

ORDERED by the Zoning Commissioner of Baltimore County  
this 4th day of November, 19 59,  
that the subject matter of this petition be advertised in a  
newspaper of general circulation throughout Baltimore County  
and that the property be posted, as required by the Zoning  
Regulations and Act of Assembly aforesaid, and that a public  
hearing thereon be had in the office of the Zoning Commissioner  
of Baltimore County, Maryland, on the 7th day of  
December, 19 59, at 3:00 o'clock  
P. M.

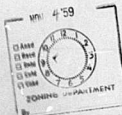
Zoning Commissioner  
of Baltimore County

Upon hearing on the above petition for a variance to the  
Zoning Regulations of Baltimore County to permit the erection of an  
accessory building in the side yard instead of the rear yard, due to  
the topography of the land it would result in practical difficulty  
and unnecessary hardship upon the petitioner to be required to comply  
with Section 400.1 of the Regulations, and a variance to said regula-  
tions would grant relief without substantial injury to the public  
health, safety and the general welfare of the locality involved, the  
variance should be granted, therefore:

It is this 8th day of December, 1959, by the Zoning  
Commissioner of Baltimore County, ORDERED that the aforesaid petition  
for a variance should be and the same is hereby granted which permits  
an accessory building in the side yard instead of the rear yard as  
provided by Section 400.1 of the Regulations.

William H. Adams  
Zoning Commissioner of  
Baltimore County

JOHN LEVERING ET AL.  
W/S ELLENHAM RD. 700' W  
9th DIST.



PETITION FOR VARIANCE TO THE ZONING REGULATIONS

IN THE MATTER OF : BEFORE THE  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

For Variance to the Zoning Regulations  
To the Zoning Commissioner of Baltimore County

JOHN AND VIRGINIA H. LEVERING Legal Owners

of the property hereinafter described hereby petition for a Variance to the  
Zoning Regulations of Baltimore County.

The Zoning Regulation to be excepted as follows:

Section 400.1 - Side instead of rear yard

The Reasons for Variance:

To permit an accessory building in the side yard instead of rear yard.

Property situate:

All that parcel of land in the Ninth District of Baltimore County  
on the North side of Ellenham Road beginning 700 feet West of Joppa Road;  
thence Westerly and binding on the North side of Ellenham Road 260 feet;  
thence North 2 degrees 15 minutes East 330 feet; thence South 87 degrees  
25 minutes East 263 feet; thence South 9 degrees 00 minutes West 242.30  
feet to place of beginning known as 7848 Ellenham Road.

John Levering

Virginia H. Levering  
Legal Owner

7848 Ellenham Road, Newton 4 Dist  
Address

1-SIGN 11/7/59 3 P.M.

CERTIFICATE OF POSTING  
ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

#4813  
District: 9th Date of Posting: 11-25-59  
Posted for: variance to zoning regulations  
Petitioner: John and Virginia Levering  
Location of property: 7848 Ellenham Road, Newton 4 Dist of Joppa Rd.  
Location of Signs: posted on property known as 7848 Ellenham Road.  
Remarks:  
Posted by: Walter H. Adams Date of return: 11-26-59

CERTIFICATE OF PUBLICATION

TOWSON, MD. November 21, 1959.  
THIS IS TO CERTIFY, that the annexed advertisement was  
published in THE JEFFERSONIAN, a weekly newspaper printed  
and published in Towson, Baltimore County, Md., once in each  
week - 2-16 times before the 7th  
day of December, 1959, the first publication  
appearing on the 25th day of November  
1959.

THE JEFFERSONIAN  
Samuel H. Hatcher  
Manager.

Cost of Advertisement, \$

NOTE OF HEARING HEARD  
NINTH DISTRICT  
The public is hereby notified that there  
will be a hearing before the Zoning Com-  
missioner of Baltimore County, Room 106,  
County Office Building, 111 W. Chesapeake  
Avenue, Towson, Maryland,  
on the Monday, December 7, 1959,  
at 3:00 P.M.  
The purpose of this hearing being to de-  
termine whether or not John and Virginia  
Levering, legal owner of the property on  
the North side of Ellenham Road beginning  
700 feet West of Joppa Road; thence West-  
erly and binding on the North side of  
Ellenham Road 260 feet; thence North 2  
degrees 15 minutes East 330 feet; thence  
South 87 degrees 25 minutes East 263 feet;  
thence South 9 degrees 00 minutes West  
242.30 feet to the place of beginning; Cor-  
dons, of Baltimore County, should be  
granted an exception to the Zoning Regu-  
lations, and Restrictions for Baltimore  
County.  
The Regulations to be excepted is as  
follows: Section 400.1 - Side instead of rear yard.  
The Reasons for Variance:  
To permit an accessory building in the  
side yard instead of the rear yard.  
The owner of the premises to be permit-  
ted an accessory building in the side yard  
instead of the rear yard.  
By Order of:  
WILBUR H. ADAMS,  
Zoning Commissioner of  
Baltimore County

