

PETITION FOR SPECIAL HEARING

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Dr. Joseph Seipp, legal owner, of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing Under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve an amendment to Special Exception Case # 76-120-X to allow for the construction of a 2 story addition to the east side of the existing building for additional office space.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Special Hearing advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser Dr. Joseph Seipp Legal Owner
Address 413 North Charles
Robert Paul Mann, Petitioner's Attorney
Address 413 Jefferson Building Protestant's Attorney

ORDERED By the Zoning Commissioner of Baltimore County, this 17th day of October, 1979, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 6th day of December, 1979, at 9:15 o'clock A.M.

Zoning Commissioner of Baltimore County

(over)

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

I, or we, Dr. Joseph Seipp, legal owner, of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 1B02.2B(1)(B.2) to permit sideyard setbacks of 3 feet and 20 feet both in lieu of the required 25 feet and a front setback of 28 feet in lieu of the required 30 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty)

For expansion of current facility, and for other reasons to be determined at the hearing. To legalize existing front and westerly side setbacks.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract purchaser Dr. Joseph Seipp Legal Owner
Address 413 North Charles
Robert Paul Mann, Petitioner's Attorney
Address 413 Jefferson Building Protestant's Attorney

ORDERED By the Zoning Commissioner of Baltimore County, this 17th day of October, 1979, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 6th day of December, 1979, at 9:15 o'clock A.M.

(over)

IDCA APPLICATION FOR SPECIAL EXCEPTION AND OR SPECIAL PERMIT

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

I, or we, Joseph H. Seipp, Jr., legal owner of the property situated in Baltimore County, the property outline of which is drawn to scale, complete with bearings and distances on 200 FT. SCALE MAPS, WHICH ARE ATTACHED HERETO, HEREBY MAKE APPLICATION TO FILE FOR A SPECIAL HEARING TO AMEND A SPECIAL EXCEPTION 76-120-X IN A DR-16 ZONE TO USE THE HEREBY DESCRIBED PROPERTY FOR OFFICES

THE PROPERTY IS EXPECTED TO BE IMPROVED AS FOLLOWS:

GROSS SITE AREA 0.257 A DEED REF. 5817-625
GRADING 0% % OF OVERALL SITE WILL REQUIRE GRADING
BUILDING SIZE 62 30.5 AREA 1895 Sq. Ft.
GROUND FLOOR 2 TOTAL HEIGHT 25
NUMBER OF FLOORS 2 TOTAL HEIGHT 0.34
FLOOR AREA RATIO = TOTAL FLOOR AREA DIVIDED BY SITE AREA =

BUILDING USE Offices OTHER FLOORS Offices
GROUND FLOOR Offices OTHER FLOORS Offices

REQUIRED NUMBER OF PARKING SPACES

GROUND FLOOR 7 OTHER FLOORS 6 TOTAL 13
PARKING 5000 Sq. Ft.
AREA OF SITE TO BE PAVED TO ACCOMMODATE REQUIRED PARKING SPACES
(PAVED AREA MAY BE ESTIMATED BY MULTIPLYING REQUIRED NUMBER OF SPACES BY 360)

UTILITIES

WATER: ☒ PUBLIC ☐ PRIVATE, TYPE OF SYSTEM

SEWER: ☒ PUBLIC ☐ PRIVATE, TYPE OF SYSTEM

UTILITIES SECURITY APPROVAL

I CERTIFY THAT THE ABOVE INFORMATION IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

APPLICANT, LESSEE OR CONTRACT PURCHASER

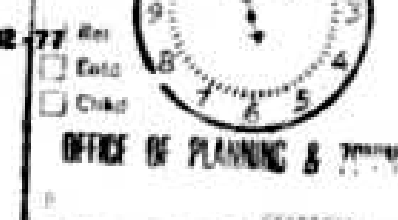
ADDRESS

THE PLANNING BOARD HAS DETERMINED ON 8/10/79 THAT THE PROPOSED DEVELOPMENT DOES / DOES NOT CONFORM TO THE REQUIREMENTS OF SUBSECTION 22-83.1(P) OF THE BALTIMORE COUNTY CODE, 1988.

AUG 10 79 PM

CHAIRMAN, BALTIMORE COUNTY PLANNING BOARD

IDCA FORM NO. 2 REVISED 8-12-77



RE: PETITION FOR VARIANCES : BEFORE THE ZONING COMMISSIONER
PETITION FOR SPECIAL HEARING
NE/S of Joppa Rd., 88.79'
NW of Providence Rd., 9th District : OF BALTIMORE COUNTY

DR. JOSEPH SEIPP, JR., Petitioner : Case No. 80-123-ASPH

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.

