

67-77-A PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, CARL & VERA WINTERS, legal owner 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 301.1 (211+2). To permit a sideyard setback of 8 inches instead of the required 6 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (indicate hardship or practical difficulty)

I do not have enough footage to stay either 25 or 6 feet from fence. My two windows are 12 feet from ground and since sun shines this way the greater part of the day, this is the only way possible to protect these windows. Regular setbacks will not allow the back door to fully open and they allow the sun in due to window height. The sun helps overheat my fan and since this is the living room it gets a lot of use. My neighbor does not object.

See attached 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 Vera Winters Legal Owner
Carl Winters
Address 7012 Railway Avenue
Baltimore, Maryland 21222

Petitioner's Attorney _____ Protestant's Attorney _____
Address _____

ORDERED By The Zoning Commissioner of Baltimore County, this 30th day

of August, 1966, 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, Room 106, County Office Building in Towson, Baltimore County, on the 5th day of October, 1966, at 10:00 o'clock

Edward D. Hardisty
DEPUTY Zoning Commissioner of Baltimore County.
(over)

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of the following finding of facts strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the petitioner and the requested variance would give relief without substantial injury to the public health, safety and general welfare,

the above Variance should be had, and it is hereby ordered that the Variance be granted.

Variance to permit a side yard setback of 8" instead of the required 6 feet SH

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 30th day of October, 1966, that the herein Petition for a Variance should be and the

same is granted, from and after the date of this order, which permits a side yard setback of 8" instead of the required 6 feet, subject to approval of the site plan by Bureau of Public Services and the Office of Planning & Zoning.

Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of

the above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this _____ day of _____, 1966, that the above Variance be and the same is hereby DENIED

Zoning Commissioner of Baltimore County

MICROFILMED

Being known as lots 62, 63, and 64 of Block P of the Plat of Fairlam recorded in Baltimore County in Liber W.P.C. 6 folio 100. Point of beginning also being situate on the northwest side of Railway Avenue Southwesterly 12 feet from the intersection of the prolongation of the Southwest side of Snyder Avenue with the Southeast side of Railway Avenue. District 12

Dr. Carl Winters
7012 Railway Avenue
Baltimore, Maryland 21224

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your petition has been received and accepted for filing this

30 day of Aug, 1966.

Petitioner Carl Winters

Petitioner's Attorney _____

Reviewed by James S. Hays

Chairman of
Advisory Committee

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

To: Mrs. Vera Winters
7012 Railway Ave.
Baltimore, Md. 21222

BILLED BY: Zoning Dept. of Balto. Co.

DEPOSIT TO ACCOUNT NO. 67-622 TOTAL AMOUNT
QUANTITY 1 DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE \$17.10

Advertising and posting of property
67-77-A

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND
PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: September 23, 1966

FROM: George E. Gavrelli, Director of Planning

SUBJECT: Petition 67-77-A. Northwest side of Railway Avenue 12 feet Southwest of Snyder Avenue. Petition for Variance to permit a side yard of 8 inches instead of the required 6 feet.
Carl Winters - Petitioner.

12th District

HEARING: Wednesday, October 5, 1966. (10:00 A.M.)

The planning staff of the Office of Planning and Zoning will offer no comment on the subject petition.

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

No. 40618

DATE 9/9/66

To: Mrs. Winters
7012 Railway Ave.
Baltimore, Md. 21222

BILLED BY: Zoning Dept. of Balto. Co.

DEPOSIT TO ACCOUNT NO. 67-622 TOTAL AMOUNT
QUANTITY 1 DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE \$25.00

Petition for Variance
67-77-A

9-966 6441 40618 GP 25.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND
PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

PETITION FOR VARIANCE
12 DISTRICT
ZONING: Petitioner for Variance for a side yard.

LOCATION: Northwest side of Railway Avenue 12 feet from the southwest side of Snyder Avenue. DATE & TIME: WEDNESDAY, OCTOBER 5, 1966 at 10:00 A.M. PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

The Deputy Zoning Commissioner of Baltimore County by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the petition for Variance from the Zoning Regulations of Baltimore County to permit a side yard setback of 8 inches instead of the required 6 feet.

The Zoning Regulations to be excepted as follows: Section 301.1 (211+2) Projections into yards - If attached to the main building, a carport or 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 Twelfth District of Baltimore County.

Being known as lots 62, 63, and 64 of Block P of the Plat of Fairlam recorded in Baltimore County in Liber W.P.C. 6 folio 100. Point of beginning also being situate on the northwest side of Railway Avenue Southwesterly 12 feet from the intersection of the prolongation of the Southwest side of Snyder Avenue with the Southeast side of Railway Avenue. District 12.

