PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

I, or we, Ered C. Roth legal owner of the property situate	ın Bal	tim	ore
County and which is described in the description and plat attached herete and made a	part I	here	eof,
hereby petition (1) that the zoning status of the herein described property be re-classif	ied, pu	rsu	ant
to the Zoning Law of Baltimore County, from 27.	zone	to	an

See attached description

and (2) for a Spe 1a. Fr.eption, under the said Zon	ng Law and Zoning	Regulations of	Baltimore
County, to use the herein described property, for	boarding hous	e	

Property is to be posted and advertised as prescribed by Zoning Regulations I, or we agree to pay expenses of above re-classification and or Special Exception advertising posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning

tions of Baitimore County adopted pursuant to the Zoning Law for Baltimore Fred C. Roth Contract purchaser

Address 1313 Eastern Boulevard

Robert J. Romadka
Address 809 Eastern Tuleyard
Baltimore, Maryland 21221

ORDERED By The Zoning Commissioner of Baltimore County, this ... 5th .

... 196x72 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 had before the Zoning

PHONE. MU 7-6922

Baltimore, Maryland 21221

FRANK S. LEE

August 16, 1971

No. 1313 Eastern Avenue South side of Eastern Avenue 150 feet west of Essex Avenue 15th District Baltimore Geusty, Maryland

Beginning for the same on the south side of Eastern Avenue at the distance of 150 feet measured westerly along the south side of the same and the same of the same same and the same same south side of Eastern Avenue South 63 degrees its and bindings on the south side of Eastern Avenue South 63 degrees (in minutes West 112 feet thence leaving Eastern Avenue for three lines of divisions as follows: South 6 degrees 11 minutes Sat 100 feet, North 63 degrees 16 minutes East 112 feet and North 6 degrees 11, minutes Sat 100 feet, the same south 100 feet to the place of beginning.

Containing 0.77 acres of land.



RE: PETITION FOR SPECIAL EXCEPTION : for Boarding House S/S of Eastern Avenue 150' West of Essex Avenue 15th Distric Frederick C. Roth, Sr. Petitioner

¥

217

5/2:

BEFORE

COUNTY BOARD OF APPEALS

OF

BALTIMORE COUNTY

. OPINION

This case comes before the Board on an appeal from an Order of the Zoning Commissioner which granted a special exception for a boarding house at the property of the Petitioner, Frederick C. Roth, Jr. The subject property is located at 1313 Eastern Avenue, same being on the south side of Eastern Avenue approximately 150 feet west of Essox Avenue in the 15th Election District. The property has a frontage of approximately 112 feet on the south side of Eastern Avenue, with an approximately depth of 300 feet. The lot is rectangular and is now improved by an older one and one-half story block and frame residence (see photo - Exhibit No. 2-A) that is now being used by the Petitioner as his residence and a boarding house. The subject property and those immediately surrounding ame are zoned D.R. 5.5. The Zoning Regulations permit a boarding house in a D.R. 5.5 zone, provided all of the provisions of Section 502.1 are satisfied. If such be the case, a special exception for such boarding house use may be granted in the existing D.R 5.5 zone. The sale question to be decided by this Board is whether or not the proposed use satisfied all of the provisions of Section 502.1, which are as follows:

> "Beform any Special Exception shall be granted, it must appear. t the use for which the Special Exception is requested will not:

- "a. Be detrimental to the health, safety,
- "b. Tend to create congestion in rooks, streets,
- "c. Create a potential hazard from fire, panic, or other dangers:
- "d. Tend to overcrowd land and cause undue concentration of population;
- "e interfere with adequate provisions for schools,

Frederick C. Roth, Sr. - No. 72-267->

fulfilled, it is the judgment of this Board that the health, safety and general welfare of the community will be amtected and the amvisions of Section 502. I will be satisfied. Therefore a Special Excaption, subject to restrictions, shall be granted.

ORDER

For the reasons set forth in the aforegoing Opinion, it is this 26th day of September, 1973, by the County Board of Appeals O RDERED, that the Special Exception petitioned for, be and the same is hereby GRANTED, subject to the strict compliance with the following conditions and restrictions

- 1. No more than ten (10) boarders shall reside and/or occupy
- The proposed structure shall be no more than 40 feet wide, nor more than 80 feet in depth, and shall be set back 120 feet from the center line of Eastern Avenue.
- 3. Construction plans shall be reviewed and approved by the office of Planning and Zoning, with the intention that the exterior c. the proposed structure shall be residential in character
- 4. Screening shall consist of a 6 foot high chain link fence with 4. Screening shell consist of a 6 foot high choin link fence with ventrical 2 inch redwood slab woven throughout said fencing. This chain link fencing to be exceted across the entire rear lot line of the subject property and from the rear lot line of the subject property and from the rear lot line of the subject property northerly down each side lot line for a distance of 200 feet toward Eastern Avenue. In addition, 4 foot high evergreen compact landscaping shall be planted along the remaining side lot lines (i.e. a proposimately) 100 feet from Eastern Avenue to the end of chain link fencing cited above) and across the entire recreated to line. thout said fencing.

Any appeal from this decision must be in accordance with Chapter 1100. subtitle B of the Maryland Rules of Procedure, 1961 edition.

COUNTY BOARD OF APPEALS

OF BALTIMORE COUNTY A. Reiter, Jr., Acting Chairman

0.7 URDER

BATE × Frederick C. Roth, Sr. - No. 72-267-X

parks, water, sewerage, transportation or other public requirements, conveniences, or improvements

"f. Interfere with adequate light and air."

The plans for this site are set out in Catitioner's Exhibit No. 1. Testimony consumed three hearing days and centered on the existing use, as well as the proposed use. Without attempting to detail said testimony and evidence, suffice it to say that the Petitioner now operates a boarding house for war veterors who are or have suffered from physical and mental war-connected illnesses, such as battle fatigue, etc. None are now under medical care, either physical or mental, and all have been certified as capable of being placed outside of V.A. hospitals. The Petitioner provides only mooming and boarding facilities for these men. The Board was impressed by two expert witnesses called by the Protestants: One, a representative of the V.A., who told of their interest in this home and others like it, and the most needed community service that same provided for the men; the other, from the pultimore County Health Department, explained the State and County position as it applies to such homes. It is apparent that newly enacted Federal, State and County regulations will force the Petitioner to build a new modern boarding home, or close up this operation.