Peter Max Zimmerman
Deputy People's Counsel

John W. Hession, III
People's Counsel for Baltimore County
County Office Building
Towson, Maryland 21204
494-2138

I HEREBY CERTIFY that on this 21st day of November, 1979, a copy of the foregoing Order was mailed to Robert Paul Mann, Esquire, 413 Jefferson Building, Towson, Maryland 21204, Attorney for Petitioner.

John W. Hession, III

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

Robert Paul Mann, Esquire
413 Jefferson Building
Towson, Maryland 21204

cc: Gerhold, Cross & Etzel
412 Delaware Avenue
Towson, Maryland 21204

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received and accepted for filing this 17th day of October, 1979.

WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner Joseph Seipp

Petitioner's Attorney Robert Paul Mann

Reviewed by Nicholas B. Commodari
Nicholas B. Commodari
Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

November 26, 1979

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

Chairman
Nicholas B. Commodari

MEMBERS
Bureau of Engineering
Department of Traffic Engineering
State Roads Commission
Bureau of Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial Development

Robert Paul Mann, Esquire
413 Jefferson Building
Towson, Maryland 21204

RE: Item No. 48
Petitioner - Joseph Seipp
Special Hearing and Variance Petitions

Dear Mr. Mann:

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 Special Hearing to amend the original Special Exception (Case No. 76-120-X) which allowed the existing office building, is required as a result of your client's proposal to construct a two-story addition to said structure. The Variance is included in order to legalize the existing front and side setbacks and to allow the proposed addition to be constructed within 3 feet of the side property line in lieu of the required 25 feet.

A review of the approved plan in the aforementioned zoning file and a field inspection of the subject property indicated that the original site plan submitted with this petition was inaccurate. In view of the fact that revised site plans were received by this office, which more clearly reflect the existing conditions, I proceeded to schedule this petition for a hearing date. However, it should be noted that the original approved plan indicated that a 4 foot stockade fence would be provided along the rear property line. Since this is not the actual case and no screening presently exists, I suggest that your future intentions be clearly set forth at the time of the scheduled hearing.

Particular attention should be afforded to the comments of the Department of Permits and Licenses, concerning the type of construction along the east property line, as well as the comments from the Fire Department.

Item No. 48
Special Hearing and
Variance Petitions
November 26, 1979

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 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

MEC:hk

Enclosures

cc: Gerhold, Cross & Etzel
412 Delaware Avenue
Towson, Md. 21204

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 to amend the existing Special Exception (Case No. 76-120-X), to allow the construction of a two-story addition to the east side of the existing two-story office building so as to provide additional office space, in accordance with the revised site plan prepared by Gerhold, Cross and Etzel, revised December 11, 1979, will not be detrimental to the health, safety, and general welfare of the community; and, therefore,

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 7th day of March, 1980, that the existing Special Exception (Case No. 76-120-X), to allow the construction of a two-story addition to the east side of the existing two-story office building so as to provide additional office space, as requested in the herein Petition for Special Hearing, should be amended and the same is hereby GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. The exterior of the addition shall be compatible with the residential character of the neighborhood.
2. The roof line of the addition to the existing improvement shall not exceed in height the existing roof line of the existing improvement and shall be compatible therewith.
3. All outdoor lighting shall be regulated as to location, direction, hours of illumination, glare, and intensity, in order to minimize illumination beyond the subject property.
4. A revised site plan shall be submitted and approved by the Department of Public Works and the Office of Planning and Zoning, including landscaping and screening approval by the Current Planning and Development Division.

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 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 7th day of March, 1980, that Variances to permit a side yard setback of 7 feet on the east side in lieu of the required 25 feet, a side yard setback of 20.4 feet on the west side in lieu of the required 25 feet, and a front yard setback of 20 feet in lieu of the required 30 feet, in accordance with the revised site plan prepared by Gerhold, Cross and Etzel, revised December 11, 1979, should be and the same are GRANTED, from and after the date of this Order, subject to the terms, provisions, and conditions of the accompany Special Hearing Order.

