PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

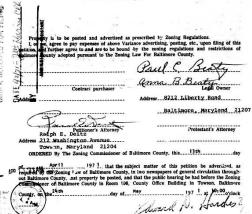
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, ANNA. B. BRATX. his wife legal owners 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. 228 s.2. Request .0. Rest. setback in .1. Liou of the required 30 feet on the rear North 61 degrees 57 minutes 00 seconds West .19,162 feet line, the side North 32 degrees 57 minutes 11 seconds East 50.17 feet line, the rear North 61 degrees 57 minutes 9 seconds West .34,50 feet line and the side North 32 degrees 20 minutes 33 seconds East 127,83 feet line shown on the Plat attached hereto and further request a 23 feet line shown on the Plat attached hereto and further request a 23 feet discovered between buildings instead of 60 feet 18 feeting Regulations of Shirmer County, the Zoning Law of Baltimore County, the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law of Baltimore County is the Zoning Law of Baltimore County in the Zoning Law

To require the owner to adhere to setbacks set forth in the $\eta/g/\lambda$ owner useless.

Se attached description



ZONING DESCRIPTION 2nd DISTRICT BALTIMORE COUNTY, MD. PROLERTY OF:

PAUL C, BEATY & ANNA B, BEATY, his wife BR VARTANCES

BEGINNING for the same on the south side of Liberty Road (80' wide) at the distance of 320' east of Rolling Road, running nd binding on the south side of Liberty Road, South 62 degrees 9 minutes 10 seconds East 186,49 feet, thence leaving said road South 32 degrees 42 minutes 00 seconds West 179.10 feet, orth 61 degrees 57 minutes 00 seconds West 151.62 feet. thence North 32 degress 57 minutes 11 seconds East 50.17 feet, thence North 61 degrees 16 minutes 9 seconds West 34.50 feet, and thence North 32 degrees 28 minutes 33 seconds East 127,83 feet to

BEING a part of the land which by Deed dated November 1, 1965, and recorded among the Land Records of Baltimore County in Liber O.T.G. No. 4541, folio 49, was conveyed by John H. Kichr, widower, to Paul C. Beaty and Anna B. Beaty, his wife.

Anna E. Bosty, or the ign filed with the Zon

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed day of ______ Hay _______, 19_71, the first publication appearing on the 6th ... day of ... May

Heank Structure

Cost of Advertisement. \$.

Cost of Advertisement, \$ 14.28 4.28

0 CERTIFICAL: OF PUBLICATION

Pikesville, Md. TRV 6 THIS IS TO CERTIFY, that the a mexed advertisement was published in THE NORTHWEST STAR, a weekly newspaper printed and published in Pikervilla, Baltimore County, Maryland, once in each the first publication appearing on the 6th

Manage: Handan

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

April 26, 1971

Ralph E. Beitz, Esq. 212 Washington Avenue Tewson, Maryland 21204

8E: Type of Hearing: Verlance Location: SW/S (bbrty RJ, , 25n SE of Rolling Rf. Paul C, and Anna 8, Beaty Committee Pacting of April 13, 1971 2nd District Itee 148

OLIVER I MYTH

MENNIE

BURE OF THE TRACTO STATE

STATE FOADS COME ACREA" OF PIRE PREVENTION

HEATTH IS DESTR.

PROFFIT IS to MESS PROPRIES

INDUSTRIAL DEVELOPMENT

The Zoning Advisory Countities has reviewed the plans subditted with the above referenced polition and has end, and not still field inspection of the property. The following comments are a result of this review and inspection.

The subject tract of land is presently vacant, with the property to the east improved with the Gordon's scafood the property to the east improved with the Gordon's sollood cury out show - the property to the west is a dry cleaners, store. The property to the south is improved with prices type above. The property to the south is improved with prices type apartments however, the suffring pool backs up to the proposed lisuor store. Liberty Road in this location is improved insofar as concrete curh and gutter are concerned.

BUREAU OF ENGINEERING!

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

Liberty Pood (MD, 26) is a State road; therefore, all improvements, intersections, and entrances on this road will be subject to State Roads Commission requirements.

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

Palph E. Deitz, Esq. Item 168 Page 2

April 26, 1971

Liberty Road (MD. 26) is a State road. Therefore, drainage requirements as they affect the road cone under the jurisdiction of the Maryland State Roads Commission.

The Petitioner must provide necessary droinage facilities (temporary or peranent) to prevent creating any nuisances or damages to editect properties, especially by the concentration of any problem which may result, see the coper grading or improper finateliation of drainage facilities, would be the full responsibility of the Patitioner.

