

OZAH NO. CU 20-06
APPLICATION OF REDLY INVESTMENTS
FOR A RESIDENTIAL CARE FACILITY
17734 NORWOOD ROAD.
SANDY SPRING, MD 20860

EXHIBIT LIST

1. Application
2. MNCPPC Checklist
3. Letter of representation by Petitioner's Counsel
4. Deed
5. Notice List
6. Table of Contents
7. Applicant's Statement of Justification
8. Copy of Checks Submitted
9. Email Exchange between Sean Hughes and Mark Pfefferle; Re: FCP
10. Letter of Authorization
11. Aerial Exhibit
12. Existing Conditions Plan
13. Conditional Use Plan
 - a. Cover Sheet
 - b. Approval Sheet
 - c. Site Plan
14. Landscape and Lighting Plan
 - a. Landscape and Lighting Plan
 - b. Landscape Notes & Details
 - c. Existing Photometric Plan and Details
15. Fire Department Access Plan
16. Fire Access Plan
17. Approved NRI-FSD
18. Forest Conservation Plan
 - a. Forest Conservation Plan
 - b. Forest Conservation Plan Notes & Details
19. Stormwater Management Exemption Letter
20. Traffic Statement
21. Certified Zoning Vicinity Map
22. MCFRS Access Approval
- 23. Not an Exhibit**
24. CD.
25. 5/12/2020- Email Exchange between Jody Kline, Elsabet Tsfaye, Lynn Robeson; Re: Conflicting Planning Board Schedules, OZAH's procedures.
26. 5/13/2020- Email Exchange between Nana Johnson, Jody Kline and Elsabet Tsfaye; Re: 9/18/2020 hearing date.
27. 5/13/20- Letter from Jody Kline to Lynn Robeson; Re: Requesting hearing date 9/18/2020.

28. 5/14/20-Applicants acceptance of requirements of posting of signs.
29. 6/24/20- Email from Elsabet Tefaye; Re: Planning Board Date has been rescheduled, new OZAH hearing date is now October 2, 2020.
30. 8/28/2020- Letter from Sean Hughes; Re: Request to Amend Application, Amended Plans Enclosed.
 - a. Cover Sheet
 - b. Site Plan
 - c. Landscape and Lighting Plan
 - d. Existing Photometric Plan and Details
 - e. Existing Conditions Plan
31. 9/1/20- Notice of Public Hearing and Motion to Amend.
32. 9/3/20- Email exchange between Lynn Robeson and Planning Staff; Re: Status of October 2nd hearing.
33. 9/4/20- Technical Staff Report
 - a. Attachments to Technical Staff Report.
34. Applicant's Pre-Hearing Statement (received 9/1/20).
35. 9/8/20- Email from Steve Schertler; Re: Questions on Conditional Use Application, requests an opportunity to be heard.
36. 9/8/20- Email from Basile Whitaker; Re: Questions on the Conditional Use Application.
37. 9/8/20- Email from Nana Johnson to Steve Schertler and Basile Whitaker; Re: Information on Conditional Use Application and how to participate remotely.
38. 9/15/20- Email Exchange between Elsabet Tefaye and Lynn Robeson Hannan; Re: Emails forwarded by Elsabet (Exhibits 40 (a-c) and Lynn Robeson's response with ex. 37 attached.
39. 9/15/20- Email from Sean Hughes with photo of Conditional Use sign posted on property attached.
 - a. Photo of Conditional Use Sign Posted on Property
40. 9/15/20- Emails sent to Elsabet Tefaye Opposing Conditional Use
 - a. Steve Schertler
 - b. Basile Whitaker
 - c. Harold Lowe
41. 9/15/20- Email Exchange between Lynn Robeson and Steve Schertler; Re: Clarification on Notice that was mailed to parties.
42. 9/15/20- Email from Basile Whitaker to Lynn Robeson confirming Steve Schertler's email.
43. 9/15/20- Email Exchange between Lynn Robeson and Steve Schertler; Re: Instructions on how and where to file a motion to postpone hearing.
44. 9/16/20- Email from Basile Whitaker; Re: Requests postponing hearing, with a copy of Email sent to Planning.
45. 9/16/20- Email from Harold Lowe; Re: Copy of email sent to Planning requesting postponement of hearing.

