

ADJOINING PROPERTY OWNERS FOR 7080 KIT KAT ROAD

Shirley Johnson Schneider
Frederick Johnson
5862 Woodvalley Road
Elkridge, MD 21075-5736
(43.002)(43.005)(43.001)

Shri Sad Guru Krupa LLC
5174 Britten Lane
Ellicott City, MD 21043-7081
(43.002)(43.001)

Allen Smith, JR
Gregory J. Smithe
7080 Kit Kat Road
Elkridge, MD 21075-6416
(43.002)

J&J Kit Kat Investments, LLC
5580 Landing Road
Elkridge, MD 21075
(43.001)

Sang & Rosa Paik
7094 Kit Kat Road
Elkridge, MD 21075-6416
(43.001)

"
"

Requested Zoning

Search Street:

KIT KAT RD

Property Information:

Amendment No.: 43.001

Current Zoning: CE-CLI

Requested Zoning: M-2

Tax Account ID.: 1401157671

Map: 43

Grid: 4

Parcel: 449

Lot:

Acres: 0.71

Address: 7080 KIT KAT RD

City/State/Zip: ELKRIDGE, MD 21075

Owner:

Name: SMITH J ALLEN JR

Email: jasmithallen@verizon.net

Phone: 410-796-7532

Mailing Address: 7080 KIT KAT RD

City/State/Zip: ELKRIDGE, MD 21075

Representative:

Name: Talkin&Oh, LLP

Email: sol@talkin-oh.com

Phone: 410-964-0300

Mailing Address: 5100 Dorsey Hall Drive

City/State/Zip: Ellicott City, MD 21042

Decision:

Planning Board Decision:

Planning Board Vote:

Council Decision:

Council Vote:

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Zoning Map Amendment Request Form

**Howard County
Comprehensive Zoning Plan
Department of Planning and Zoning**

[Handwritten/Typed Version]
Before filling out this form, please read the
Instructions section at the end of the form.

A. Property Information (Please print or type)

1	Address / Street (Only)	7080	Kit Kat Road
2	Tax Map Number	0043	City: 0004
3	Parcel(s)	0449	
4	Lot(s)	n/a	
5	Tax Account Data	Distric: 01	Account #: 157671

6	Size of Property:	Acres	Square-foot: 30,717
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7	The Property is currently zoned:	CE-CL1
	I request that the Property be rezoned to:	M-2

B. Owner Information

8	Owner Name	J. Allen Smith Jr. Gregory J. Smith	
9	Mailing street address or Post Office Box	7080 Kit Kat Road	
	City, State	Elkridge, Maryland	
	ZIP Code	21075	
	Telephone (Main)	410.796.7532	
	Telephone (Secondary)	443.250.4085 443.250.4086	
10	E-Mail	jasmithallen@verizon.net	

RECEIVED

DEC 12 2012

DIV. OF PUBLIC SERVICE & ZONING

C. Representative Information

11	Name	Talkin & Oh, LLP
	Mailing street address or Post Office Box	5100 Darsey Hall Drive
	City, State	Ellicott City, Maryland
	ZIP	21042
	Telephone (Main)	410-964-0300 (Sang Oh)
	Telephone (Secondary)	
	E-Mail	Soh@talkin-oh.com
12	Association with Owner	Attorneys

D. Alternate Contact [If Any]

	Name	
	Telephone	
	E-Mail	

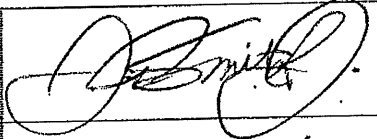
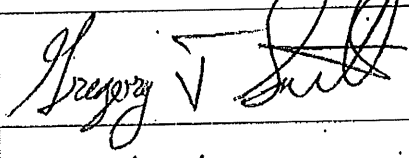
E. Explanation of the Basis / Justification for the Requested Rezoning

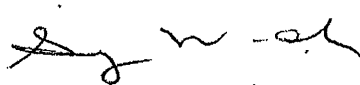
13	<p>The purpose of the CE District is "to encourage the development and redevelopment of unused or underutilized land near U.S. Route 1." Howard County Zoning Regulations § 127.2.A. Pursuant to the Zoning Regulations, development in the CE district should provide for new office, flex, and light industrial uses.</p> <p>Several problems arise regarding the CE-CI zoning of the Property. First, Plan Howard 2030 provides that the demand for office space is significantly lower than supply. "Through 2030, the demand for commercial development and office space is expected to peak at just over three million square feet. This demand is low when compared to the 14.1 million square feet of approved office space in the pipeline in Howard and Anne Arundel Counties." Plan Howard 2030, p. 58.</p> <p>See attached Continuation Sheet.</p>
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F. List of Attachments/Exhibits

14	1. Continuation Sheet.
	2. Map of the Property from the County's website.

G. Signatures

15	Owner		Owner (2)	
	Date	12/5/12	Date	12/5/12
Additional owner signatures? <input checked="" type="checkbox"/> the box to the left and attach a separate signature page.				

16	Representative Signature	
	Date	12-10-12

DPZ Use Only	JRC	Amendment No.	43.001
Notes			

Continuation Sheet

E. Explanation of the Basis / Justification for the Requested Rezoning

- 13 The purpose of the CE district is "to encourage the development and redevelopment of unused or underutilized land near U.S. Route 1." HOWARD COUNTY ZONING REGULATIONS § 127.2.A. Pursuant to the Zoning Regulations, development in the CE district should provide for new office, flex, and light industrial uses.

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The Property is already developed and operating with a profitable industrial use that predated the CE zoning of the Property. Given the market figures provided by PlanHoward 2030, redevelopment of the Property for office space or similar commercial uses is not economically feasible. Even if the market for office space was not oversaturated in the area, the subject Property is located in close proximity to other existing industrial developments which make the Property unsuitable for a CE office development. The subject Property is also too small to support an office redevelopment envisioned by the CE regulations.

A recent Market Analysis and Strategic Implementation Analysis of the Route 1 Corridor by Robert Charles Lesser & Co. (the RCLCO Study") found that the "CE zoning districts along Route 1 may actually be counterproductive to [Route 1's] future development and positioning. . . . CE zonings do not readily support the type of business support infrastructure – including large format retail – that may help Route 1 compete for potential future demand." RCLCO Study, p. 4. The RCLCO Study ultimately recommends removing the CE and CE-CLI districts. RCLCO Study, p. 16.

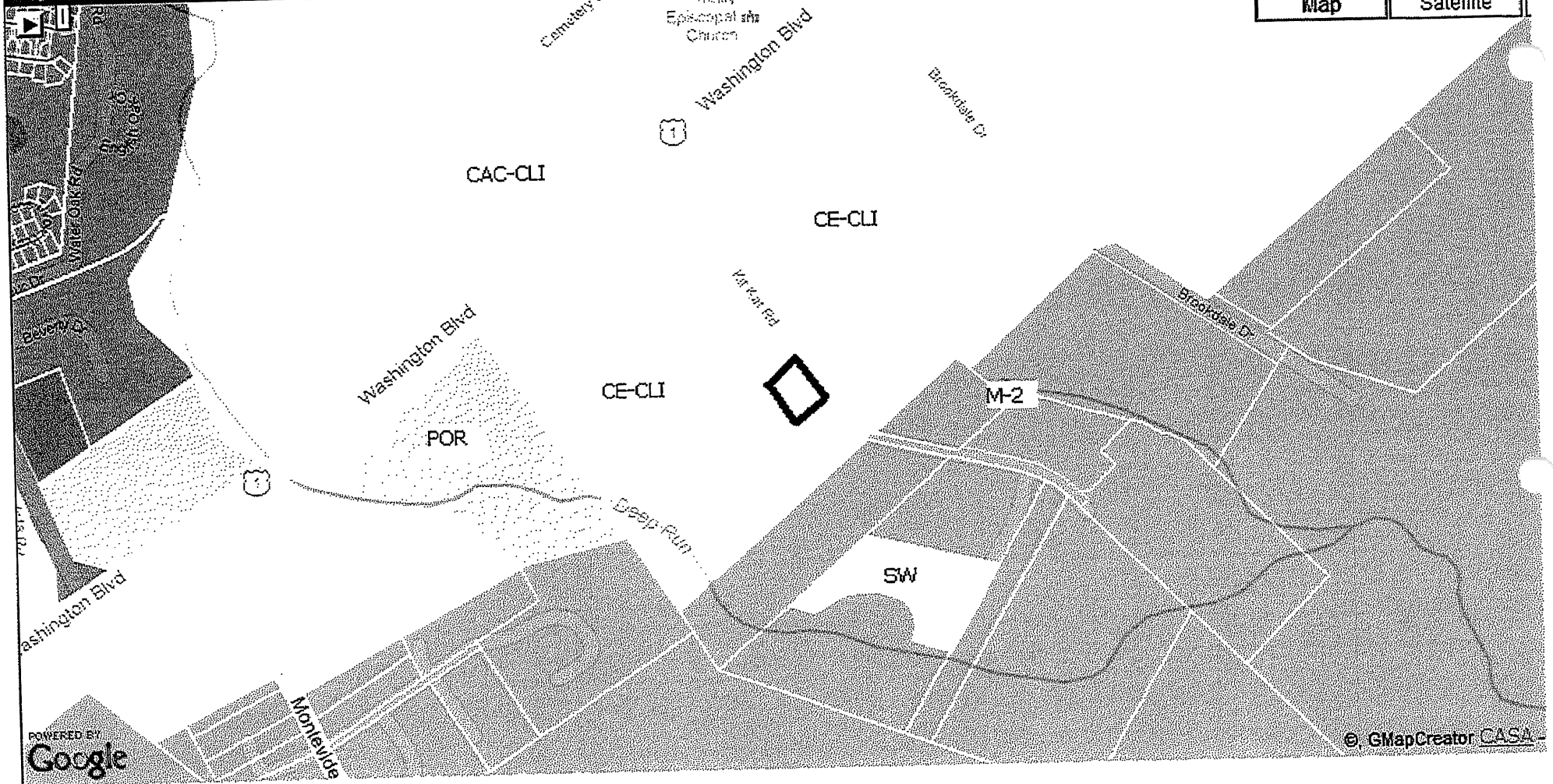
The RCLCO study proposed segmenting the Route 1 corridor into specific residential and industrial areas to allow for improved area planning. The RCLCO Study found that "[s]egmentation of the Route 1 Corridor is necessary, both to understand existing conditions and to plan for future land use opportunities." RCLCO Study, p. 4. "Moving forward, planning for the Route 1 corridor should therefore address its very different segments, both east and west of Route 1 and north and south along its length. Future planning and policy recommendations should be tuned to logical planning areas rather than be applied throughout." RCLCO Study, p. 13.

