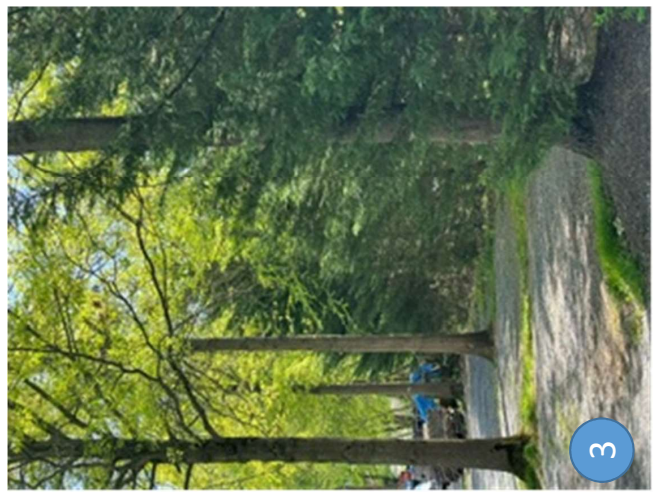
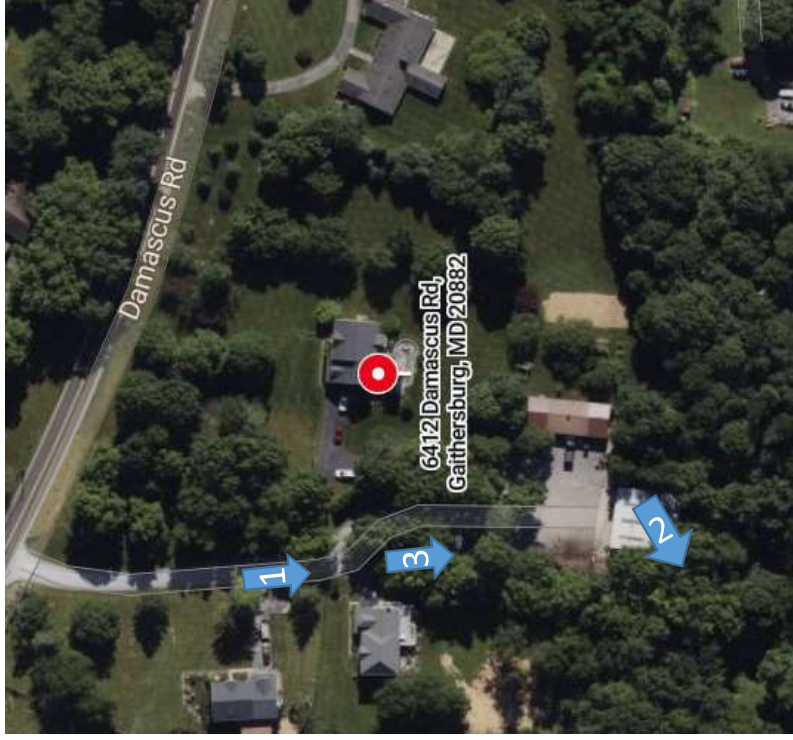


