

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

We, **DOROTHY M. SAMMIS**, 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 202.2 TO PERMIT A 6' SIDE YARD FOR AN OTHER PRINCIPAL BUILDING INSTEAD OF THE REQUIRED 40'.

- of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (indicate hardship or practical difficulty):
1. FOR APPEARANCE WHEN SEEN FROM MAIN THROUGHFARE AND TO CONFORM WITH EXISTING BUILDING.
 2. BY CONSTRUCTING PROPOSED BUILDING IN THIS ~~SECTION~~ IT WILL REDUCE EXCESSIVE COST IN DRAINAGE, PUBLIC UTILITY.

(See attached description for this plan which requires a variance is requested)

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 ailing 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 of Baltimore County.

Contract purchaser: **Richard M. Sammis**
 Address: **Box 263, Mylston Drive, Towson, Md. 21204**
 Petitioner's Attorney: _____
 Address: _____

ORDERED BY The Zoning Commissioner of Baltimore County, this 5th day of January, 1971, 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 22nd day of February, 1971, at 2:00 o'clock P.M.

Zoning Commissioner of Baltimore County.
 (over)

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

January 19, 1971

Mr. Richard M. Sammis
 Box 263, Mylston Drive
 Baltimore, Maryland 21204

RE: Type of Hearing: Side Yard Variance
 Location: E/S Mylston Drive, 279' N. of Broadway Road
 Petitioner: Richard M. & Dorothy M. Sammis
 Committee Meeting of January 5, 1971
 8th District
 Item 91

Dear Sirs:

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 subject property is presently improved with a house and existing stable, with the surrounding properties large acreage developed in the same manner. Several have stables, but buildings, several small garages and storage sheds, but generally residential in character throughout the whole area. Mylston Drive and Broadway Road are not improved insofar as concrete curb and gutter are concerned.

BUREAU OF ENGINEERING:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

Highways:

Mylston Drive, an existing County maintained road, will be improved in the future with a 30-foot closed section on a 50-foot-of-way. Highway improvements are not required at this time. However, highway right-of-way widening, including any necessary reversible slope easement will be required in conjunction with any subsequent building permit application.

Being located on the east side of Mylston Drive, 279' North of Broadway Road in the Eighth Election District of Baltimore County, running in a northerly direction 373.49' to a point thence running in an easterly direction 480.17' to a point thence running in a southerly direction 300' to a point and thence running in a westerly direction 530.12' to the place of beginning containing 3.80 acres.

RICHARD M. SAMMIS
 E/S of Mylston Drive 279' N. of Broadway Road
 8th

Mr. Richard M. Sammis
 Box 263, Mylston Drive
 Baltimore, Md. 21204
 BALTIMORE 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 5th day of January, 1970.

Petitioner: **Mr. Richard M. Sammis**
 Petitioner's Attorney: _____
 Reviewed by: **Edward D. Hardisty**
 Chairman of the Advisory Committee

TELEPHONE: 364-3813
 BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Revenue Division
 COURT HOUSE
 TOWSON, MARYLAND 21204

INVOICE
 No. 78860
 DATE: Feb. 22, 1971

TO: **Richard M. Sammis**
 Mylston Drive
 Towson, Md. 21204

Zoning Dept. of Baltimore County

QUANTITY	DESCRIPTION	TOTAL AMOUNT
1	Advertising and posting of property #71-214-A	\$40.25

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
 MAIL TO: OFFICE OF FINANCE, REVENUE DIVISION
 COURTHOUSE, TOWSON, MARYLAND 21204

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January 19, 1971

ZONING ADMINISTRATION DIVISION: (Continued)

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 90 days after the date on the filing certificate, will be forwarded to you in the near future.