Figures 4 and 5 of the RCLCO Study identify the subject Property as being within Area 4, Industrial Central, a proposed segment "largely used for light and heavy industry and flexspace [with] several significant institutional uses." RCLCO Study, p. 13. A rezoning of the Property to the M-2 district would be consistent with the recommendations of the RCLCO Study. The M-2 district would also allow for an appropriate and productive permitted use and redevelopment of the Property that is currently not possible under the CE zoning.

Howard County, MARYLAND

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Map | Satellite



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Howard County Council

George Howard Building
3507 Court House Drive
Ellicott City, Maryland 21043-4392

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District 3
Mary Kay Sigaty, Vice Chairperson
District 4
Courtney Watson
District 1
Calvin Ball
District 2
Greg Fox
District 5

March 11, 2013

Mr. J. Allen Smith, Jr.
Gregory J. Smith
7080 Kit Kat Road
Elkridge, MD 21075

Dear Mr. Smith:

You are receiving this letter because you filed a Zoning Map Amendment Request Form/Howard County Comprehensive Zoning Plan or a Zoning Regulation Amendment Request Form/Howard County Comprehensive Plan.

Please be advised that on March 7, 2013, the Howard County Ethics Commission determined that the Zoning Map Request Form needs to be accompanied by certain affidavits and disclosures. The Commission also determined that the Zoning Regulation Amendment Form needs to be accompanied by certain affidavits and disclosures when the Form proposes to "increase the density of the land of the applicant."

The Commission directed me to notify applicants of their obligation to file the affidavit and disclosure. The obligation is set forth in Md. Code Ann., St. Gov't, Sec. 15-849(b), which provides in part, "**the affidavit or disclosure shall be filed at least 30 calendar days prior to any consideration of the application by an elected official.**"

Accordingly, I am enclosing for your use the approved affidavit packet. Completed forms may be mailed to the Administrative Assistant to the Zoning Board at 3430 Court House Drive, Ellicott City, MD 21043.

Very truly yours,

Stephen M. LeGendre
Administrator

ADJOINING PROPERTY OWNERS FOR 7066 KIT KAT ROAD

Shri Sad Guru Krupa LLC
5174 Britten Lane
Ellicott City, MD 21043-7081
(43.002)

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(43.002)

Shirley Johnson Schneider
Frederick Johnson
5862 Woodvalley Road
Elkridge, MD 21075-5736
(43.002)(43.005)

"
"

Requested Zoning

Search Street:

KIT KAT RD

Property Information:

Amendment No.: 43.002

Current Zoning: CE-CLI

Requested Zoning: M-2

Tax Account ID.: 1401171844

Map: 43

Grid: 4

Parcel: 36

Lot:

Acres: 0.28

Address: 7066 KIT KAT RD

City/State/Zip: ELKRIDGE, MD 21075

Owner:

Name: J & J KAT INVESTMENTS LLC

Email: nascar03@comcast.net

Phone: 410-365-5452

Mailing Address: 5580 LANDING RD

City/State/Zip: ELKRIDGE, MD 21075

Representative:

Name: Talkin & Oh, LLP

Email: soh@talkin-oh.com

Phone: 410-964-0300

Mailing Address: 5100 Dorsey Hall Drive

City/State/Zip: Ellicott City, MD 21042

Decision:

Planning Board Decision:

Planning Board Vote:

Council Decision:

Council Vote:

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RECEIVED
Zoning Map Amendment
 DEC 12 2012
 DIV. OF PUBLIC SERVICE & ZONING

Request Form

Howard County
Comprehensive Zoning Plan
 Department of Planning and Zoning

[Handwritten/Typed Version]
 Before filling out this form, please read the
 Instructions section at the end of the form.

A. Property Information (Please print or type)

1	Address/ Street (Only)	7066	Kit Kat Rd.
2	Tax Map Number	0043	Grid 4
3	Parcel(s)	0036	
4	Lot(s)	N/A	
5	Tax Account Data	District 01	Account # 171844

6	Size of Property:	Acres 0.284	Square feet
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7	The Property is currently zoned:	CE-CL1
	I request that the Property be rezoned to:	M2

B. Owner Information

8	Owner Name	J+J Kit Kat Investments LLC
9	Mailing street address or Post Office Box	5580 Landing Rd.
	City, State	Elkridge MD.
	ZIP Code	21075
	Telephone (Main)	410-796-4968 Home (Fred Johnson)
	Telephone (Secondary)	410-365-5452 cell
10	E-Mail	nascar03@comcast.net

C. Representative Information

11	Name	Talkin & Oh, LLP
	Mailing street address or Post Office Box	5100 Dorsey Hall Drive
	City, State	Ellicott City, Maryland
	ZIP	21042
	Telephone (Main)	410-964-0300 (Sang Oh)
	Telephone (Secondary)	
	E-Mail	Soh@talkin-oh.com
12	Association with Owner	Attorneys

D. Alternate Contact [If Any]

	Name	
	Telephone	
	E-Mail	

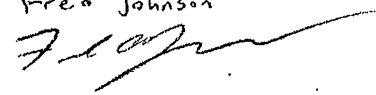
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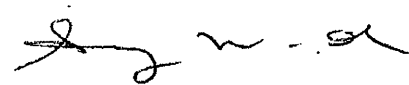
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G. Signatures

15	Owner	Fred Johnson 	Owner (2)	
	Date	11-26-12	Date	

Additional owner signatures? the box to the left and attach a separate signature page.

16	Representative Signature	
	Date	12-10-12

DPZ Use Only	JR	Amendment No.	43.002
Notes			

Continuation Sheet

E. Explanation of the Basis / Justification for the Requested Rezoning

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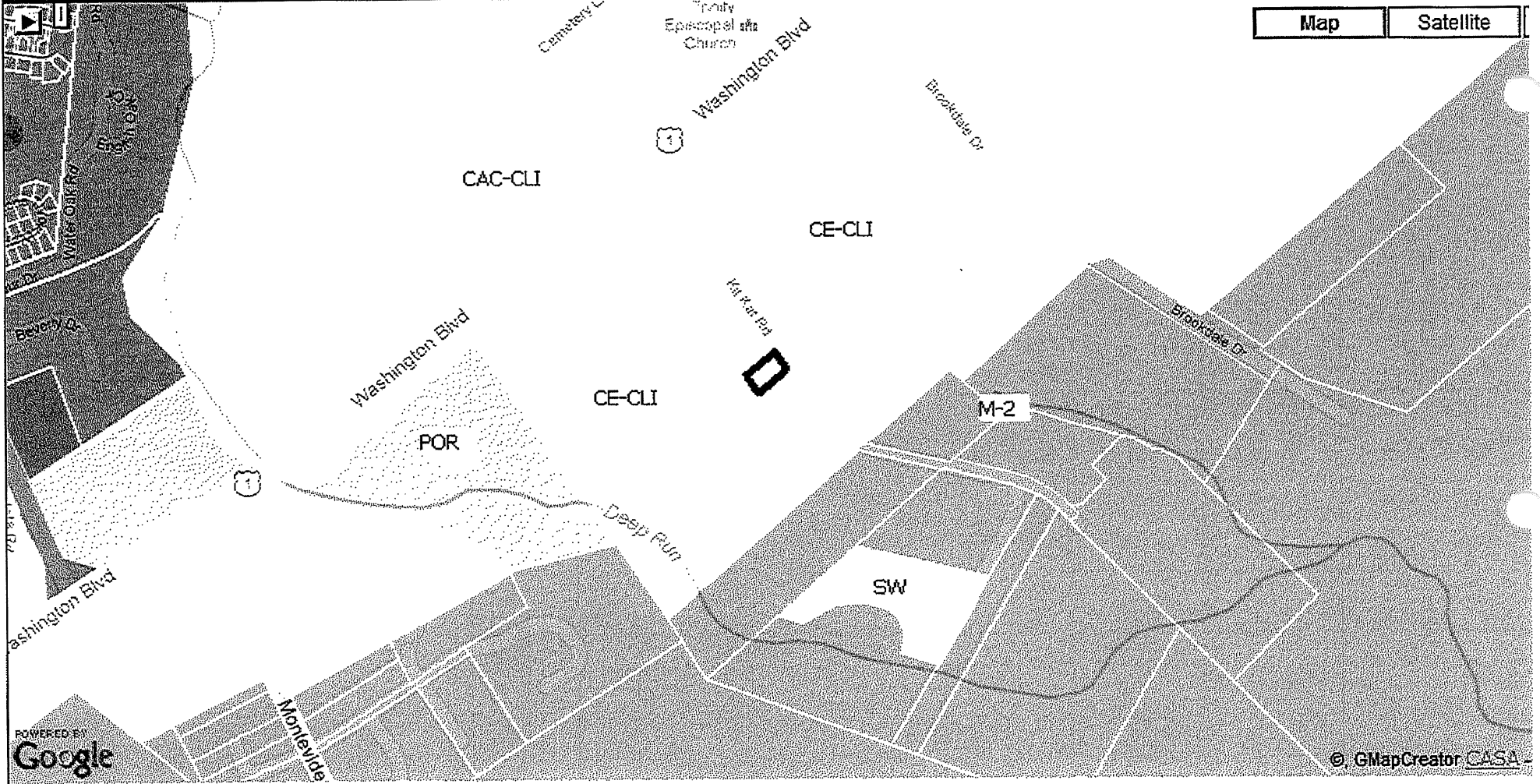
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Howard County, MARYLAND

