## PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

I, or we. Erneat N. Millians, Inc. .. legal owner .. of the property situate in Baltimore mty and which is described in the description and pla. attached hereto and made a part hereof

a Variance from Section 1802.3Cl to permit lot widths of 50' instead of the required 55' (Lots 13-17 inclusive)

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

1. No additional ground available.

Land in srea is too costly to build a dwelling on a 100 foot lot.

C W. All Projecty is to be posted and advertised as practiced by Zoeing Regulations.

Lee we, agree to pay expense of above Variance advertising, posting, etc., upon siling of this tituth, and further agree to and are to be bound by the soning regulations and restrictions of timely County adopted pursuant to La Zoeing Law For Entitudes County.

Law The Entitle County Adopted Pursuant to Law Zoeing Elev For Entitled County Adopted Pursuant to Law Zoeing Elev For Entitled County Adopted Pursuant to Law Zoeing Elev For Workship County Adopted Pursuant to Law Zoeing Elev For Workship County Adopted Pursuant to Law Zoeing Elev For Workship County Adopted Pursuant to Law Zoeing Elevant County C

> Address 464 Kent and. Cotonsville Mr. 4228

14th

24 th day of April

E ORDER F

De Jense

1/2/22

All that parcel of land in the First District of Relticore County beginning on the South Side of Carroll Street at a point 425 feet North of Ingleside Avenue, thence running ia a Westerly direction 100 feet on the South side of Carroll Street to a point, thence running in a Southerly direction 100 feet to a point, thence running in a Northerly direction .125 feet to the point of beginning. Said property being lots 13,14,15,16 and 17, Block 7, Plot 1, Catonsville Manor, owned

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### BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. S. Eric DiNenno, Zoning Commissioner Date April 21, 1972

George E. Gayrells, Director of Planning

SUBJECT. Petition #72-248-A. South side of Corroll Street 425 North of Ingleside Avenue.

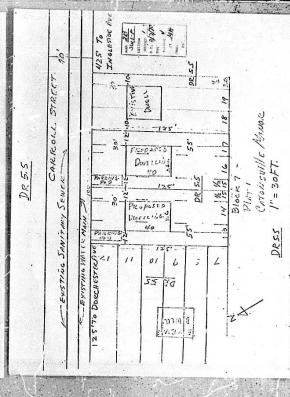
Petition for Variance for Lot Widths.

Ernest W. Williams, Inc.

1st District

HEARING: Monday , April 24, 1972 (11:00 A.M.)

The Office of Planning and Zoning has no comment to make on this



#### BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

- March 22, 1972

Mr. Ernest W. Williams, President Ernest W. Williams, Inc., 464 Kent Avenue Catonsville, Maryland 21229

OLIVER L WYERS MENDERS

BUREAU OF ENGINEERING DEPARTMENT OF STATE BOADS COMP

BUREAU OF FIRE PREVENTION HEALTH DEPARTMENT PROJECT PLANNING

BOARD OF EDUCATION 2000SG ADMINISTRAT INDESTRIAL DEVELOPMENT

RE: Type of Hearing: Verience Lccation: SM/S Cerroll Street, 425' NM of Inglesic Avenue Patitioner: Ernest K. Williams, Inc. Committee Heating of February 15, 1972 1st District Iten 155 The Zoning Advisory Committee has reviewed the plan-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 located on the southwest side of Cervoil avenue, 125's northwest of Ingleside avenue, and is presently unimproved. To the east of the site along both sides of Cervoil Avenue are various one-story frame and brick-dellings. To the vest of the site is a one-story monetary manual content of the site is a one-story monetary and solid or the site is a one-story monetary and solid or the site is a one-story monetary and solid or the site or one-story deallings. There is no curb and gutter as this location.

#### 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.

Cerroll Street, an existing public road, is proposed to be improved in the future as a Jo-foot closed type roadway cross section on a Ou-foot right of way. Highway improvements are not required at this time. Highway right of way and widening tegether with any necessary covertible deserout for slones will be required in connection with any grading or building permit application.

