



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 Petitioners.

the above Variance should be had, and it further appearing that by reason of the findings of the Variance requested not adversely affecting the health, safety, and general welfare of the community, the Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 27th day of June, 1978, 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 Deputy Zoning Commissioner of Baltimore County, 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 following finding of facts that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioners.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 27th day of June, 1978, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County



THURSTON M. MOURNING, P.E. DIRECTOR

June 9, 1978

Mr. S. Eric DiNemmo, Zoning Commissioner, County Office Building, Towson, Maryland 21284

Re: Item #226 (1977-1978) Property Owner: Oscar I. & Evelyn M. Schabb, N/S Grassy Rd. 1107' E. Greenspring Ave. Existing Zoning: D.R. 1 Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard. District: 3d

Dear Mr. DiNemmo:

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 highway and utility improvements are not directly involved. However, a standard type roadway termination should be provided at the end of Grassy Road. This property is Lot 6 of "Grassy Woods" (recorded E.H.K., Jr. 40 Folio 141).

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item #226 (1977-1978).

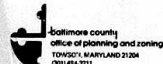
Very truly yours,

Edmund M. Pribas, Chief, Bureau of Engineering

EDMUND PRIBAS

cc: C. Warfield

0-3W Key Sheet, 36 1/2" x 13 1/2" Sheet, 1/4" 10 D Topo, 68 Tax Map



LESLIE M. CLAY DIRECTOR

June 9, 1978

Mr. Eric S. DiNemmo, Zoning Commissioner, Zoning Advisory Committee, Office of Planning and Zoning, Baltimore County Office Building, Towson, Maryland 21284

Dear Mr. DiNemmo:

Comments on Item #226, Zoning Advisory Committee Meeting, April 25, 1978, are as follows:

Property Owner: Oscar I. and Evelyn M. Schabb, Location: N/S Grassy Road 1107' E. Greenspring Avenue, Existing Zoning: D.R. 1, Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard, District: 3d

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, Planner III, Current Planning and Development



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

May 18, 1978

Mr. S. Eric DiNemmo, Office of Planning and Zoning, County Office Building, Towson, Maryland 21284

Dear Mr. DiNemmo:

Comments on Item #226, Zoning Advisory Committee Meeting, April 25, 1978, are as follows:

Property Owner: Oscar I. & Evelyn M. Schabb, Location: N/S Grassy Rd. 1107' E. Greenspring Ave., Existing Zoning: D.R. 1, Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard.

Address: District: 3d

Sanitary sewer service is available and the proposed variance will not interfere with the well location, therefore no health hazards are anticipated.

Very truly yours,

Thomas H. Corvlin, Director, Bureau of Environmental Services

TED/THE/tdh



STEPHEN E. COLLINS DIRECTOR

May 11, 1978

Mr. S. Eric DiNemmo, Zoning Commissioner, County Office Building, Towson, Maryland 21284

Item No. 226 - EMC - April 25, 1978, Property Owner: Oscar I. & Evelyn M. Schabb, Location: N/S Grassy Rd. 1107' E. Greenspring Ave., Existing Zoning: D.R. 1, Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard.

Address: District: 3rd

Dear Mr. DiNemmo:

The variance should have no effect on traffic.

C. Richard Moore, Assistant Traffic Engineer, Planning and Design

CRU/SEM/lsm



Paul H. Reinecke, Chief

Office of Planning and Zoning, Baltimore County Office Building, Towson, Maryland 21284

Attention: N. Commodari, Chairman, Zoning Advisory Committee

Re: Property Owner: Oscar I. & Evelyn M. Schabb

Location: N/S Grassy Rd. 1107' E. Greenspring Ave.

Item No. 226, Zoning Agenda Meeting of 04/25/78

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 100 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 depth and condition shown at [redacted] exceeds the maximum allowed by the Fire Department.
4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.
5. 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 "Life Safety Code", 1970 Edition prior to occupancy.
6. Site plans are approved as shown.
7. The Fire Prevention Bureau has no comments, at this time.