Street View | Help



Map | Satellite

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Howard County Council

George Howard Building
3508 Court House Drive
Ellicott City, Maryland 21043-4392

COUNCILMEMBERS

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District 3
Mary Kay Sigaty, Vice Chairperson
District 4
Courtney Watson
District 1
Calvin Ball
District 2
Greg Fox
District 5

March 11, 2013

J & J Kat Investments, LLC
5580 Landing Road
Elkridge, MD 21075

Dear Sir or Madam:

You are receiving this letter because you filed a Zoning Map Amendment Request Form/Howard County Comprehensive Zoning Plan or a Zoning Regulation Amendment Request Form/Howard County Comprehensive Plan.

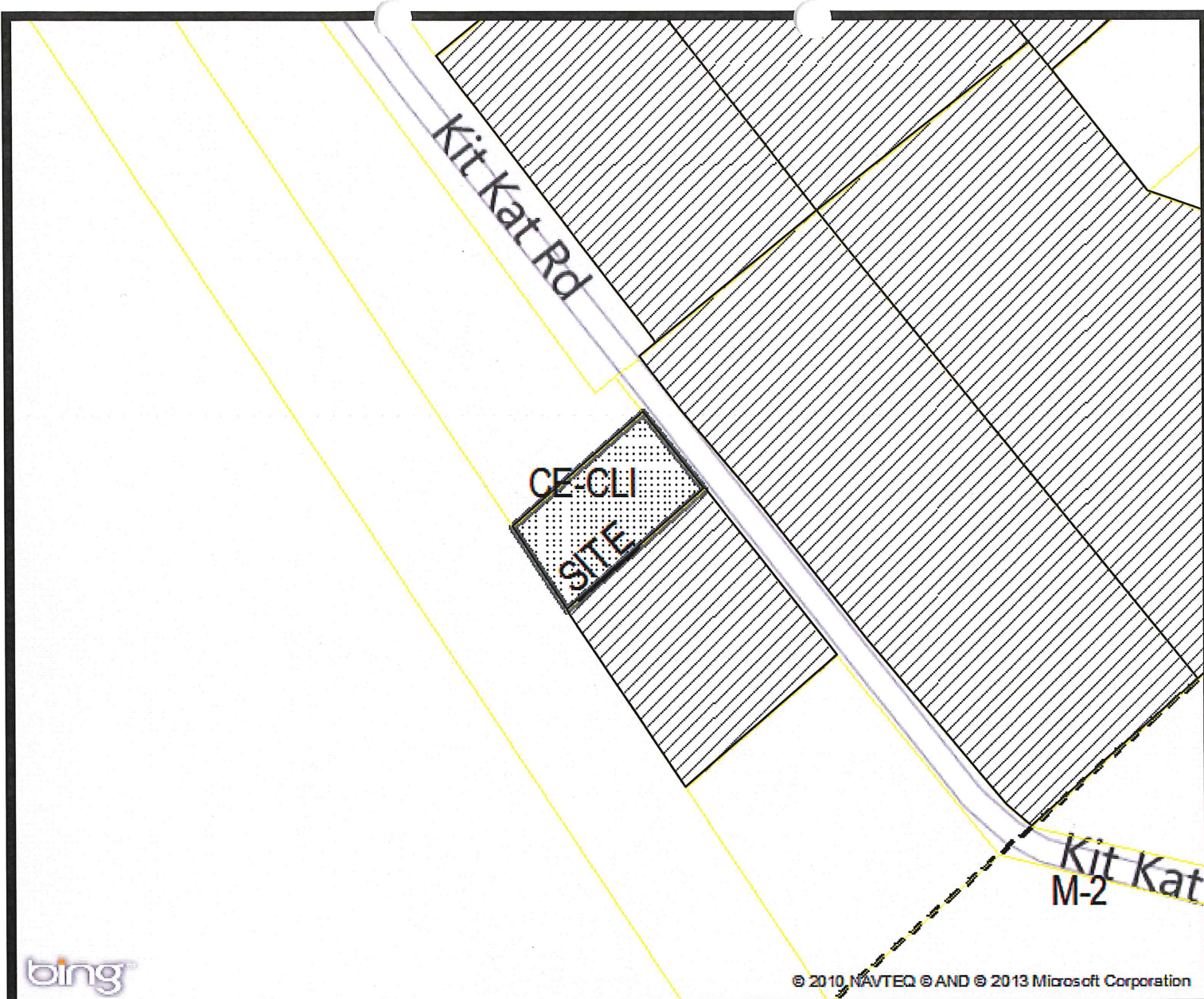
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Very truly yours,

Stephen M. LeGendre
Administrator



1	2	3	4	5			
6	7	8	9	10	11		
12	13	14	15	16	17	18	
19	20	21	22	23	24	25	
		27	28	29	30	31	32
		33	34	35	36	37	38
		39	40	41	42	43	44
			45	46	47	48	
				50			



Zoning Map General Plan Amendment: **43.002** Tax ID: **1401171844**
 Current Zoning: **CE-CLI** Council District: **2**
 Tax Map: **43** Grid: **4** Parcel: **36** Lot: **N/A**
 Address: **7066 KIT KAT RD**

ADJOINING PROPERTY OWNERS FOR 7561 WASHINGTON BOULEVARD

Shri Sad Guru Krupa LLC
5174 Britten Lane
Ellicott City, MD 21043-7081
(43.002)(43.001)(43.003)

Merritt-MSI, LLC
2066 Lord Baltimore Drive
Baltimore, MD 21244-2501
(43.003)

"
"

Requested Zoning

Search Street:

WASHINGTON BLVD

Property Information:

Amendment No.: 43.003

Current Zoning: CE-CLI

Requested Zoning:

Tax Account ID.: 1401177222

Map: 43

Grid: 4

Parcel: 33

Lot:

Acres: 1.74

Address: 7561 WASHINGTON BLVD

City/State/Zip: ELKRIDGE, MD 21075

Owner:

Name: SHREE SHRINATHJI KRUPA, LLC

Email:

Phone:

Mailing Address: 5128 BRITTEN LANE

City/State/Zip: ELLICOTT CITY, MD 21043

Representative:

Name: TALKIN & OH, LLP

Email: soh@talkini-oh.com

Phone: 410-964-0300

Mailing Address: 5100 Dorsey Hall Drive

City/State/Zip: Ellicott City, MD 21042

Decision:

Planning Board Decision:

Planning Board Vote:

Council Decision:

Council Vote:

Zoning Map Amendment Request Form

Howard County Comprehensive Zoning Plan Department of Planning and Zoning

[Word 2007 Version]
Before filling out this form, please read the
Instructions section at the end of the form.

A. Property Information

1 Address / Street (Only) 7561 Washington Boulevard
2 Tax Map Number 43 Grid 4
3 Parcel(s) 33
4 Lot(s) N/A
5 Tax Account Data: District 01 Account # 177222

6 Size of Property: Acres 1.7495 Square feet

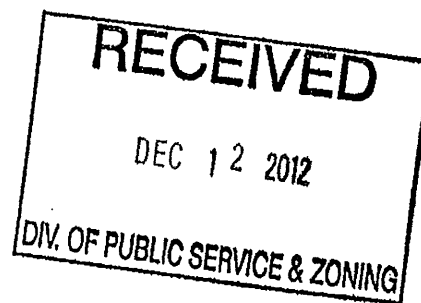
7 The Property is currently zoned: CE-CLI
I request that the Property be rezoned to: B-1

B. Owner Information

8 Owner Name Shree Shrinathji Krupa LLC
9 Mailing street address or Post Office Box 5128 Britten Lane
City, State Ellicott City, Maryland
ZIP Code 21043
Telephone (Main)
Telephone (Secondary)
Fax
10 E-Mail

C. Representative Information

11 Name Talkin & Oh, LLP
Mailing street address or Post Office Box 5100 Dorsey Hall Drive
City, State Ellicott City, Maryland
ZIP 21042
Telephone (Main)



410-964-0300 (Sang Oh)

C. Representative Information

Telephone (Secondary)

Fax 410-964-2008

E-Mail

soh@talkin-oh.com

12 Association with Owner Attorneys

D. Alternate Contact [If Any]

Name

Telephone

E-Mail

E. Explanation of the Basis / Justification for the Requested Rezoning

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F. List of Attachments/Exhibits

14 1. Continuation Sheet. 2. Map of the Property from the County's website.

