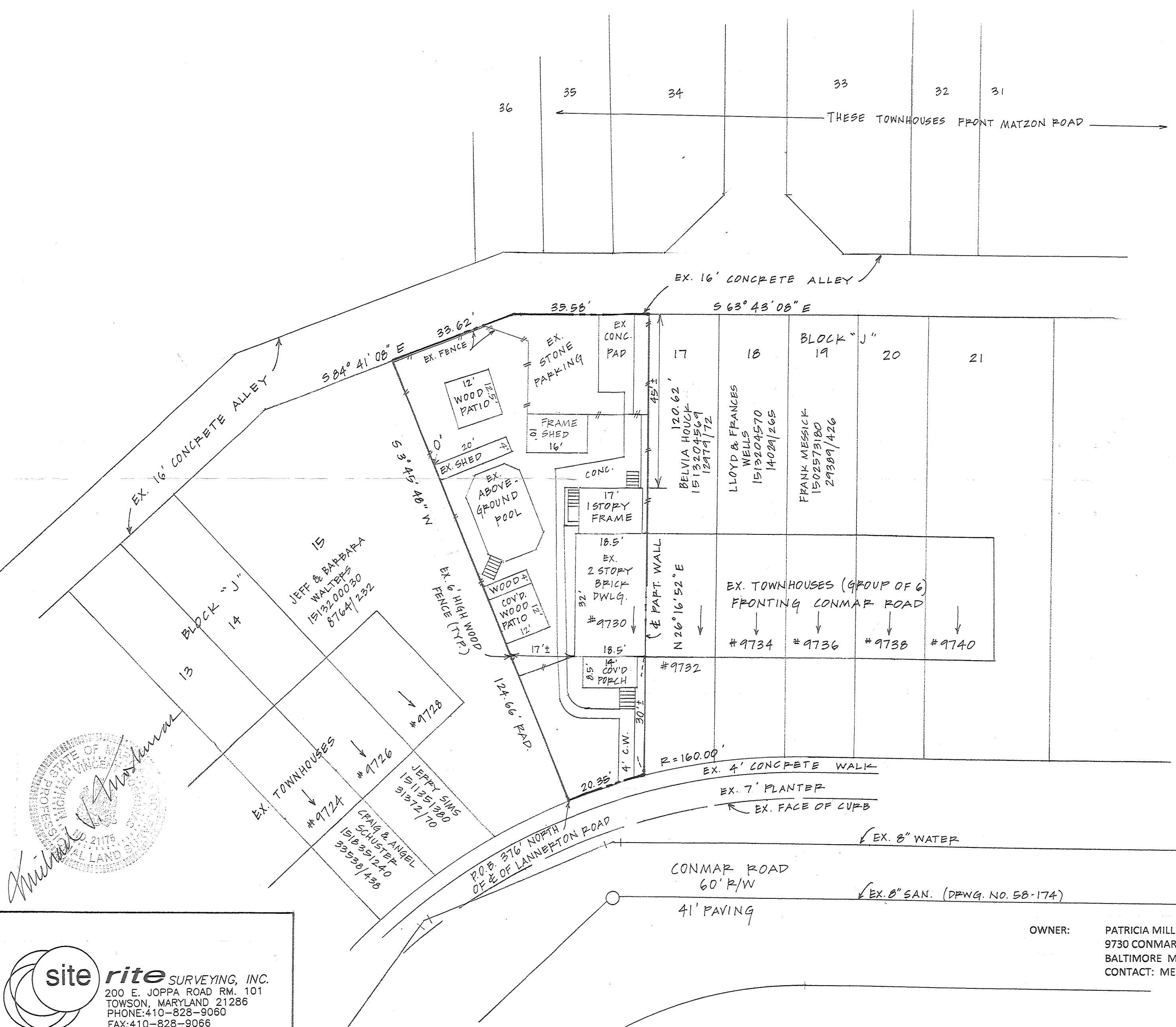
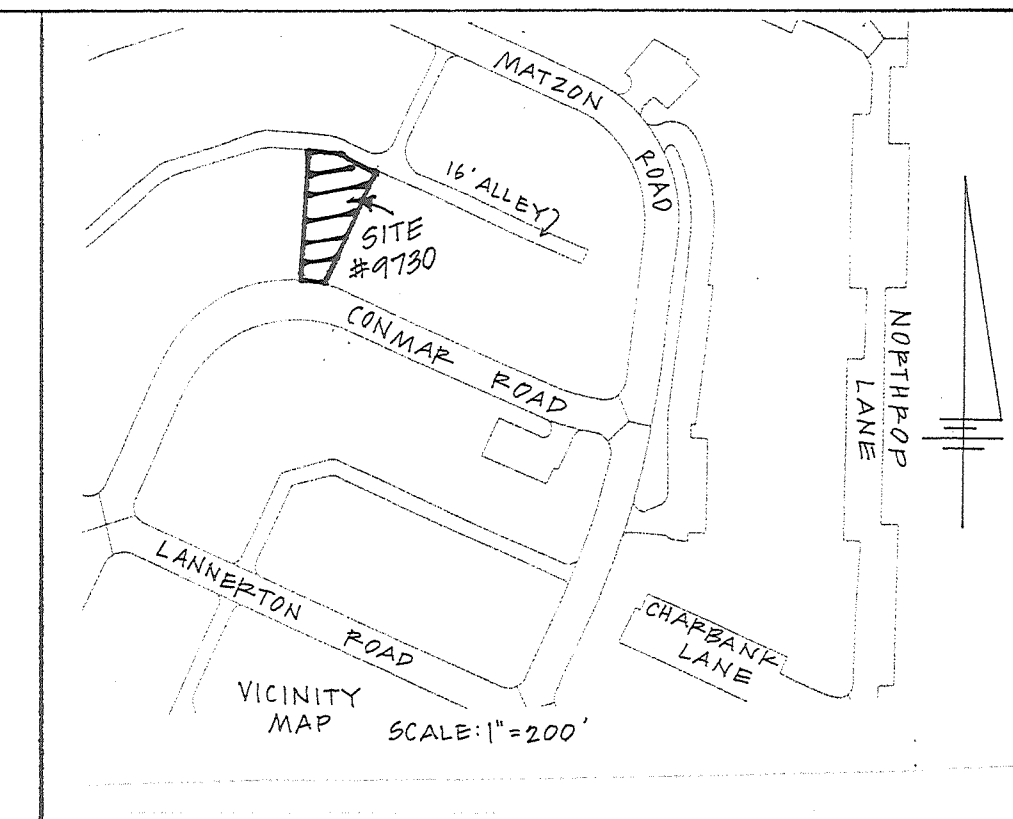
1 inch = 40 feet

