

USE PERMIT



IT IS ORDERED by the Director of the Department of Permits, Approvals and

Inspections of Baltimore County, this 6 day of July, 2018,

that Dzmitry & Irina Tsomik located at
(Individual or business name)
19810 York Road Parkton MD 21120 should be and the
(Street address)

same is hereby granted permission to operate a: Class A
Group Child Care Center
up to 12 children

170220
Permit (or Receipt) Number

[Signature]
Director, Permits, Approvals and Inspections

Planner's Initials: gh

APPLICATION FOR CHILD CARE CENTER **CLASS A**USE PERMIT

This Use Permit is requested in accordance with Sections 424.4 and 500.4 of the Baltimore County Zoning Regulations.

Proposed Child Care Center Location:

Election District 774
 Subdivision MASON DIXON VILLAGE PB 46/91
 Street Address 19810 YORK ROAD PARKTON MD 21120
 Lot Number 4 Block Number _____
 *If no lot or block number, give distance to nearest intersecting street 1800 feet, ± north / south / east / west of KAUFFMAN ROAD Street / Road / Avenue
 Lot Size 260' x 425'

Existing Nearest Child Care Center Location: (lot number, street address, etc.)

PINE GROVE EARLY LEARNING CENTER
19401 MIDDLETOWN ROAD PARKTON MD 21120
(4.5 MILES FROM SUBJECT PROPERTY)

General Information:

- A. Name and Address of Applicant/Operator
DZMITRY & IRINA TSOMIK
19810 YORK ROAD PARKTON MD 21120
- B. Number of Employees 1 Telephone Number 443-570-1427
 Days of Week 5 (MON-FRI) Hours of Operation 7AM - 6PM
- C. Number of Children Enrolled 12
- D. Estimated Amount of Traffic Generated:
 Morning 12 TRIPS Afternoon 12 TRIPS
- E. Site Plan, drawn to scale, indicating location and type of structure on lot in question, location and dimensions of play parking area(s) arrangement, and proximity of dwellings on adjacent lots must accompany this Use Permit
- F. Snapshot of the Structure

I am aware that the zoning regulations require that the above property be posted for a period of thirty (30) days prior to the Zoning Commissioner taking any action, that said posting (sign) shall include information relative to the number of children, hours of operation, and number of employees, and that I am responsible for, and hereby agree, to pay expenses for all posting, advertising, and filing fees.

Bruce E. Doak

Applicant's Signature

BRUCE E. DOAK FOR

DZMITRY & IRINA TSOMIK

SCHEDULED DATES, CERTIFICATE OF FILING AND POSTING
FOR A CLASS A CHILD CARE CENTER USE PERMIT

The application for your proposed Class A Child Care Center has been reviewed and is accepted for filing by Gary Huak on 5/10/18.
DATE (A)

A sign indicating the proposed Child Care Center must be posted on the property for thirty (30) days before a decision can be rendered. Total cost, which includes application fee and posting, is \$75.00.

In the absence of a request for a public hearing during the 30-day posting period, a decision can be expected within approximately five weeks.

*SUGGESTED POSTING DATE

5/17/18
B (A + 7 DAYS OR NEXT FRIDAY)

DATE POSTED

5/17/18
C (CERTIFIED BELOW)

HEARING REQUESTED - YES _____ NO _____ - DATE _____

LAST DAY FOR HEARING REQUESTS

6/14/18
D (C + 30 DAYS)

APPROXIMATE DECISION DATE

6/19/18
E (A + 40 DAYS OR D + 5 WORK DAYS)

*Within 14 days of filing

C E R T I F I C A T E O F P O S T I N G

District 774

Location of Property: 19810 YORK ROAD PARKTON MD 21120

Number of Signs: 2

Date of Posting: 5/16/18

Posted by: BRYCE E. DOAK BEECE

Date to be posted: Anytime before but no later than 5/17/18

Request for Use Permit: Class A Child Care

Format for Use Permit Sign, Black Letters on White Background:

ZONING NOTICE

USE BUILDING PERMIT APPLICATION

To permit a Class A Group
Child Care Center up to 12 Children

PUBLIC HEARING ?

PURSUANT TO SECTION 424.43, BALTIMORE COUNTY REGULATIONS,
AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING
CONCERNING THE PROPOSED BUILDING PERMIT, PROVIDED THE REQUEST
IS RECEIVED IN THE ZONING REVIEW BUREAU BEFORE 5:00 P.M. ON

5/10/18 6/14/18
REQUEST FOR HEARING MUST REFERENCE THE ADDRESS ON THIS SIGN.
ADDITIONAL INFORMATION IS AVAILABLE AT THE DEPARTMENT OF PERMITS
AND DEVELOPMENT MANAGEMENT, COUNTY OFFICE BUILDING, 111 WEST
CHESAPEAKE AVE., TOWSON, MD 21204, (410) 887-3391.