G. Signatures

15 Owner *Sanghkar I. Bhavsar* Owner (2)
Smit I. Bhavsar

Date *12/3/2012* Date

Additional owner signatures? **X** the box to the left and attach a separate signature page.

16 Representative Signature *S. W. Oh*
Date *12-3-12*

DPZ Use Only	<i>JR</i>	Amendment No.	<i>43.003</i>
Notes			

Continuation Sheet

E. Explanation of the Basis / Justification for the Requested Rezoning

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Given these figures, redevelopment of the Property for office space or similar commercial uses is not economically possible. Even if the market for office space was not oversaturated in the area, the subject Property, at only 1.7 acres, is too small for an office redevelopment envisioned by the CE district. Additionally, the Property is essentially split-zoned due to its CLI overlay. On a portion of the Property, the CLI overlay allows for the continuation of an existing, profitable granite operation. The remainder of the Property is far too small to support a CE redevelopment.

Additionally, a recent Market Analysis and Strategic Implementation Analysis of the Route 1 Corridor by Robert Charles Lesser & Co. (the RCLCO Study") found that the "CE zoning districts along Route 1 may actually be counterproductive to [Route 1's] future development and positioning. . . . CE zonings do not readily support the type of business support infrastructure – including large format retail – that may help Route 1 compete for potential future demand." RCLCO Study, p. 4. The RCLCO Study ultimately recommends removing the CE and CE-CLI districts but to apply alternative measures "to reduce the unsightly image problem along parts of the [Route 1] corridor." RCLCO Study, p. 16.

The current granite operation on the Property is a use that both PlanHoward 2030 and the RCLCO Study identify as a use ill-suited for the Route 1 corridor. A redevelopment of the Property would certainly be in the best interests of the County and surrounding area. In order for any redevelopment of the Property to be viable, however, the Property must have productive zoning that will enable a redevelopment to be economically feasible. As the RCLCO Study provides, the CE district may in fact be counterproductive to the future of Route 1.

The B-1 zone requested would allow for an attractive redevelopment of the Property that would contribute to "reduc[ing] the unsightly image problem" identified by the RCLCO Study. While some of the uses permitted in the B-1 district may be inapposite to the planning goals of the Route 1 corridor, the Property's current use, which will continue indefinitely under current zoning, is certainly contrary to those goals. A rezoning to the B-1 district would allow the best possibility for redevelopment of the Property, which would contribute to an overall increase in the vitality of the Route 1 corridor in the vicinity.

Howard County, MARYLAND

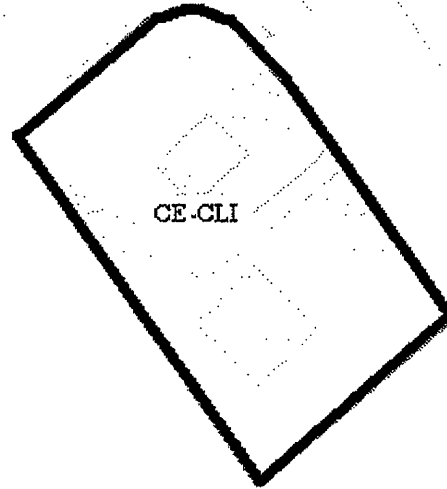
Street View | Help



Map Satellite Hybrid

CAC-CLI

7542 Washington Blvd



CE-CLI

CE-CLI

Kil Kat Rd

Kil Kat Rd

Kil Kat Rd



CE-CLI

POR

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Google

GMapCreator CASA



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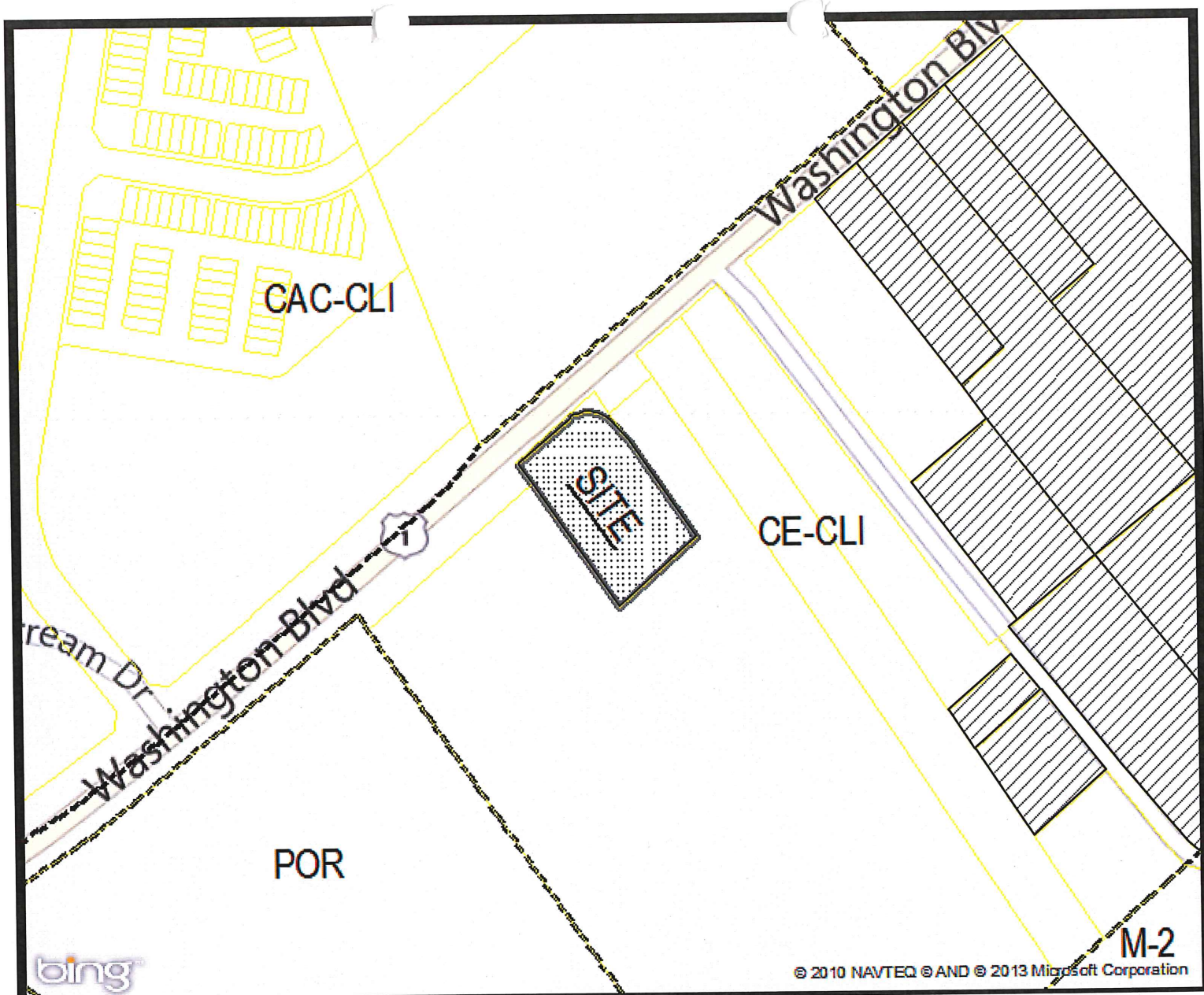
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Accordingly, I am enclosing for your use the approved affidavit packet. Completed forms may be mailed to the Administrative Assistant to the Zoning Board at 3430 Court House Drive, Ellicott City, MD 21043.

Very truly yours,

Stephen M. LeGendre
Administrator



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	39	40	41	42	43	44
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Zoning Map General Plan Amendment: **43.003** Tax ID: **1401177222**
 Current Zoning: **CE-CLI** Council District: **2**
 Tax Map: **43** Grid: **4** Parcel: **33** Lot: **N/A**
 Address: **7561 WASHINGTON BLVD**

"
"

Requested Zoning

Search Street:

KIT KAT RD

Property Information:

Amendment No.: 43.004

Current Zoning: CE-CLI

Requested Zoning: M-2

Tax Account ID.: 1401170023

Map: 43

Grid: 4

Parcel: 41

Lot: 4 5

Acres: 2.29

Address: 7065 KIT KAT RD

City/State/Zip: ELKRIDGE, MD 21075

Owner:

Name: SCHNEIDER SHIRLEY JOHNSON TRUSTEE

Email:

Phone: 410-627-0854

Mailing Address: 5862 WOODVALLEY RD

City/State/Zip: ELKRIDGE, MD 21075

Representative:

Name: Talkin & Oh, LLP

Email: soh@talkin-oh.com

Phone: 410-964-0300

Mailing Address: 5100 Dorsey Hall Drive

City/State/Zip: Ellicott City, MD 21042

Decision:

Planning Board Decision:

Planning Board Vote:

Council Decision:

Council Vote:

Zoning Map Amendment Request Form

Howard County Comprehensive Zoning Plan Department of Planning and Zoning

[Word 2007 Version]
Before filling out this form, please read the
Instructions section at the end of the form.