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

NOTICE OF HEARING

Mr. & Mrs. John Levering  
7848 Ellenham Road  
Newton 4, Maryland

Re: W/S Ellenham Rd. 700' W. Joppa Rd.  
9th Dist. - John & Virginia Levering - Petitioners

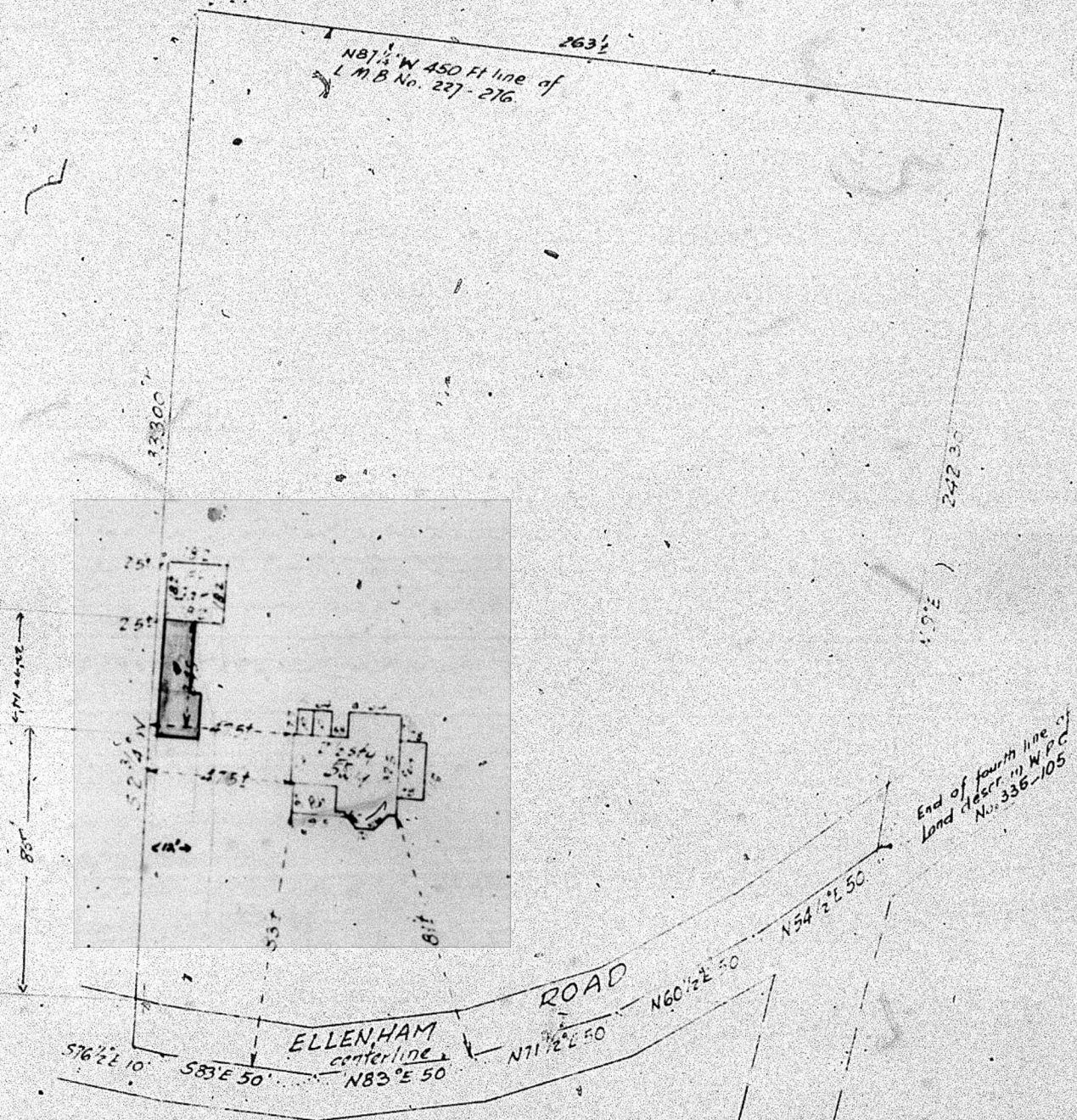
TIME: 3:00 P.M.  
DATE: Monday, December 7, 1959  
PLACE: Room 106, County Office Building, 111 W. Chesapeake Avenue  
Towson, Maryland

Zoning Commissioner  
of Baltimore County

RECEIPT

Date: 11/27/59  
PAID - Baltimore County, Md. - Office of Finance  
RECEIVED of: Virginia Levering  
LOCATION OF PROPERTY: see above  
AMOUNT: \$ 30.00 11-1859 8533 • • • TIL • 3000

Zoning Commissioner  
of Baltimore County



This is to certify that I have surveyed the property shown above for the purpose of locating the improvements, and the improvements thereon are located as shown.

Albert E. Pohmer  
Surveyor

ALBERT E. POHMER  
SURVEYOR & CIVIL ENGINEER

2 E. Lexington St., Baltc., Md.  
Scale: 1" 50' Issued 8-18-41.