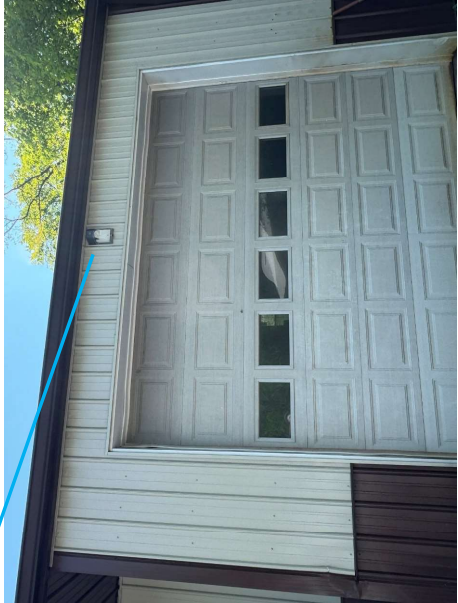
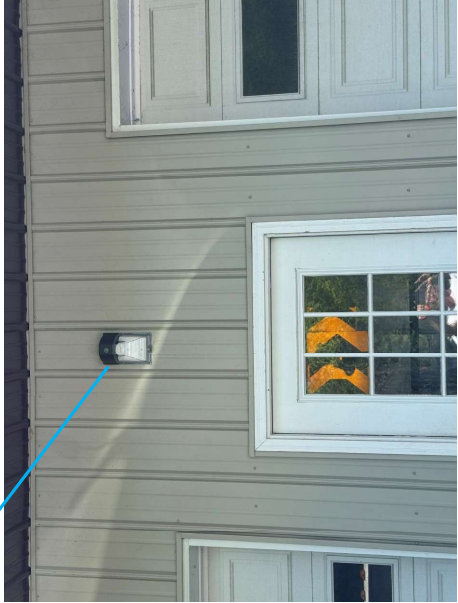
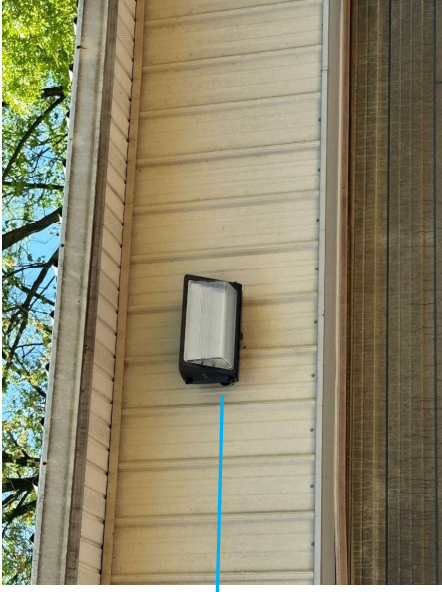
Supplemental Exhibits

**American Lawn and Landscaping
Conditional Use No. CU 24-10 and Variance Application No. A-6853
Gaithersburg, MD**

Proposed Conditional Use Area – Existing Screening



Site Lighting



Common Driveway Agreement (Recorded MD. Land Records at L 13213 F 685)

COMMON DRIVEWAY EASEMENT AND AGREEMENT

WHEREAS, Allen Roy Builders, Inc., is the owner of certain real property described in a deed recorded in the Land Records of Montgomery County, Maryland in Liber 12546, folio 773 and described as Lots 1 and 3, Block A, Etchison Acres (hereinafter, "Lot 1 and Lot 3, respectively"); and

WHEREAS, Kristin W. Middleton is the owner of certain real property described as Lot 2, Block A, Etchison Acres (hereinafter, "Lot 2"); and

WHEREAS, Kristin W. Middleton has established a common driveway easement for Lots 1, 2 and 3 on the Plat of subdivision for Lots 1, 2 and 3, Block "A", Etchison Acres recorded among the Land Records in Plat Book 171 at Plat number 19212 (hereinafter referred to as "the Easement"); and

WHEREAS, the parties desire to enter into an agreement for the maintenance, repair and improvement of the Easement and to confirm and grant rights of ingress and egress therein.

NOW THEREFORE, the parties do hereby agree as follows:

1. Kristin W. Middleton grants and conveys to Allen Roy Builders, Inc., its successors and/or assigns, the perpetual, uninterrupted use of the Easement for the purpose of ingress and egress to Damasacus Road (Maryland Route 650).

2. The owner or owners of each of the aforesaid Lots shall contribute equally (one-third from each owner) to the maintenance, repair or improvement of said common driveway.

3. In the event of a dispute concerning the maintenance, repair or improvement of the Easement, a majority vote of the lot owners will prevail.

4. The Easement shall be kept free and clear of automobiles and any other obstacles that would restrict passage to and from any Lot.

