

Pursuant to the advertisement, posting of property, and public hearing on the 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(s), the Variance(s) should be had; and it further appears that the granting of the Variances requested will not adversely affect the health, safety, and general welfare of the community; and, therefore,

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 15th day of October, 1979, that the herein Petition for Variance to locate an open carport of a noncombustible material in the front yard in lieu of the required rear yard and a side yard setback of eight inches in lieu of the required two and one-half feet 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.

John D. Seyffert
Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of failure to show practical difficulty and/or unreasonable hardship, the Variance(s) should not be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this _____ day of _____, 19____, that the herein Petition for the Variance(s) to permit

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

September 18, 1979

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204

600
Nicholas B. Commodari
Chairman

MEMBERS
Bureau of Engineering
Department of Traffic Engineering
State Roads Commission

Bureau of Life Protection
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial Development

Mr. & Mrs. Kenneth L. Dickey
1704 Burnham Road
Baltimore, Maryland 21222

RE: Item No. 32
Petitioners - Kenneth L. Dickey, et al
Variance Petition

Dear Mr. & Mrs. Dickey:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following 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 suitability of the requested zoning.

This Variance Hearing originates as a result of the construction of a carport in the front yard and within eight inches of the side property line in lieu of the required two and one-half feet. In accordance with the comments from the Department of Permits and Licenses, no construction is permitted within three feet of the property line unless the structure is of a noncombustible material. In order to determine if this is the case, you should contact Mr. Charles Burnham, 494-3967, to discuss this matter.

Enclosed are all comments submitted from the Committee to this office. The remaining members felt that no comment was warranted. This petition is accepted for filing on the date of the enclosed filing

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

Very truly yours,

Nicholas B. Commodari
NICHOLAS B. COMMODARI
Chairman
Zoning Plans Advisory Committee

NBC:mr

Enclosures

baltimore county
office of planning and zoning
TOWSON, MARYLAND 21204
(301) 438-3211
John D. Seyffert
DIRECTOR

September 17, 1979

Mr. William Hammond, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #32, Zoning Advisory Committee Meeting, August 14, 1979, are as follows:

Property Owner: Kenneth L. and Helen Dickey
Location: E/S Burnham Rd. 132' N. Kirkland St.
Existing Zoning: D.R. 5.5

Proposed Zoning: Variance to permit a carport in the front yard in lieu of the required rear yard and to permit the carport to be located 8" from the property line in lieu of the required 2.5'.

Acres: 0.197
District: 15th

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
John L. Wimbley
Planner III
Current Planning and Development

baltimore county
department of permits and licenses
TOWSON, MARYLAND 21204
(301) 438-3610
Ted Zaleski
DIRECTOR

August 14, 1979

Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item # 32 Zoning Advisory Committee Meeting, August 14, 1979 are as follows:

Property Owner: Kenneth L. & Helen Dickey
Location: E/S Burnham Road 132' N. Kirkland St.
Existing Zoning: D.R. 5.5
Proposed Zoning: Variance to permit a carport in the front yard in lieu of the required rear yard and to permit the carport to be located 8" from the property line in lieu of the required 2.5'.

Acres: 0.197
District: 15th

The items checked below are applicable:

X A. Structure shall conform to Baltimore County Building Code (B.O.C.A.) 1970 Edition and the 1971 Supplement, and other applicable codes.

X B. A building permit shall be required before construction can begin.

C. Additional _____ Permits shall be required.

D. Building shall be upgraded to new use - requires alteration permit.

E. Three sets of construction drawings will be required to file an application for a building permit.

F. 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 G. Wood frame walls are not permitted within 3'0" of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line. Contact Plans Review - 494-3967

X H. Requested setback variance conflicts with the Baltimore County Building Code. See Section 305.1

I. No Comment.

X J. Comment: No work shall be done until a permit has been applied for and received.

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not to be construed as the full extent of any permit.

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

baltimore county
fire department
TOWSON, MARYLAND 21204
(301) 826-7310

Paul H. Reineke
CHIEF

August 28, 1979

William E. Hammond
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: N. Commodari, Chairman
Zoning Advisory Committee

Re: Property Owner: Kenneth L. & Helen Dickey

Location: E/S Burnham Rd. 132' N. Kirkland St.

Item No. 32 Zoning Agenda Meeting of 8/14/79

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 _____ 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", 1976 Edition prior to occupancy.

() 6. Site plans are approved as drawn.

(X) 7. The Fire Prevention Bureau has no comments at this time.

REVIEWED BY: *George M. Hagan*
Special Inspection Division

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND 21204

Date: August 8, 1979

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

Z.A.C. Meeting of: August 14, 1979

RE: Item No: 32, 33, 34, 35, 36, 37, 38, 39, 40, 41
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. DiNenna:

All of the above have no bearing on student population.

Very truly yours,

W. Nick Petrov
W. Nick Petrov
Field Representative

JOSEPH H. MCGOWAN, PRESIDENT
V. BAYARD WILLIAMS, JR., VICE-PRESIDENT
ROBERT D. HAYDEN

THOMAS H. BOYCE
MRS. LORRAINE F. CHURCH
ROBERT D. HAYDEN
ROBERT T. GUSTL, REPRESENTATIVE

ALVIN LURECK
MRS. MILTON R. SMITH, JR.
RICHARD W. TRACY, C.V.M.

Is it alright with you
if the Dickey's of 1704
Burnham Rd. put up
a Car-port? Is it a
nice looking Car-port?

1706- *John L. Dickey*
1709- *George M. Hagan*
1712- *Edith Cooper*
1700 Kirkland St. *William E. Hammond*
1714 H. E. *Hickok*
1716- *Paul Burnham*
1700 Catherine *Slough*
1701 Baylen *C. Hagan*
1715 Deborah *Hagan*
1717 Burnham Rd. *Phyllis Dickey*