DO NOT REMOVE THIS SIGN AND POST UNTIL DAY OF HEARING UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

ZONING NOTICE

USE PERMIT APPLICATION

ADDRESS: 19810 York Road

**PROPOSAL: TO PERMIT A CLASS A GROUP
CHILD CARE CENTER FOR UP TO 12 CHILDREN**

PUBLIC HEARING?

**PURSUANT TO SECTION 424.A.3 OF THE BALTIMORE
COUNTY ZONING REGULATIONS, AN ELIGIBLE
INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC
HEARING CONCERNING THE PROPOSED USE
PERMIT, PROVIDED THE REQUEST FOR A HEARING
IS RECEIVED IN THE ZONING REVIEW OFFICE
BEFORE 4:30 PM ON JUNE 14, 2018.**

**THE REQUEST FOR A HEARING MUST ALSO
REFERENCE THE ADDRESS ON THE SIGN.**

**ADDITIONAL INFORMATION IS AVAILABLE AT THE
DEPARTMENT OF PERMITS, APPROVALS &
INSPECTIONS, ZONING REVIEW OFFICE, COUNTY
OFFICE BUILDING, 111 WEST CHESAPEAKE
AVENUE, TOWSON, MD 21204 PHONE: 410-887-3391**

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HANDICAPPED ACCESSIBLE



ZONING NOTICE
USE PERMIT APPLICATION
ADDRESS: 19810 York Road
PROPOSAL: TO PERMIT A CLASS A GROUP
CHILD-CARE CENTER FOR UP TO 12 CHILDREN

PUBLIC HEARING?
PURSUANT TO SECTION 55-1.3 OF THE BALTIMORE
COUNTY ZONING REGULATIONS, AN ELIGIBLE
INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC
HEARING CONCERNING THE PROPOSED USE.
IT REQUESTS THE REQUEST FOR A HEARING
BE RECEIVED IN THE ZONING REVIEW OFFICE
SECOND FLOOR BY 4:00 PM ON JUNE 14, 2018.
REFERENCE THE ADDRESS MUST ALSO
SUBMIT THE INFORMATION ON THE SIGN
AVAILABLE AT THE ZONING REVIEW OFFICE &
COUNTY
CLERK'S OFFICE, 111 WEST CAMDENPLACE
ANNAPOLIS, MARYLAND 21401. PHONE: 410-327-2367.
FOR MORE INFORMATION, VISIT www.baltimorecountymd.gov OR CALL THE DAY OF THE
PUBLIC HEARING: JUNE 14, 2018.

ZONING NOTICE USE PERMIT APPLICATION

ADDRESS: 19810 York Road

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SCHEDULED DATES, CERTIFICATE OF FILING AND POSTING
FOR A CLASS A CHILD CARE CENTER USE PERMIT

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DATE (A)

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5/17/18
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6/14/18
D (C + 30 DAYS)

APPROXIMATE DECISION DATE

6/19/18
E (A + 40 DAYS OR D + 5 WORK DAYS)

*Within 14 days of filing

CERTIFICATE OF POSTING

District 7TH

Location of Property: 19810 YORK ROAD PAXTON MA 01220

Number of Signs: 2

Date of Posting: 5/16/18

Posted by: Bruce E. Dean

2ND INSPECTION

6/11/18

350

APPLICATION FOR CHILD CARE CENTER CLASS A

USE PERMIT

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AVENUE, TOWSON, MD 21204 PHONE: 410 887 3391**

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HANDICAPPED ACCESSIBLE

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

No. **170220**

Date: **5/10/18**

PAID RECEIPT

BUSINESS ACTUAL TIME
 5/14/2018 5/10/2018 11:34:33

REG #501 WALKIN LJR
 RECEIPT # 785839 5/10/2018
 Dept 5 528 ZONING VERIFICATION
 CP NO. 170220

Recpt Tot \$100.00
 \$100.00 CK \$4.00 CA
 Baltimore County, Maryland

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept	Obj	BS Acct	Amount
601	506	0000		6150					100.00

Total: **100.00**

Rec From:

Bruce Oak

For:

19810 York Rd / Use Permit

Class A Group Child Care Center

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

GOLD - ACCOUNTING

PLEASE PRESS HARD!!!!

**CASHIER'S
 VALIDATION**

GENERAL SITE INFORMATION

1. Ownership: Dzmirty Tsomik
19810 York Road Parkton, MD 21120
2. Address: 19810 York Road Parkton, MD 21120
3. Deed references: JLE 38015/ 253
Lot 4 "Mason-Dixon Village" PB 46/41
4. Area: 2.519 acres (per SDAT)
5. Tax Map / Parcel / Lot / Tax account #: 12 / 131 / 4 / 19-00-005066
6. Election District: 7 Councilmanic District: 3
ADC Map: 4120F4 GIS tile / Zoning Map: 012B1 Position sheet: 136NW7
Census tract: 407002 Census block: 24005407002
Schools: Seventh District ES Hereford MS Hereford HS
7. The boundary shown hereon is from the deed recorded in the Land Records of Baltimore County. All other information shown hereon was taken from Baltimore County GIS tile 012B1 and the information provided by Baltimore County on the internet.
8. Improvements: Single family dwelling & parking lot. This building has not been originally constructed to accommodate elderly housing or an assisted living facility. No reconstruction , relocation (exterior) changes or additions (of 25% or more in ground floor area) to the exterior of the building (beyond the enclosure of a porch or the addition of an exterior stairway) have occurred within five years of the date of this permit application.
9. Above grade living area: 3680 sf (per SDAT)
Finished basement area: 1600 sf (per SDAT)

OFFICE OF ZONING

Zoning: R.C. 5 There are no previous zoning cases on the subject parcels.

