

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, JACK AND MARY SHIFFLETT, 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 400.1 FOR A SWIMMING POOL TO BE LOCATED ALONG 22 FEET OF PARK STREET INSIDE OF REQUIRED 31 FEET

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

1. HARDSHIP DUE TO LOCATION OF HIGH TENSION WIRES SUGGESTED BY BALTIMORE COUNTY ELECTRICAL AND BUILDING INSPECTOR TO LOCATE POOL IN THIS AREA AFTER INSPECTORS MADE FIELD SURVEY OF SAID PROPERTY

See attached description

Property is to be posted and advertised as prescribed by Zoning Regulations. If 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: Jack D. Shifflett, Mary E. Shifflett
Address: 7622 Parkway Road, Towson, Md. 21204

Petitioner's Attorney: [Signature]
Address: [Signature]

Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this 22nd day

of July 1969, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 8th day of September, 1969, at 11:00 clock A.M.

Zoning Commissioner of Baltimore County

(over)

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

July 28, 1969

County Office Building
111 W. Chestapeake Ave.
Towson, Md. 21204
Tel. 5-3000

George E. Gwynne
Director
John G. Rose
Board Chairman

Mr. Jack D. Shifflett
7622 Parkway Road
Baltimore, Maryland 21222

RE: Type of Hearings: Variance from Section 400.1
Location: NE/Cor. Parkway Rd. and Ambler Rd.
12th District
Petitioner: Jack and Mary Shifflett
Committee Meeting of July 15, 1969
Item 5

Dear Sir:

The enclosed departmental comments have been compiled at the direction of the County Administrative Officer. Their purpose is to make the Zoning Commissioner aware of any development problems or conflicts resulting from the petitioner's proposed development plan.

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

Sincerely yours,

[Signature]
James E. Dyer,
Zoning Supervisor

JED:JO
Enc.

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

July 28, 1969

County Office Bldg.
111 W. Chestapeake Ave.
Towson, Md. 21204

Oliver L. Myers
Chairman

MEMBERS
BUREAU OF ENGINEERING
BUREAU OF TRAFFIC ENGINEERING
STATE ROAD COMMISSION
BUREAU OF FIRE PREVENTION
HEALTH DEPARTMENT
PROJECT PLANNING
BUILDING DEPARTMENT
BOARD OF EDUCATION
ZONING ADMINISTRATION
INDUSTRIAL DEVELOPMENT

Mr. Jack D. Shifflett
7622 Parkway Road
Baltimore, Maryland 21222

RE: Type of Hearings: Variance from Section 400.1
Location: NE/Cor. Parkway Rd. and Ambler Rd.
12th District
Petitioner: Jack and Mary Shifflett
Committee Meeting of July 15, 1969
Item 5

Dear Sir:

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 comments are a result of this review and inspection.

The property on the east of the subject property is improved with a one and a half story shingle dwelling, in good repair. The property to the north is improved with a one and a half story aluminum sided dwelling, also in good repair. The subject pool is existing and is built as shown on the attached drawings.

BUREAU OF ENGINEERING

Since the existing streets have been improved and all utilities exist, this office has no further comment.

PROJECT PLANNING DIVISION

This plan has been reviewed and there are no site planning factors requiring comment.

FIRE DEPARTMENT

The Fire Department has no comment.

BUREAU OF TRAFFIC ENGINEERING

The subject petition has no effect on traffic.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: August 29, 1969

FROM: Mr. George F. Gwynne, Director of Planning

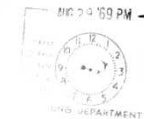
SUBJECT: Petition #70-47-A. Variance to permit a swimming pool to be located within 23 feet of side street instead of the required 33 feet. North side of Parkway Road 25 feet from the east side of Ambler Road, Jack Shifflett, Petitioner.

12th District

HEARING: Monday, September 8, 1969 (11:00 A.M.)

The Planning staff offers no comment on this petition.

GEG:ams



TELEPHONE 523-3000 EXT. 387		INVOICE		No. 64732	
BALTIMORE COUNTY, MARYLAND		OFFICE OF FINANCE		DATE: Sept. 24, 1969	
Division of Collection and Receipts		COURT HOUSE		TOWSON, MARYLAND 21204	
TO: [Signature]		Billed By: [Signature]		Billed To: [Signature]	
REPORT TO ACCOUNT NO. 01-422		RETURN THIS PORTION WITH YOUR REMITTANCE		TOTAL AMOUNT \$25.00	
QUANTITY		DETAILS ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS		COST	
1		Advertising and posting of property for Jack Shifflett, 70-47-A		\$25.00	

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

TELEPHONE 523-3000 EXT. 387		INVOICE		No. 64695	
BALTIMORE COUNTY, MARYLAND		OFFICE OF FINANCE		DATE: 9/8/69	
Division of Collection and Receipts		COURT HOUSE		TOWSON, MARYLAND 21204	
TO: Mr. Virgil Bell, 105 Eastern Boulevard, Baltimore, Md. 21201		Billed By: [Signature]		Billed To: [Signature]	
REPORT TO ACCOUNT NO. 01-422		RETURN THIS PORTION WITH YOUR REMITTANCE		TOTAL AMOUNT \$34.50	
QUANTITY		DETAILS ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS		COST	
1		Cost of advertising and posting for 70-47-A		\$34.50	

