

cc: V. L. Phillips

May 24, 1978

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

Item No. 242 - EMC - May 16, 1978
Property Owner: Joseph G. & Frances A. Westerman
Location: NW/4 Belair Rd. 300' NE Dunfield Rd.
Building: 2.1
Proposed: Special Exception for a service garage

Acres: 1.03
District: 11th

Dear Mr. Dilenna:

The special exception for a service garage should have little effect on the trip density. The northwestern entrance should be eliminated due to slight distance problems north on Belair Road. The parking spaces and driveway should be paved and the driveway widened to at least 24'.

Very truly yours,

Stephen E. Weber

Stephen E. Weber
Engineer I

SDM/dm

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

Attention: F. Commorari, Chairman
Zoning Advisory Committee

Re: Property Owner: Joseph G. & Frances A. Westerman

Location: NW/4 Belair Rd. 400' NE Dunfield Rd.

Item No. 242 Zoning Agenda Meeting of 05/16/78

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.

- (x) 1. Fire hydrants for the referenced property are required and shall be located at intervals of 300 feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicular access is required for the site.
- () 3. The vehicle dead end condition shown at _____ ~~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.
- (x) 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 drawn.
- () 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWED BY *dt Jolly* Noted and Approved: *George M. Haggard*
Planning Group Special Inspection Division Fire Prevention Bureau

June 1, 1978

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

Dear Mr. Dilenna:

Comments on Item # 242 Zoning Advisory Committee Meeting, May 16, 1978

Property Owner: Joseph G. & Frances A. Westerman
Location: NW/4 Belair Rd. 400' NE Dunfield Rd.
Building: 2.1
Proposed: Special Exception for a service garage

Acres: 1.03
District: 11th

The items checked below are applicable:

- x 1. Structure shall conform to Baltimore County Building Code (B.C.B.C.) 1970 Edition and the 1971 Supplement, State of Maryland Code for the Building and use and other applicable codes.
2. A building permit shall be required before construction can begin.
- C. Additional _____ permits shall be required.
- x 2. Building shall be upgraded to new use - requires a location permit.
2. Three sets of construction drawings will be required to file an application for a building permit.
- x 3. 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.
- G. Wood frame walls are not permitted within 3' of a property line. Contact Building Department if distance is between 3' and 4' of property line.
- E. Repeated without variance conflicts with the Baltimore County Building Code. See Section _____
- I. No Comment.
- x 2. Comment: Please be aware of Section 417.0 of the Baltimore County Building Code.

Charles E. Dunbar
Charles E. Dunbar
Plans Review Chief

CMW/

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: May 18, 1978

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

Z.A.C. Meeting of: May 15, 1978

RE: Item No. 242
Property Owner: Joseph G. & Frances A. Westerman
Location: NW/4 Belair Rd. 400' NE Dunfield Rd.
Present Zoning: 2.1
Proposed Zoning: Special Exception for a service garage

District: 11th
No. Acres: 1.03

Dear Mr. Dilenna:

No bearing on student population.

Very truly yours,

W. Nick Petrovich
W. Nick Petrovich,
Field Representative

WNP/bp

JOSEPH H. MCDONALD, PRESIDENT
V. BARBARA WILLIAMS, JR., VICEPRESIDENT
MARCEUS M. HODGINS

THOMAS H. BOWEN
MRS. LORRAINE F. CHURCH
ROBERT W. DUNN

ALVIN LOPECK
MRS. HILTON M. SMITH, JR.
RICHARD W. TRACY, D.V.M.

ROBERT V. DUNN, SECRETARY

CERTIFICATE OF PUBLICATION

TOWSON, MD., July 6, 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 _____ day of _____, 1978, the time publication appearing on the _____ day of _____, 1978.

