

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we HENRY & BONITA C. LEFORE, legal owner, of the property situated 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 303.1 for a front yard depth

less than the average depth of the front yards of all improved

lots within 200 feet on each side thereof, to permit a front

setback from the center of street of 67' instead of the required 81.2'

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for

the following reasons. (Indicate hardship or practical difficulty)

Practical difficulty for the following reasons:

1. Bed only fits in bedroom against outside wall.
(can't be placed on inside wall due to heat register & door)
2. It endangers my husband's health sleeping against cold wall.
3. He can only get in & out of bed from foot of bed.

See attached description

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

I agree, 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 Henry L. Lefore
Address 916 Ellendale Drive, 21204

Petitioner's Attorney _____
Protestant's Attorney _____

ORDERED By The Zoning Commissioner of Baltimore County, this 21st day

of July, 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 through-

out 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 21st day of July, 1971, at 11:00 o'clock

Edward W. Hardesty
Zoning Commissioner of Baltimore County

(over)

DESCRIPTION TO ACCOMPANY PETITION FOR ZONING VARIANCE

Being all of that parcel of land known as lot number 59 as shown on Plat number 2 Glen Ellen and recorded among the Plat Records of Balto. County in Plat Book J.W.B. 14 Folio 25.

Being located on the East side of Ellendale Drive, 2457.91' North of Providence Road

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. Oliver Myers Date: June 1, 1971
FROM Ian J. Forrest
SUBJECT Item 156 - Zoning Advisory Committee Meeting, May 4, 1971

156. Property Owner: Henry & Bonita C. LeFore
Location: E/S Ellendale Drive, 2457' N of Providence Road
Present Zoning: DR 2
Proposed Zoning: Variance from 303.1 - average front yard
District: 9
No. Acres: 0.51

This plot plan is incomplete, therefore, this office cannot make appropriate comments.

Ian J. Forrest
Chief
Water and Sewer Section
BUREAU OF ENVIRONMENTAL HEALTH

IJF/ca

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE		INVOICE	DATE 6/16/71
To: Henry Lefore 916 Ellendale Drive 21204		From: District COURT HOUSE TOWSON, MARYLAND 21204	Invoice Office 129 County Office Building Towson, Maryland 21204
REPORT TO ACCOUNT NO. 91-622		DETAILS ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS	
QUANTITY	AMOUNT	TOTAL AMOUNT	
Cost of petition for Variance - 916 Ellendale Drive	\$25.00	\$25.00	
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE, REVENUE DIVISION COURTHOUSE, TOWSON, MARYLAND 21204			

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE		INVOICE	DATE July 21, 1971
To: Cash		From: District COURT HOUSE TOWSON, MARYLAND 21204	Invoice Office 129 County Office Building Towson, Maryland 21204
REPORT TO ACCOUNT NO. 91-622		DETAILS ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS	
QUANTITY	AMOUNT	TOTAL AMOUNT	
Advertising and posting of property for Henry Lefore	\$6.75	\$6.75	
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE, REVENUE DIVISION COURTHOUSE, TOWSON, MARYLAND 21204			

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

May 27, 1971

COUNTY OFFICE BLDG.
111 B. Chubb Avenue
Towson, Maryland 21204

Mr. Henry Lefore
Chairman

MEMBERS:

BUREAU OF ENGINEERING

DEPARTMENT OF TRAFFIC ENGINEERING

STATE ROADS COMMISSION

BUREAU OF FIRE PREVENTION

HEALTH DEPARTMENT

PROJECT PLANNING

BUILDING DEPARTMENT

BOARD OF EDUCATION

ZONING ADMINISTRATION

PUBLIC WORKS

ENTERTAINMENT

Mr. Henry Lefore
916 Ellendale Drive
Baltimore, Maryland 21204

Re: Type of Hearing: Variance
Location: E/S Ellendale Drive,
2457' N. of Providence Road
Petitioners: Henry & Bonita C. LeFore
Committee Meeting of May 4, 1971
9th District
Item 156

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 ranch type dwelling, with the surrounding properties improved with dwellings, 10 to 20 years of age, in excellent repair. Ellendale Drive in this location is not improved with a concrete curb and gutter are concerned.

BUREAU OF ENGINEERING:

No public highway improvements or utilities are involved. Neither public water supply or sanitary sewerage are available to serve this property. This Office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with the subject item.

FIRE DEPARTMENT:

This office has no comment on the proposed site.

BOARD OF EDUCATION:

No bearing on student population.

Mr. Henry Lefore
Item 156
Page 2
May 27, 1971

DEPARTMENT OF TRAFFIC ENGINEERING:

The subject variance should have no effect on traffic.

