

**INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM**

TO: Office of Planning, Development Review Office
Attention: ALF REVIEWER
Jefferson Building
105 W. Chesapeake Avenue, Room 101
Towson, MD 21204
M.S. 3402

ALF Address 724 Seneca Park Rd, 21220

Permit No. (if required) B _____

Intake Planner's Name JASON

Filing Date 6, 14, 22

FROM: Department of Permits, Approvals and Inspections
Zoning Review Office
M.S. 1105

RE: Assisted Living Facility I or II

UP - 2022 - 0006 - AL

This office is requesting recommendations and comments from the Office of Planning prior to Zoning Review Office's approval of a building/use permit.

A. MINIMUM APPLICANT SUPPLIED COMPATABILITY / APPEARANCE INFORMATION (As Required under A and B below):

PAMALA KANHAI 5209 Catalpha Rd. 21214 410 493 3203
Print Name of Applicant Applicant Address Telephone Number Email Address
pamala.kanhai@yahoo.com

ALF Lot Address #724 Seneca Pk Rd, Part of Lot 4 Election District 15 Councilmanic District 6 Sq. Ft. of Lot 10,000 sf

Lot Location: N E S W/side/corner of SW of Seneca Park Rd. feet from N E S W corner of N/A
(street) (street)

Land Owner: Pamala Kanhai 10 Digit Tax Account Number 1512401070

Address: 724 Seneca Park Rd., 21220 Telephone Number 410, 493-3203 Email Address pamala.kanhai@yahoo.com

B. APPLICANT MUST PROVIDE THE FOLLOWING ITEMS (1 THROUGH 7) BELOW:
(to be submitted by applicant for required compatibility and/or appearance review by the Office of Planning)

Intake Planner to confirm information acceptance by marking **X** below:

	YES	NO
1. This Completed Recommendation Form (3 copies)	<u>X</u>	___
2. Building Permit Application or Copy (if available)	<u>X</u>	___
3. Site Plan (See Zoning Use Permit Checklist on Page 2 for Requirements):		
Property (3 copies); including lot size and square feet of buildings, parking and open space - 10% lot area	<u>X</u>	___
Statement of Compliance with Checklist Note 5.A	<u>X</u>	___
Statement of Compliance with Checklist Note 6 regarding the 1000 foot proximity requirement of Section 432.1.A.3, BCZR	<u>X</u>	___
Statement of Compliance with Checklist Note 10 regarding automatic sprinkler system requirement of County Building Code (For more information about automatic sprinkler system requirements, you must contact the Building Plans Review Office at 410-887-3987)	<u>X</u>	___
4. Building Elevation Drawings (these <u>may be waived</u> if note 5.A. from the Zoning Use Permit Checklist can be stated on the plans)	<u>X</u>	___
5. Photographs (please label all photos clearly) Show the Adjoining Buildings, the Proposed Building, and the Surrounding Neighborhood	<u>X</u>	___
6. Applicant Confirms compliance with 1000 foot proximity requirement of section 432.1.A.3, BCZR	<u>X</u>	___
7. Applicant Confirms that Building Plans Review Office was contacted regarding automatic sprinkler system requirements Building Plans Review Office can be reached at 410-887-3987	<u>X</u>	___
8. Current Zoning Classification: <u>DR 3.5</u>		

TO BE FILLED IN BY THE OFFICE OF PLANNING ONLY!

RECOMMENDATIONS / COMMENTS:

Approval Disapproval Approval conditioned on required modifications of the application and/or site plan to conform with the following comments below (or attached):

Signed by: Brett M. Walker
for the Director, Office of Planning

Date: 7/11/22

USE PERMIT



IT IS ORDERED by the Director of the Department of Permits, Approvals and Inspections of Baltimore County, this 20 day of July, 2022, that _____ located at _____ (Individual or business name) 724 Seabra Park Road (Street address) should be and the

same is hereby granted permission to operate a: _____
Assisted Living Facility I
4 Beds

UP. 2022-0006-A1
Permit (or Receipt) Number

C.P.R.
Director, Permits, Approvals and Inspections

Planner's Initials SMC

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

No. 217099

Date: 7/20/22

Fund	Dept	Unit	Sub Unit	Obj	Rev Source/	Sub Rev/	Sub Obj	Dept Obj	BS Acct	Amount
001	806	0000		6150						\$100
Total:										\$100

Rec From: Pamela Kanhai

For: ALF I
 724 Seneca Park

DISTRIBUTION


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

CASHIER'S
 VALIDATION


SC

7-11 3076 107
 520

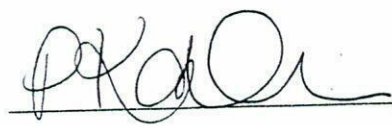
PAMALA KANHAI
 5209 CATALPHA RD.
 BALTIMORE, MD 21214

DATE 7/20/2022 

Baltimore County \$ 100.00

PAY TO THE ORDER OF
 one hundred DOLLARS  Security Features Included. Check on Back.

M&T Bank

MEMO Seneca ALF  MP

APPLICATION/ SITE PLAN FOR ALF I

ZONING USE PERMIT PLAN FOR AN ASSISTED LIVING FACILITY I FOR A
MAXIMUM OF 4 BEDS.

