

ORDER RECEIVED FOR FILING

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 granting of the Variance requested not adversely affecting the health, safety, and general welfare of the community, Variance to permit a setback of 60 feet from the centerline of Stoney Batter Road instead of 75 feet, a front setback of 30 feet instead of the required 50 feet, and parking spaces within zero feet of the right of way line instead of the required 8 feet should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 3rd day of November, 1976, that the herein Petition for the aforementioned 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 3rd day of November, 1976, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: July 13, 1976

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

Z.A.C. Meeting of: July 13, 1976

Re: Item 7
Property Owner: Trustees of Fork Christian Church
Location: 82/C Sunshine Ave. & Stoney Batter Road
Present Zoning: R.D.P.
Proposed Zoning: Variance to permit setback of 60' from centerline of Stoney Batter Rd., in lieu of required 75' and to permit parking spaces of 0' from proposed right of way line in lieu of required 8'.

District: 11th
No. Acres: 143.55 x 347.35
334.3 x 486.2

Dear Mr. DiNenna:
No bearing on student population.

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

JOSEPH M. HARRISON
T. ELLIOTT WILLIAMS, JR.
WILLIAM L. KILPATRICK

MARCUS M. BOSTWICK
THOMAS M. KIRBY
WILLIAM L. KILPATRICK

JOSEPH S. HARRISON
ALVIN LITZKE
RICHARD W. TAYLOR, JR.



STEPHEN COLLINS
DIRECTOR

July 26, 1976

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

Re: Item 7 - SAC - July 13, 1976
Property Owner: Trustees of Fork Christian Church
Location: 82/C Sunshine Ave. & Stoney Batter Road
Existing Zoning: R. D. P.
Proposed Zoning: Variance to permit setback of 60' from centerline of Stoney Batter Rd. in lieu of required 75' and to permit parking spaces of 0' from proposed right of way line in lieu of required 8'.

Acres: 143.55 x 347.35
334.3 x 486.2
District: 11th

Dear Mr. DiNenna:
The requested variances to the setback from the center line of the road and variance to the setback for the parking may cause sight distance problems in the future.

Very truly yours,
Michael S. Flansburg
Traffic Engineer Associate

MSF/bza



August 2, 1976

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 7, Zoning Advisory Committee Meeting, July 13, 1976, are as follows:

Property Owner: Trustees of Fork Christian Church
Location: SE/C Sunshine Avenue and Stoney Batter Road
Existing Zoning: R.D.P.
Proposed Zoning: Variance to permit setback of 60' from centerline of Stoney Batter Road in lieu of required 75' and to permit parking spaces 0' from proposed right of way line in lieu of required 8'.
Acres: 143.55 x 347.35
334.3 x 486.2
District: 11th

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.

The parking area along Stoney Batter Road must be screened at the building permit stage.

Very truly yours,

John L. Wimbley
Planner III
Project and Development Planning

November 23, 1976

Nelson R. Kertz, Esquire
210 West Fennypark Avenue
Towson, Maryland 21204

RE: Petition for Variances
SE/corner of Sunshine Avenue and Stoney Batter Road - 11th Election District
Fork Christian Church - Petitioner
NO. 77-42-A (Item No. 7)

Dear Mr. Kertz:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

S. ERIC DI NENNA
Zoning Commissioner

SEI/ore

Attachments

cc: John W. Hession, III, Esquire
People's Counsel

DESCRIPTION FOR VARIANCE

Beginning at a point, located at the intersection of the south side of Sunshine Avenue and the east side of Stoney Batter Road, and thence running the six (6) following courses and distances:

1. S 60° 15' E 82.5'
2. S 54° 45' E 151.8'
3. S 52° 26' E 100.00'
4. S 28° 46' W 347.35'
5. S 88° 15' W 143.55'
6. and N 02° 15' E 486.2' to the place of beginning.

Located in the Eleventh Election District of Baltimore County

RE: PETITION FOR VARIANCE
SE/C of Sunshine Ave. and Stoney Batter Road, 11th District
OF BALTIMORE COUNTY

FORK CHRISTIAN CHURCH, TRUSTEES OF: Case No. 77-42-A

ORDER TO ENTER APPEARANCE

Mr. Commissioner:

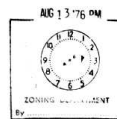
Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Charles E. Kuntz, Jr.
Deputy People's Counsel

John W. Hession, III
People's Counsel
County Office Building
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 13th day of August, 1976, a copy of the foregoing Order was mailed to Trustees, Chairman of the Board, Fork Christian Church, Fork, Maryland 21051, Petitioners.

John W. Hession, III



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. S. Eric DiNenna
Zoning Commissioner
TO: _____ Date: August 9, 1976

FROM: Norman E. Gerber, Acting Director of Planning

SUBJECT: Petition 77-42-A. Petition for front yard and off-street parking. Southeast corner of Sunshine Avenue and Stoney Batter Road.

11th District

Hearing: Monday, August 23, 1976 at 10:00 A.M.

There are no comprehensive planning factors requiring comment on this petition.

Norman E. Gerber
Acting Director of Planning

NEG/JGH/s

JAN 18 1977

CERTIFICATE OF PUBLICATION

TOWSON, MD. August 5, 1976.

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md. commencing at 10:00 A.M. successive weeks before the 23rd day of August, 1976, the first publication appearing on the 5th day of August, 1976.

THE JEFFERSONIAN

L. L. Smith
Manager

Cost of Advertisement, \$.....