Item # 0136



9730 CONMAR ROAD ZONING MAP

Item #0136



- GENERAL NOTES:
1. EXISTING ZONING: DR 10.5 (082C3)
 2. LOT AREA: 5,368 S.F. / 0.123 Ac +/-
 3. THIS PROPERTY IS SERVICED BY PUBLIC UTILITIES
 4. THIS PROPERTY IS NOT LOCATED IN THE 100 YEAR FLOOD PLAIN, CHESAPEAKE BAY CRITICAL OR HISTORIC AREA
 5. THERE ARE NO VIOLATIONS ASSOCIATED WITH THIS PROPERTY
 6. THERE IS NO PRIOR ZONING HISTORY
 7. THIS PROPERTY IS A LOT OF RECORD ON A PLAT "MAPLE CREST" DATED 1958
 8. THIS PROPERTY IS LOCATED IN THE MARTIN STATE AIRPORT RESTRICTION AREA
 9. EXISTING USE: SINGLE FAMILY DWELLING (SFD)
PROPOSED USE: SFD WITH PROFESSIONAL OFFICE
 10. THERE IS NO SIGNAGE PROPOSED AT THIS TIME.
 11. ALL EXISTING STRUCTURES ARE TO REMAIN.

#2014-0136-XA *BM*



site rite SURVEYING, INC.
200 E. JOPPA ROAD RM. 101
TOWSON, MARYLAND 21286
PHONE: 410-828-9060
FAX: 410-828-9066

OWNER: PATRICIA MILLER
9730 CONMAR ROAD
BALTIMORE MD 21220
CONTACT: MEGAN MILLER (410-340-5145 - CELL)

Petitioners No. 1

**PLAN TO ACCOMPANY PETITION FOR
SPECIAL EXCEPTION AND VARIANCE**

**#9730 CONMAR ROAD
"MILLER PROPERTY"
LOT 16 BLOCK "J"
"MAPLE CREST" 25/65
ELECTION DISTRICT NO. 15
COUNCILMANIC DISTRICT NO. 6
BALTIMORE COUNTY, MD**

SCALE: 1" = 20'
DECEMBER 2, 2013
JOB #10245