PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS (9.387#

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SENCE AND LINE

NING COMMISSIONER OF BALTIMORE COUNTY

I. or we_Bockerey_Beach_Yol__Fire_Collegal owner...of the property situate in Baltimore inty and which is described in the description and plat attached hereto and made a part hereof. hereby petition for a Variance from Section 298.3 - Side Yards To permit a side yard setback of 12.5 feet instead of the required 35 feet 6 37.5 feet from the center line of the street instead of the required 60 feet.

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

It is necessary that we replace one piece of equipment and modernize our facilities, in order to accomplish this we must enlarge our present building 10 feet. Since we can only expand towards the road, we feel justified in requesting this variance.

Property is to be posted and solvertised as prescribed by Zoning Regulations.

I or we, agree to pay expense, of above Variance advertising, posting, etc., upon filing of this tition, and further agree to and are to be bound by the zoning regulations and restrictions of timere County adopted pursuant to the Zoning Law For Baltimore County.

Kly Elyk LeRoy E. Ogle (Secretary) Owner Address .. Rt. . L, Box 592 - Turkey Rt. - Rd. Baltimore, Md. 21221

ORDERED By The Zoning Commissioner of Baltimore County, this 18t

1514 3116 x, 5832 4

GEORGE E. C

ORDER

day of

.... 198.9... at 10:090'clock 5/5/69

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 grant relief without substantial injury to the public health, safety and general welfare of the locality involved, to permit a side yard setback of 12 feet. 5 inches instead ce of the required 35 feet and 35 feet. 5 inches from the should be granted. IT IS ORDERED by the Zoning Commissioner of Baltimore County this same is granted, from and after the date of 'his order, to permit a side yard setback of same is granted, from and after the date of This order, to permit a sice yard settack of 12 (cet. 5, inches instead of the required 3) joint and 35 (cet. 5, jorches) from the center line of the street instead of the district of the street instead of the center line of the street instead of the center line of the street instead of the center line of the street instead of the street line of t ant to the advertisement, posting of property and public hearing on the above petition the Phove Variance should NOT BE GRANTED. IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 196.... that the above Variance be and the same is hereby DENIED.

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

Rocksway Beach Volunteer Fire Co., Inc. Ft. 1, Box 592, Turkey Pt. Rd. Baltimore, Md. 21221

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

RE: Type of hearing: Veriance for Side Yard Satback Location: RE/Cor. Saneca Road & Greyhound Rd. 15th District Pattioner: Rockeway Beach Vol. Fire Co. Committee Neeting of April 1, 1959 Tune 237

April 18,1969

Dear Sir:

The enclosed departmental comments have been compiled at the direction of the County Administrative Officer. This pursues is to sake the Zoning Commissioner severe of any development problems or conflict resulting from the patitionary's proposed development plan.

These comments represent facts and data assembled by qualified County employees and subsequently appropriate their department heads. Thise are materials for consideration by the Zoning Commissioner and can be expected to have a great bearing on his decisions.

JED: JD

April 18, 1969

COUNTY OFFICE BLDG

BUREAU OF

BUREAT OF TRAFFIC ENGINEERING

BUREAU OF FIRE PREVENTION

PROJECT PLANNING

BUT DING DEPARTMEN

INDUSTRIAL DEVELOPMENT

Rockaway Beach Volunteer Fire Co., Inc. Rt. 1, Box 592, Turkey Pt. Rd. Baltimore, Md. 21221

REI Type of Hearing: Variance for Location: HE/Cor. Semeca Road & Greyhound Rd. 15th District Pattioner: Rockaway Beach Vol. Fire Co. Committee Meeting of April 1, 1969 Item 273

The Zoning Advisory Committee has reviewed the plans submitted with the above referenced petition and has made an on site field inspection of the property. The following commits are a result of this review and

The subject property is presently improved with Rockaway Beach Volunteer Fire Company's fire house and hell. The property to the northest is improved with dwellings as well as to the southeast and southwest. At the present time Greyhound Road, sence Road and Tickwood Road are not improved with concrete curb and gutter.

BUREAU OF ENGINEERING:

Generali

Comments concerning the subject site were previously furnished to the Applicant by the Bureau of Public Services in connection with Building Application #263-63.

Hi ghwa ys 1

Access to this site shall be from Greyhound Road, Seneca Road and Tickwood Road, existing roads which shall ultimately be improved as 30 ft, streets on 50 ft, right-of-ways.

