

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Bernard D. Silverman, 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, do hereby petition for a Variance from Section 100-2 of the Zoning Regulations of Baltimore County to the Zoning Law of Baltimore County, for the following reasons: (Indicate hardship or practical difficulty)

Since the carport was not constructed at the time of the original construction in accordance with the other carports in the area, a need for a slightly larger carport has arisen and this variance is required.

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.

DATE 8/5/68 BY [Signature]
 Address 3411 Garrison Farms Rd. Pkmsville, Md. 21208
 Contract purchaser [Signature] Legal Owner
 Address 3411 Garrison Farms Rd. Pkmsville, Md. 21208
 Petitioner's Attorney [Signature] Proctor's Attorney

ORDERED By The Zoning Commissioner of Baltimore County this 18th day of June, 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 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 18th day of August, 1968, at 1:30 o'clock P.M.

(Seal of Baltimore County)
 Zoning Commissioner of Baltimore County

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 by reason of

to permit a front yard of 20 feet instead of the required 40 feet and 45 feet to the center line of the road instead of the required 65 feet, should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 18th day of August, 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 front yard of 20 feet instead of the required 40 feet and 45 feet to the center line of the road instead of the required 65 feet, subject to approval of the plan by the Bureau of Public Services and the Office of Planning, Department of Planning, Zoning Commissioner of Baltimore County 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 18th day of August, 1968, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

ORDER RECEIVED FOR FILING

DATE 8/5/68 BY [Signature]

MICROFILMED

Being located on the south side of Garrison Farms Rd., 674.10 feet east of Stevenson Lane and being known as Lot No. 7, Block B, as shown on a plat entitled "Plat of Section Two, Garrison Farms," which plat is duly recorded among the Land Records of Baltimore County in Plat Book R.R.G. No. 29, folio 90. The improvements thereon being known as No. 3411 Garrison Farms Road containing 0.508 acres of land.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: July 26, 1968

FROM: George E. Corvelli, Director of Planning

SUBJECT: Petition #69-26-A. Variance to permit a front yard of 20 feet instead of the required 40 feet; and to permit 45 feet from the center line of the road instead of the required 65 feet. South side of Garrison Farms Road 674.10 feet east of Stevenson Lane. Bernard D. Silverman, Petitioner.

3rd District

HEARING: Monday, August 5, 1968 (10:30 A.M.)

The Planning staff will offer no comment on the subject petition.

GEG:bms

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

No. 56206
 DATE Aug 5, 1968

TO: Bernard D. Silverman
3411 Garrison Farms Rd.
Baltimore, Md. 21208

IN DEBIT TO ACCOUNT NO. 01-622

QUANTITY	DESCRIPTION	TOTAL AMOUNT	COPIES
1	Advertising and posting of property #69-26-A	\$40.25	40.25

RETURN THIS PORTION WITH YOUR REMITTANCE
 DETACH ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
 MAIL TO DIVISION OF FINANCE

Mr. Bernard D. Silverman, at us
 3411 Garrison Farms Road
 Pkmsville, Maryland

Re: Front yard Variance
 for Bernard D. Silverman, at us,
 located 3/4 Garrison Farms Road,
 674.10 ft. of Stevenson Lane
 3rd District
 (Item 220, June 18th, 1968)

Dear Sir:

The Zoning Advisory Committee has reviewed the subject petition and has no comment to offer with regard to the proposed development.

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 Commission is hearing.

Very truly yours,

[Signature]
 JAMES E. DYER,
 Zoning Supervisor

JED:JO

OFFICE OF
 THE COMMUNITY TIMES
 RANDALLSTOWN, MD. 21133 July 22, 1968

THIS IS TO CERTIFY, that the annexed advertisement of John G. Rose, Zoning Commissioner of Baltimore County was inserted in THE COMMUNITY TIMES, a weekly newspaper published in Baltimore County, Maryland, once a week for One week before the 22nd day of July, 1968 that is to say, the same was inserted in the issue of July 13, 1968.

STROMBERG PUBLICATIONS, Inc.

By [Signature]

TELEPHONE 823-3000 EXT. 387

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

No. 54459
 DATE July 10, 1968

TO: Bernard D. Silverman
3411 Garrison Farms Rd.
Pkmsville, Md. 21208

IN DEBIT TO ACCOUNT NO. 01-622

QUANTITY	DESCRIPTION	TOTAL AMOUNT	COPIES
1	Petition for Variance #69-26-A	\$25.00	25.00

RETURN THIS PORTION WITH YOUR REMITTANCE
 DETACH ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS

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

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

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

Mr. Bernard D. Silverman, at us
 3411 Garrison Farms Road
 Pkmsville, Maryland

Your Petition has been received and accepted for filing this 18th day of Aug, 1968.

[Signature]
 JOHN G. ROSE,
 Zoning Commissioner

Petitioner Bernard D. Silverman, at us
 Petitioner's Attorney [Signature] Reviewed by [Signature]
 Chairman of Advisory Committee

CERTIFICATE OF POSTING
 ZONING DEPARTMENT OF BALTIMORE COUNTY
 Towson, Maryland

District 3rd Date of Posting 7-18-68

Posted for [Signature]

Petitioner B. D. Silverman

Location of property 3/4 of Garrison Farms Rd. 674.10 ft. Stevenson Lane

Location of Sign 3411 Garrison Farms Rd.

Remarks [Signature] Date of return 7-25-68

Posted by [Signature] Signature

CERTIFICATE OF PUBLICATION

TOWSON, MD. JUL 18 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 successive weeks before the 15th day of August, 1968, the first publication appearing on the 13th day of July, 1968.

THE JEFFERSONIAN
[Signature]
 Manager

Cost of Advertisement, \$ 1.00

S

S 75° 35' 00" W 110.16'

LOT "7" BLOCK "B"

200.26'

15'

70.67'

53.5

30.67'

24.33

4.1'

12' Drive

300'

3.4

20.0'

50.0'

24.1'

N 72° 30' 00" E

110.0'

S 17° 30' 00" E 195.03'

13'

24'

CURB
LINE

GARRISON FARMS ROAD

PLOT PLAN
for

MR & MRS. B. SILVERMAN

1" = 20'

NATHAN SCHERER
RE Lic # 2084

KNOWN AS PLAT OF SECTION TWO "GARRISON FARMS" 3rd, EIGHT DIST BALTO CO., MD. REC 29 Fol 90