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
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

THORNTON M. MOURING
DIRECTOR

October 25, 1979

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

Re: Item #48 (1979-1980)
Property Owner: Joseph Seipp
N/ES Joppa Rd. 88.79' N/W Providence Rd.
Existing Zoning: DR 16
Proposed Zoning: Special Hearing to amend Case No. 76-120X (Item No. 78, 1975-1976) to allow for expansion and Variance to permit a side setback of 3' in lieu of the required 25'.
Acres: 0.257 District: 9th

Dear Mr. Hammond:

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:

The comments which were supplied for this property for Project PIP 19-36 SP and in connection with the Zoning Advisory Committee review for Item 78 (1975-1976), 76-120X, are referred to for your consideration.

Baltimore County highway and utility improvements remain not directly involved.

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item #48 (1979-1980).

Very truly yours,

ELLSWORTH N. DIVER, P.E.
Chief, Bureau of Engineering

END:EAM:FWR:SS

N-MW Key Sheet,
38 NE 5 Pos. Sheet
NE 10 B, 70 Tax Map
Attachment

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

Bureau of Engineering
ELLSWORTH N. DIVER, P.E. CHIEF

November 13, 1975

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

Re: Item #78 (1975-1976)
Property Owner: Apostoles G. & Norma C. Pappas
N/ES of Joppa Rd., 88.79' N/W of Providence Rd.
Existing Zoning: DR 16
Proposed Zoning: Special Exception for medical offices.
No. of Acres: 0.257 District: 9th

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 directly involved. The construction and/or reconstruction of sidewalks, curb and gutter, entrances, aprons, etc. will be the full responsibility of the Petitioner.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Baltimore County Standards.

Very truly yours,
ELLSWORTH N. DIVER, P.E.
Chief, Bureau of Engineering

END:EAM:FWR:SS

N-MW Key Sheet
38 NE 5 Pos. Sheet
NE 10 B Topo
70 Tax Map



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3211

JOHN D. SEYFFERT
DIRECTOR

November 19, 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 #48, Zoning Advisory Committee Meeting, August 21, 1979, are as follows:

Property Owner: Joseph Seipp
Location: NE/S Joppa Road 88.79' NW Providence Road
Existing Zoning: D.R. 16
Proposed Zoning: Special Hearing to amend Case No. 76-120-X (Item No. 78; 1975-76) to allow for expansion and Variance to permit a side setback of 3' in lieu of the required 25'.
Acres: 0.257
District: 9th

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



Baltimore County
Department of Traffic Engineering
TOWSON, MARYLAND 21204
301-494-3550

STEPHEN E. COLLINS
DIRECTOR

September 24, 1979

Mr. William Hammond
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Item No. 48 - ZAC Meeting of August 21, 1979
Property Owner: Joseph Seipp
Location: NE/S Joppa Rd. 88.79' NW Providence Rd.
Existing Zoning: D.R. 16
Proposed Zoning: Special Hearing to amend Case No. 76-120-X (Item no. 78; 1975-76) to allow for expansion and Variance to permit a side setback of 3' in lieu of the required 25'.
Acres: 0.257
District: 9th

Dear Mr. Hammond:

No major traffic problems are anticipated by the requested variance to permit an office expansion.

Very truly yours,

Michael S. Flanagan
Engineering Associate II

MSF/mjm



Baltimore County
Department of Health
TOWSON, MARYLAND 21204

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

October 8, 1979

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

Dear Mr. Hammond:

Comments on Item #48, Zoning Advisory Committee Meeting of August 21, 1979, are as follows:

Property Owner: Joseph Seipp
Location: NE/S Joppa Rd. 88.79' NW Providence Rd.
Existing Zoning: D.R. 16
Proposed Zoning: Special Hearing to amend Case No. 76-120-X (Item No. 78; 1975-76) to allow for expansion and Variance to permit a side setback of 3' in lieu of the required 25'.
Acres: 0.257
District: 9th

Metropolitan water and sewer exist; therefore, no health hazards are anticipated.

Very truly yours,

Ian J. Forrester, Director
BUREAU OF ENVIRONMENTAL SERVICES

LJF/JRE/suh



Baltimore County
Fire Department
TOWSON, MARYLAND 21204
301-825-7310

Paul H. Reincke
CHIEF

August 28, 1979

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

Attention: Mr. William Hammond, Zoning Commissioner
Zoning Advisory Committee

Re: Property Owner Joseph Seipp

Location: NE/S Joppa Rd. 88.79' NW Providence Rd.

Item No. 48 Zoning Agenda: Meeting of 8/21/79

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.

(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 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.

(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" 1976 Edition prior to occupancy.

() 6. Site plans are approved as drawn.

