TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY.

Joseph P. Glardine and Logal owners of the property situate in Balcindore thy and which is described in the description and plat attached horses and successful the property of the property situate in Balcindore the property of the property of the property situate in Balcindore the property of the prop County and which is described in the description and plat attached hereto and made a part hereof, hereby petition (1) that the zoning status of the herein described property be re-classified, pursuan to the Zoning Law of Baltimore County, from an ... Relia . 3.5 a. Relia Re. Zone to at

DaRa 16 zone; for the following reasons:

Variance to Section IBO2.20 to permit setbacks from other D.H. sones

of ten feet and sixty feet instead of the required seventy-five feet (see attached brief)

See attached description

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

Property is to be posted and advertised as prescribed by Zoning Regulation

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 ore County adopted pursuant to the Zoning Law for Baltir

anna M. Gendine

Address Box6 x 4 PT 5 Colle ad 21007

Joseph & Gerardina Legal Owner

, 1972., that the subject matter of this petition be advertised, as equired by the Zoning Law of Baltimore County, in two newspapers of general circulation through ore County, that property be posted, and that the public hearing be had before the Zoning oner of Baltimore County in Room 106, County Office Building in Towson, Baltimore

day of September 1hth Source Commission

1.00P #3-46 sugn

\$1 13-46-RA

D

FRANK E. CICONE Attorney At Law

N. MARYLAND 2120-Suite 411 Jefferson Bidg. April 3, 1972

Mr. S. Eric DiNenna Zoning Commissioner County Office 2011ding Towson, Maryland 21204

RE: Property of Joseph P. and Anna M. Giardina

Dear Mr. DiNenna:

" VA 5-6765

A

I am filing a petition in the above-subject case and wish to cite as a basis the following reasons which constitute error in the zoning maps signed March 24, 1971.

1. That portion of the subject property zoned MIR is unusable because of setback requirements and no access except through the D.R. 5.5.

The subject property is adjacent to apartment buildings and parking lots.

3. Across from Fairbrook Road are existing apartments.

4. The shape of the subject property makes it impossible to develop it at the present density in single-family dwellings.

And for other and further sufficient reasons to shown at the hearing hereof, which will show the error the adoption of the maps, and change in the character the neighborhood.

Very truly yours.

FEC:kr

Property of Joseph Clardina

Beginning at a point in the center line of Pairbrook Rd.; such point being two hundred and five feet measured Northwesterly from the intersection of the center line of Minder Rd. and said Fairbrook Road; and thence binding on the Northwest side of a road twenty feet wide South fifty-two degrees and thirty minutes West one thousand, five hundred and twenty-four and six-tenths feet; thence South fourteen degrees and fifteen minutes West two hundred and seventeen and fourteen one-hundreds feet; thence North seventy-five degrees and forty-five minutes West two hundred and eightynine and nine tenths feet; thence North fifty-one degrees East one thousand eight hundred and minety-mine and fifteen one-bundreds feet to the center line of afore mentioned Fairbrook Rd.; thence binding on the center thereof South thirty-six degrees and thirty minutes East one hundred and fifty-seven and eight one-hun reds feet to the place of beginning. Containing five and three-quarters agree more or less. Being Lot No. 1 of the plat of The Henrey Colonial Society of Maryland recorded in the Land Records of Baltimore County in Blat Book 3 folio 21.



BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF TRAFFIC ENGINEERING EUGENE J. CLIPTORD. P.E.

April 28, 1972

Hr. Oliver L. Myers Chairman Chairmen Zoning Advisory Committee County Office Building Towson, Maryland 2:204

Re: Cycle Zoning III Item 34 - 746 - 4-4-72 Property Owner: Joseph P. & Anno J. Glardina Fairbrook Road NY of Winder Paad Reclass, to SN 16; Variance from Systim 1802,2C side yards - District

The subject petition is requesting a change to DR 16. This change increase the trip density from 280 trips to 600 trips per day.