The attorney for the Protestants summaned each of the seven boarders, who are now residents of the boarding house, for review by this Board. Several neighbors testified in apposition to the boarding house. Most of these neighbors expressed sincere concern for these men who have suffered ill effects while fighting for our country, but then described various incidents that have occurred during the tenure of the existing boarding house. These included some wanderings of tracse men onto the wrong property, knocking for entrance at the wrong house, falling on the sidewalk while coming home from the commercial area, and walking in guard duty fashion and saluting within the yard of the subject property. The Protestants seemed to feel genuinely sorry for these men, and also seemingly realized that a non-hospital type boarding home was needed for men like these, but they did not want it next door to their houses.

As previously stated, the Regulations allow the proposed use at this location provided the sections of Section 502.1 are satisfied. The Board is faced with an extremely

RE: PETITION FOR A SPECIAL S/S of Eastern Aven c. 150 : ZONING COMMISSIONER W of Essex Avenue - 15th District, Frederic C. Roth, Sr. - : OF 72-267-X (Item No. 154) : BALTIMORE COUNTY 101 101 101 m m m

The Petitioner requests a Special Exception for a Boarding House for a parcel of property located on the south side of Eastern Avenue, one hundred and fifty feet (150') west of Essex Avenue in the Fifeeath Districof Baltimore County. The said property containing 0.77 acres of land, more

Evidence on hehalf of the Petitioner indicated that the subject property is improved with an old house presently being used as a boarding house for approximately seven (7) persons. These persons are disabled veterans who are not in need of hospital care but are in need of a place in which to live. The Petitioner operates the boar ling house which is governed by both federal and state regulations applicable thereto. The present building is allegelly inadequate for the needs of these boarders and the Petitioner requests the legalization of the use in order to construct a . ew building.

It was also indicated that the use would not have any ocaring upon the traffic in the area or the increase thereof. Nor was it indicated that the use would have an adverse affect upon the health, safety, and general welfare of the community.

Several residents of the area, in protest of the subject Petition, mondate strip is basically residential in character. Furthermore, the rotestants indicated that they were apprehensive of the type of people using the boarding house, namely war veterans suffering from battle fatigue.

Without reviewing the evidence further in detail but based on

FDP. FL

03 .

ä

ORDER

DATE

Frederick C. Roth, Sr. - No. 72-267-X

On one hand, a community need to house battle fatigue veterans; on the other hand, yes, but not next door to me. In granting a special exception, this Board has the power to impose whatever restrictions it deems necessary to insure complete satisfaction of Section 502.1 in this instance, the Board shall grant the special exception, but not as petitioned. Instead, the Board will make full use of its power to restrict and supplement the special exception with a set of restrictions which should satisfy Section 502.1, insure neighborhood privacy and tranquillity, and provide to community with a boarding home for its var veterans. The Board shall limit the number of boarders to ten (10), thereby reducing the population density to well below what might result if this 0.77 acre-D.R. 5.5 :ite were redeveloped in four ownhouses, as would be permitted under the existing zoning without any Board action. The Board shall order a reduction in size of the proposed home from 5000 square feet to 3200 square feet. In order to maintain the residential character of the community, the Board shall order that the new honce be no wider across the lot than 40 feet. Same will provide for larger side yard setbacks and potentially reduce the institutional type appearance of a wide building. It will be required that the home be constructed 120 feet back from the center line of Eastern Avenue, which will take advantage of this deep lot and provide for a large potentially attractive front lawn. Also, in orde to maintain the residential character of the area, the Board shall order that the construction plans be revised in a fashion so as to provide for an exterior appearance of a residence rather than of a non-residential type ouilding. Brick and/or (if acceptable to the various regulatory agencies) aluminum siding shall be utilized on all sides in lieu of the proposed concrete block. This plan shall be approved as to residential character and appearance by the Office of Planning and Zaning prior to the issuance of a building permit. The Office of Planning and Zoning might wish to insist upon window shutters, window flower boxes and considerable building perimeter landscaping as required items prior to approval of the structure. The Board shall also equire that the side and rear lines of the subject property shall he screened by a 6 foot high chain link fence, with vertical 2 inch redwood slats woven throughout said fencing. Evergreen compact planting shall also be provided, (see Restriction *4).

Of course, all of the Federal, State and County regulations concerning such boarding houses shall be strictly applied. Provided the restrictions discussed above are

all the evidence presented at the hear in the opinion of the Zonias Commissioner, the subject use would not be detrimental to the health, safety, and general welfare of the community. We are dealing with a unique situation in Country and as a result of battle fatigue, and/or illness are, in the eyes of some individuals, unwanted. Facilities must be provided for these men and boarding house governed by both federal and state regulations is ideal

After reviewing the above testimony, it is the opinion of the Zoning Commissioner that the Petitioner has met all the requirements of Section 532, 1 of the Baltimore County Zoning Regulations, and the Special Exception should be granted. This granting of the Special Exception cannot b used as evidence in a Reclassification Petition and hearing as a substantia change in the character of the neighborhood

Therefore, it is ORDERED by the Zoning Con missioner of Baltimore County, this _ Z _ day of July, 1972, that the above Special Exception for a Boarding House is hereby Granted, subject to approval of a site plan by the State Highway Administration, Bureau of Public Services, the Office of Planning and Zoning and strict compliance to the following condition

- 1. That no more than ten (10) boarders occupy
- That the Petitioner provide an adequate fence feet (6') high and adequate screening around the
- 3. That the proposed building be no more than

DEC 3 - 1973

Essex, Maryland Mail

Mr. S. Eric DiNenna Zoning Commissioner
Baltimore County Office Building Towson, Maryland 21204

> RE: Petition for Special Exception S/S of Eastern Avenue, 150' W of Essex Avenue - 15th District Frederick C Roth Sr . Petitione NO 72-267-X (Item No 152)

Dear Commissioner

In reference to the property noted above concerning the granting of a Special Exception, the undersigned appeals the granting of such a Special Exception to Frederick C. Poth, Sr. - Petitioner - No. 77-267-N. Item No. 152.