5. Maintenance, repair and improvement shall be construed under this agreement to include all costs reasonable and necessary to maintain the Easement and driveway to be built thereon in a reasonable state of repair for ingress and egress to and from Damasacus Road (Maryland Route 650), for the common use of the Lot owners, their servants, agents, guests and invitees. For the purposes of this Agreement a reasonable state of repair shall be defined as that state of repair maintained by the average homeowner in the area and shall include snow removal.

6. This agreement shall bind and inure to the benefit of each lot and lot owner in perpetuity and shall run with the land.

7. This agreement shall bind the parties hereto, their heirs, executors, successors and assigns.

WITNESS OUR HANDS AND SEALS this 15th day of December, 1994.

ALLEN ROY BUILDERS, INC.

BY: Linda Ann M. Spalden (SEAL)
Vice President

Linda Ann M. Spalden
Kristin W. Middleton

STATE OF Maryland to wit:
COUNTY OF Montgomery

ON this 15th day of December, 1994, before me, the undersigned officer, personally appeared James A. Unger, Vice President of Allen Roy Builders, Inc., and Linda Ann M. Spalden, Vice President of Allen Roy Builders, Inc., both of whom are satisfactorily proven to be the person whose name is subscribed to the within instrument, and acknowledged that he has the authority and he executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Linda Ann M. Spalden
Notary Public

My commission expires: 10-31-97
LINDA ANN MIDDLETON



FORMAN & ASSOCIATES, INC.

95 JUN 19 11:58 2
FILED
CLERK'S OFFICE
MONTGOMERY CO. MD

Proposed Conditional Use Area – Fuel Tanks



Property – Residential Floor Area

Real Property Data Search ()
 Search Result for MONTGOMERY COUNTY

View Map
View GroundRent Redemption
View GroundRent Registration

Special Tax Recapture: None
Account Identifier: District - 01 Account Number - 03045790

Owner Name: JUNEAU JEFFREY K & S J
Mailing Address: 6412 DAMASCUS RD
 GAITHERSBURG MD 20882-3228
Use: RESIDENTIAL
Principal Residence: YES
Deed Reference: /14584/ 00072

Location & Structure Information
Premises Address: 6412 DAMASCUS RD
 GAITHERSBURG 20882-0000
Legal Description: ETCHISON ACRES
Map: G000 **Parcel:** N340 **Neighborhood:** 1010001.16 **Subdivision:** 0001 **Section:** A **Block:** 2 **Assessment Year:** 2024 **Plat No:** 19212
GW52: 0000 **Plat Ref:** 19212
Town: None

Primary Structure Built	Finished Basement Area	Property Land Area	County Use
1998	Above Grade Living Area 4,350 SF	4,6200 AC	111

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
2	YES	STANDARD UNIT	FRAME/	5	3 full/ 1 half		

Value Information

	Base Value	Value	Phase-in Assessments
Land:	242,600	As of 0/01/2024	As of 07/01/2023
Improvements	458,700	242,600	07/01/2024
Total:	701,300	679,600	
Preferential Land:	0	92,200	701,300
		0	774,653

Transfer Information

Seller:	Date:	Price:
ALLEN ROY BUILDERS INC	12/27/1998	\$351,000
Type: ARMS LENGTH IMPROVED	Deed: /14584/ 00072	Deed:
Seller: KRISTIN W MIDDLETON	Date: 03/07/1998	Price: \$60,000
Type: ARMS LENGTH VACANT	Deed: /13973/ 00022	Deed:
Seller:	Date:	Price:
Type:	Deed:	Deed:

Exemption Information

Partial Exempt Assessments:	Class	As of
County:	000	07/01/2023
State:	000	0.00
Municipal:	000	0.00
		0.00/0.00
		0.00/0.00

Special Tax Recapture: None
Homestead Application Status: Approved 12/31/2012
Homestead Application Information