Parking Calculations

Required parking spaces: 4
Parking spaces provided on site: 4 (2 in garage / 2 parking spaces)
(The owner will be the only day care employee)

R.C. 5 Setbacks for Residential Buildings

Front: 150 feet from the center line of a collector road
Side / Rear: 50 feet from any property line

ENVIRONMENTAL IMPACT

Watershed: Loch Raven Reservoir URDL land type: 1

1. The existing dwelling is currently serviced by a private well and septic system.
2. There are no underground storage tanks on the subject property.
3. The subject property is not in the Chesapeake Bay Critical Area.
4. The subject property is not located within a 100 year flood plain.

OFFICE OF PLANNING

Regional Planning District: Hereford / Maryland Line District Code: 301

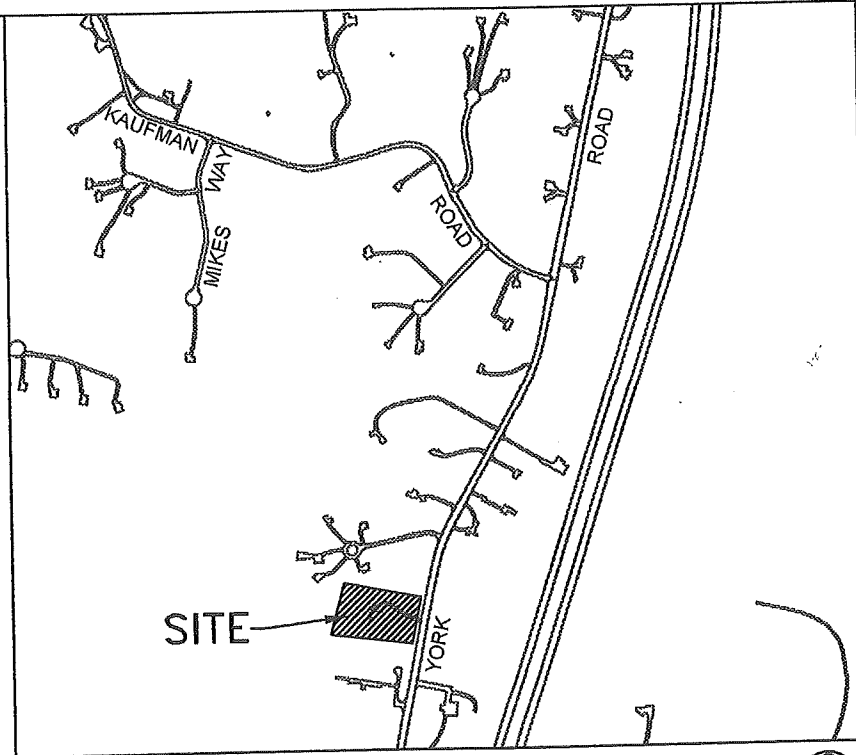
1. The subject dwelling is not historic. The subject property is not in a historic district.

PROPOSED DEVELOPMENT

The use of a portion of the residence for a Class A Child Care Center as an accessory use for up to 12 children.

CHILD CARE CENTER

1. There have not been exterior enlargements to the building in the past five years.
2. The 1600 sf basement will be used for the child care center.
3. No signs are proposed. Any future signs will comply with Section 413.1 BCZR and the zoning sign policies or be variances.



Vicinity Map - Scale: 1" = 1000'

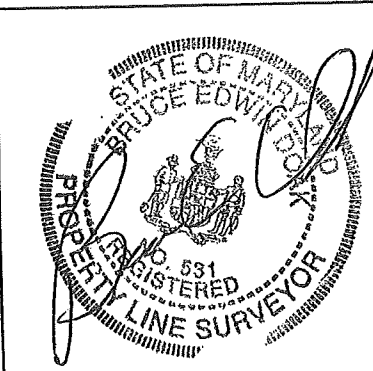


REVISION

Bruce E. Doak Consulting, LLC
Land Use Expert and Surveyor
3801 Baker Schoolhouse Road
Freeland, MD 21053
c. 410-900-5535 m. 410-419-4908
bdoak@bruceedoakconsulting.com

PLAN TO ACCOMPANY
A PERMIT APPLICATION
FOR
#19810 YORK ROAD

BALTIMORE COUNTY, MARYLAND
7th ELECTION DISTRICT 3rd COUNCILMANIC DISTRICT



Date: 4/1/2018
Scale: 1" = 30'