51 25 72 AM -7 ... 3

Sincerely yours. The Frederand & Mrs Ferdinand F Hock Mr. - Mrs Joseph Burnet

Mr and M s Joseph Ziemski 1309 Eastern Avenue

Mr. and Mrs Thomas Hilliard 1305 Eastern Avenue mr. no Week

Mr. and Mrs. James Hock

1415 Hock Lane

The Aller Carrille (Carring term

Mr. and Mrs. Carrille Lauenstein 1308 Eastern Avenue

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. S. Eric Di Nenna, Zoning Commissioner Date. May 22, 1972

FROM Mr. George E. Gavrelis, Director of Planning

SURJECT Petition * 72=267-X . South side of Eastern Avenue 150 feet west of Essex Avenue . Petition for Spacial Exception for a Boarding House . Frederick C. Roth, Sr., Petitioner

15 th District

HEARING: Monday, May 22, 1972 (1:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for a Special Exception for a Boarding House.

We feel that the requested intensity of use here is comparable to that which might occur in a D.R. 16 Zone. We feel that undue concentration of population and overcrowding of land would occur if this petition is granted. We, therefore, recommend against the requested special exception.

GEG-hm



Robert J. Romedka, Esq., Item 152 Page 3 April 5, 1972

Air Pollution Comments: The building or buildings on this site may be subject to registration and compliance with the faryland State Health Air Pollution Control Regulations. A..."Lional information may be obtained@from the Division of Air Pollution, Deltinore County Department of Health.

DEPT. OF TRAFFIC ENGINEERING:

The existing entrance must be improved along with the rest of the

FIRE PREVENTION:

The owner shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101, "The Life Safety Code", 1967 Edition, and the Fire Prevention Code when construction plans are submitted for approvil

No bearing on student population.

ZONING ADMINISTRATION DIVISION:

This petition is accepted for filing; however, revised plans reflecting the comments of the Department of Treffic Engineering should be submitted prior to the hearing date.

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. Myus OLIVER L. MYERS, Chairman

OLM: JBB: JO

BALTIMORE COUNTY, MARYLAND

THENT OF TRAFFIC ENGINEERIN

INTER-OFFICE CORRESP

S. Eric DiNenna Attn: Oliver L. Hyers

Michael S. Flanigan

Item 152 - ZAC - Harch 21, 1972 Property Owner: Fred C. Roth Eastern Avenue W. of Essex Avenue Special exception for boarding house SUBJECT

FROM:

The existing entrance must be improved along with the rest of

Michael S. Flanigan

March 30, 1972

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

April 5, 1972

OLIVER L. AVER

MEMBERS

PUREAU OF ENGINEERING

DEPARTMENT OF TRAFFIC ENGINEERING

WEST THE DEPARTMENT

FROM THEATS PARIM

Robert J. Romadka, Esq., 809 Eastern Boulevard Baltimore, Maryland 21221

RE: Type of Hearing: Special Exception for boardin_ house Location: S/S Eastern Avenue, 150' West of Esse: Avenue Petitioner: Fred C. Roth 15th District Item 152

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 located on the south side of Eastern Avenue, approximately one hundred and fifty feet west of Easex Avenue and is currently improved with a one and one-half story boarding and rooming house.

The preparates to each side are improved with one and enchalf story deallings. To the near of the site is a one story brick residence, Opposite the site and across Erstern Arenue is a two story brick dealling, a church, and Texaco auteosative service station. There is existing curb and gutter at this location.

BUREAU OF ENGINEERING:

S. Eric DiNenna, Zoning Commissioner

SUBJECT: Property Owner: Fred C. Roth

Location:

ITEN # 152

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.

Eastern Avenue is an existing County road, improved as a 48-foot closed-type roadway cross section on an existing 80-foot right-of-way. No further highway improvements are required at this

The entrance locations are subject to approved by the Department of Treffic Engineering and shall be constructed in accordance with Baltimore County Standards.

S/S Eastern Avenue, 150° West of Essex Avenue Zoning Agenda: March 21, 1972

The hydrants shall be located at intervals of ____

exceeds the maximum allowed by the Fire Department.

() h. The site shall be made to comply with all applicable requirements of the Mational Fire Protection *sesciation Standard No. 102, "The Life Safety Code", 1967 Edition, and the Fire Prevention Code prior to occupancy or commencement of operations.

(X) 5. The owner shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101, "The Life Safety Code", 1967 Edition, and the Fire Prevention Code when construction plans are submitted for approval.

() 6. The Pire Department has no comment on the proposed site.

() 2. A second means of access is required for the site. () 3. The dead-end condition shown at __

DATE: March 27, 1972

D9198

Page 2 April 5, 1972 Sediment Control:

Robert J. Romadka, Esq., Item 152

Euvelopment of this property through itripping, grading and stabil®pation could result in a sediment pollu ion prublem, dranging private and public holdings downstream of the property. A grading parall is, therefore, necessary for all grading, including the stripping of top soil.

Drainings studies and sed, sent control drawings will be necessary to be reviewed and approved prior to the issuance of any grading or building permits.

Storm Drains:

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

The Petitioner must provide necessary drainage facilities (temporary or persament) to prevent creating any nuisances or demages to adjacent properties, especially by the concentration of surface wheres. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the

In eccordance with the drainage policy for this type development, the Petitioner is responsible for the total estual cost of drainage facilities required to carry the storm mater run-off through the property to be developed to a suitable outfall.

Mater and Sanitary Sewer:

Public water supply and sanitary sewerage are available and serving

PROJECT PLANNING DIVISION:

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

HEALTH DEPARTMENT:

Metropolitan water and sever are available to the site.

food Service Comments: Prior to construction, renovation and/or installution of equipment for this food service facility, complete plans and specifications must be submitted to the Division of Food Protection, Baltimore County Oppertment of Health, for review and approval.

BALTIMORE COUNTY B OF EDUCATION

ZONING ADVISORY CONSTITUE MEETING

OF MIRCH 21,1912

Petitioner: Rorm

Location:

Present Zoning: Da 5.5"

Proposed Zoning: S.E. For BOLLOING HOUSE

No. of Acres: 112' x 300

Comments: NO BEACHNE ON STUDENT PROGLATION

Note: Above comments indicated with a check apply.

() 7. Site plans approved as shown.

BAL_MORE COUNTY, MARYL..ND

INTER-OFFICE CORRESPONDENCE

S. Eric DiNenna Zoning Commissioner TO...John L. Wimbley FROM Project Planning Division

April 3, 1972

Zoning Advisory Agendu Item #152

March 21, 1972 Fred C. Roth S/S Eastern Ave.