The Applicant must provide necessary drainage facilities (temporary or otherwise) to prevent creating any nuisances

Rockaway Beach Volunteer Fire Co., Inc. Rt. 1, Box 592, Turkey Pt. Rd. Baltimore, Md. 21221 Item 237

April 18, 1969

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Storm Brains: (Continued)

or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or other drainage facilities, would be the full responsibility of the Applicant.

Public water is available to serve this property from the existing 8" water main in Greyhound Road.

PROJECT PLANNING DIVISION:
This plan has been reviewed and there are no site planning factors

BUREAU OF TRAFFIC ENGINEERING: The plan should be revised to show required parking spaces and proposed layout of parking lot.

FIRE DEPARTMENT: Owner shall be required to comply its: all fire department regulations when plans are submitted for approval.

BUILDING ENGINEER'S OFFICE:

Must ment all Baltimore County Building Code regulations.

HEALTH DEPARTMENT:

The fire house is connected to public water, but public sever is not available. The locations of all units of the existing disposal system should be shown on a revised plan.

ZON'NG ADMINISTRATION DIVISION:

This petition is accepted for filing on the date of the enclosed filing certificate. Notice on the hearing date and time, which will be held not less than 30 more than 90 days after the date on the filing certificate, will be forwarded to you in the near future.

BALTIMORE COUNTY, MARY AND

Mr. John G. Rose, Zoning Commissioner Date. April 25, 1969

PROM George E. Gavrells, Director of Planning

SURJECT. Petition #69-237-A. Verience to parent a side yard of 12 feet 5 inches finished of the required 35 feet and 37 feet 5 inches from the caster fill of the street instead of the required 60 feet. Northwest corner of Grey and Sensor Doods, Sociously Seech Vol., Fire Company, Northwest

15th District

BALTIMORE COUNTY, MARYLAND Ma 62194 OFFICE OF FINANCE RETURN THIS PORTION WITH YOUR RENIT CKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MA

30	CERTIFICAT		07	POI
ZONNOS	DEPASTMENT	OF	-	LTIM
	Towns		-	head

District. 15th Date of Posting Graf 8 69 Duted 15 Dute of Printing Hand 18 . 6.7.

Posted for Hang Monty May 5 + 1869 Ca ble call M.

Printinger Both acry Clark Lake 200 Ca

Location of property M. E. Car. of Stophant & Source Extend

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Posted by Mull 1k Kee

2 Lignis

Date of return 4-24-69

DLIVER L. MYERS, Chairman

OLM:JD Enc.

#69-237-A

CERTIFICATE OF PUBLICATION

TOWSON, MD. APR 1.7 3969, 19.... 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 succession receivs before the

appearing on the ... 1712 day of ... April 19.60. THE JEFFERSONIAN.

Cost of Advertisement, \$.....

ECTITION FOR A VARIANCE ZOUTHER PROPERTY OF THE PROPERTY OF TH

OFFICE OF

John G. Rose, Soning Cormissioner of Bellinner County

ESSEX, MD. 21221 April 23,

THIS IS TO CERTIFY, that the annexed advertisement of

was inserted in THE ESSEX TIMES, a reckly newspaper published in

Baltimore County, Maryland, once a week for One

weeks before the 23rd day of Afril, 1959, that is to say, the same

was inserted in the issued of April 17, 1969.

STROMBERG PUBLICATIONS, Inc.