C. Richard Moore Assistant Traffic Engineer

Bultimore County, Garulani Bepartment Of Jubite Borks COUNTY OFFICE BUILDING

Baroan of Engineerin

建筑型的

URDER

April 27, 1972

Mr. Oliver L. Myers, Chairman Zoning Advisory Committee County Office Building Towson, Maryland 2120k

Re: Item #3h (Cycle April - Ostober 1972)
Property Comer: Joseph P. and Anna M. Giardina
Present Content.
Present Content.
Propend Zoning: Reclassification to D.#. Joh
District. lat No. Acres: 5,75 acres
District. lat No. Acres: 5,75 acres

Dear Mr. Myers:

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:

Fairbrook Road must be widened to a full in foot bituainous concrete cross-section with combination curo and gutter, on a 70-foot right-of-way.

Cantrell Road must be improved so a h0-foot bituminous concrete cross-section a combination curb and gutter on a 60-foot right-of-way. (See Braning

The entrance locations are subject to approval by the Department of Traffic Engineering.

In accordance with the drainage policy for this type development, the Fettitoner 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.

The Petitioner must provide necessary drainage facilities (temporary or parament) to prevent ornating any muisances or damages to adjacent properties, which may be concentration of surface waters. Correction of any provides which may be consentration of surpaper provides or improper installation of drainage facilities, would be the full imponsibility of the Petitioner.

Mr. Oliver L. Myers, Chairman Zoning Advisory Committee Page 2 April 27, 1972

Re: Item #34 (Cycle April - October 1972)

TANKELLEN

Sediment Control:

Development of this property through stripping, grading and stabilisation could result in a rediment pollution problem, desaging private and public holdings domaintenas of the property. A grading permit is, timerform, necessary for all grading, including the stripping of top soil.

There is an existing 12-inch water main in Fairbrook Road, as shown on Drawing #70-066h (3).

The 12-inch water main in Cantwell Road must be extended across this subdivision. (See Drawing #70-0923 (3))

Sanitary Sewer:

The submitted plan shows a tie-in to public sever in Cantwell Road. There is no existing public se or in Cantwell Road.

Sever is not presently available to serve this property, but can be made available by a very expensive extension of several thousand feet, including a crossing of Route I-70-N.

Very truly yours,

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

END-RAM-HAS-

NW 2 H Topo Sheet

Baltimore County Fire Department

J. Austin Deitz



Towson, Maryland 21204 825-7310 April 25, 1972

Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21704 ATT: 'Hr. Oliver L. Pyers, Chairman Zoning 'dwisory Committee

RE: Property Owner: Joseph P. and Anna M. Giardina Location: S/W/S Fairbrook Road, 205' N/W of Winder Road

Item No. 34 Zoniny Leenda 4/4/72

Gentlemen:

Oursuant to your request, the referenced pronerty have been surveyed by this Burea: and the comments below marked with an "x" are amplitable and recuired to be corrected or incorporated into the final plans for the property.

(x) 1. Fire hydrant or the referenced property are required and shall be cated at intervals of 500 feet alone in accredence with Baltimore County Standards as published by the Department of Public Borks.

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

EXCEEDs the maximum allowed by the Fire Department.
The site shall be made to comply with all applicable worts of the Fire Prevention Code prior to occupancy or beginning

of operations.

(x) 5. The buildings and structures existing or proposed on the The outloines and structures EXISTED or proceed on the site shell comply with all applicable remirements of the Stational Fire Protection Association Standard No. 1º1 "The Life Safety Code" 100 Edition prior to occur

mh 4/17/72

Flanning Ground Percent Percen

JS:mn

BALTIMORE COUNTY, MARYLAND DEPARTMENT OF HEALTH-

April 18, 1972

DONALD J. ROOP, M.D., M.P.H.

Mr. Oliver L. Myers, Chairman Zoning Advisory Committee Office of Planning & Zoning Baltimore County Office Bidg. Towson, Maryland 21204

Comments on Item 34, Zoning Advisory Committee eting, April 4, 1972, are as follows:

Property Owner: Joseph P. and Anna N. Giardina Location: S/W/S Fairbrook Road, 265° N/N of Winder Road Fresent Zoning: D.R. J.; D.R. S.; M.L.R. Proposed Zoning: Reclassification to D.R.lö: Variance from Section: 1002.26° as also yards District: 1 No. Acres: 5.75

Fatropolitan water and sever are to be extended to the site.

site may be subject to a permit to construct and a permit to operate any and all feel burning a: I processing equipment. Additional information may be obtained from the Division of Air Pollution and Industrial Hygiene, Baitinore County Department of Health.