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

BA . IMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Date March 22, 1972 TO Mr. Oliver Myers

FROM H.V. Bonner

SUBJECT Item 152 - Zoning Advisory Committee Meeting, March 21,1972

152. Property Owner: Fred C. Roth Location: S/S Eastern Ave., 150' West of Present Zoning: D.R. 5.5
Proposed Zoning: Special exception for a boarding home

Metropolitan water and sewer are available to the site.

Food Service Comments: Prior to construction, renovation and/or 'mstallation of equipment for this food service facility, complete plans and specifications uset be sunsited to the Division of Food Frotection, Baltimore County Department of Health, for review and approval.

site may be subject to registration and compliance with the Maryland State Health Air Pollution Control Regulations. Additional information may be obtained from the Division of Air Pollution, Baltimore County Department of Health.

Hoy Bancer Sanitarian II Water and Sewer Section Division of Sanitary Engineering

BA. MORE COUNTY, MARY. .ND

INTER-OFFICE CORRESPONDENCE

Date __April 3, 1972_____

FROM Ellsworth N. Diver, P.E.

SUBJECT Item 152 (1971-1972)

Friently Owner: Fred C. Both
S/S Eastern Aremue, 250' West of Friex Avenue
Fresent Zoning: D.R. 5.5
Froncead Zoning: Special Exception for boarding house
District: 15th
No. Acres: 112 x 300'

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

Tastern Avenue is an existing County road, improved as a M8-foot closed-type roadway cross-section on an existing %0-foot right-of-way. No further highway improvements are required at this time.

The entrance locations are subject to approval by the Department of Traffic Engineering and shall be constructed in accordance with Saltimore County

Sediment Control:

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

Drainage studies and sediment control drawings will be necessary to be reviewed and approved prior to the issuance of any grading or building permits.

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

The Petitioner must provide necessary designer facilities (temporary or premanent) to errent creating any mainean or desagree to ediscent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioners.

CERTIFICATE OF PUBLICATION

day of ___ May______, 19__72, the first publication appearing on the ___lath___day of____Hay____ 19...72



ORIGINAL. CERTIFICATE OF PUBLICATION

OFFICE OF

Essex Times

889 Eastern Blvd

May 8 - 19 72

THIS IS TO CERTIFY, that the annexed advertisement of

ESSEX TIMES a weekly news-

May 1972 : that is to say. the same was inserted in the issued of May 4. 1972.

By Ruth morgan

Item 152 (1971-197 Froperty Owner: Freu C. Roth Page 2 April 3, 1972

Storm Drains: (Cont'd)

In accordance with the drainage policy for this type development, the Fettiticer to appoint he for the total actual cost of drainage facilities required to Evry the storm water run-off through the property to be developed to a mitable outfall.

Water and Sanitary Sewer:

Public water supply and sanitary sewerage are available and serving this

CHATTERICATE OF POSTING

5/5 Eastern one 150W & Essey on

Mul H New Date of return duy 23-72

Grederit C. Koth Lu.

72-267-X

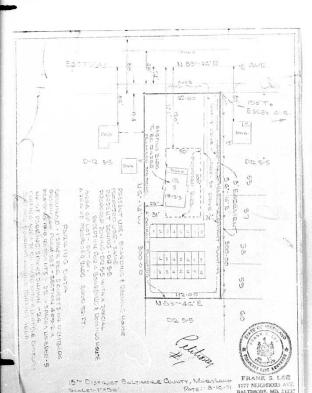
Date of Posting aug 16 72

ELISWORTH N. DIVER, P.E. Chief, Bureau of Engineering

END:EAM:FWR:58

150

I-SW Key Sheet 6 NE 30 Position Sheet NE 2H Topo 97 Tax Map



Sign	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Townen, Maryland	#72-267-X
District 15	ing Monday May 22 1 1972 &	5-4-12 Las RM
Location of property:	5/5 of Partin No 150' West 1	feer de
Location of Signs:	Sys and in FRANT of M. 131	2
Remarks: Posted by Ph.//.	Date of return: 5/	4/21

PETITION	ETITION MAPI		NG	G PROGRESS			SHEET			
FUNCTION	Wall Map Ori		ginal Duplicate		Tracing		200 Sheet			
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: Ifm					d Pla e in ou		or desc	c ript.		
Previous case:				fap #						NO

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT	2361
DATE July 25, 1972 ACCOUNT 01-662	
AMOUNT\$75.00	
Mr. James Hock	ow - customer
Cost of Appeal on Case NO. 72-267-X S/S of Eastern Avenue, _50' W of Es	sex Avenue -
FrederickC. Roth, Sr Petitioner	75.00mm

BALTIMORE COUN OFFICE OF FINANCE - R MISCELLANEOUS	EVENUE DIVISION	No. 3650
DATE May 22, 197		-662
	AMOUNT	\$36.75
WHITE - CASHER	PINK - AGENCY	YELLOW - CUSTOMER
Cash Advertisin	e and posting of pr	operty for Fred Roth
Ann of T T	7 8 5#MY 22	3 9.75 HSC

obort J. Anmedia, Esq., 19 Eastern Blvd., 11timore, Nd. 21221 BA	ALT1 HE COUNTY OFFICE OF PLANNING AP CONING
	County Office Building 111 W. Chesapeke Avenue Tomson, Maryland 212()4
Ye	Your Petition has been received and accepted for filing
this 5th	dey of
	19.0.21
	ERIC DINEMA
	Zoning Commissioner
Potitioner: Fred C.	. Loth
	11 12
Petitioner's Attorne	reyllebert J. Romaka Reviewed by Olive of Mane
Petitioner's Attorne	reymoders Je Remidus Reviewed by (MUKO O) Muse
Petitioner's Attorne	Reviewed by MWW J. Manager Chairman, Advisory Committee

BALTIMORE COUNTY, MARYLAND
CYPCE OF PR. A. REVENUE DIVISION
MISCELLANCUS CASH RECEIPT

DATE 16qv 1, 1372 ACCOUNT 02-662

AMOUNT 550.00

MITTE CASHED
PRINT ASSECT
THE CONTROL BROWN OF THE CONTROL BROWN
BOSEC, M. 2121
Petition for Special Reception for Fred Both
972-267-7











and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of County, to use the herein described property, for ... hoarding house ...

