

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 Petitioner.

the above Variance should be had, and it further appearing that by reason of the finding of the Variance requested not adversely affecting the health, safety and general welfare of the community a Variance to permit lot widths of fifty feet instead of the required fifty-five for Lots 1 and 2 should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 17th day of September, 1974, that the herein Petition for a Variance should be and the same is granted, from and after the date of this order, subject to the approval of a site plan by the Department of Public Works 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 above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this day of 1974, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

August 15, 1974

COUNTY OFFICE BUILDING
111 W. Chesapeake Avenue
TOWSON, MARYLAND 21204

JAMES B. BYRNES, III
Chairman

MEMBERS

ZONING ADMINISTRATION

HEALTH DEPARTMENT

BUREAU OF FIRE PREVENTION

DEPARTMENT OF TRAFFIC ENGINEERING

STATE HIGHWAY ADMINISTRATION

BUREAU OF ENGINEERING

PROJECT AND DEVELOPMENT PLANNING

INDUSTRIAL DEVELOPMENT COMMISSION

BOARD OF EDUCATION

OFFICE OF THE BUILDINGS ENGINEER

Mr. Joseph G. Scrivani
1908 Crafton Avenue
Baltimore, Maryland 21222

RE: Variance Petition
Item 25
Wanda & Joseph Scrivani -
Petitioners

Dear Mr. Scrivani:

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 comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the appropriateness of the requested zoning.

The subject property is located on the southwest side of Crafon Avenue, approximately 185 feet southeast of Brentwood Avenue, in the 12th Election District of Baltimore County. It is presently improved with a two-story frame dwelling, as are the other adjoining properties in the neighborhood.

The petitioner requests a Variance to permit 50 foot lot widths in order to erect a second dwelling on the property.

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

Mr. Joseph G. Scrivani
Re: Item 25
Page 2

August 15, 1975

filing certificate, will be forwarded to you in the near future.

Very truly yours,

James B. Byrnes, III
Chairman,
Zoning Advisory Committee

JBB:JD

Enclosure

Baltimore County, Maryland Department of Public Works COUNTY OFFICE BUILDING TOWSON, MARYLAND 21204

August 19, 1974

James B. Byrnes, III
Chairman, Zoning Advisory Committee

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

Re: Item #25 (1974-1975)
Property Owner: Wanda & Joseph Scrivani
5/23 Crafon Ave., 185' S.E. of Brentwood Ave.
Existing Zoning: D.R. 5.5
Proposed Zoning: Variance from Section 1802-3 CI to permit lot widths of 50' in lieu of the required 55' for parcels 1 and 2 as shown on attached plat No. of Acres: 100' x 125' District: 12th

Dear Mr. DiNenna:

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.

General:

Baltimore County utilities and highway improvements are not involved. It appears that additional fire hydrant protection may be required in the vicinity. This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item #25 (1974-1975).

Very truly yours,

William H. Fromm
Director, Bureau of Engineering

ENCLOSURE: PWR:iss

P-12 Key Sheet
9 SE 17 Pos. Sheet
SE 3 E Topo
103 Tax Map

Baltimore County Fire Department

J. Austin Deitz
Chief



Towson, Maryland 21204

833-7310

Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Mr. Jack Milton, Chairman
Zoning Advisory Committee

Re: Property Owner: Wanda & Joseph Scrivani

Locations: S.E./S. Crafon Avenue, 185' S.E. of Brentwood Avenue
Item No. 25 Zoning Agenda July 30, 1974

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

1. Fire hydrants for the referenced property are required and shall be located at intervals of feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
2. A second means of vehicle access is required for the site.
3. The vehicle dead-end condition shown at
4. EXCEEDS the maximum allowed by the Fire Department.
5. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.
6. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "The Life Safety Code", 1970 Edition prior to occupancy.
7. Site plans are approved as drawn.
8. The Fire Prevention Bureau has no comments at this time.

Reviewed by: [Signature]
Planning Group
Special Inspection Division

Approved by: [Signature]
Deputy Chief
Fire Prevention Bureau

BALTIMORE COUNTY, MARYLAND DEPARTMENT OF HEALTH

JEFFERSON BUILDING
TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE AND COUNTY HEALTH OFFICER

August 9, 1974

Mr. S. Eric DiNenna, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item 25, Zoning Advisory Committee Meeting, July 30, 1974, are as follows:

Property Owner: Wanda & Joseph Scrivani
Location: S.E./S. Crafon Ave., 185' S.E. of Brentwood Ave.
Existing Zoning: D.R. 5.5
Proposed Zoning: Variance from Section 1802-3 CI to permit lot widths of 50' in lieu of the required 55' for parcels 1 and 2 as shown on attached plat.
No. of Acres: 100' x 125'
District: 12th

Comments: Metropolitan water and sewer are available.