46. 9/16/20- Email from Jody Kline requesting Community members schedule meeting to discuss concerns on Conditional Use Application prior to OZAH hearing.
47. 9/16/20- Email from Steve Schertler; Re: Copy of Email sent to Planning requesting postponement of hearing.
48. 9/16/20- Email Exchange between Jody Kline and Steve Schertler; Re: sending notice to neighbors other than those on notice list.
49. 9/16/20- Email from Lynn Robeson to parties; Re: Request to postpone hearing must be signed per OZAH procedure rules.
50. Letters Requesting Postponement of Hearing
 - a. Basile Whitaker
 - b. Harold Lowe
 - c. Steve Schertler
 - d. Joy Turner
 - e. Mary Beth and Chester Moore
 - f. Richard D. Paugh
 - g. Sandy Spring Civic Association
 - h. Eric Bailey
 - i. Kevin Kelly
51. 9/17/20- Email from Lynn Robeson to Basile Whitaker; Re: Copy Applicant in correspondence, he should not send letter via FEDEX.
52. 9/21/20- Email from Nana Johnson to Basile Whitaker and parties; Re: OZAH Remote Hearing Procedures.
53. 9/22/20- Email from Lynn Robeson to Joy Turner asking her to copy Applicant in correspondence to Hearing Examiners.
54. 9/22/20- Planning Board Letter approving Conditional Use Application (4 to 1).
 - a. Email from Elsabet Tefaye with exhibit 54 (a).
55. 9/22/20- Email from Basile Whitaker to Elsabet Tefaye; Re: He testified as a resident of Sandy Spring and ***not*** as a Member of SSCA.
56. 9/23/20- Email Exchange between Elsabet Tefaye and Basile Whitaker; Re: Clarification on his Planning Board testimony.
57. 9/23/20- Amended Planning Board Transmittal Letter (page 2 of letter corrected).
 - a. Email from Elsabet Tefaye with Ex. 57 attached.
58. 9/25/20- Email from Kathryn Virkus in response to Applicant's letter sent to the community for a September 28th zoom meeting, also requesting postponement of October 2nd hearing.
59. Email from Nana Johnson to Lauren Cronise; Re: OZAH Rules, letters must be signed (sent 9/21/20).
60. Email from Derek Baumgardner to Lauren Cronise asking her to follow instructions sent in exhibit 59 (sent 9/22/20).

61. 9/25/20- Email from Basile Whitaker to Jody Kline; Re: Acknowledges receipt of letter sent 9/23/20, however will not be able to make scheduled zoom call meeting.
 - a. Letter sent to Neighbors from Jody Kline.
62. 9/25/20- Letter to Hearing Examiners from Jody Kline; Re: Response to Postponement Requests.
 - a. Email from Sandra Atkins with Ex. 62 attached.
63. 9/28/20- Affidavit of Posting
64. 9/28/20- Letter from Jody Kline to Nana Johnson; Re: Incorporate letter to Mark Beall into record.
 - a. Letter from Jody Kline to Mark Beall, Re: Request for Zoning Confirmation.
65. Letters Opposing the Conditional Use Application
 - a. Lauren Cronise (9/29/2020)
 - b. Rosanna Chan (9/30/2020)
 - c. Steve Schertler (9/30/2020)
 - d. Lisa Metro (10/06/2020)
 - e. Kathryn Virkus (10/18/20)
66. 9/29/20- Order Denying Request for Postponement.
67. 9/29/20- Email from Nana Johnson to parties with ex. 66 attached.
68. 9/29/20- Applicant's Expert Witnesses
 - a. Daniel Park
 - b. Timothy Hoffman, PE
 - c. Jane Przygocki, AICP, ASLA
69. 10/1/20- Email from Basile Whitaker; Re: List of Proposed Speakers for Hearing on October 2nd.
70. 10/1/20- Email from Nana Johnson to Mr. Whitaker; Re: CC Applicant's Attorneys in all correspondence with OZAH.
71. 10/21/20- Steve Schertler Opposing Request for Conditional Use.
72. 10/22/20- Letter from SSCA Opposing the Conditional Use.
 - a. Email sent by Douglas Fourquar with Ex. 72 attached.
73. 10/22/20- Letter Opposing Conditional Use Application from a consortium of residents and homeowner associations.
 - a. Email from Basile Whitaker with Ex. 73 attached.
74. 10/26/20- Letter from Jody Kline to Hearing Examiners; Re: Comments on Hearing.
75. 10/26/20- Letter from Jody Kline to Hearing Examiners ; Re: Sandy Spring Friends School will not lease "Norwood House" property.