A. Property Information

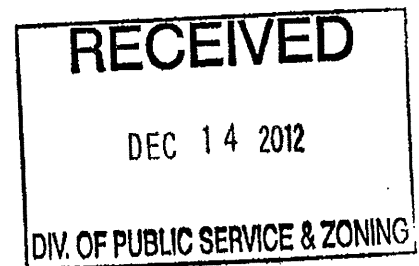
1 Address / Street (Only) 7065 Kit Kat Road
2 Tax Map Number 43 Grid 4
3 Parcel(s) 41
4 Lot(s) 4, 5
5 Tax Account Data: District 01 Account # 170023

6 Size of Property: Acres 2.29 Square feet

7 The Property is currently zoned: CE-CLI
I request that the Property be rezoned to: M-2

B. Owner Information

8 Owner Name: Shirley Johnson Schneider, Trustee
9 Mailing street address or Post Office Box 7065 Kit Kat Road
City, State Elkridge, Maryland
ZIP Code 21075
Telephone (Main)
Telephone (Secondary)
Fax
10 E-Mail



410-627-0854

momx3s@aol.com

C. Representative Information

11 Name Talkin & Oh, LLP
Mailing street address or Post Office Box 5100 Dorsey Hall Drive
City, State Ellicott City, Maryland
ZIP 21042
Telephone (Main)

410-964-0300 (Sang Oh)

C. Representative Information

Telephone (Secondary)

Fax 410-964-2008

E-Mail

soh@talkin-oh.com

12 Association with Owner Attorneys

D. Alternate Contact [If Any]

Name

Telephone

E-Mail

E. Explanation of the Basis / Justification for the Requested Rezoning

13 This application is submitted in conjunction with the Comprehensive Rezoning Application for the properties identified on Tax Map 43, Grid 4, as Parcels 41 (Lots 4 and 5) and 44 (the "Original Application").

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G. Signatures

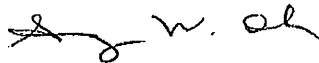
15 Owner Original signature on Original Application Owner (2)

Date

Date

Additional owner signatures? **X** the box to the left and attach a separate signature page.

16 Representative Signature



Date

12-14-12

DPZ Use Only	Amendment No. 43.004
Notes	

Continuation Sheet

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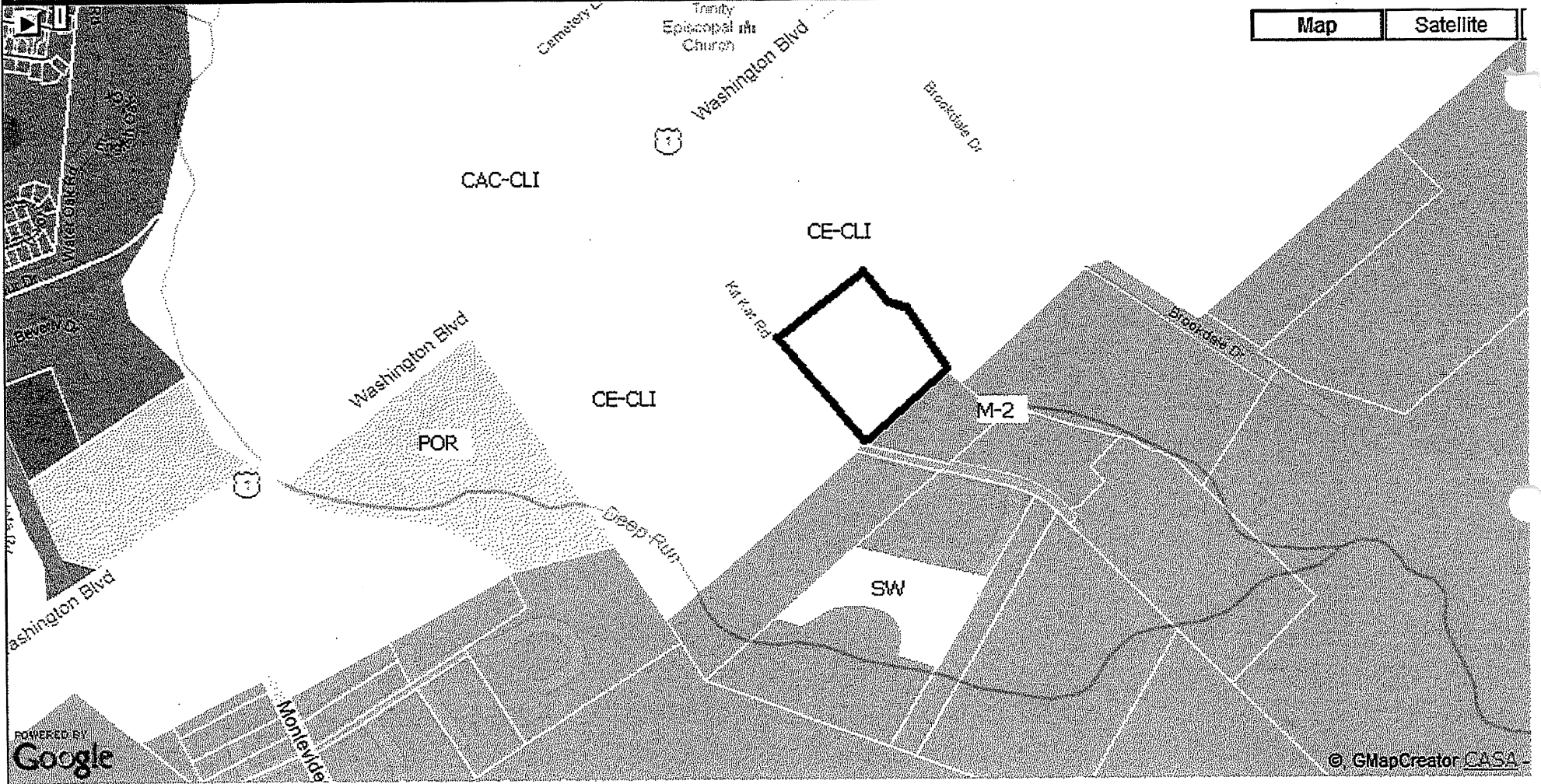
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Howard County, MARYLAND

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Map | Satellite



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George Howard Building
3510 Court House Drive
Ellicott City, Maryland 21043-4392

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District 3
Mary Kay Sigaty, Vice Chairperson
District 4
Courtney Watson
District 1
Calvin Ball
District 2
Greg Fox
District 5

March 11, 2013

Ms. Shirley Johnson Schneider, Trustee
5862 Woodvalley road
Elkridge, MD 21075

Dear Ms. Schneider:

You are receiving this letter because you filed a Zoning Map Amendment Request Form/Howard County Comprehensive Zoning Plan or a Zoning Regulation Amendment Request Form/Howard County Comprehensive Plan.

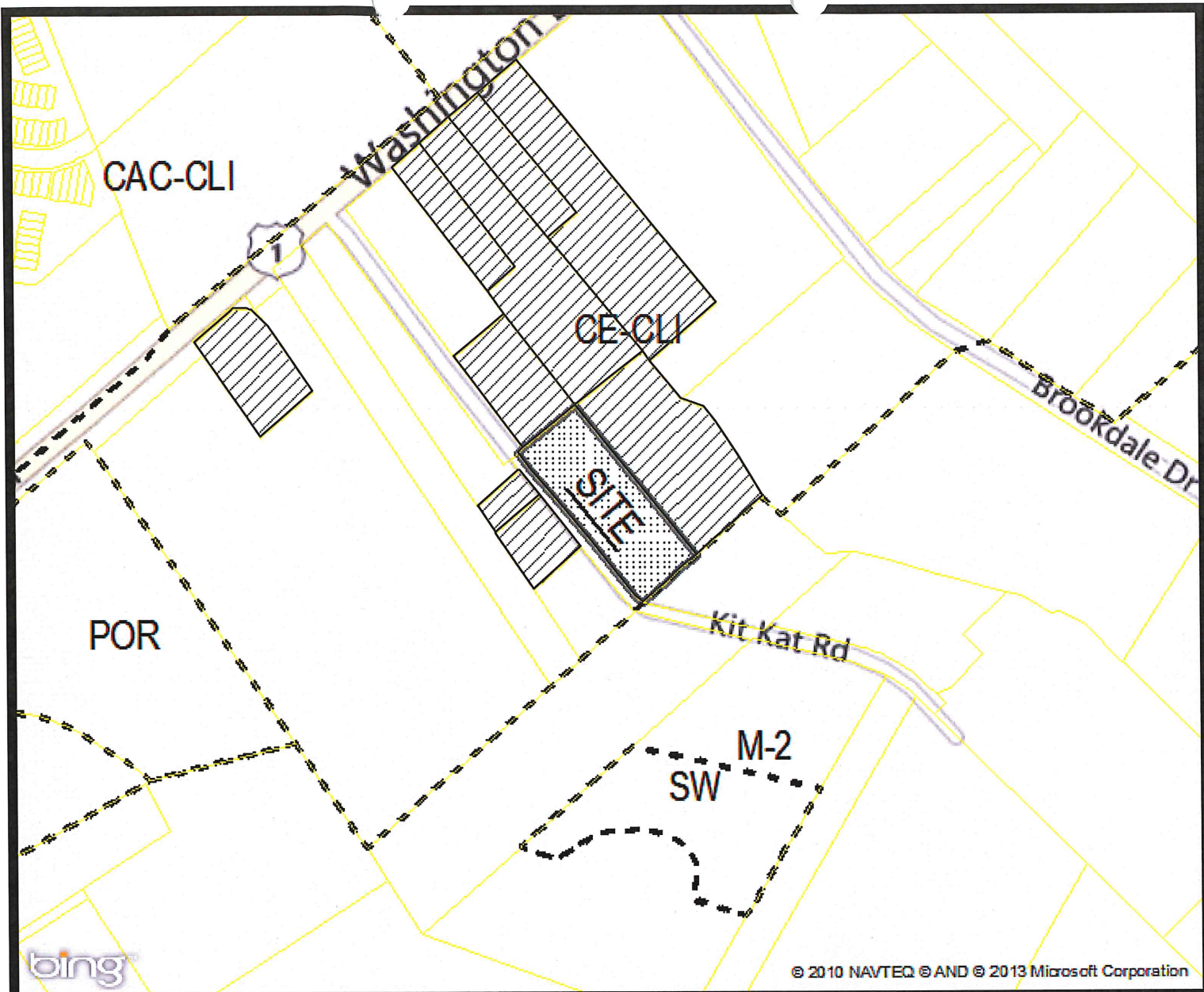
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Very truly yours,