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

Noted and Approved: George M. Kaganoff
Fire Prevention Bureau
Special Inspection Division

JOHN D. SEYFFERT
DIRECTOR

November 14, 1979

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

Dear Mr. Hammond: **REVISED**
Comments on Item #18 Zoning Advisory Committee Meeting, November 6, 1979
are as follows:

Property Owner: Joseph Seipp
Location: 88.79' NW Providence Road
Baltimore County, Md. 21204
Proposed Zoning: Special Hearing to amend Case No. 76-120 X Item No. 73, 1975-76
to allow for expansion and Variance to permit a side setback of 25'
in lieu of the required 25'.

Acres: 0.257
District: 9th

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, State of Maryland Code or the
Handicapped and aged and other applicable codes.
- 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.
- X 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.
- 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.
- H. Requested setback variance conflicts with the Baltimore County
Building Code. See Section _____.
- I. No Comment.
- X J. Comments, Building and Zoning to comply with Handicapped Code-East wall shall
be a minimum 3'0" from the property line.
- 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

CEB:rrj

CARL L. GERMOLD
PHILIP R. CROSS
JOE F. ETZEL
WILLIAM S. LUTCH
GORDON T. LANGDON

GERHOLD, CROSS & ETZEL
Registered Professional Land Surveyors
412 DELAWARE AVENUE
TOWSON, MARYLAND 21204
823-4470

PHOTOCOPY
PAUL G. DOLLENBERG
FRED H. DOLLENBERG

June 25, 1979

Zoning Description

All that piece or parcel of land situate, lying and being in
the Ninth Election District of Baltimore County, State of Maryland and
described as follows to wit:

Beginning for the same at a point on the northeast side of
Joppa Road at the distance of 88.79 feet measured northwesterly along
the northeast side of said road from the corner formed by the inter-
section of the northeast side of Joppa Road with the north side of
Providence Road and running thence and binding on the northeast side
of Joppa Road, the two following lines viz: Northwest by a line
curving toward the left having a radius of 194.5 feet for a distance
of 42.14 feet (the chord of said arc bearing North 62 degrees 08 min-
utes West 42.13 feet) and North 62 degrees 46 minutes West 47.45 feet,
thence leaving said road and binding on the outlines of the land of
the petitioners herein, the three following courses and distances
viz: North 27 degrees 02 minutes East 128.05 feet, South 62 degrees
58 minutes East 85 feet and South 25 degrees 02 minutes West 129.15
feet to the place of beginning.

Containing 0.257 of an Acre of land more or less.

Being the land of the petitioners herein as shown on a plat
filed in the office of the Zoning Commissioner.



BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND 21204

Date: August 17, 1979

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

Z.A.C. Meeting of: August 21, 1979

RE: Item No: 28, 42, 43, 44, 45, 46, 47, 48
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. DiNenna:

All of the above have a bearing on student population.

Very truly yours,

W. Nick Petrovich
W. Nick Petrovich,
Field Representative

MSP/bp

JOSEPH N. MCCORMAN, PRESIDENT
T. BAYARD WILLIAMS, JR., VICE-PRESIDENT
MARCUS M. MOTRANIS

THOMAS H. BOYER
MRS. LORRAINE F. CHURCH
ROGER B. WATSON
ROBERT V. DUDEL, SUPERINTENDENT

ALVIN LORECK
MRS. MILTON B. SMITH, JR.
RICHARD W. TRACEY, D.V.M.

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received and accepted for filing this 17 day
of Oct., 1979

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner: *Seipp*
Petitioner's Attorney: *Mann*

Reviewed by: *Nicholas B. Commodari*
Nicholas B. Commodari
Chairman, Zoning Plans
Advisory Committee

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 9 Date of Posting: 11/18/79
Posted for: Petition for Variance & Special Hearing
Petitioner: Rev. Joseph Seipp, Jr.
Location of property: 16615 Joppa Rd., 88.79' N.W.
Providence Rd.
Location of Sign: front of property (Young Joppa Rd.)
Remarks: _____
Posted by: Sean Coleman Date of return: 11/23/79
Signature

2 signs

WILLIAM E. HAMMOND
Zoning Commissioner
Baltimore County Office Building
Towson, Maryland 21204

March 7, 1980

Robert Paul Mann, Esquire
413 Jefferson Building
135 West Chesapeake Avenue
Towson, Maryland 21204

RE: Petitions for Variances and Special
Hearing
NE/S of Joppa Road, 88.79' NW of
Providence Road - 9th Election
District
Dr. Joseph Seipp - Petitioner
NO. 80-123-ASPH (Item No. 48)

Dear Mr. Mann:

I have this date passed my Orders in the above referenced matter in accord-
ance with the attached.