#724 SENECA PARK ROAD
BALTIMORE COUNTY MD 21220
15TH ELECTION DISTRICT
OWNER/APPLICANT: PAMALA KANHAI
ADD. #5209 CATALPHA RD. BALTIMORE MD 21214
DATE 5/31/2022 (PLAN DATE)
PHONE: 410-493-3203

LOT SIZE: 10,000 SQ. FT.
ZONING MAP SW
ZONE DR 3.5

THIS APPLICANT IS AWARE AND CERTIFIES THAT IN A D.R. ZONE, AN ASSISTED LIVING FACILITY I OR II IS NOT PERMITTED WITHIN 1000 FEET OF ANOTHER PROPERTY FOR WHICH AN APPLICATION FOR A USE PERMIT HAS BEEN FILED FOR AN ASSISTNAT LIVING FACILITY 1 OR II, PIRSURANT TO SECTION 432A.1.A.3, BCZR.

PARKING: 4 SPACES ARE AVAILABLE (BASED ON 4 BEDS PROPOSED)

EXISITING FLOOR AREAS SQ. FT.:

1ST FLOOR = 1237 SQ. FT.

TOTAL 1,237 SQ. FT.

DETACHED GARAGE FOR STORAGE AND MECHANICAL EQUIPMENT= 500 SQ.FT.

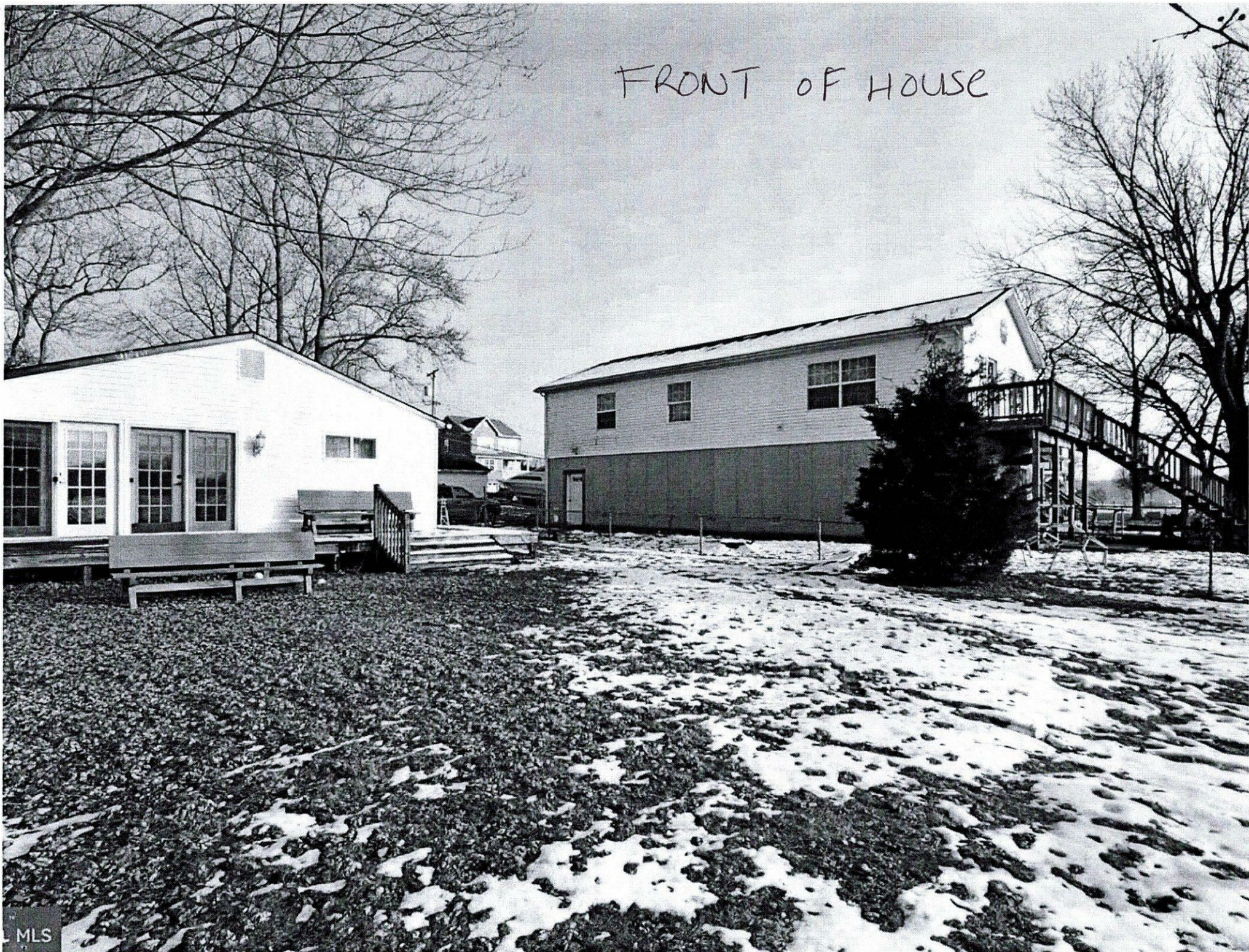
OPEN SPACE: .10 X LOT AREA (10,000 SQ. FT.) = 1,000 SQ. FT.

THIS APPLICANT IS AWARE AND CERTIFIES THAT A BUILDING PERMIT FOR THE INSTALLATION AND INSPECTION OF AN "AUTOMATIC SPRINKLER SYSTEM" FOR THE PRINCIPAL BUILDING ON THE PROPERTY WILL BE REQUIRED, PRIOR TO THE OPERATION AND OCCUPANCY OF AN ASSISTED LIVING FACILITY (ALF I, II OR III), PURSUANT TO THE BALTIMORE COUNTY BUILDING CODE, SECTION 308 AND/OR SECTION 310.

Back of
House



FRONT OF HOUSE





4
Parking Spaces



Garage
For
Storage

additional parking
spaces



— Street view