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

I, or we, agree to pi, expenses of above re-classification and/or Special Exception 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 Fred C. Roth

Contract purchaser

Address...1313 Eastern Boulevard

Baltimore, Maryland 21221

152

MICROFILMED

TI

ner of Baltimore County, this ... 5th ... ORDERED Ly The Zoning Con

..., 198x72 that the subject matter of this petition be advertised, as required by the Zoning Law of Paltimore County, in two newspapers of general circulation through required by the zoning Law of Pattimore County, in two newspapers of general circulation throughout Baltimore County, that pr., "y be posted, and that the public hearing be had before the Zoning 1990 2 County of the Stationer of Baltimore County in Room 106, County Office Build" in Towson, Baltimore

day of May 22nd

Aini Vi Kensa Zoning Commissioner of Baltimore County

MICROFILMED

RE: PETITION FOR SPECIAL EXCEPTION : for Boarding House S/S of Eastern Avenue 150' West of Essex Avenue

derick C. Roth, Sr.

COUNTY BOARD OF APPEALS OF

REFORE

BALTIMORE COUNTY

No. 72-267-X

NCINIAO

This case comes before the Board or an appeal from an Order of the Zonin Commissioner which granted a special exception for a boarding house at the property of the Petitioner, Frederick C. Ro h, Jr. The subject property is located at 1313 Eastern Av same being on the south side of Eastern Avenue approximately 150 feet west of Essex Ave in the 15th Election District. The property has a frontage of approximately 112 feet on the south side of Eastern Avenue, with an approximately depth of 300 feet. The lot is rectangular and is now improved by an older one and one-half story block and frame residence (see photo - Exhibit No. 2-A) that is now being used by the Patitioner at his residence and a boarding house. The subject property and those immediately surroundin same are .toned D.R. 5.5. The Zoning Regulations permit a boarding house in a D.R. 5.5 zcne, provided all of the provisions of Section 502.1 are satisfied. If such be the case, a special exception for such boarding house use may be granted in the er isting D.R. 5.5 zone. The sole question to be decided by this Board is whether or not the proposer use satisfied all of the provisions of Section 502.1, which are as follows:

"Before any Special Exception shall be granted, it must appear that the use for which the Special Exception is requested will not:

"a. Be detr. ...ntal to the health, safety,

"b. Tend to create congestion in roads, streets, or alleys therein:

"d. Tend to overcrowd land and cause undue con-centration of population;

"e. Interfere with adequate provisions for schools,

Frederick C. Roth, Sr. - No. 72-267-X

parks, water, sewerage, transportation or other

"f. Interfere with adequate light and air."

The plans for this site are set out in Petitioner's Exhibit No. 1. Testimony aree hearing days and centered on the existing use, well as the proposed use. Without attempting to detail said testimony and evidence, suffice it to say that the Petition now operates a boarding house for war veterans who are or have suffered from physical and ntal war-connected illnesses, such as battle fatigue, etc. None are now under medical care, either physical or mental, and all have been certified as capable of being placed outside of V.A. haspitals. The Petitioner provides only rooming and boarding facilities for The Board was impressed by two expert witnesses called by the Protestants: ive of the V.A., who told of their interest in this home and others like it and the most needed community service that same provided for the men; the other, from the County Health Department, explained the State and County position as it applies It is apparent that newly anacted Federal, State and County regulations will force the Petitioner to build a new modern boarding home, or close up this operation.

The attorney for the Protestants summoned each of the seven boarders, who are now residents of the boarding house, for review by this Board. Several neighbors test fied in opposition to the boarding house. Most of these neighbors expressed sincere concern for these men who have suffered ill effects while fighting for our country, but then described These included some wanderings of these men onto the wrong property, knocking for entrance at the wrong house, falling on the sidewalk while coming home from the commercial area, and walking in guard duty fashion and saluting within the yard of the subject property. The Protestants seemed to feel genuinely sorry for these men, and also seemingly realized that a non-hospital type boarding home was needed for man like these, but they did not want it

As previously stated, the Regulations allow the proposed use at this location provided the sections of Section 502.1 are satisfied. The Board is faced with an extremely difficult decision, as it can sympathize and appreciate the needs and concerns of each side: MICROFILMED

Frederick C. Roth, Sr. - No. 72-207-X

On one hand, a community need to house battle fatigue veterans; on the other hand, yes, but not next door to me. In granting a special exception, this Board has the power to impase whatever restrictions it deems necessary to insure complete satisfaction of Section 502.1 In this instance, the Board shall grant the special exception, but not as petitioned. Instead, the Board will make full use of its power to restrict and supplement the special exception with a set of restrictions which should satisfy Section 502.1, insure neighborhood privacy and tranquillity, and provide the community with a boarding home for its war veterans. The Board shall limit the number of boarders, green (10), thereby reducing the population *ensity to well below what might result if this 0.77 acre-D.R. 5.5 site were redeveloped in four ouses, as would be permitted under the existing zoning without a y Board action. The Board shall order a reduction in size of the proposed home from 5000 square feet to 3200 square feet. In order to maintain the residential character of the community, the Board shall order that the new home be no wider across the lor than 40 feet. Same will provide for larger side yard setbacks and potentially reduce the institutional type appearance of a center line of Eastern Avenue, which will take advantage of this deep lot and provide for a large potentially attractive front lawn. Also, in order to maintain the residential character of the area, the Board shall order that the construction plans be re-ised in a fashion so as to provide for an exterior appearance of a residence rather than of a non-residential type building. Brick and/or (if acceptable to the various regulatory agencies) aluminum sidin shall be utilized on all sides in lieu of the proposed concrete block. This plan shall be approved as to residential character and appearance by the Office of Planning and Zoning prior to the issuance of a building permit. The Office of Planning and Zoning might wish s required items prior to approval of the structure. The Board shall also require that the side and rear lines of the subject property shall be screened by a 6 foot high chain link fence, with vertical 2 inch redwood slats waven throughout sold fencing. Evergreen compact planting shall also be provided, (see Restriction #4).