Stephen M. LeGendre
Administrator



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	39	40	41	42	43	44
		45	46	47	48	
				50		



Zoning Map General Plan Amendment: 43.004 Tax ID: 1401170023
 Current Zoning: CE-CLI Council District: 2
 Tax Map: 43 Grid: 4 Parcel: 41 Lot: 45
 Address: 7065 KIT KAT RD

ADJOINING PROPERTY OWNERS FOR 7045 KIT KAT ROAD

Shirley Johnson Schneider
Frederick Johnson, Jr.
5862 Wood Valley Road
Elkridge, MD 21075-5736
(43.005)

Devon/Elkridge, LLC
2000 Powell Street, Suite 1240
Emeryville, CA. 94608-1850
(43.005)

Creed A. Calton
John R Calton
6412 Harthorn Avenue
Elkridge, MD 21075
(43.005)

"
"

Requested Zoning

Search Street:

KIT KAT RD

Next

Property Information:

Amendment No.: 43.005

Current Zoning: CE-CLI

Requested Zoning: M-2

Tax Account ID.: 1401160966

Map: 43

Grid: 4

Parcel: 39

Lot:

Acres: 1.17

Address: 7045 KIT KAT RD

City/State/Zip: ELKRIDGE, MD 21075

Owner:

Name: GAULDIN DONALD

Email:

Phone: 410-627-9300

Mailing Address: 5166 ILCHESTER RD

City/State/Zip: ELLICOTT CITY, MD 21043

Representative:

Name: Talkin & Oh, LLP

Email: soh@talkin-oh.com

Phone: 410-964-0300

Mailing Address: 5100 Dorsey Hall Drive

City/State/Zip: Ellicott City, MD 21042

Decision:

Planning Board Decision:

Planning Board Vote:

Council Decision:

Council Vote:

Zoning Map Amendment Request Form

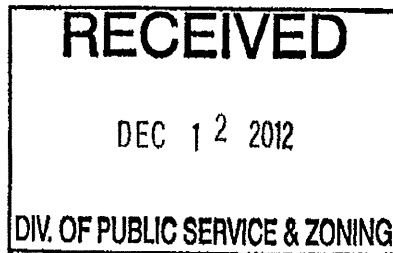
Howard County Comprehensive Zoning Plan Department of Planning and Zoning

[Word 2007 Version]
Before filling out this form, please read the
Instructions section at the end of the form.

A. Property Information

1 Address / Street (Only) 7045 Kit Kat Road
2 Tax Map Number 43 Grid 4
3 Parcel(s) 39
4 Lot(s) N/A
5 Tax Account Data: District 01 Account # 160966
6 Size of Property: Acres 1.17 Square feet

7 The Property is currently zoned: CE-CLI
I request that the Property be rezoned to: M-2



B. Owner Information

8 Owner Name Donald Gauldin
9 Mailing street address or Post Office Box 5166 Ilchester Road
City, State Ellicott City, Maryland
ZIP Code 21043
Telephone (Main) 410-627-9300
Telephone (Secondary)
Fax
10 E-Mail drgauldin@aol.com

C. Representative Information

11 Name Talkin & Oh, LLP
Mailing street address or Post Office Box 5100 Dorsey Hall Drive
City, State Ellicott City, Maryland
ZIP 21042
Telephone (Main) 410-964-0300 (Sang Oh)

C. Representative Information

Telephone (Secondary)

Fax 410-964-2008

E-Mail

soh@talkin-oh.com

12 Association with Owner Attorneys

D. Alternate Contact [If Any]

Name

Telephone

E-Mail

E. Explanation of the Basis / Justification for the Requested Rezoning

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F. List of Attachments/Exhibits

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G. Signatures

15 Owner *Donald R. Howden* Owner (2)

Date *12-11-12*

Date

Additional owner signatures? **X** the box to the left and attach a separate signature page.

16 Representative Signature

[Signature]

Date

12-11-12

DPZ Use Only		Amendment No.	43.005
Notes			

C. Representative Information

Telephone (Secondary)

Fax

E-Mail

12 Association with Owner

D. Alternate Contact [If Any]

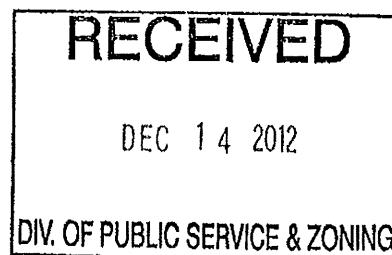
Name

Telephone

E-Mail

E. Explanation of the Basis / Justification for the Requested Rezoning

13



F. List of Attachments/Exhibits

14

G. Signatures

15 Owner

Owner (2) *Naë Ann Gaudin*

Naë Ann Gaudin

Date

Date: *12-13-12*

Additional owner signatures? **X** the box to the left and attach a separate signature page.

16 Representative Signature

Date

DPZ Use Only		Amendment No.	
Notes			

Continuation Sheet

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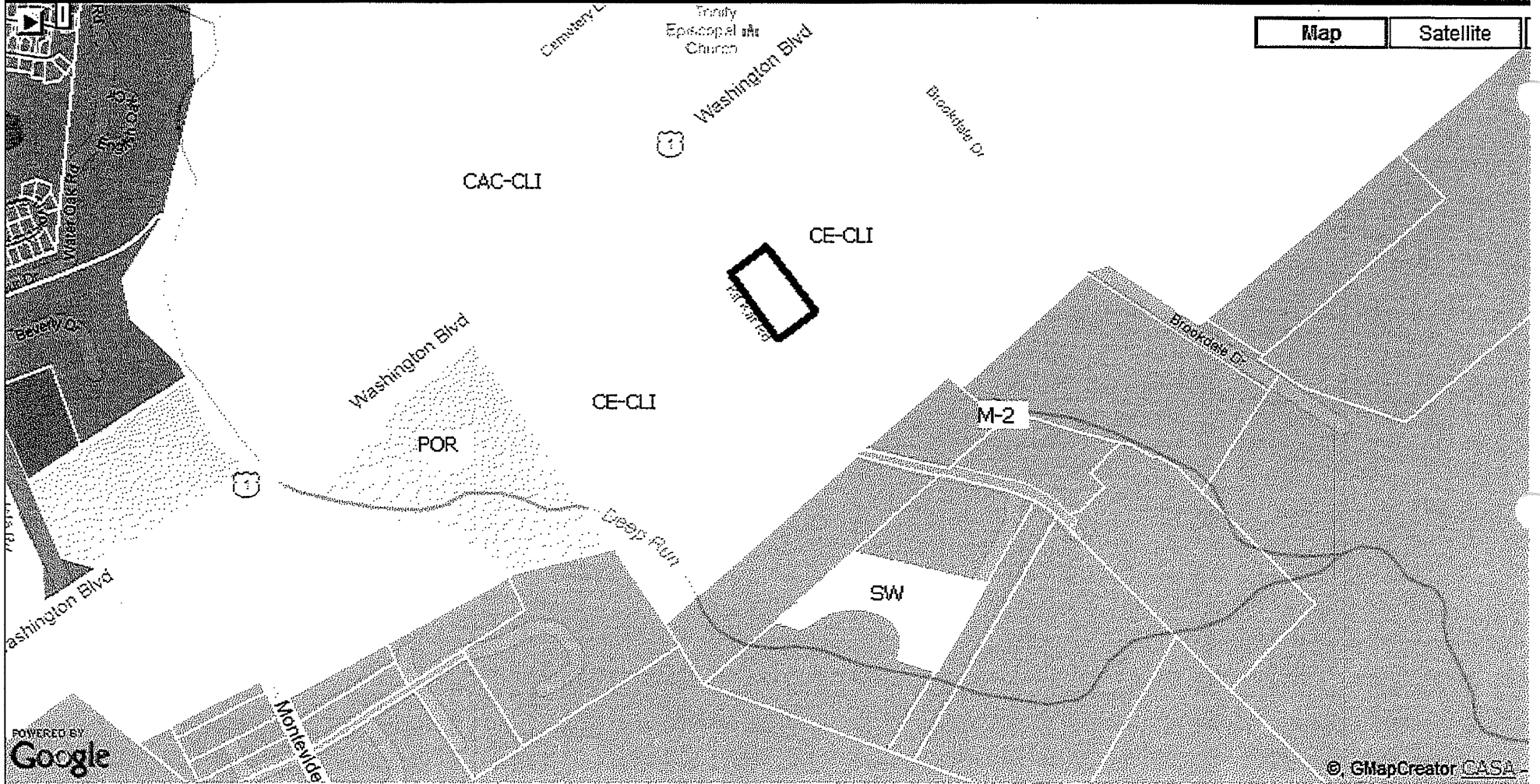
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Howard County, MARYLAND

