

**CASE NO. CU 16-11**  
**APPLICATION OF GARRETT GATEWAY PARTNERS, LLC**  
**TOWNHOUSE LIVING – DESIGN FOR LIFE**  
**7009 GARRETT ROAD**  
**DERWOOD, MD 20855**

**SHOW CAUSE HEARING**  
**EXHIBIT LIST**

1. Hearing Examiner's Report and Decision dated Dec 2, 2016.
2. Show Cause Notice of Hearing issued May 21, 2024.
3. Email Exchange between Kathleen Byrne and Dean Packard ; Re: Response to Show Cause Notice.
4. Letters of Opposition from Neighbors
  - a. Matt Rooney
  - b. Justin Hughes
  - c. Nicole Soltyka
5. Email from Dean Packard; Re: Steps being taken.
6. 9/27/2024- Email Exchange between Dean Packard and Kathleen Byrne ; Re: Status since the Show Cause Hearing
7. 10/10/2024- Email Exchange between Dean Packard and Kathleen Byrne; Re; Continuation of Email, open to have a meeting to iron out the status since Show Cause Hearing.
8. 10/11/2024- Email from Kathleen Byrne setting up remote conference for October 17, 2024.
9. 10/17/2024- Show Cause Order for November 19<sup>th</sup> remote conference.
10. 10/23/2024- Email from Dean Packard with Site Cost Work to Finish Project attached
  - a. Site Cost Work to Finish Project.
11. 11/13/2024 – Email Exchange between Josh Kaye (Planning) and Dean Packard ; Re: Cashell Estates Site Work (Email starting from 10.25.2024)
12. 11/14/2024- Email from Dean Packard in response to Exhibit 11.
13. 11/20/2024- Show Cause Notice of Hearing Scheduled for December 19, 2024

14. Site Cost Work to Finish Project (Emailed After hours on December 19, 2024)
15. Transcript of December 19, 2024 hearing
16. 01/08/2025- Show Cause Order
17. 01/21/2025- Email from Dean Packard ; Re: Update on Project
18. 01/23/2025- Show Cause Order
19. 2/26/25- Email from Dean Packard ; Re: Update on Project
20. 3/3/25- Show Cause Order
21. 3/11/25-Email Exchange between the Hearing Examiner and Dean Packard ; Re:
22. 3/13/25- Show Cause Order
23. 4/9/25- Packard Status Update
24. 4/16/25- Schedule of Site Work to finish
25. Source of Funding Letter
26. Roadway Repair Recommendations
27. 4/29/25- Show Cause Order
28. Funding Letter dated 4/16/25
29. 4/29/25- Site Work Worksheet
30. 5/9/25- Email Exchange regarding work status on site
31. 5/11/25- Packard Email Update
32. Roadway Recommendations Geolab
33. Email from Packard ; Re: Start of Concrete Work
34. 6/2/25- Show Cause Order
35. Email Exchange between Rooney and Packard ; Re: Status
36. Email from Rooney ; Re: Status

37. 6/6/25- Email from Packard ; Re: Status
38. 6/6/25- Packard Status Email
39. 6/11/25- Show Cause Order
40. 8/12/25- Packard Status Email
41. 8/13/25- Packard Email Update
42. Court Orders
43. Image 1
44. Image 2
45. Image 3
46. Image 4
47. Image 5
48. Image 6
49. Image 7
50. Image 8
51. Image 9
52. Image 10
53. 8/18/25- Packard Email Update
54. 8/18/25- Spreadsheet Updated
55. 8/18/25- Show Cause Order
56. 8/25/25- Packard Email Update
57. 8/25/25- Packard Email Update
58. 8/27/25- Show Cause Order
59. Parc Redland (Cashell Estates) Permit 364051

60. Status Report and Cost Estimate to complete
61. Preliminary Plan-Cashell Estates
62. Cashell Estates Punchlist
63. Cashell Estates- MNCPPC Checklist
64. Spreadsheet of Site work to complete
65. 9/26/25- Show Cause Order
66. Spreadsheet of Site Work to complete 9/26/25
67. 10/1/25-Show Cause Order
68. Spreadsheet of Site Work to complete 10/8/25
69. 10/15/25- Show Cause Order
70. 10/28/25- Packard Email Update
71. 10/28/25-Spreadsheet of Site Work to complete
72. 11/3/25- Show Cause Order
73. 11/6/25- Spreadsheet of Site Work to complete
74. 11/6/25- Packard Email Update
75. 11/6/25- Photos from Dean Packard
76. 11/10/25- Photos from Josh Kaye
77. 11/10/25- Show Cause Order
78. 11/19/25- Photos from Dean Packard
79. 11/19/25- Packard Email Update
80. 11/20/25- Photos from Josh Kaye
81. 11/18/25-Spreadsheet of Site Work to Complete
82. 11/26/25- Show Cause Order

83. 12/8/25- Show Cause Order
84. 12/17/25- Email from Hearing Examiner to Dean Packard Asking for an Updated Checklist and Pictures
85. 1/8/2026- Email from Dean Packard to Hearing Examiner with State Highway Permit attached
  - a. State Highway Permit
86. 1/8/2026- Photos from Josh Kaye
  - a. Garrett Road
  - b. Open Sidewalk Area
  - c. Play Area Open Space
  - d. Second Entrance Internal
  - e. Second Entrance
87. Document and Photos submitted by Linda Kobylski after 1.9.26 Hearing
  - a. Cashell Est/Parc Redland: Status Report & Cost Estimate to Completion 2024
  - b. Photos
88. 1.13.26 Email From Dean Packard to Hearing Examiner
  - a. State Highway Permit Extended
  - b. Photos of Progress
89. 1.28.26 Email From Dean Packard to Hearing Examiner
  - a. Photos of Progress
90. Spreadsheet of Site Work to Complete 01.16.26