APPROVED: [Signature] Planning Unit, Special Inspecting Division, Fire Prevention Bureau



JAMES STEVENS DIRECTOR

April 19, 1978

Mr. S. Eric DiNemmo, Zoning Commissioner, Office of Planning and Zoning, County Office Building, Towson, Maryland 21284

Dear Mr. DiNemmo:

Comments on Item #226 Zoning Advisory Committee Meeting, April 25, 1978 are as follows:

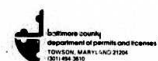
Property Owner: Oscar I. & Evelyn M. Schabb, Location: N/S Grassy Road - 1107' E. Greenspring Ave., Existing Zoning: D.R. 1, Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard.

Address: District: 3rd

The items checked below are applicable:

- X 1. Structure shall conform to Baltimore County Building Code (B.C.C.) 1970 Edition and the 1971 Supplement, State of Maryland Code for the Building and used and other applicable codes.
X 2. A building permit shall be required before construction can begin.
X 3. A building permit shall be required before construction can begin.
X 4. A building permit shall be required before construction can begin.
X 5. A building permit shall be required before construction can begin.
X 6. Three sets of construction drawings will be required to file an application for a building permit.
X 7. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal will be required to file an application for a building permit.
X 8. Wood frame walls are not permitted within 3' of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line.
X 9. Requested setback variance conflicts with the Baltimore County Building Code. See Section [redacted].
I. No Comment.
J. Comment:

Very truly yours, Charles E. Burdum, Plans Review Chief



JAMES STEVENS DIRECTOR

May 8, 1978

Mr. S. Eric DiNemmo, Zoning Commissioner, Office of Planning and Zoning, County Office Building, Towson, Maryland 21284

Dear Mr. DiNemmo:

Comments on Item #226 Zoning Advisory Committee Meeting, Mar. 2, 1978 are as follows:

Property Owner: Oscar I. & Evelyn M. Schabb, Location: N/S Grassy Road 1107' E. Greenspring Ave., Existing Zoning: D.R. 1, Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard.

Address: District: 3rd

The items checked below are applicable:

- X 1. Structure shall conform to Baltimore County Building Code (B.C.C.) 1970 Edition and the 1971 Supplement, State of Maryland Code for the Building and used and other applicable codes.
X 2. A building permit shall be required before construction can begin.
X 3. A building permit shall be required before construction can begin.
X 4. A building permit shall be required before construction can begin.
X 5. A building permit shall be required before construction can begin.
X 6. Three sets of construction drawings will be required to file an application for a building permit.
X 7. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal will be required to file an application for a building permit.
X 8. Wood frame walls are not permitted within 3' of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line.
X 9. Requested setback variance conflicts with the Baltimore County Building Code. See Section [redacted].
I. No Comment.
J. Comment:

Very truly yours, Charles E. Burdum, Plans Review Chief

BOARD OF EDUCATION  
OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: April 25, 1978

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

Z.A.C. Meeting of: April 25, 1978

RE: Item No: 226  
Property Owner: Oscar I. & Evelyn M. Schabb  
Location: N/8 Grassy Rd. 1107' E Greenspring Avenue  
Zoning: R.R. 1  
Proposed Zoning: Variance to permit an accessory structure to be located in the side yard in lieu of the required rear yard.

District: 3rd  
No. Acres:

Dear Mr. DiNenna:

No hearing on student population.