THE JEFFERSONIAN
Edmund J. Smith
Manager

Cost of Advertisement, \$ _____

OFFICE OF
THE TIMES
NEWSPAPERS
TOWSON, MD. 21204 July 6 1978

THIS IS TO CERTIFY, that the annexed advertisement of PETITION FOR SPECIAL EXCEPTION - Joseph G. Westerman, et al., 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 _____ successive weeks before the 7th day of July, 1978, that it is, as the same was inserted in the issues of July 6, 1978

STROMBERG PUBLICATIONS, INC.
BY *Edna Berger*

PETITION MAPPING PROGRESS SHEET									
FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet
	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: <i>CMW</i>	Reviewed Plans: Change in outline or description				Yes _____ No _____				
Previous case:	Map # <i>44-11</i>								



CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 11 Date of Posting: 7-2-78
Posted for: *Special Exception for Ser. Garage*
Petitioner: *Joseph G. Westerman*
Location of property: *NW/4 of Belair Rd. sec. NE of Dunfield Rd.*
Location of sign: *Front of Property*
Remarks: _____
Posted by: *C. Filmore* Date of return: 7-2-78
1 sign

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCIAL REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 73359

DATE: June 27, 1978 ACCOUNT: 01-442

AMOUNT: \$50.00

RECEIVED BY: *Joseph G. Westerman, 1000 Belair Rd., Balto., MD.*
FOR: *7726, Filing Fee for Petition for Special Exception for Ser. Garage*

50.00

VALIDATION OR SIGNATURE OF CARRIER

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCIAL REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 73408

DATE: July 24, 1978 ACCOUNT: 01-442

AMOUNT: \$51.46

RECEIVED BY: *4. Dick Reider, Puffy Hill Garage, 7923 Belair Rd., Balto., MD. 21204*
FOR: *Posting Fee for Petition for Special Exception for Ser. Garage*

51.06

VALIDATION OR SIGNATURE OF CARRIER

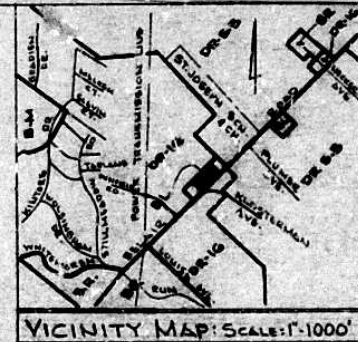
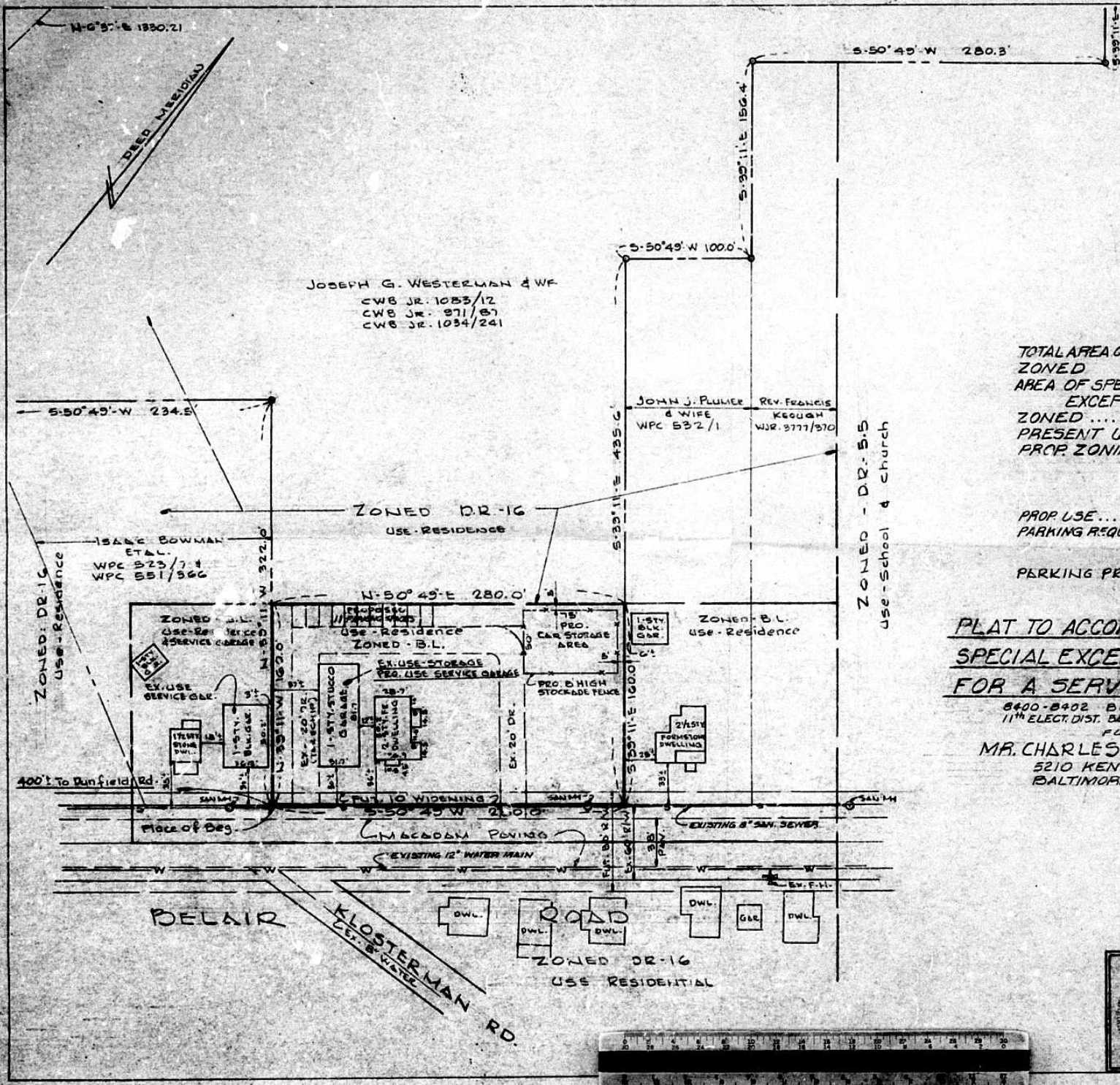
BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received this 8 day of May 1978. Filing Fee \$ 57.00 Received ☒ Check ☐ Cash ☐ Other