OFFICE OF
THE TIMES
NEWSPAPERS

TOWSON, MD. 21204 AUG. 5, 1976

THIS IS TO CERTIFY, that the annexed advertisement of Petition for a Variance-- Fork Christian Church was inserted in the following:

- | | |
|--|--|
| ☐ Catonsville Times | ☐ Towson Times |
| ☐ Dundalk Times | ☐ Arbutus Times |
| ☐ Essex Times | ☐ Community Times |
| ☐ Suburban Times East | ☐ Suburban Times West |

weekly newspapers published in Baltimore County, Maryland, once a week for 1976 successive weeks before the 23rd day of August, 1976, that is to say, the same was inserted in the issues of August 5, 1976.

STROMBERG PUBLICATIONS, INC.

BY *Paul Stunk*

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

177-42-19

District: 117 Date of Posting: 8/12/76

Posted for: *Paul Christian Church* Aug. 23, 1976 at 10:00 A.M.

Petitioner: *Fork Christian Church*

Location of property: *361/2 Ave. of Sunshine, W. & Stony Batter Rd.*

Location of Sign: *1 Sign on Sunshine Ave. & on Stony Batter Rd.*

Remarks: *Mark H. Devin*

Posted by: *Mark H. Devin* Date of return: 8/12/76

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

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

Your Petition has been received * this 2 day of *July* 1976. Filing Fee \$..... Received ☒ Check ☐ Cash ☐ Other

S. Eric DiNenna
S. Eric DiNenna,
Zoning Commissioner

Petitioner: _____ Submitted by: *Kelly*

Petitioner's Attorney: _____ Reviewed by: *MSL*

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

Baltimore County
Department of Health
TOWSON, MARYLAND 21204

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

September 2, 1976

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

Re: Mr. DiNenna:

Comments on Item #7, Zoning Advisory Committee meeting, July 13, 1976 are as follows:

Property Owner: Trustees of Fork Christian Church
Location: 361/2 Sunshine Ave. & Stony Batter Road
Existing Zoning: R.D.P.
Proposed Zoning: Variance to permit setback of 60' from center line of Stony Batter Rd. in lieu of required 75' and to permit parking spaces 0' from proposed right of way line in lieu of required 8'.

No. of Acres: 113.55/334.3 x 347.35/186.2
District: 11th

Since this is a variance for parking space, no health hazard is anticipated.

Very truly yours,

Thomas H. Devin
Thomas H. Devin, Director
BUREAU OF ENVIRONMENTAL SERVICES

TEH:EDJ/ekb

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

DATE: *Sept. 1, 1976* ACCOUNT: *01-662*

AMOUNT: *\$55.75*

RECEIVED FROM: *Fork Christian Church, Fork, Md. 21051*

FOR: *Advertising and posting of property - 87-10-4*

31761 1 55.75

VALIDATION OR SIGNATURE OF CARRIER

Trustee - Chairman of the Board
Fork Christian Church
Fork, Maryland 21051

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

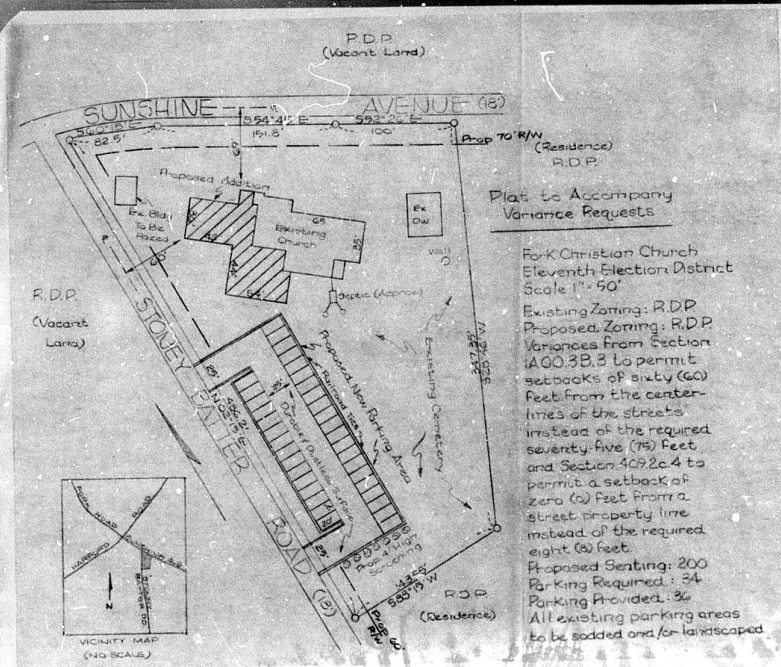
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 13th day of *July* 1976.

S. Eric DiNenna
S. Eric DiNenna,
Zoning Commissioner

Trustee of Fork Christian Church - Petitioner

Petitioner's Attorney: _____ Reviewed by: *Franklin T. Rogers, Jr.*
Chairman, Zoning Plans Advisory Committee



Plat to Accompany Variance Requests

Fork Christian Church
Eleventh Election District
Scale 1" = 50'

Existing Zoning: R.D.P.
Proposed Zoning: R.D.P.
Variances from Section 140.3B.3 to permit setbacks of sixty (60) feet from the centerlines of the streets instead of the required seventy-five (75) feet and Section 140.2c.4 to permit a setback of zero (0) feet from a street property line instead of the required eight (8) feet.

Proposed Seating: 200
Parking Required: 34
Parking Provided: 36
All existing parking areas to be sodded and/or landscaped.

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