Being the property of Vera Winters and Carl Winters, as shown on plat plan filed with the Zoning Department. Hearing Date: Wednesday, October 5, 1966 at 10:00 A.M. Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Md. BY ORDER OF EDWARD D. HARDESTY DEPUTY ZONING COMMISSIONER OF BALTIMORE COUNTY

CERTIFICATE OF PUBLICATION

OFFICE OF
The Community Press

DUNDALK, MD. September 14, 1966

THIS IS TO CERTIFY, that the annexed advertisement of "Carl Winters" was inserted in THE COMMUNITY PRESS, a weekly newspaper published in Baltimore County, Maryland, once a week for 1 successive week before the 13th day of September 1966 that is to say, the same was inserted in the issues of 9-14-66

Stromberg Publications, Inc.
Publisher.

By Mrs. Palmer Price
Mrs. Palmer Price

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 12th Date of Posting: 9-15-66
Posted for: Planning Dept. Balto. Co. 67-77-A
Petitioner: Carl Winters
Location of property: Northwest side of Railway Avenue 12' SW of Snyder Avenue
Location of Signs: On the front corner of 7012 Railway Ave. and insert in the window pane
Remarks: _____
Posted by: Robert Lee Paul Jr. Date of return: 9-22-66

CERTIFICATE OF PUBLICATION

TOWSON, MD. September 23, 1966
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 successive weeks before the 30th day of August, 1966, the first publication appearing on the 19th day of September, 1966.

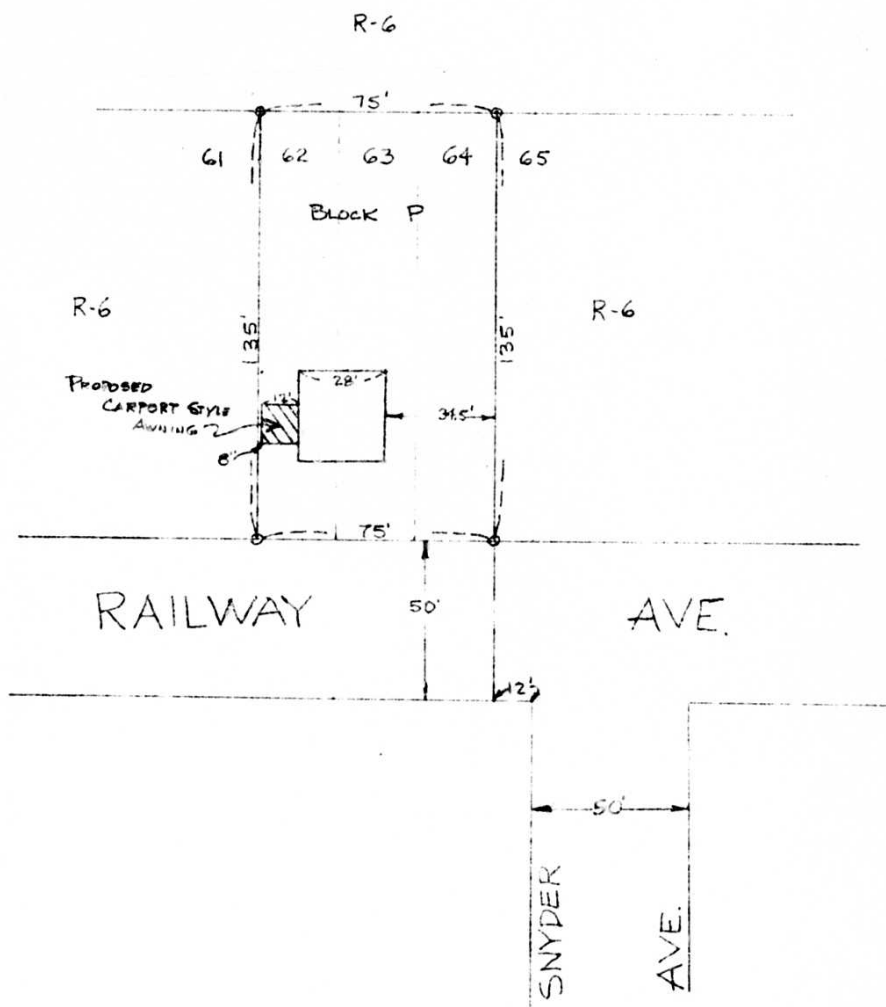
THE JEFFERSONIAN,
Edmund B. Hardisty
Manager.

Cost of Advertisement, \$ _____

W.P.C. 6-100
DISTRICT 12

W.P.C. 6-100

DISTRICT 12



SCALE 1" = 40'

