

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:
John A. and Beatrice M.

I, or we, Frank E. Cline, Esq., 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 205.1. To permit a width at the front building line of 90 feet instead of the required 100 feet.

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

In order to make the adjoining lot setbacks legal and to develop the property to its fullest extent, the Variance is necessary

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 John A. and Beatrice M. Legal Owner
Address 111 W. Chesapeake Avenue
Petitioner's Attorney John A. and Beatrice M. Protestor's Attorney
Address 111 W. Chesapeake Avenue
ORDERED By The Zoning Commissioner of Baltimore County, this 10th day

of April, 1968, that the subject matter of this petition be advertised as required by the Zoning Law of Baltimore County, in two newspapers of general circulation through out 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 22nd day of April, 1968, at 11:00 o'clock

John A. and Beatrice M.
Zoning Commissioner of Baltimore County

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

Frank E. Cline, Esq.,
First National Bank Building
Towson, Maryland 21204

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received and accepted for filing this

10th day of March, 1968.

Petitioner John A. and Beatrice M.

Petitioner's Attorney Frank E. Cline, Esq., Reviewed by John A. and Beatrice M.
Chairman of
Advisory Committee

CERTIFICATE OF PUBLICATION

TOWSON, MD. 10th, 1968

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 before the 22nd day of April, 1968, the first publication appearing on the 10th day of April, 1968.

THE JEFFERSONIAN,

Cost of Advertisement, \$ 1.00

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 that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner and the variance requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

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

a Variance to permit a width at the front building line of 90 feet should be granted instead of the required 100 feet.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 22 day of April, 1968, that the herein Petition for a Variance should be and the same is granted, from and after the date of this order, to permit a width at the front building line of 90 feet instead of the required 100 feet, subject to approval of the site plan by the Bureau of Public Services and the Office of Planning and 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 10th day of April, 1968, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 2nd Date of Posting 4-26-68

Posted for John A. and Beatrice M.
Petitioner John A. and Beatrice M.
Location of property 365 S. Harriottsville Rd. - 1st & 2nd Liberty Rd

Location of Signs 365 S. Harriottsville Rd. - 1st & 2nd Liberty Rd

Remarks See description of property - 365 S. Harriottsville Rd.
Posted by John A. and Beatrice M. Date of return 4-26-68

CERTIFICATE OF PUBLICATION

Pikesville, Md. 10th, 1968

THIS IS TO CERTIFY, that the annexed advertisement was published in THE NORTHWEST STAR, a weekly newspaper printed and published in Pikesville, Baltimore County, Maryland, once in each of one time before the 22nd day of April, 1968, the first publication appearing on the 10th day of April, 1968.

THE NORTHWEST STAR

Cost of Advertisement, \$ 1.00

March 21, 1968

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING COUNTY OFFICE BUILDING TOWSON, MARYLAND 21204

Frank E. Cline, Esq.,
First National Bank Building
Towson, Maryland 21204

Line
SUBJECT: Front building variance
for John A. and Beatrice M.
365 Harriottsville Road, SW of
Liberty Road
2nd District
(Item 127, March 19th, 19'8)

Dear Sirs:

The Zoning Advisory Committee has reviewed the subject petition and has the following comments to offer:

BUREAU OF ENGINEERING:

Road - Harriottsville Road is to be developed as a minimum 42' road on a 60' R/W.
Water - Existing 16" water in Harriottsville Road
Sewer - Public sanitary sewer is not available to this lot.
Wadequacy of existing utilities to be determined by developer or his engineer.

ZONING ADMINISTRATION DIVISION:

If the petition is granted, no occupancy may be made until such time as plans have been submitted and approved and the property inspected for compliance to the approved plan.

The above comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems that may have a bearing on this case. The Director and/or the Deputy Director of the Office of Planning and Zoning will submit recommendations on the appropriateness of the requested zoning 10 days before the Zoning Commissioner's hearing.

The following members had no comment to offer:

Project Planning Division
Bureau of Traffic Engineering
Health Department
Bureau of Fire Prevention
State Board Commission
Building Engineer
Board of Education
Industrial Development

Very truly yours,

James E. Dyer
JAMES E. DYER,
Zoning Supervisor

JED:jd
Clyde Brown-Bur. of Engr.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mrs. John G. Rose, Zoning Commissioner Date: April 11, 1968

FROM: Leslie H. Groef, Deputy Director of Planning

SUBJECT: Petition #68-240-A. South side of Harriottsville Road 618 feet Southwest of Liberty Road. Petition for Variance to permit a width at the front building line of 90 feet instead of the required 100 feet.