Water and Sanitary Sewer:

Both public water supply and sanitary scherage are available to serve this property.

DEPARTMENT OF TRAFFIC ENGINEERING:

The plan as shown appears to be satisfactory. However, it should be noted that on a field inspection of the subject site, a canopy was noticed which would interefere with the parking layout.

Therefore, the status of this canopy should be determined before approving the plan.

HEALTH DEPARTMENT:

Public water and severs are available, therefore, no health hazards are anticipated.

STATE ROADS COMMISSION:

The Right of Way line of Liberty Road fronting the proposed liquor store must be curbed with concrete. The plan must ultimately be revised.

The entrance shall be subject to the approval of the State Roads

BUILDINGS ENGINEER'S OFFICE:

Petitioner to comply with all applicable requirements of Baltimore County Building Code and regulations when plans are submitted.

BOARD OF EDUCATION: No bearing on student population. Raiph E. Deitz, Esq. Item 148 Page 3

ZONING ADMINISTRATION DIVISION:

The field investigation revealed that a large canopy exists off of the Gordon's seafeed carry out store. This canopy will prevent the parking as proposed unless petitioner's site plan is revised. Therefore, some type of revised plan, with a note or letter from the netitioner, will be required with regard to the dispace! of this canopy.

This polition 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 formerded to you in the near future.

Mover X. My

OLIVER L. MYERS, Chairman

OLH: JO

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maty Ty head mid. 21207	
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08-622 RETURN THIS PORTION WITH YOUR REMITTANCE	\$43.28 COST
providing and pasting of property	43.28 }
	DETACH ALONG PERFORMANCE AND REP. "HE PORTION FOR YOUR AND ORDER."

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192 Pack	Spice, Ingles Natylian	2000	

BATATHOPE COUNTY OFFICE OF PLANNING AND ZONING County Office Suilding 111 W. Chesapeake Avenue Touson, Maryland 21200

1316	day of	April	
9315	- 4	200	11

Pursuant to the advertisement, posting of property, and public hearing on the above Belition, 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 surreasonable hardship upon the Petitioners and the Variances 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 its forther appropriate that the transfer VAriance s. to. Dermit a 3, 88 feet setback in lieu of the required 30 feet on the rear North 61 degrees 57 minutes 00 seconds West 151, 62 feet line, and 0 feet setbacks on the side North 32 degrees 57 minutes 11 seconds East 50. 17 feet line, the rear North 61 degrees 16 minutes 9 seconds West 34, 50 feet line and the side North 32 degrees 28 minutes 33 seconds East 127, 83 feet line in lieu of the required 30 feet; and to permit a distance of 23 feet between buildings instead of the required 60 feet IT IS ORDERED by the Zoning Commissioner of Baltimore County this same is granted, from and after ie date of this Order, to permit a 3.88 feet setback in lieu of the required 30 feet on the rear North 61 degrees 5; minutos 00 seconds West 151.62 feet line, and 0 feet setbacks on the side North 32 degrees 57 min.

Zoning Co-missioner of Baltimore County

Zoning Co-missioner of Baltimore County the rear North 61 degrees 16 minutes 9 seconds West 34.50 feet line and the side North 32 degrees 28 minutes 33 seconds East 127.83 feet line in lieu of the re-xyllegraphs of safety-tesses, position-cycopetry, and public haring on the those satisfactors. quires 30 feet; and to permit a distance of 23 feet between buildings instead of the en ing-link by resear of consecution consecution as a consecution of the first specific consecution and the consecution of the requision feet, subject to the approval of the site plan by the State Roads Commission, the Jureau of Public Services and the Office of Planning and Zoning. ove Variance should NOT BE GRANTED. IT IS ORDERED by the Zoning Commissioner of Baltimore County, thisday

MICROFILMED

Zoning Commissioner of Battimore County

BALTY 'ORE COUNTY, MARY 'ND
OFFICE OF FINANCE

DATE OF 1221

DATE OF 122

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COURTHOUSE, TOWSON, MARYLAND 21204

71. 266 4

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY TOWNS. Maryland

N ame and	
District.	Detr of Posting 11.57.3. 1977
Posted for: LARCAACC	
Petitioner: Zana & Really	
Location of property: 25. 27 June 17 Rd.	320 FT. F. RF Rolling Rd.
Location of Signe: Part 1. 2027 A. R.C.	350FF. t-S. OF Rolling 31
The state of the s	
Posted by	Dale of return: 11+1 14: 1971