Of course, all of the Federal, State and County regulations concerning such boarding houses shall be strictly applied. Provided the restrictions discussed above are ICROFILMED

Frederick C. Roth, Sr. - No. 72-267->

fulfilled, it is the judgment of this Board that the health, safety and general welfare of the community will be protected and the provisions of Section 502.1 will be satisfied. There fore a Special Exception, subject to restrictions, shall be granted.

ORDER

For the reasons set forth in the aforegoing Opinion, it is this 26th day of September, 1973, by the County Board of Appeals ORDERED, that the Special Excepti petitioned for, be and the same is hereby GRANTED, subject to the strict compliance with

- No more than ten (10) boarders shall reside and/or occupy
- 2. The proposed structure shall be no more than 40 feet wide, nor more than 80 feet in depth, and shall be set back 120 feet from the center line of Eastern Avenue.
- 3. Construction plans shall be reviewed and approved by the office of Planning and Zoning, with the intensite that the exterior of the proposed structure shall be residential in character and appearance.
- 4. Screening shall consist of a 6 foot high chain link fence with 4. Screening shall consist of a 6 foot high chain link fence with ventrical 2 inch reviewed slots woven throughout sold fencing. This chain link fencing to be enceted across the entire rear lot line of the subject property and from the rear lot line of the subject property and from the rear lot line of the subject property northerly down each side lot line for a distance of 200 feet to varied Eastern Avenue. In addition, 4 foot high evergreen compact londscoping shall be planted dong the remaining side lot lines (i.e., approximately 100 feet from Eastern Avenue to the end of chain link fencing cited above) and across the second of the control of the contr

Any appeal from this decision must be in accordance with Chapter 1100, subtitle B of the Maryland Rules of Procedure, 1961 edition.

COUNTY BOARD OF APPEALS

OF BALTIMORE COUNTY

RE: PETITION FOR A SPECIAL EXCEPTION
S/S of Eastern Avenue, 150';
W of Essex Avenue - 15th
District, Frederic C. Roth, Sr. - : Petitioner NO. 72-267-X (Item No. 152) : BALTIMORE COUNTY

The Petitioner requests a Special Exception for a Boarding House for a parcel of property located on the south side of Eastern Avenue. one hundred and fifty feet (150') west of Essex Avenue in the Fifeenth Distric of Baitimore County. The said property containing 0.77 acres of land, more or less.

111 111 111

Evidence on behalf of the Petitioner indicated that the subject property is improved with an old house presently being used as a boarding house for approximately seven (7) persons. These persons are disabled veterans who are not in need of hospital care but are in need of a place in by both federal and state regulations applicable thereto. The present buildi is allegelly inadequate for the needs of these boarders and the Petitione. requests the legalization of the use in order to construct a new building.

It was also indicated that the use would not have any bearing upon the traffic in the area or the increase thereof. Nor was it indicated tha the use would have an adverse affect upon the health, safety, and general

Several residents of the area in protest of the subject Datiti ndicated that they are fearful that the granting of the Special Exception would the boarding house, namely war veterans suffering from battle fatigue.

Without reviewing the evidence further in detail but based on

all the evidence presented at the hearing, in the opinion of the Zoning Commissioner, the subject use would not be detrimental to the health, safety, and general welfare of the community. We are dealing with a unique situation in that the Petitioner requests a use for the housing of men who fought for this Country and as a result of battle fatigue, and/or illness are, in the eyes of ne individuals, unwanted. Facilities must be provided for these men and boarding house governed by both federal and state regulations is ideal. After reviewing the above testimony, it is the opinion of the

Zoning Commissioner that the Petitioner has met all the requirements of Section 502.1 of the Baltimo e County Zoning Regulations, and the Special Exception should be granted. This granting of the Special Exception cannot b used as evidence in a Reclassification Petition and hearing as a substantial change in the character of the neighborhood.

Therefore, it is ORDERED by the Zoning Commissioner of Baltimore County, this 7 day of Jery, 1972, that the above Special Exception for a Boarding House is hereby Granted, subject to approval of a site plan by the State Highway Administration, Bureau of Public Services, the Office of Planning and Zoning and strict compliance to the following condition

1. That no more than ten (10) boarders occupy

2. That the Petitioner provide an adequate fence

BALLMORE COUNTY, MARYLAND

INTE -OFFICE CORRESPONDEN

S. Eric DiNenna

FROM Project Planning Division

SUBJECT Zoning Advisory Agenda Iten #152

March 21, 1572 Fred C. Roth S/S Eastern Ave., 150' West of Essex Avenue

April 3, 1972

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

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IV: D FOR FI

ORDER DATE FRANK S. LEE 1277 NEIGHBORS AVENUE

August 16, 1971

No. 1313 Eastern Avenue No. 1313 Eastern Avenue 150 feet west of Essex Avenue 15th District Beltimore County, Maryland

Beginning for the same on the south side of Eastern Avenue at Eastern Avenue of 150 feet measured westerly along the south side of Eastern Avenue from the west side of Eastern Avenue from the west side of Eastern E

Containing 0.77 acres of land.



MICROFILMED

Mr. S. Eric DiNenna Zoning Commissioner Baltimore County Office Building Towson, Maryland 21204

> RE: Petition for Special Exception S/S of Eastern Avenue, 150' W of Essex Avenue - 15th District Frederick C. Roth, Sr. - Petitione: NO. 72-267-X (Item No. 152)

1311 Castern Avenue

Essex. Maryland 31331

Lear Commissioner

In reference to the property noted above concerning the granting of a Special Exception, the undersigned appeals the granting of such a Special Exception to Frederick C. Roth, Sr. - Petitione: - No. 72-267-X. Item No. 152.

Sincerely yours,



Mrs Feederand P. Thes Mrs. Ferdinand R. Hock Mrs. Ferdinand R. Hock
Mr. & Mrs. Joseph Bunch F. Mr. and Mrs. Joseph Ziemski 1309 Eastern Avenue Me + Mas Thomas Hillian M. and Mrs. Thomas Hilliard 1395 Eastern Avenue Mr. Mr Hock Mr. and Mrs. James Hock

1415 tinck Lane
Mr. + Mr. Carelle Clauenstein
Mr. and Mrs. Carville Lavenstein 1308 Eastern Avenue

MICROFILMED

BA TIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. Cliver Myers Date March 22, 1972

FROM_ H.V. Bonner

SUBJECT Item 152 - Zoning Advisory Committee Meeting, March 21,1972

152. Property Owner: Fred C. Roth Location: S/S Eastern Ave., 150' West of

Esser Street Present Zoning: D.R. 5.5 Proposed Zoning: Special exception for a boarding home District: 15

No.Acres: 112' x 300'

Metropolitan water and newer are available to the site.