Very truly yours,
 OLIVER L. MYERS, Chairman

OLM:JO
 Enc.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. Edward D. Hardisty
 To: Zoning Commissioner
 Date: January 19, 1971
 FROM: Richard B. Williams
 Project Planning Division
 SUBJECT: Zoning Advisory Agenda Item #91

January 5, 1971
 Richard M. & Dorothy M. Sammis
 E/S Mylston Drive 279' N of Broadway Road

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

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 is hereby ordered that the Variance requested be granted.

to permit a side yard of six (6) feet for another principal Variance building instead of the required forty (40) feet, should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 24th day of February, 1971, 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 side yard of six (6) feet for another principal building instead of the required forty (40) feet, subject to the 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 24th day of February, 1971, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 8TH Date of Posting: FEB. 8-1971
Posted for: VARIANCE
Petitioner: RICHARD H. SANHIS
Location of property: ELS. OF HAYSTACK DR. 375 FT. N. OF BROADWAY RD.
Location of Signs: ELS. OF HAYSTACK DR. 375 FT. N. OF BROADWAY RD.
Remarks:
Posted by: [Signature] Date of return: FEB. 13-1971

PETITION FOR VARIANCE
IN DISTRICT
ZONING: Petition for Variance for Side Yard.
LOCATION: East side of Maryland Drive, 375 feet, more or less, north of Broadway Road in the Eighth District of Baltimore County, running in a southerly direction 375 feet to a point and thence running in a westerly direction 125 feet to the place of beginning containing 2.15 acres.
Being the property of Richard H. Sanhis and Dorothy M. Sanhis, as shown on plat filed with the County Office Building, 111 W. Chesapeake Avenue, Towson, Md. 21204.
Public Hearing: Monday, February 22, 1971 at 8:00 P.M.
County Office Building, 111 W. Chesapeake Avenue, Towson, Md. 21204.
By order of:
EDWARD D. HARDSETY
Zoning Commissioner
OF BALTIMORE COUNTY
Feb. 1971

THE TOWSON TIMES

724 YORK ROAD
TOWSON, MD 21204

February 8, 1971

THIS IS TO CERTIFY, that the annexed advertisement of Edward D. Hardsety, Zoning Commissioner for Baltimore County was inserted in THE TOWSON TIMES, a weekly newspaper published in Baltimore County, Maryland, once a week for one week before the 8th day of Feb., 1971, that is to say, the same was inserted in the issue of Feb. 4, 1971.

STROMBERG PUBLICATIONS, Inc.

By: [Signature]

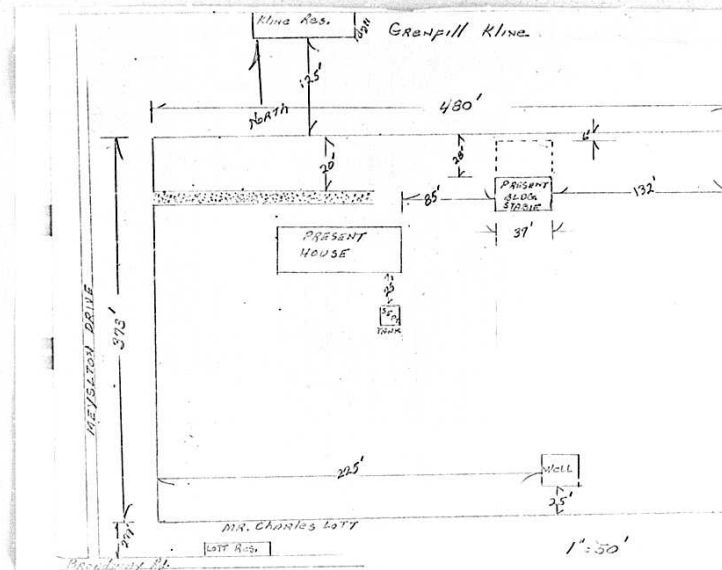
CERTIFICATE OF PUBLICATION

TOWSON, MD., February 4, 1971.

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 February, 1971, the first publication appearing on the 14th day of February, 1971.

THE JEFFERSONIAN
[Signature]
Manager.

Cost of Advertisement, \$



TELEPHONE 484-5615	INVOICE BAL MORE COUNTY, MAP LAND OFFICE OF FINANCE Revenue Division COURT HOUSE TOWSON, MARYLAND 21204	Nº 78303 DATE Jan. 29, 1971 BILLED BY: Zoning Dept. of Baltimore County
TO: Richard H. Sanhis Haystack Drive Towson, Md. 21203		
REMIT TO ACCOUNT NO. 622		TOTAL AMOUNT \$25.00
Folio for Variance 87-24-A		COST 25.00
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO OFFICE OF FINANCE, REVENUE DIVISION COURTHOUSE, TOWSON, MARYLAND 21204		