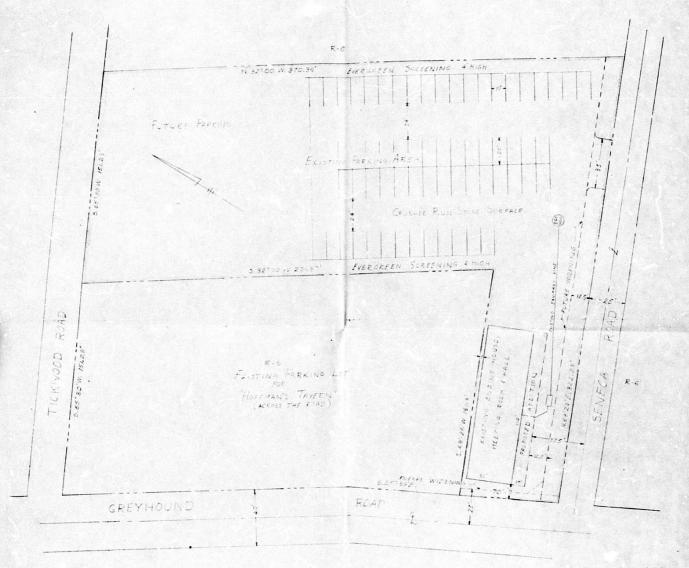
By Butt Morgan

SALTIMORE 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

Zoning Commissioner

Advisory Committee



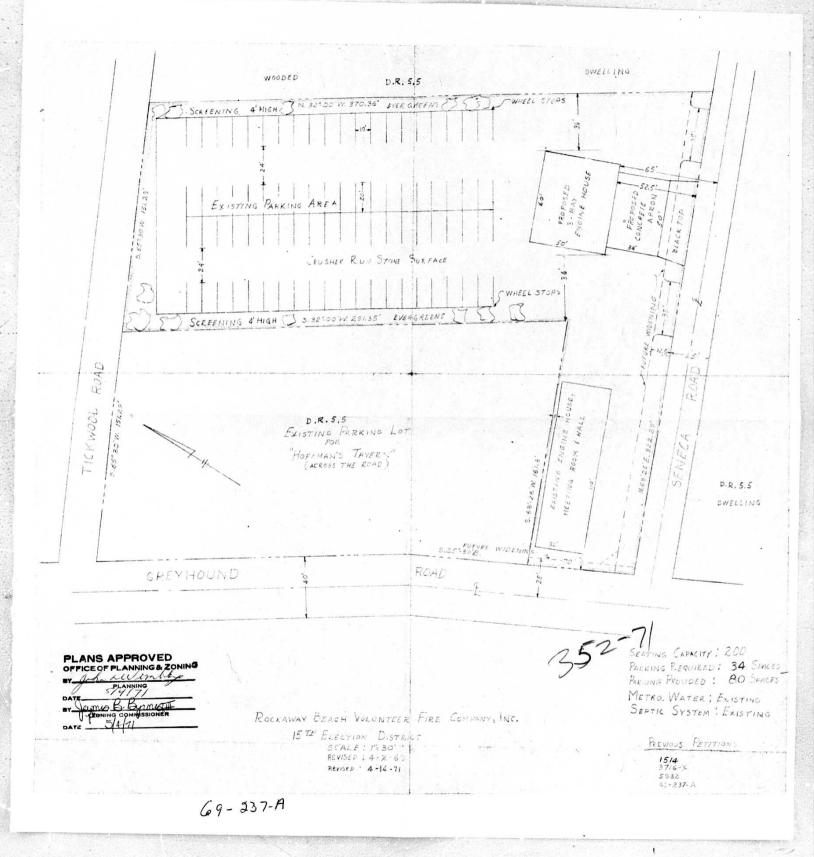
PLAT TO ACCOMPANY FATITION VARIANCE

ROCKAWAY BEACH VOLUNTEER FIRE COMPANY, INC.
15 TH ELECTION DISTRICT
SCALE: 1'830'
REVISEE: 4-2-67

SEATING CAPACITY: 200
PACKING REQUIRED: 34 SPACES
PARKING PROVIDED: 63 SPACES

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POINT ROAD SEAT NG ENPACITY : 200 PAREMIG RESOURCED : 34 PAREMIG PAPPAGED : 48 NETRO NATER EXISTING SEPTIL SYSTEM EXISTING ROCKAWAY BEACH VOLUNTEER FIRE COMPANY INC. 15 TH ELECTION DISTRICT SCALE: 1" = 50"

REVISED 4-2-69
4-14-71
5-7-71
7-23-71 PLANS APPROVED . ZONING PETITIONS
17.14
2715-X
5832
63-237-A

ROAD PALERN TURKEY POINT ROAD SEATING CAPACITY : 200
PAREING REQUIRED : 34
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METRO WATER EXISTING
SEPTIC SYSTEM , EXISTING ROCKAWAY BEACH VOLUNTEER FIRE COMPANY INC. 15 TH ELECTION DISTRICT SCALE: 1" = 50" REVISED 4-2-69 1-14-71 5-7-71 7-23-71 ZONING PETITIONS 1514 - X 5837 69-237-A