Fined Service Conments: Prior to construction, renovation and/or installation of equipment for this food service facility, complete plans and specifications must be submitted to the Division of Food Protection, Baltimore County Department of Health, for review and approval.

Air Pollution Comments: The building or buildings on this cite may be subject to registration and compliance with the Mauyland State Health Air Pollution Control Regulations. Additional information may be obtained from the Division of Air Pollution, Baltimore County Department of Health.

Hoyt Bonner Water and Sever Section Division of Sanitary Engineering

MICROFILMED

0 BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. S. Eric Dillenna, Zoning Commissioner Date May 22, 1972

FROM Mr. George E. Gavrelis, Director of Planning

SUBJECT Petition # 72=267-X . South side of Eastern Avenue 150 feet west of Essex Avenue. Petition for Special Exception for a Boarding House. Frederick C. Roth, Sr., Petitioner

15 th District

HFARING: Monday, May 22, 1972 (1:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for a Special Exception for a Boarding House.

We feel that the requested intensity of use here is comparable to that which might occur in a D.R. 16 Zone. We feel that undue concentration of population and overcrowding of land would occur if this petition is granted. We, therefore, recommend against the requested special exception

GEG:bm



MICROFILMED

BAMORE COUNTY, MARY ND

INTER-OFFICE CORRESPONDENCE

Date ___April 3. 1972

FROM Ellsworth N. Diver, P.E.

SUBJECT Item 152 (1971-1972)

From the State of Fact C. Noth
S/S Fastern Avenue, 150° West of Fasex Avenue
Frement Zonlage: D.R. 5.5

From the State of Fasex Avenue
District: 15th No. Acres: 112' x 300'

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.

Easterr Avenue is an existing County road, improved as a 48-foot closed-type roadway cross-section on an existing 80-foot right-of-way. No further highway improvements are required at this time.

The entrance locations are subject to approval by the Department of Traffic Engineering and shall be constructed in accordance with Paltimore County

Sediment Control:

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

Drainage studies and sedirent control drawings will be necessary to be reviewed and approved prior to the issuance of any grading or building permits.

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

The Patitioner must provide necessary drainage facilities (temporary of remanent) to prevent creating any missance or damages to adjacent properties, each of concentration of surface waters. Correction of any problem which any date to improper grading or improper installation of drainage facilities, would be the full responsibility of the Patitioner.

MICROFILMED

Item 152 (1971-197 Property Owner: Fred C. Roth April 3, 1972

Storm Drains: (Cont'd)

n accordance with the dramage policy for this type development, the binner is responsible for the total actual cost of dramage facilities which to earry the atoms water run-ori: through, no property to be developed

Water and Sanitary Sewer:

Public water supply and sanitary sewerage are available and cerving this

Does Diver ELISWORTH N. DIVER, P.E. Chief. Bureau of Engineering

END: EAM: FWR: 55

I-SW Key Sheet 6 NE 30 Position Sheet NE 2H Topo 97 Tax Map

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BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

April 5, 1972

RE: Type of Hearing: Special Exception for boarding house Location: S/S Eastern Avenue, 150' West

of Essex Avenue Petitioner: Fred C. Roth

15th District

Item 152

COUNTY OFFICE BLDG. HI V. Chruspeaks Ave. Texass Menland 31254

Chairman Chairman

MEMBERS

DEPARTMENT OF TRAFFIC ENGINEERING STATE ROADS CORN'S

BURY AU OF FIRE PREVENTION REALTS: DEPARTMENT PROJECT DI ANUOUS BUILDING DEPARTMENT BOARD .../ EDUCATION DONING ADMINISTRATIO

INDUSTRIAL DEVELOPMENT

Robert J. Romadka, Esq., 809 Eastern Boulevard Baltimore, Maryland 21221

The loning Advisory Committee has reviewed the plans submitted with the above referenced patition 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 south side of Eastern Avenue, approximately one hundred and fifty feet west of Essex Avenue and is currently improved with a one and one-half story boarding and rooming house.

The properties to each side are improved with one and non-helf story deallings. To the ear of the site is a one story brick residence, Opposite the church of the story brick dealling, a church ost Storra estemative service station. There is existing outboard gutter at 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.

Eastern Avenue is an existing County road, improved as a 48-foot closed-type roadway cross section on an existing 80-foot right-of-way. No further highway improvements are required at this

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MICROFILMED

Robert J. Romodka Esq., Page 2 April 5, 1972

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The fetitioner must provide necessary drainage facilities (removary or perment) to prevent crusting any nuisances or demages to adjacent properties of the properties of the concentration of surface waters. Correction of any problem which by the concentration of surface waters. Correction installation of drainage facilities, would be the full responsibility of the Patilinov.

In accordance with the drainage policy for this type development, the Petitioner is responsible for the total actual cost of drainage facilities required to carry the storm water run-off through the property to be developed to a suitable outfall.

Water and Sanitary Sewer:

Public water supply and sanitary sewerage are available and serving this property.

PROJECT PLANNING DIVISION:

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

HEALTH DEPARTMENT:

Metropolitan water and sewer are available to the site.

<u>food Service Comments:</u> Prior to construction, removation and/or instellation of equipment for this food service facility, complete plans and specifications must be submitted to the Division of food Protection, Baltimore County Department of Health, for review and approval.

MICROFILMED

Robert J. Romadia, Esq., Item 152 Page 3 April 5, 1972

Air Pollution Comments: The building or buildings on this site may be subject to registration and comprises with the Maryland State Health Air Pailtion Control Regulations. Additional Information may be obtained from the Division of Air Pollution, Baltimore County Operatment of Health.

DEPT. OF TRAFFIC ENGINEERING:

The existing entrance must be improved along with the rest of the

The owner shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101, "The Life Safety Code", 1967 Edition, and the Fire Prevention Code when construction plans are submitted for approval.

BOARD OF EDUCATION:

No bearing on student population.

ZONING APMINISTRATION DIVISION:

This petition is accented for filing; however, revised plans reflecting the comments of the Department of Traffic Engineering should be submitted prior to the hearing date.