BUILDINGS ENGINEER'S OFFICE:

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

ZONING ADMINISTRATION DIVISION:

This office is withholding a hearing date until such time as revised plans are submitted indicating the existing septic and water system.

Very truly yours,

Oliver L. Myers
OLIVER L. MYERS, Chairman

OLM:JD
Enc.

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 Variances requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

the above Variances should be had, and it is further 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 Variances requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

to permit a front yard depth less than the average depth of the front yards of all improved lots within 200 feet on a Variance, each side thereof; and to permit a front setback from the center of the street of 67 feet instead of the required 81.2 feet.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 27th day of July, 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 front yard depth less than the average depth of the front yards of all improved lots within 200 feet on each side thereof; and to permit a front setback from the center of the street of 67 feet instead of the required 81.2 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 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 Variances requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 27th day of July, 1971, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

Mr. Henry LePore
600 21st St. N.E.
Washington, Maryland 20002

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 _____ day of _____, 1971

Edward D. Winsty
EDWARD D. WINSTY,
Zoning Commissioner

Petitioner: *Henry LePore*
Petitioner's Attorney: _____
Reviewed by: *James L. Myers*
Chairman of
Advisory Committee

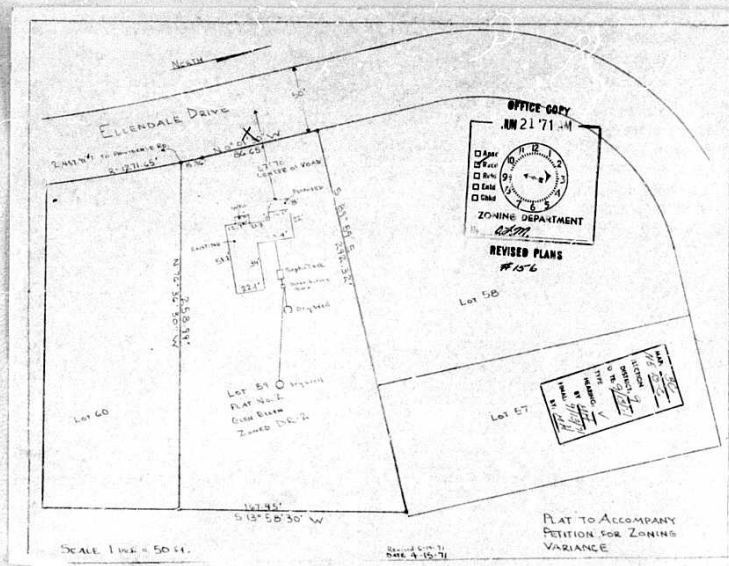
PETITION FOR A VARIANCE
IN DISTRICT
BY: Henry LePore
LOCATION: East side of
Ellendale Drive just at the north
of the intersection of
DATE & TIME: WEDNESDAY,
JULY 27, 1971 at 11:00 A.M.
PUBLIC HEARING: Room 100,
County Office Building, 111 W.
Chesapeake Avenue, Towson,
Maryland.

OFFICE OF
THE
TOWSON TIMES
TOWSON, MD. 21204 JULY 6 - 1971

THIS IS TO CERTIFY, that the annexed advertisement of
The Zoning Commissioner of Baltimore County
was inserted in THE TOWSON TIMES, a weekly newspaper published
in Baltimore County, Maryland, once a week for one week
before the 6th day of JULY 1971 that is to say, the same
was inserted in the issues of July 1, 1971.

STROMBERG PUBLICATIONS, Inc.

By: *Robert Morgan*



CERTIFICATE OF PUBLICATION

TOWSON, MD. July 1, 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 a week
for one time, consecutive weeks before the 21st
day of July, 1971, the first publication
appearing on the 1st day of July, 1971.

THE JEFFERSONIAN,
S. Frank Strick
Manager.

Cost of Advertisement, \$ _____

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IN DISTRICT
BY: Henry LePore
LOCATION: East side of
Ellendale Drive just at the north
of the intersection of
DATE & TIME: WEDNESDAY,
JULY 27, 1971 at 11:00 A.M.
PUBLIC HEARING: Room 100,
County Office Building, 111 W.
Chesapeake Avenue, Towson,
Maryland.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: *9th* Date of Posting: *July 1st 1971*

Posted for: *Henry LePore*

Petitioner: *Henry LePore*

Location of property: *7515 E. Ellendale Dr. 2-5-70 W. No. 8*

Location of Signs: *1 sign on front of 716 Ellendale Rd*

Remarks: _____ Date of return: *July 8, 71*

Posted by: *Emil H. Huns*