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

TELEPHONE 523-3000 EXT. 387		INVOICE		No. 64664	
BALTIMORE COUNTY, MARYLAND		OFFICE OF FINANCE		DATE: 8/11/69	
Division of Collection and Receipts		COURT HOUSE		TOWSON, MARYLAND 21204	
TO: [Signature]		Billed By: [Signature]		Billed To: [Signature]	
REPORT TO ACCOUNT NO. 01-422		RETURN THIS PORTION WITH YOUR REMITTANCE		TOTAL AMOUNT \$25.00	
QUANTITY		DETAILS ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS		COST	
1		Building for Variance for Jack Shifflett 70-47-A		\$25.00	

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

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 123 Date of Posting: 8-31-69
Posted for: HEARING MON. SEPT. 8-19 AT 11:00 A.M.
Petitioner: JACK SHIFFLETT
Location of property: N/S PARKWOOD RD. 25' FROM THE 4/3 OF AMBLER RD.
Location of Sign: INSIDE OF WIRE FENCE APPROX 12' FROM THE SWIMMING POOL
Remarks: Robert L. Bull
Posted by: [Signature] Date of return: 8-25-69

7-14-70

ORIGINAL FILED FOR FILING

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 Petitioners 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 further appearing that by reason of

to permit a swimming pool to be located within twenty-
a Variance three feet of the side street instead of the required should be granted
thirty-three feet

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 11
day of September, 1969, 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 swimming pool to be located within twenty-three feet of the side street instead of the required thirty-three feet, subject to approval of the Edward D. Hendry
site plan by the Bureau of Public Services and the Office of Planning and Zoning. DEPUTY 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 above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this _____ day
of _____, 196____, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

70-47-A

PETITION FOR VARIANCE
12th DISTRICT
ZONING: Petition for Variance
for a Swimming Pool
LOCATION: North side of
Parkwood Road 25 feet from the
east side of Ambler Road.
DATE & TIME: MONDAY,
SEPTEMBER 8, 1969 at 11:00 A.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 from the
Zoning Regulations of Baltimore
County to permit a swimming pool
to be located within 23 feet of side
street instead of the required 33
feet.
The Zoning Regulation to be
excepted as follows:
Section 600.1 - Accessory
Buildings - No building shall be
located on, in the rear yard and
shall occupy not more than 40%
thereof, in no case shall they be
located less than 2 1/2 feet from any
side or rear lot line.
All that parcel of land in the
Twelfth District of Baltimore
County being
Lot No. 31, Block "D", Lyndbrook
Subdivision, located
7822
Parkwood Road in the 12th District
of Baltimore County, Maryland, Lot
beginning 25 feet from center line of
Ambler Road and Parkwood Road,
and then extending in an easterly
direction 60.28 feet to a point,
thence northwesterly 120.13 feet,
thence running westerly 88.12 feet
to a point, thence running in a
northwesterly direction 117.25 feet
to the point of beginning.
Being the property of Jack
Smith 3 and Mary G. Smith, as
shown on plat plan filed with the
Zoning Department.
Hearing Date: Monday, September
8, 1969 at 11:00 A.M.
Public Hearing: Room 106,
County Office Building, 111 W.
Chesapeake Avenue, Towson, Md.
BY ORDER OF
JOHN G. ROSE
ZONING COMMISSIONER OF
BALTIMORE COUNTY
Aug. 21, 1969

OFFICE OF
THE
DUNDALK TIMES
DUNDALK, MD. 21222
Aug. 25, 1969

THIS IS TO CERTIFY, that the annexed advertisement of
John G. Rose
Zoning Commissioner of Baltimore County
was inserted in THE DUNDALK TIMES, a weekly newspaper published
in Baltimore County, Maryland, once a week for one ~~XXXXXX~~
weeks before the 25 day of Aug. 1969, that is to say, the same
was inserted in the issue of Aug. 21, 1969.

STROMBERG PUBLICATIONS, Inc.