Shopping Center and Apartment House Comments: Apprival for a shopping center or apartment house is based upon owner responsibility for the collection, storage and disposal of refuse in accordance with Health Department requirements.

J. Strubborn
J. Strubborn
'antitarian II
Water and Sever Section
Division of Sanitary Engineering
BUREAU OF ENVIRONMENTAL SFRVICES

OCT 27 1972

GEORGE E. GAVRELI! Director Jufferson Byllding Solte 201 Tawann, Md. 21204 494-2211



S. ERIC DI NENNA Zaning Commissioner County Office Buildin 111 V. Chasapoula Av Terrom, Md. 21204 494-3351

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

May 9, 1972

Mr. Oliver L. Myers, Chairman Zoning Advisory Committee Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21:204

Dear Mr. Myers

Comments on Item 34, Zoning Advisory Committee Meeting, April 4, 1972, are as follows:

Property Owner. Joseph P. and Anna M. Glordina Location: S/W/S Faithrook Road, 205' N/W of Winder Road Present Zoning. D.R.3.5, D.R.5, S.M.L.R. Proposed Zoning: Reclasification to D.R.16; Variance from Section 1802.2C—slde yard.

No. Acres: 5.75 acres

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

Richard B. Williams

Project Planning Division
Office of Planning and Zoning

BOARD OF EDUCATION OF BALTIMORE COUNTY

ITEM #34

TOWSON, MARYLAND - 21204

Property C ner Jos. P. & Anna M. Giardina

District 1

Present Zoning DR 3.5, DR 5.5, MLR

Proposed Zoning DR 16 + WAR

No. Acres 5.75

The Schools servicing this area are

	Enroll.	Capacity	+/-
Chadwick Elementary	394	385	+9
Johnnycake Junior	1260	1240	+20
Woodlawn Senior	1937	2050	-113

The existing soning could the actely yield as much as 1h elementary pupils, 6 junior high pupils and h senior high pupils. If 2 bedroom apartments were built they could ultimately yield as much as 10 elementary pupils, h junior high pupils and 2 senior high pupils.

H. EMBLIC PARKS, PRINCEP EUGENE C. HESS, VOLTERSON MRS. EDBERT L. BERNEY MRS. JOHN M. CROCKER
JOSEPH 12. McGOWAN
ALVIN LORECK
MGG-UA B. WHEELER, Mariantington

T. BAYARD WILLIAMS, 2M. RICHARD W. TRACEY, V.M.O. MRS. RICHARD K. WUERFEL 0.2.3.5 0.2

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

May 8, 1972

Zoning Commissioner of Baltimore County

OLIVER L MYIRS

VEMPTRS

TAXES ENGINEERING

CALTH DEPARTMENT PROJECT PLANNING OF BIDING DEPARTMENT POPALLOP EDICATE VOLING ADMINISTRATION Joseph P. and Anna M. Giardina Box 640 Rt.# 5 Baltimore, Maryland 21207

> Re: Reclassification Petition 3rd Zoning Cycle Iten # 3h Joseph P. and Anna M. Giardina

Dear Sire

The Zoning Advisory Cormittee has reviewed the plans submitted with the above referenced Pointon and has made an on site field inspection of the property. The attached comments are a result of this review and imprection.

of this review and immession.