Street View | Help

Map | Satellite





Howard County Council

George Howard Building
3511 Court House Drive
Ellicott City, Maryland 21043-4392

COUNCILMEMBERS

Jennifer Terrasa, Chairperson
District 3
Mary Kay Sigaty, Vice Chairperson
District 4
Courtney Watson
District 1
Calvin Ball
District 2
Greg Fox
District 5

March 11, 2013

Mr. Donald Gauldin
5166 Ilchester Road
Ellicott City, MD 21043

Dear Mr. Gauldin:

You are receiving this letter because you filed a Zoning Map Amendment Request Form/Howard County Comprehensive Zoning Plan or a Zoning Regulation Amendment Request Form/Howard County Comprehensive Plan.

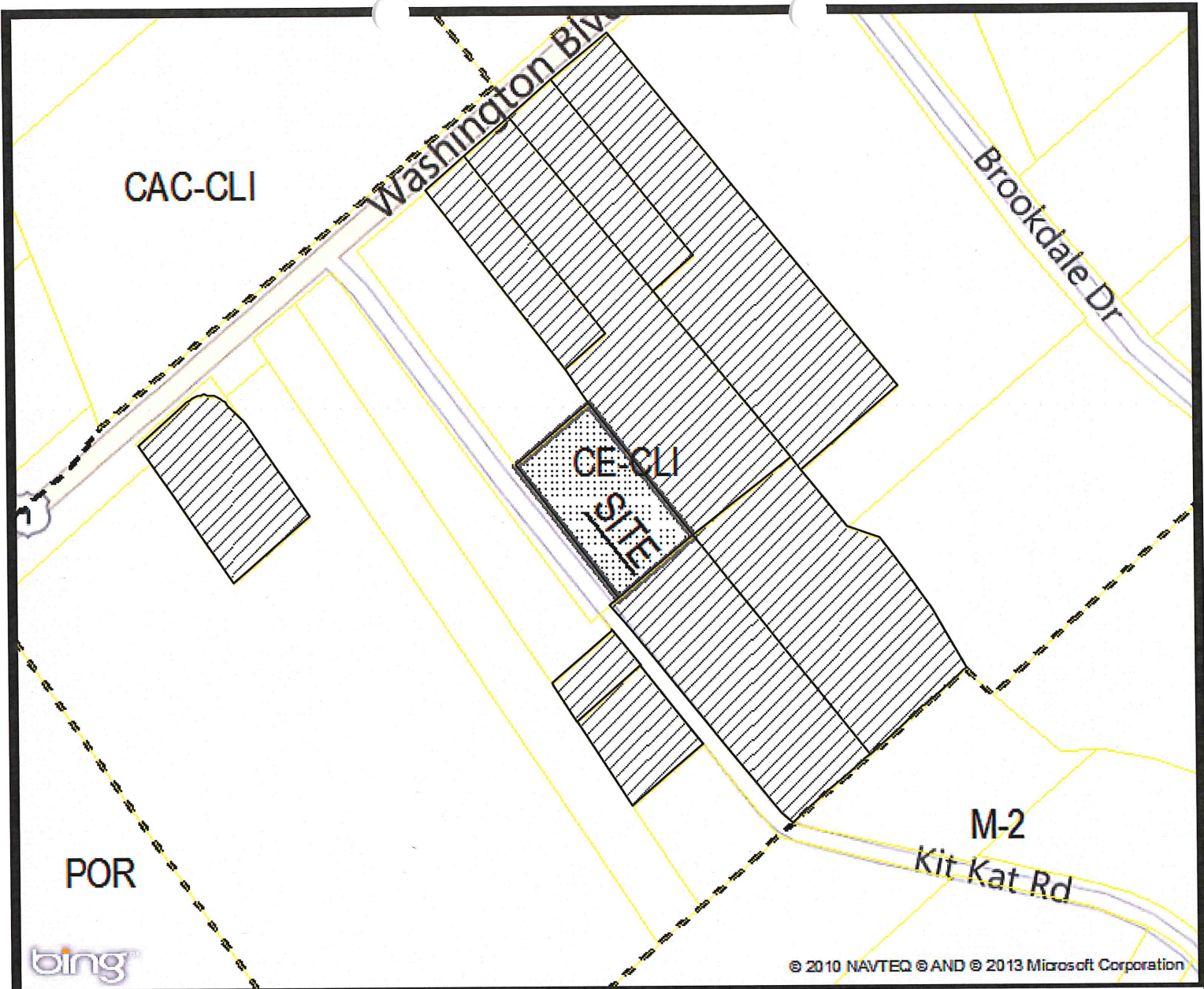
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Very truly yours,

Stephen M. LeGendre
Administrator



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	39	40	41	42	43	44
		45	46	47	48	
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Zoning Map General Plan Amendment: **43.005** Tax ID: **1401160966**
 Current Zoning: **CE-CLI** Council District: **2**
 Tax Map: **43** Grid: **4** Parcel: **39** Lot: **N/A**
 Address: **7045 KIT KAT RD**

"
"

Requested Zoning

Search Street:

Property Information:

Amendment No.: 43.013
Current Zoning: CE-CLI
Requested Zoning: M-2
Tax Account ID.: 1401170031
Map: 43
Grid: 4
Parcel: 44
Lot:
Acres: 2.11
Address: 7059 KIT KAT RD
City/State/Zip: ELKRIDGE, MD 21075

Owner:

Name: AGJ Properties, LLC
Email:
Phone: 410-627-0854
Mailing Address: 7065 KIT KAT RD
City/State/Zip: ELKRIDGE, MD 21075

Representative:

Name: Talkin & Oh, LLP
Email: soh@talkin-oh.com
Phone: 410-964-0300
Mailing Address: 5100 Dorsey Hall Drive
City/State/Zip: Elllcott City, MD 21042

Decision:

Planning Board Decision:
Planning Board Vote:
Council Decision:
Council Vote:

Zoning Map Amendment Request Form

Howard County Comprehensive Zoning Plan Department of Planning and Zoning

[Word 2007 Version]
Before filling out this form, please read the
Instructions section at the end of the form.

A. Property Information

- 1 Address / Street (Only) ⁷⁰⁵⁹ ~~7065~~ Kit Kat Road
- 2 Tax Map Number 43 Grid 4
- 3 Parcel(s) 44
- 4 Lot(s) N/A
- 5 Tax Account Data: District 01 Account # 170031
- 6 Size of Property: Acres 2.118 Square feet

- 7 The Property is currently zoned: CE-CLI
I request that the property be rezoned to: M-2

RECEIVED
DEC 14 2012
PLANNING & ZONING

B. Owner Information

- 8 Owner Name AGJ Properties LLC
- 9 Mailing street address or Post Office Box 7065 Kit Kat Road
City, State Elkridge, Maryland
ZIP Code 21075
- Telephone (Main)
- Telephone (Secondary)
- Fax
- 10 E-Mail

410-627-0854

momx3s@aol.com

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City, State Ellicott City, Maryland
ZIP 21042
- Telephone (Main)

RECEIVED
DEC 14 2012
DIV. OF PLANNING & ZONING

410-964-0300 (Sang Ol

C. Representative Information

Telephone (Secondary)

Fax 410-964-2008

E-Mail

soh@talkin-oh.com

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D. Alternate Contact [If Any]

Name

Telephone

E-Mail

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G. Signatures

15 Owner Original signature in Original Application Owner (2)

Date

Date

Additional owner signatures? **X** the box to the left and attach a separate signature page.

