

65-259-A PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

For Joseph & Elizabeth Knell, legal owners of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 400.1 - Accessory buildings in residential zone - to permit an accessory building in a side yard instead of the required rear yard, 301-1 to permit a carport 5 Ft. from side lot line instead of required 6 Ft.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty) we have always had a chain link fence and have always used the entrance for the parking of our vehicles. It is the most convenient place to install a carport. Also we have installed a concrete pad under the carport.

See Attached ~~Resubmittal~~ Description

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

Contract purchaser
Address 2802 Vermont Ave.
Baltimore 21227

Legal Owner
Protestant's Attorney

Address 2958 Greenmount Avenue #18
Baltimore 21218

ORDERED By The Zoning Commissioner of Baltimore County, this 16th day

of February 1965, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 29th day of March 1965 at 1:00 o'clock

P.M. Zoning Commissioner of Baltimore County.

Melvin Paul, Esq.
2958 Greenmount Ave.
Baltimore, Md. 21218

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

County Office Building
111 W. Chesapeake Avenue
Towson 4, Maryland

Your petition has been received and accepted for filing this

16th day of February, 1965

Owners Name: Joseph Knell

Reviewed by: [Signature]

JOHN G. ROSE
Zoning Commissioner

INVOICE

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE

Division of Collection and Receipts
COUNT HOUSE
TOWSON 4, MARYLAND

No. 28579

DATE 3/2/65

To: [Address]

By: [Signature]

REPORT TO ACCOUNT NO. 05-000

DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE

QUANTITY

UNIT PRICE

TOTAL

DATE

REMARKS

DATE

DATE

DATE

DATE

DATE

DATE

DATE

DATE

RE: PETITION FOR VARIANCE FOR
AN ACCESSORY BUILDING
W/S of Vermont Avenue 150
feet from Annapolis Road
13th District
Joseph Knell-Petitioner
No. 65-259-A

ORDER OF DISMISSAL

The petitioner in the foregoing case has withdrawn its petition and the matter is dismissed without prejudice.

[Signature]
Deputy Zoning Commissioner of
Baltimore County

Date: 3/30/65

PETITION FOR A VARIANCE

13th DISTRICT

ZONING: Petition for Variance for an Accessory Building.
LOCATION: North side of Vermont Avenue 150 feet from Annapolis Road.
DATE & TIME: MONDAY, MARCH 29, 1965 at 1:00 P.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing:

Petition for Variance to the Zoning Regulations of Baltimore County to permit an accessory building in a side yard instead of the required rear yard and to permit a carport 5 feet from side lot line instead of the required 6 feet.

The Zoning Regulations to be excepted as follows:

Section 400.1 - Accessory Building shall be located only in the rear yard and shall occupy not more than 40% thereof, in a residential zone.

Section 301.1 - Projections into Yards: If attached to the main building, a carport of a one-story open porch, with or without a roof, may extend into any required yard not more than 25% of the minimum required depth of a front or rear yard or of the minimum required width of a side yard.

All that parcel of land in the Thirteenth District of Baltimore County

Beginning 150 feet from the intersection shown on the plat of the Baltimore Highlands, sub-division, of Annapolis Road and Vermont Avenue, thence 150 feet along the north side of Vermont Avenue, thence 100 feet north, thence 150 feet parallel to Vermont Avenue, thence south 150 feet to the place of beginning, 3 lots, 6, 7, 8, Vermont Avenue of the Baltimore Highlands.

Being the property of Joseph and Elizabeth Knell as shown on plat plan filed with the Zoning Department.
Hearing Date: Monday March 29, 1965 at 1:00 P.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.
By Order Of
John G. Rose
Zoning Commissioner Of Baltimore County

CERTIFICATE OF PUBLICATION

BALTIMORE COUNTY, MD. March 11, 1965

THIS IS TO CERTIFY, That the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Md. once in each of one successive weeks before the 29th day of March 1965, the first publication appearing on the 11th day of March 1965.

THE TIMES

[Signature]
Manager
John M. Martin

Cost of Advertisement, \$23.50

Purchase Order A7677
Requisition No. 77657

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 12, 1965

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 of one time successive weeks before the 29th day of March 1965, the first publication appearing on the 12th day of March 1965.

THE JEFFERSONIAN

[Signature]
Manager

Cost of Advertisement, \$

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 13th Date of Posting March 13, 1965

Posted for: Variance

Petitioner: Joseph Knell

Location of property: N/S Vermont Ave. 150' from Annapolis Rd.

Location of Sign: on E. LANE OF 2802 Vermont Ave.

Remarks:

Posted by: [Signature]

Date of return: March 18, 1965