Nr. Ernest W. Williams, President Item 135 Page 2

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March 22, 1972

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Development of this property through striceing, grading and statilization could result in a sediment collution problem, demeging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

The Petitioner must provide necessary drainage facilities (temporary represents) to prevent creating any nuisances or demagns to adjacent or persentles, sepecially but concentration of surface waters, superiorities, sepecially but concentration of surface waters, one to improper grading or improper grading or improper grading or depresent of demands of defining facilities, would be the full responsibility of the Petitioner.

#### Water and Sanitary Sewer:

Public water supply and senitary sevurage are available to serve this

#### PROJECT PLANNING DIVISIONS

This plan has been reviewed and there are no si planning factors

#### FIRE DEPARTMENT:

The Fire Department has no comment on the proposed site.

### HEALTH DEPARTMENT

Since motropolitan water and scaur are available to the site, no health hazard is anticipated.

### DEPT. OF TRAFFIC ENGINEERING:

No traffic problems are auticipated at this site.

This patition is accounted for filling; however, revised plans indicating the proposed widening for Carroll Avenue should be submitted prior to the hearing date.

Hr. Ernest V. Williams, President Item 135 Page 3

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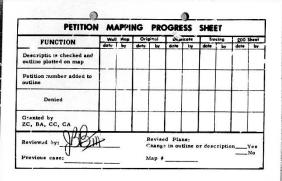
March 22, 1972

This patition 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

Clives L. My OLIVER L. MYERS, Chairman

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JUN 08 1972

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 Petitioner Variance should be had; and it further appearing that by reason of the granting of ces requested not adversely affecting the health, safety, and general to permit lot widths of fifty feet (50°) instead of the rea Variance Quired fifty-five feet (55') (Lots 13-17 inclusive) day of April 197 .2, that the herein Petition for a Variance should be and the same is Granted, from and after the date of this Grien to permit lot widths of fifty feet

(50% instead of the required fifty-five feet (55%) [Lots 13-12-inclusive), subject
to the approval of a site plan by-the Bureau of Public Segrices and the Office of
Planging and Zoning.

Deputy Zoning Commission of Saltimore County uant to the advertisement, posting of property and public hearing on the ab 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 ....., 197 ..., that the above Variance be and the same is hereby DENIED.

#### FICE OF

# CATONSVILLE DE MES

CATONSVILLE, MD. 21228 April 10 - 19 72

THIS IS TO CERTIFY, that the annexed advertisement of

S. Eric Dinenna Zoning Commissioner of Baltimore County was inserted in THE CATONSVILLE TIMES, a weekly newspaper pub-

lished in Baltimore County, Maryland, once a week for sae

compressing week before the 10 day of April 1972, that is to say, the same was inserted in the issue of April 6, 1972.

STROMBERG PUBLICATIONS, Inc.

By Ruth Morgan



### CERTIFICATE OF PUBLICATION

TOWSCY, MD .... April 6 .... THIS IS TO CERTIFY, that the annexed advertise out was published in THE JEFFERSONIAN, a weekly newspaper printed 19.72

THE JEFFERSONIAN.

Posted by Chester Miles

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

Petitioners Ernest V. William, Inc.

0 /51W

72-248- A

Date of 2 APRIL 14- 1972

CERTIFICATE OF POSTING G DEPARTMENT OF BALTIMORE COUNTY

Date of Posting APRIL 10-1975 Posted for VARIANCE Petitioner: FRNEST W. WILLIAMS Location of property: 5/8. CARROLL ST. 1/25 FT. N. OF TUGES de Ale. Location of Signs 75 CARROLL ST 440 FT + D OF INCHESIDE ALE.

BALTINORE COUNTY, MARYLAND OFFICE OF FI CE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT

DATE April 3, 1972 ACCOUNT 01-662

\$25.00 PINK - AGENCY Ernet W. Williams, Inc.
464 Kens Ave.
Baltimore, Md. 71228
Petition for Variance
472-248-A 36 0 28A23 3

25.0 CHSC

BALT PRE COUNTY, L'ARYLAND OFFICE UP FINANCE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT April 24, 1972 \$40.25 PISTRIBUTION

Entert V. Williams, Inc.

Entert V. Williams, Inc.

Catomeville, Md. 21223

Advertising only youting of propert

672-288-4 394 4 2000-20 184 U SPAN 24

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