S. Eric Dilenna
S. Eric Dilenna,
Zoning Commissioner

Petitioner: *Joseph G. Westerman* Submitted by: *Joseph G. Westerman*
Petitioner's Attorney: _____ Reviewed by: *EW*

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



NOTES

TOTAL AREA OF PARCEL... 13.94 AC. ±
 ZONED... BL AND DR-16
 AREA OF SPECIAL EXCEPTION..... 1.03 AC. ±
 ZONED..... BL
 PRESENT USE..... RESIDENTIAL & STORAGE
 PROP. ZONING..... BL WITH SPECIAL EXCEPTION FOR A SERVICE GARAGE AS ALLOWED UNDER SECTION 230.13 OF THE BALTO. COUNTY ZONING ORDINANCE.
 PROP. USE..... AUTOMOBILE REPAIR & RESIDENCE
 PARKING REQUIRED..... 2570 ÷ 300 = 8.63 OR 9 SPACES AND 2 SPACES FOR RESIDENCE TOTAL = 11
 PARKING PROVIDED... 12 SPACES (10x15)

PLAT TO ACCOMPANY PETITION FOR SPECIAL EXCEPTION IN A BL ZONE FOR A SERVICE GARAGE

8400-8402 BELAIR ROAD
 11TH ELECT. DIST. BALTIMORE CO., MD.
 FOR

MR. CHARLES WESTERMAN
 5210 KENWOOD AVENUE
 BALTIMORE, MD. 21237



EVANS, HAGAN & HOLDEFER, INC.
 SURVEYORS AND CIVIL ENGINEERS
 8812 BELAIR ROAD / BALTIMORE, MD. 21236
 (301) 666-1801
 DATE 5-5-78 SCALE 1"=50'