By Bett Morgan

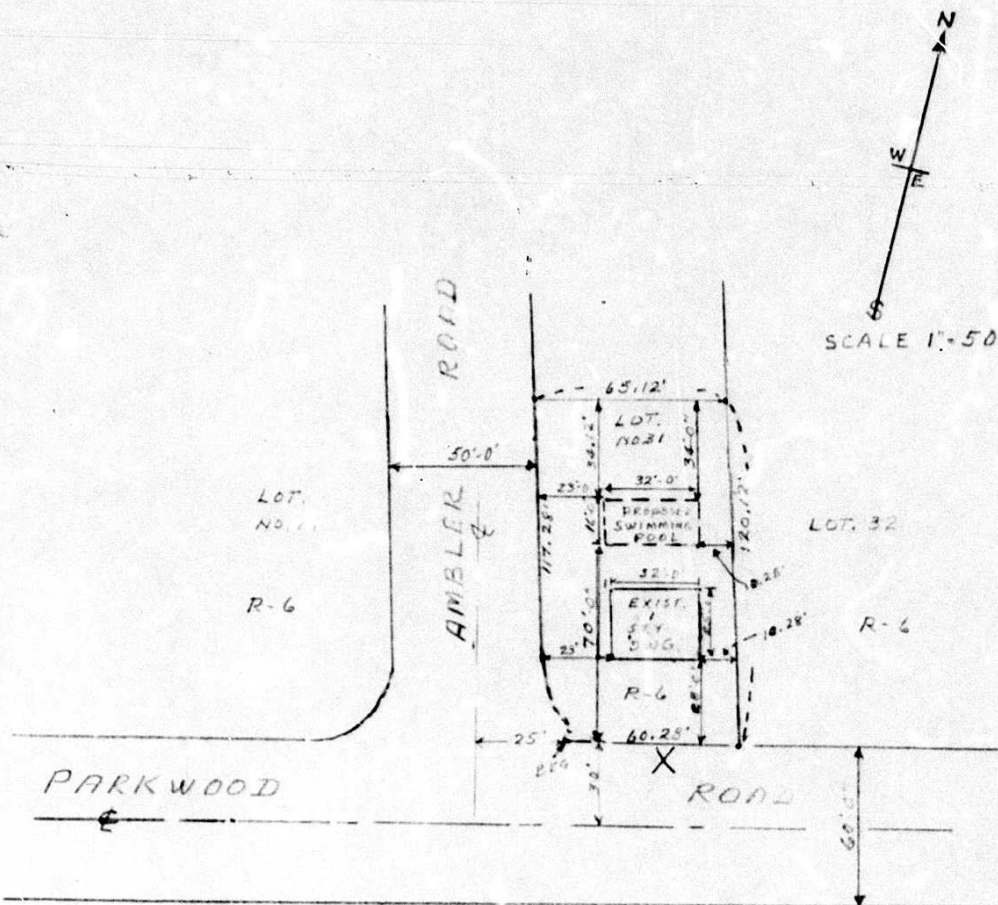
PETITION FOR VARIANCE
12th DISTRICT
ZONING: Petition for Variance for a
Swimming Pool
LOCATION: North side of Parkwood
Road 25 feet from the east side of
Ambler Road.
DATE & TIME: Monday, September
8, 1969 at 11:00 A.M.
PUBLIC HEARING: Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, 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 from the
Zoning Regulations of Baltimore
County to permit a swimming pool
to be located within 23 feet of
side street instead of the required
33 feet.
The Zoning Regulation to be
excepted as follows:
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-No building shall be located on,
in the rear yard and shall occupy
not more than 40% thereof, in no
case shall they be located less
than 2 1/2 feet from any side
or rear lot line.
All that parcel of land in the
Twelfth District of Baltimore County
being
Lot No. 31, Block "D", Lyndbrook
Subdivision, located at 7822 Park-
wood Road in the 12th District of
Baltimore County, Maryland, Lot be-
ginning 25 feet from center line of
Ambler Road and Parkwood Road,
and then extending in an easterly
direction 60.28 feet to a point, thence
northwesterly 120.13 feet, thence
running westerly 88.12 feet to a
point, thence running in a north-
westerly direction 117.25 feet to the
point of beginning.
Being the property of Jack Smith
and Mary G. Smith, as shown on
plat plan filed with the Zoning
Department.
Hearing Date: Monday, September
8, 1969 at 11:00 A.M.
Public Hearing: Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Md.
By order of
JOHN G. ROSE
Zoning Commissioner of
Baltimore County
Aug. 21,

CERTIFICATE OF PUBLICATION

TOWSON, MD., AUG 21 1969, 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
of one time ~~successive weeks~~ before the 21st
day of September, 1969, the first publication
appearing on the 21st day of August
1969.

THE JEFFERSONIAN,
L. Leland Struthers
Manager.

Cost of Advertisement, \$ _____



PLOT PLAN
PROPERTY LOCATED
IN
12TH ELECTION DIST.
BALTIMORE COUNTY, MD.
PROPERTY OWNERS
JACK D. SHIRPLET
&
MARY E. SHIRPLET-WIFE
7412 PARKWOOD ROAD,
LYNDBROOK SUB-DIV.
LOT 31, BLOCK "D"
DEED REF. 4208-284

WATER & SEWER
AVAILABLE.

PUBLIC
LAND

ZONED R-6

NOTE - REQUESTING VARIANCE
TO SEC. 460.1 TO PERMIT
SIDE YARD SETBACK OF 25 FT.
INSTEAD OF REQUIRED SETBACK
OF 33 FT. POOL WILL NOT BE IN
THE REQUIRED 1/3 OF THE LOT.
MOST REMOVED FROM BOTH STS.

