

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, we, Joseph S. Dillard, 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 211.3 to permit a side yard of 5 feet instead of the required 8 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. To construct the addition on a side other than that shown in the plat, would entail additional expenditures, thereby making the addition uneconomical.
2. An addition on a side other than that shown would not be in keeping with the architectural scheme of the home, and some sides would cause destruction and loss of ornamental trees and bushes.

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 be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Joseph S. Dillard
Catherine T. Dillard
Contract purchaser
Address: 1904 Edmondson Avenue
Catonsville, Md. 21228

Petitioner's Attorney
Protestant's Attorney
Address

ORDERED By The Zoning Commissioner of Baltimore County, this 5th day of January 1970, 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 12th day of February 1970.

DEPUTY Zoning Commissioner of Baltimore County.
(over)

DESCRIPTION OF 1904 EDMONDSON AVENUE

Beginning at a point 100 feet northwesterly of the northwest side of Rolling Road and on the northern side of Edmondson Avenue and being known as Liber 3746, Folio 86, being located in the First District and recorded among the land records of Baltimore County containing .5 acres ±.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mrs. Edward D. Hardisty, Zoning Commissioner Date: February 13, 1970
FROM: Mrs. George E. Gawnally, Director of Planning

SUBJECT: Petition #70-159-A, North side of Edmondson Avenue 180 feet West of Rolling Road, Petition for Variance to permit a side yard of 5 feet instead of the required 8 feet.
Joseph S. Dillard - Petitioner

1st District

HEARINGS: Thursday, February 19, 1970. (100 P.M.)

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

GEG:bms



PETITION FOR VARIANCE FROM ZONING LAW OF BALTIMORE COUNTY
The Zoning Commissioner of Baltimore County, and the Board of Baltimore County, are hereby notified that the following petition for a Variance from the Zoning Law of Baltimore County, to the Zoning Regulations of Baltimore County, has been filed with the Zoning Department of Baltimore County, and that the same will be heard and considered at a public hearing to be held on Thursday, February 19, 1970, at 10:00 P.M., in Room 106, County Office Building in Towson, Baltimore County, Maryland. The hearing will be held at the residence of Joseph S. Dillard, 1904 Edmondson Avenue, Catonsville, Maryland. The hearing will be held at the residence of Joseph S. Dillard, 1904 Edmondson Avenue, Catonsville, Maryland. The hearing will be held at the residence of Joseph S. Dillard, 1904 Edmondson Avenue, Catonsville, Maryland.

OFFICE OF
THE
CATONSVILLE TIMES
CATONSVILLE, MD. 21228 February 2 - 1970

THIS IS TO CERTIFY, that the annexed advertisement of Edward D. Hardisty, Deputy Zoning Commissioner of Baltimore County was inserted in THE CATONSVILLE TIMES, a weekly newspaper published in Baltimore County, Maryland, once a week for one month before the 20th day of February 1970 that is to say, the same was inserted in the issue of January 29, 1970.

STROMBERG PUBLICATIONS, Inc.

By: Paul Meyer

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 1st
Posted for: VARIANCE...
Petitioner: Joseph S. Dillard
Location of property: 1904 Edmondson Ave., Catonsville, Md.
Location of Signs: 1904 Edmondson Ave.
Remarks: ...
Posted by: ...
Date of return: FEB 6 1970

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

January 22, 1970

Mr. Joseph S. Dillard
1904 Edmondson Avenue
Catonsville, Maryland 21228

RE: Type of Hearing: Side yard Variance
Location: N/S of Edmondson Ave., 180' W. of Rolling Rd.
Petitioners: Joseph Dillard, et ux
Committee Meeting of January 6, 1970
1st District
Item 152

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.

Subject dwelling lies on a narrow lot off Edmondson Avenue. The proposed addition is on the side of the house closest to the property line. It will abut against an existing rear yard of a dwelling that faces on Rolling Road.

BUREAU OF ENGINEERING:

General:

Since all utilities exist and all required highway improvements have been completed adjacent to the subject site, this office has no further comment.

DEPARTMENT OF TRAFFIC ENGINEERING:

The subject variance should have no major effect on traffic.

BUILDING ENGINEER'S OFFICE:

Petitioner to meet all requirements of Baltimore County Building Code.

Mr. Joseph S. Dillard
1904 Edmondson Avenue
Catonsville, Maryland 21228
Item 152 Page 2

January 22, 1970

BOARD OF EDUCATION:

No hearing on student population.

FIRE DEPARTMENT:

This office has no comment at this time.

HEALTH DEPARTMENT:

Existing building connected to public water and sewer, no health hazards are anticipated.

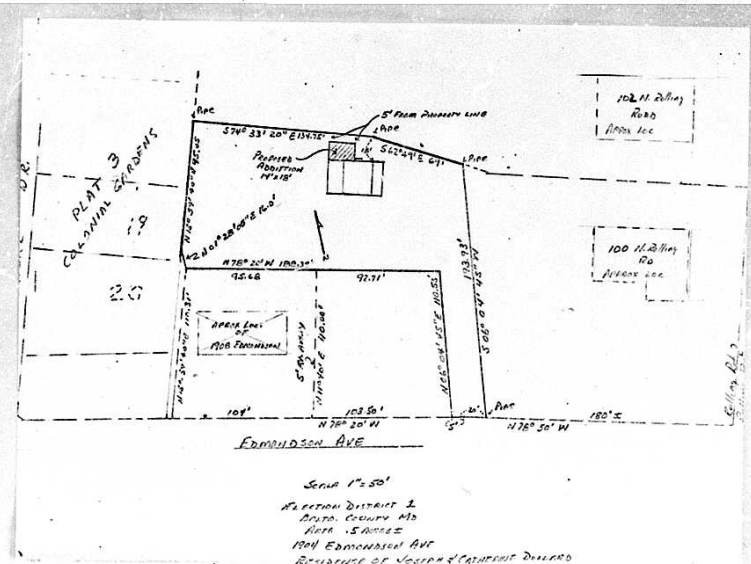
ZONING ADMINISTRATION:

This petition is accepted for filing on the date of the enclosed filing certificate. Notice of the hearing date and time, which will be held not less than 30, nor more than 60 days after the date on the filing certificate, will be forwarded to you in the near future.

Very truly yours,

JOHN J. DILLON, JR.
Planning & Zoning Technician II

JJD:ldd
Enc.



Zoning Commissioner of Baltimore County

Public Hearing: Room 104, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Md.
By order of
EDWARD D. HARTENY,
Deputy Sewing Commis-
sioner of Baltimore County
Jan. 15.

Cost of Advertisement, \$

Chairman of
Advisory Committee

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

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MICROFILMED