The subject proserty is located on the Nouth West side of Fatherook Noud, 205 feet North Nest of Window and in the lat Lection Usersteid of Patherook Sound, the Patherook Sound, the Patherook Sound Source and is divided by three (3) Zoning Classifications, 5,75 acres and is divided by three (3) Zoning Classifications, 0,8, 3,5 alone the frontage of Fatherook Noud for a doubt of 200 feet and containing 0,71 acres, the middle sortion is consider 18.5,5 for a doubt 10.0 feet and contains 18.5 three 18.5,5 for a doubt 10.0 feet and contains 18.5 three 18.5 thre

The plat submitted appears to neet the Zonine Corristions's rules of procedure with the exception of the R inch envitory sever that is shown in Cantell Road. According to the warm of undinceting this sever is not evaluating and it sould be very coally to extent severs to this property. This should be exceed by the Fattioner prior to the Parties and so indicated on the revised plane prior to the Parties and so indicated on the revised plane prior to the Parties and Source of the Parties of the Par

Joseph P. and Anna M. Giardina (con't)

After visiting the site and reviewing the attroctous manner in which garbage and trash receptuales have been placed on the adjacent actions, two feel that the Fettioners plans should be revised to indicate the manner that this problem will be solven.

Very truly yours,

OLIVER L. MIZERS, Chairman

John J. DILLOW, Jr., Zoning Tech. II

OLM: JJD: BLH

co: State Office Building Ammapolis, Naryland 21401 Attention: Department of Mater Resources Personne from the control of the con

CERTIFICATE OF PUBLICATION

L. Liank Structur

Cost of Advertisement, \$_____

And the second s

OFFICE OF

CATONSVILLE ND. 21228

August 28 - 19

THIS IS TO CERTIFY, that the annexed advertisement of

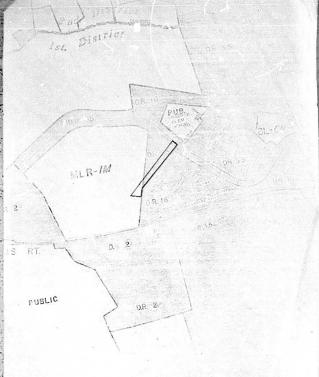
S. Eric Dimenna
Zoning Commissioner of Baltimore County
was inserted in THE CATONSVILLE TIMES, a weekly newspaper put

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

Description weeks/before the 28 day of August 1972, hat is to say, the same was inserted in the issues/of August 24, 1972.

STROMBERG PUBLICATIONS, inc.

By Buth Morgan



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BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

County Office Building 111 V. Chesapaska Avenue Touson, Haryland 21204

Your Petition has been received and accepted for filing

is took day o	1972

Petitioners_	Joseph P. an	d Anna M.	Glardina

PETITION	M	APPI	NO	PRC	JOKE	33	26100	Promis		
PUNCTION	Wall Map Ori		Orig	iginal Duplicate		icate	Tracing		200 Sheet	
FUNCTION	date	by	date	by	date	by	date	by	deta	Ьу
Descriptions checked and outline plotted on map										
Petition number added to outline				3.						
Denied										345
Granted by ZC, BA, CC, CA										
Reviewed by:			(Chang	ed Pla e in ou	tline		c ripti	on	Yes No

45:605

73-46-RA

CERTIFICATE OF POSTING ZOWING DEPARTMENT OF BALTIMORE COUNTY

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District 12	Date of Fresting 446.26.1972
Posted for: RECIASSIFICATION.	+ VARIANCE
Petitioner: JOSEPH GIARDINA	
Location of property: SW/5 OF [A	IRBROOK Rd. 205 FT. NW OF WIN SER Rd.
Ocation of Signa D. 10 75 61	CAUR TRANSK D.J. 335 FT. W. O.F. MUNDER D.J. TWELL D.J.
Remarks:	
Posted by Cherle 11: 1142	Date of return: 446.31-1972

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT

No. 5006

DATE 9-15-72

Joseph Glardina \$
8418 Kings Ridge Road
Baltimore, Md. 212348 9832 15 \$ 147.50

1 4 7.5 CMSC

BALTIMORE COUNTY, MARYLAND.
C to or Finance - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

DATE May 9, 1972

WHITE CADMEN PRINT ALBERY VELLOW - CUSTOMEN Prant E. Gloome, Baq.
| Ill Jefferson Building Townon, Hd. 2120h, Petition for Reclassification for Joseph Giradina Petition for Reclassification for Joseph G. C. O. C. P. Sc.