Very truly yours,

*W. Nick Petrovich*

W. Nick Petrovich,  
Field Representative

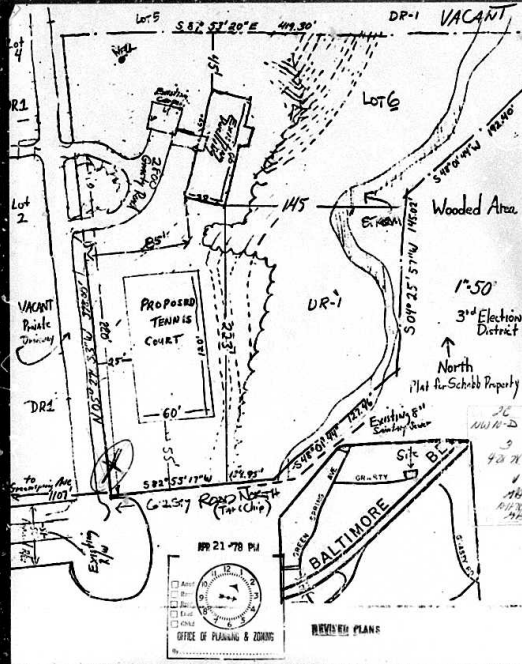
NDP/p

HERMAN M. MCDONALD, PRESIDENT  
T. HARVARD WILLIAMS, JR., VICEPRESIDENT  
MARCUS W. BELFRAGE

THOMAS H. BOYER  
HEB. LOHRMANN F. CURCIUS  
ROBERT W. NATHAN

ALVIN LOROCK  
TAS. MILTON B. SMITH, JR.  
RICHARD W. TRACY, D.V.M.

ROBERT T. DUBEL, SUPERINTENDENT



TOWSON, MD. 21204 June 8 19 78

THIS IS TO CERTIFY, that the annexed advertisement of PETITION FOR VARIANCE - Oscar I. & Evelyn Schabb was inserted in the following:

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

weekly newspapers published in Baltimore County, Maryland, once a week for one successive weeks before the 8th day of June 1978, that is to say, the same was inserted in the issues of June 8, 1978

STROMBERG PUBLICATIONS, INC.

By *Frederic Surge*

CERTIFICATE OF PUBLICATION

TOWSON, MD. June 8 1978

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md. on the 8th day of June 1978, the same publication appearing on the 8th day of June 1978.

THE JEFFERSONIAN  
*S. Frank Shuster*  
Manager

Cost of Advertisement, \$.

1-SIGN 78-291-A

CERTIFICATE OF POSTING  
ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District: 3rd Date of Posting: June 10, 1978

Posted for: PETITION FOR VARIANCE

Petitioner: OSCAR I. SCHABB, et ux

Location of property: N/8 OF GRASSY RD. 1107' E OF GREEN SPRING AVE

Location of Signs: N/8 OF GRASSY RD. 1107' E OF GREEN SPRING AVE

Remarks: None

Posted by: *Thomas A. Ireland* Date of return: JUNE 16, 1978

PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map					10	12				
Petition number added to outline										
Denied										
Granted by ZC, BA, CG, CA										
Reviewed by: <i>AL</i>	Revised Plans:		Change in outline or description		Yes		No			
Previous case: <i>None</i>	Map # <i>144-107</i>									

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

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

Your Petition has been received \* this 11 day of April 1978. Filing Fee \$ 25.00 Received  Cash  Other

*S. Eric DiNenna*  
S. ERIC DINENNA,  
Zoning Commissioner

Petitioner: *Oscar I. Schabb* Submitted by: *E. Schabb*

Petitioner's Attorney: \_\_\_\_\_ Reviewed by: \_\_\_\_\_

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

BALTIMORE COUNTY, MARYLAND No. 73362  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

DATE: June 28, 1978 ACCOUNT: 01-662

AMOUNT: \$25.00

RECEIVED BY: *Osvaldo M. Schabb* 3000 Grassy Rd., S. 2997  
Baltimore, Md. 21204

1807 JUN 28 3 28 PM '78

BALTIMORE COUNTY, MARYLAND No. 65648  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

DATE: June 8, 1978 ACCOUNT: 01-662

AMOUNT: \$25.00

RECEIVED BY: *Frederic Surge* Filing Fee for Petition for  
Variance, Case No. 78-291-A

1831 JUN 11 25 00 PM '78