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 certificise, will be forwarded to you in the near future.

Oliver L. Myers, Charmon

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Enc.

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Item 152

Abbart J. Roundes, Esq., 809 Eastern 81vd., Baltimore, Nd. 21221 BALTIMIE COUNTY OFFICE OF PLANKING AND ONING

County Office Building 111 W. Chesapeake Avenue Towson, Maryland 21204

Your Petition has been received and accepted for filling

Petitioner: Fred C. Roth Patitiouer's AttorneyRobert J. Romede

MICROFIL'MED

PETITION MAPPING PROGRESS SHEET Well Map Original Duplicate Tracing 200 Sheet FUNCTION date by date by date by date Descriptions checked and outline plotted on map Petition number added to outline Denied Granted by ZC, BA, CC, CA Change in outline or description___Yes Previous case: Map #

MICROFILMED

BALTIMORE COUNTY, MARYLAND ARTMENT OF TRAPPIC ENGINEERIN

TOWSON MANYLAND 21204 INTER-OFFICE CORRESPONDENCE

S. Eric DiNenna Attn: Oliver L. Myers Michael S. Flanigan FROM-

TO

SURJECT: Item 152 - ZAC - March 21, 1972 Property Owner: Fred C. Roth Eastern Avenue W. of Essex Avenue Special exception for boarding house District 15

The existing entrance must be improved along with the rest of

Traffic Engine r Associate

Date March 30, 1972

· MICROFILMED

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY #72-267-X Towson, Maryland

Date of Posting 5-4-72 Posted for Hearing monday may 222d 1972 @ 100 PM Location of property: 5/5 of Castern No 150' West of Essey No Location of Signs: 1 Sept and in FRINT of No 1313 Posted by Maria Date of return: 5/11/72

MICROFILMED

Date of return aug 23 - 72

appeal CERTIFICATE OF POSTING NG DEPARTMENT OF BALTIMORE COUNTY

72-267-X

Date of Posting aug 16 72 Frederick C. Koth Su. Location of property: S/S Eastern De 15010 & Esizy on

Location of Signa: / Sign Ported die Great & Have No # 1313

Posted by Mul H News MICROFILMED

S. Eric DiNenna, Zoning Commissioner

DATE: Mar h 27, 1972

FPOM: Fire Prevention Bureau Fire Department

SUBJECT: Property Owner: Fred C. Roth

Location: S/S Eastern Avenue, 150' West of Essex Avenue Zoning Agenda: March 21, 1972

() 1. Fire hydrants for the proposed site (are required and) shall be in accordance with Baltimore County Standards. The hydrants shall be located at intervals of _____feet along an approved road. () 2. A second means of accets is required for the site.

() 3. The dead-end condition shown at exceeds the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable require-ments of the National Fire Protection Association Standard No. 101, "The Life Safety Code", 1967 Edition, and the Fire Prevention Code prior to occupancy or commencement of operations.

(X) 5. The owner shall comply with all applicable requirements of the National Pire Protection Association Standard No. 101, "The Life Safety Code", 1967 Edition, and the Pire Prevention Code when construction plans are submitted for approval.

() 6. The Fire Department has no comment on the proposed site.

() 7. Site plans approved as shown.

D9:1986

Note: Above comments indicated with a check apply,

MICROFILMED

CERTIFICATE OF PUBLICATION

OFFICE GF

Essex Times

809 Eastern Blvd Essex. Md. 21221

May 8 - 19 72

THIS IS TO CERTIFY, that the annexed advertisement of S. Eric Dinemna, Zoning Commissioner of Baltimore County

ESSEX TIMES a weekly newswas inserted in paper published in Baltimore County, Maryland, once a week weeks before the

8th day of 1972 ; that is to say, the same was inserted in the issues of May 4, 1972.

Stromberg Publications, Inc.

By Ruth morgan

MICROFILMED

BALTIMORE COUNTY B OF EDUCATION

Patitioners Dem

Present Zoning: Das 5

No. of Acres: 112' x 3 me

Proposed Zoning: 5-E. For Boarding House

Comments: NO BEARING ON STUDENT PROCESTION

Location:

Districts 15

ZONING ADVISORY CONCUTTER MEETING

OF MARCH 21,1972

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., and the cach 19...72, the first publication 19 72

Cost of Advertisement, \$

MICROFILMED

BALTIMORE COUNTY, MARYLAND OFFICE OF FINE E - REVENUE DIVISION MISCELLA" ZOUS CASH RECEIPT May 1, 1972 ACCOUNT 01-662

AMOUNT \$50.00

MICROFILMED

PINK - AGENCY OF YELLOW - CUSTOME Repert J. Rosedka, Faq. 2009 Eastern Rivel.
Soop Eastern Rivel.
Rasez, Md. 21221
Petition for Special Exception for Fred Roth
\$72-267-X

BALTIMORE COUNTY, MARYLAND No. 3650 FFICE OF FINANCE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT May 22, 1972

ACCOUNT 01-662

UNT____\$38.75 PINK - AGENCY

and posting of prop_ty for Fred Rotin

BALTIMORE COUNTY, MARYLAND FFICE OF FINANCE - REVENUE CIVISION

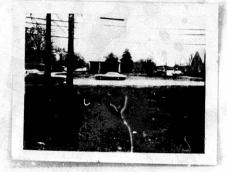
ATE July 25, 1972 ACCOUNT 01-662

APDUNT_\$75.00 PINK - AGENCY

MR. James Hock Grant of Appeal on Case No. 72-267-X S/S of Eastern Avenue, 150' W of Essex Avenue

15th District 3 5 Feetitioner 75.00 Mc



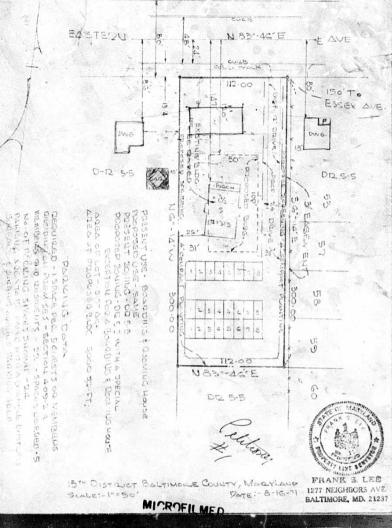






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