16 Representative Signature

[Handwritten Signature]

Date

12.14.12

DPZ Use Only	Amendment No.	43.013
Notes		

Continuation Sheet

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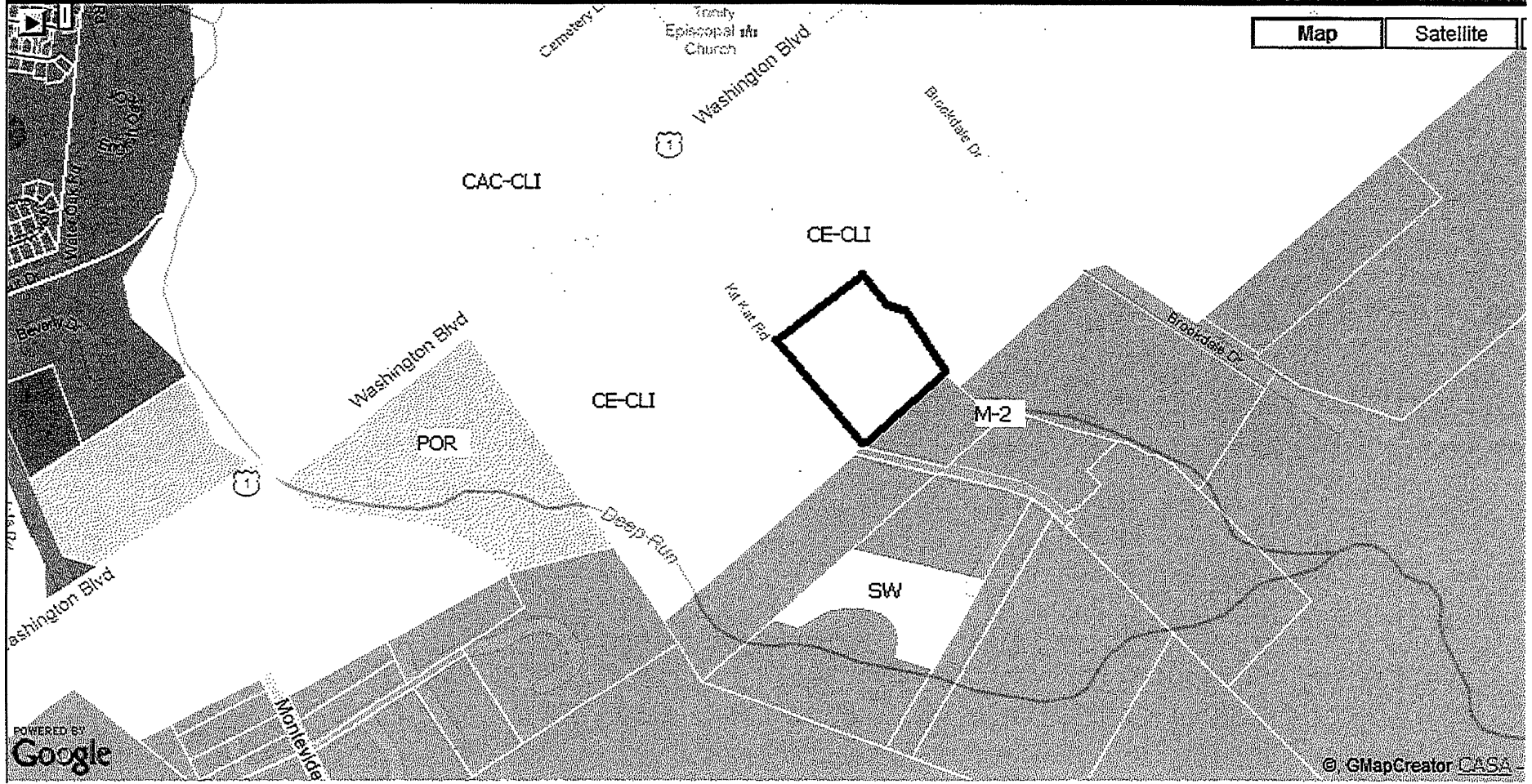
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Map

Satellite



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March 11, 2013

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7065 Kit Kat Road
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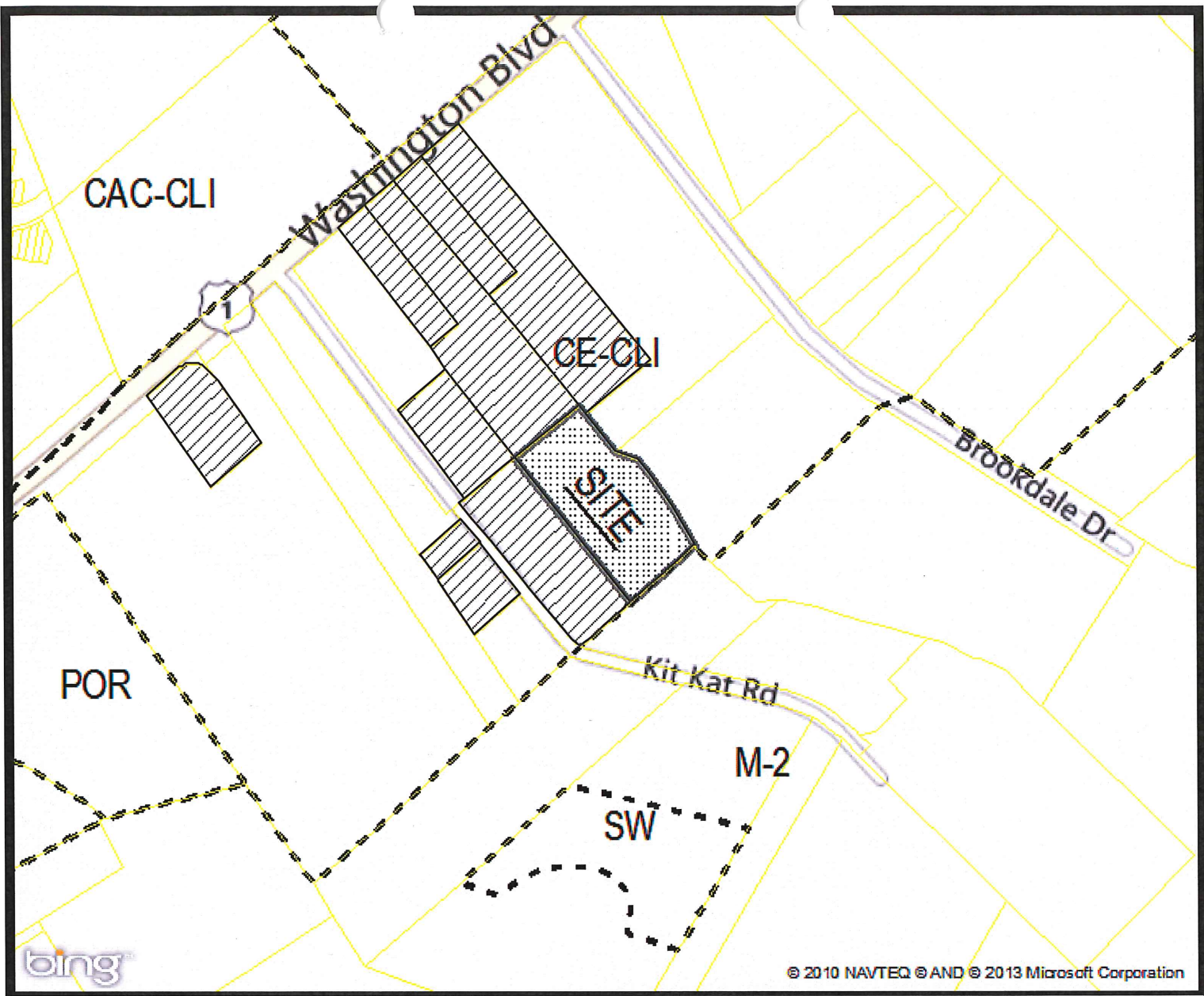
Please be advised that on March 7, 2013, the Howard County Ethics Commission determined that the Zoning Map Request Form needs to be accompanied by certain affidavits and disclosures. The Commission also determined that the Zoning Regulation Amendment Form needs to be accompanied by certain affidavits and disclosures when the Form proposes to "increase the density of the land of the applicant."

The Commission directed me to notify applicants of their obligation to file the affidavit and disclosure. The obligation is set forth in Md. Code Ann., St. Gov't, Sec. 15-849(b), which provides in part, **"the affidavit or disclosure shall be filed at least 30 calendar days prior to any consideration of the application by an elected official."**

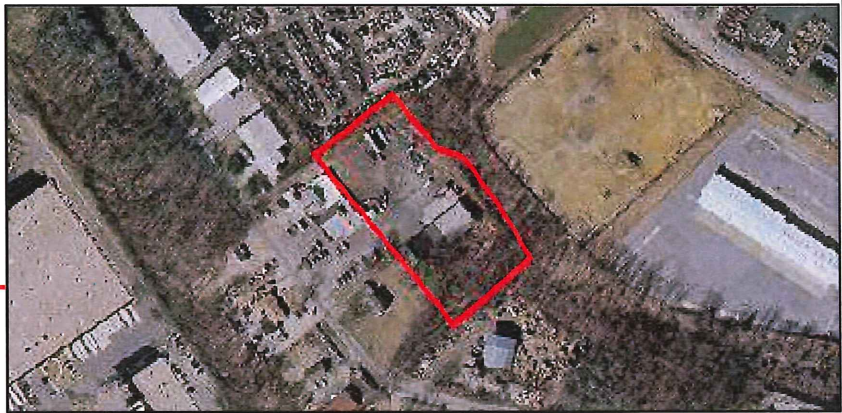
Accordingly, I am enclosing for your use the approved affidavit packet. Completed forms may be mailed to the Administrative Assistant to the Zoning Board at 3430 Court House Drive, Ellicott City, MD 21043.

Very truly yours,

Stephen M. LeGendre
Administrator



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Zoning Map General Plan Amendment: 43.013 Tax ID: 1401170031
 Current Zoning: CE-CLI Council District: 2
 Tax Map: 43 Grid: 4 Parcel: 44 Lot: N/A
 Address: 7059 KIT KAT RD