Very truly yours,

Thomas H. Devlin
Director
BUREAU OF ENVIRONMENTAL SERVICES

THV:nc

WILLIAM F. FROMM
DIRECTOR
S. ERIC DINENNA
ZONING COMMISSIONER



August 6, 1974

Mr. S. Eric DiNenna, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item #25, Zoning Advisory Committee Meeting, July 30, 1974, are as follows:

Property Owner: Wanda and Joseph Scrivani
Location: S.E./S. Crafon Avenue, 185' S.E. of Brentwood Avenue
Existing Zoning: D.R. 5.5
Proposed Zoning: Variance from Section 1802-3-CI to permit lot widths of 50' in lieu of the required 55' for parcels 1 and 2 as shown on attached plat
No. of Acres: 100' x 125'
District: 12th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

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

Very truly yours,

John L. Wimbley
Planning Specialist II
Project & Development Planning

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
SUITE 301 JEFFERSON BUILDING 105 WEST CHESAPEAKE AVENUE TOWSON, MARYLAND 21204
AREA CODE 301 PLANNING 464-3811 ZONING 464-3821

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND 21204

Date: August 5, 1974

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

Re: Item 25

Z.A.C. Meeting of: July 30, 1974

Property Owner: Wanda & Joseph Scrivani

Location: S.E./S. Crafon Ave., 185' S.E. of Brentwood Avenue

Present Zoning: D.R. 5.5

Proposed Zoning: Variance from Section 1802-3CI to permit lot widths of 50' in lieu of the required 55' for parcels 1 and 2 as shown on attached plat.

District: 12th

No. Acres: 100' x 125'

Dear Mr. DiNenna:

No bearing on student population.

WHP/ml

H. EMBLE PARKS, PRESIDENT
EUGENE G. HESS, VICE PRESIDENT
WES. ROBERT L. GERNY

MARCUS M. BODIGARD
JOSEPH W. WISDOMAN
ALVIN LUBRECK

F. HAYATO WILLIAMS, JR.
RICHARD W. FRADY, V. PRES.
WES. ROBERT L. GERNY

Very truly yours,
W. Nick Petrovich,
Field Representative.

[illegible]

CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

**38 N. Dundalk Ave.
Dundalk, Md. 21222**

Sept. 7, 1974

THIS IS TO CERTIFY, that the annexed advertisement of
 the Commissioner of Balto County - S. Eric Dinenna
 in matter of petition of Jos. G. Scrivani & Wife
 was inserted in **The Dundalk Eagle** a weekly news-
 paper published in Baltimore County, Maryland, once a week
 on the 30th day of August, 1974; that is to say,
 the same was inserted in the issue of August 29, 1974

Kimbel Publication, Inc.

Publisher.

Kimber L. Velhe

[illegible]

CERTIFICATE OF PUBLICATION

TOWSON, MD., August 29, 1974

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 in each at one time, successive weeks before the 17th day of September, 1924, the first publication appearing on the 22th day of August 1924.

THE JEFFERSONIAN

L. Leach Smith
Manager.

Cost of Advertisement, \$.....

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

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

Your Petition has been received * this 16 day of

197. Item A


S. Eric DiNenna,
Zoning Commissioner

Petitioner Scrim Submitted by Scrim
Petitioner's Attorney William Reviewed by STH

* This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

BALTIMORE COUNTY, MARYLAND No. 15127
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 15127

DATE AUG. 13, 1974 ACCOUNT 01-662

AMOUNT \$25.00

WHITE - CASHIER DISTRIBUTION YELLOW - CUSTOMER
PINK - AGENCY

Joseph G. Sorivani
1908 Crafton Ave.
Baltimore, Md. 21222
Petition for Variance ~~9-15-65~~ 45-65-A 2500

25.00 NSC

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

No. 15174

DATE Sept. 17, 1974 ACCOUNT 01-662

AMOUNT 945.50

WHITE - CASHIER
Joseph G. Scriveri
1908 Crafon Ave.
Baltimore, Md. 21222
Advertising and posting of property
#75-65-A

DISTRIBUTION
PINK - AGENCY

YELLOW - CUSTOMER

4550 HBC

45.5Cm