2nd District

HEARING: Monday, April 22, 1968. (11:00 A.M.)

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

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 54312

DATE: April 22, 1968

TO: John A. and Beatrice M.
365 Harriottsville Road
Towson, Md. 21204

Zoning Dept. of Balto. Co.

QUANTITY	DESCRIPTION	TOTAL AMOUNT
1	Advertising and posting of property 68-240-A	30.50
		30.50

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MD.

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 53067

DATE: Mar. 26, 1968

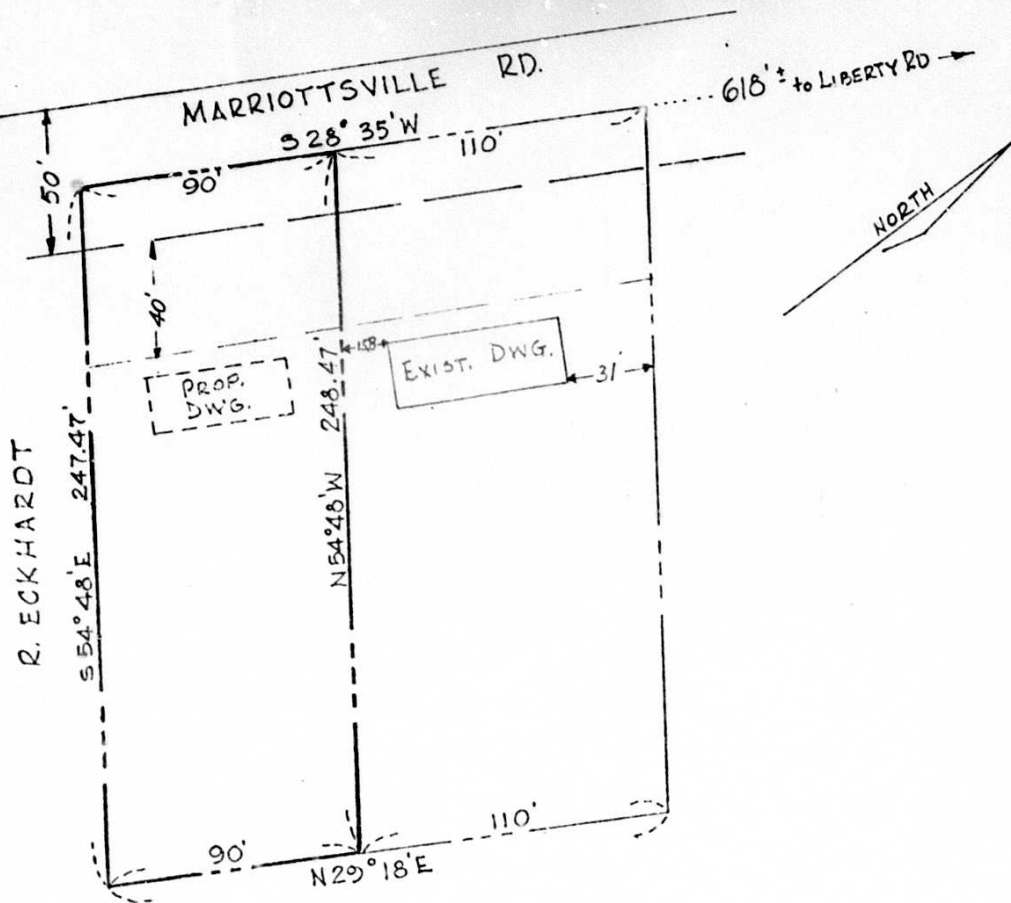
TO: John A. and Beatrice M.
365 Harriottsville Road
Towson, Md. 21204

Zoning Dept. of Balto. Co.

QUANTITY	DESCRIPTION	TOTAL AMOUNT
1	Petition for Variance 68-240-A	25.00
		25.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

Beginning at a point in the center line of Harriottsville Road 726 feet South East of Liberty Road and running in the center of said Harriottsville Road South 28 degrees 35 minutes West 80 feet; thence South 54 degrees 48 minutes East 247.47 feet; thence North 20 degrees 15 minutes East 90 feet; thence North 54 degrees 48 minutes West 248.47 feet to the place of beginning. Containing .15 acres more or less.



PLAT TO ACCOMPANY PETITION
FOR VARIANCE.

JOHN A. WEINERT PROPERTY
2ND ELECTION DISTRICT
BALTIMORE COUNTY MARYLAND
ZONING R-20
SCALE 1"=50' JAN. 9, 1968