Very truly yours,

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

WEH/srl

Attachments

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

CERTIFICATE OF PUBLICATION

TOWSON, MD. November 15, 1979

THIS IS TO CERTIFY, that the annexed advertisement was
published in THE JEFFERSONIAN, a weekly newspaper printed
and published in Towson, Baltimore County, Md., ~~before the 6th~~
of ~~the time~~ ~~before the 6th~~ day of ~~December~~ ~~1979~~, the ~~first~~ publication
appearing on the ~~15th~~ day of ~~November~~ ~~1979~~.

THE JEFFERSONIAN

Manager

Cost of Advertisement, \$ _____

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. William E. Hammond

Zoning Commissioner

John D. Seyffert, Director

Office of Planning and Zoning

Petition No. 80-123-ASPH, Item 48

Date: November 20, 1979

Petition for Variance for front and side yard setbacks and
Special Hearing for additional office space
Northeast side of Joppa Road, 88.79 feet Northwest of Providence Road
Petitioner - Dr. Joseph Seipp, Jr.

9th District

HEARING: Thursday, December 6, 1979 (9:45 A.M.)

If granted, it is requested that details of landscaping be required
for submittal to and approval by the Division of Current Planning
and Development.

John D. Seyffert
John D. Seyffert, Director
Office of Planning and Zoning

JDS:JGH:dne

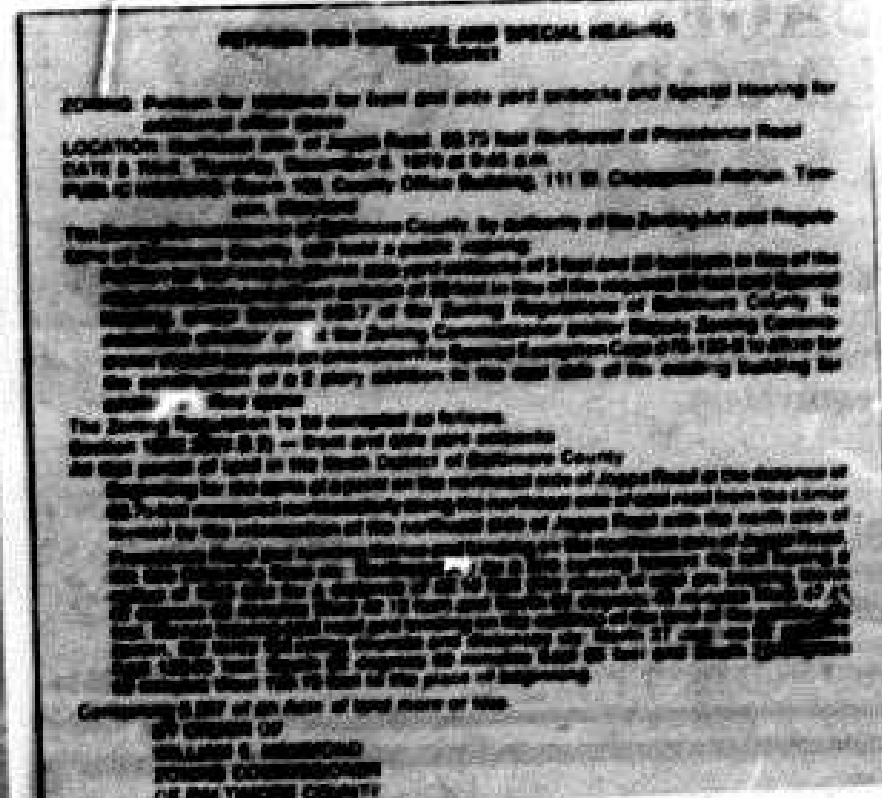
CERTIFICATE OF PUBLICATION

TOWSON, MD. November 15, 1979

THIS IS TO CERTIFY, that the annexed advertisement was published
in the TOWSON TIMES, a weekly newspaper in Towson, Md., Baltimore County.
The ad was published before the 15th day of November, 1979, the publication appearing on
the 15th day of November, 1979.

THE TOWSON TIMES

Editor



BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received this 10th day of August, 1979.

Filing Fee \$ 50.00

Received: ☒ Check

☐ Cash

☐ Other

William E. Hammond
William E. Hammond, Zoning Commissioner

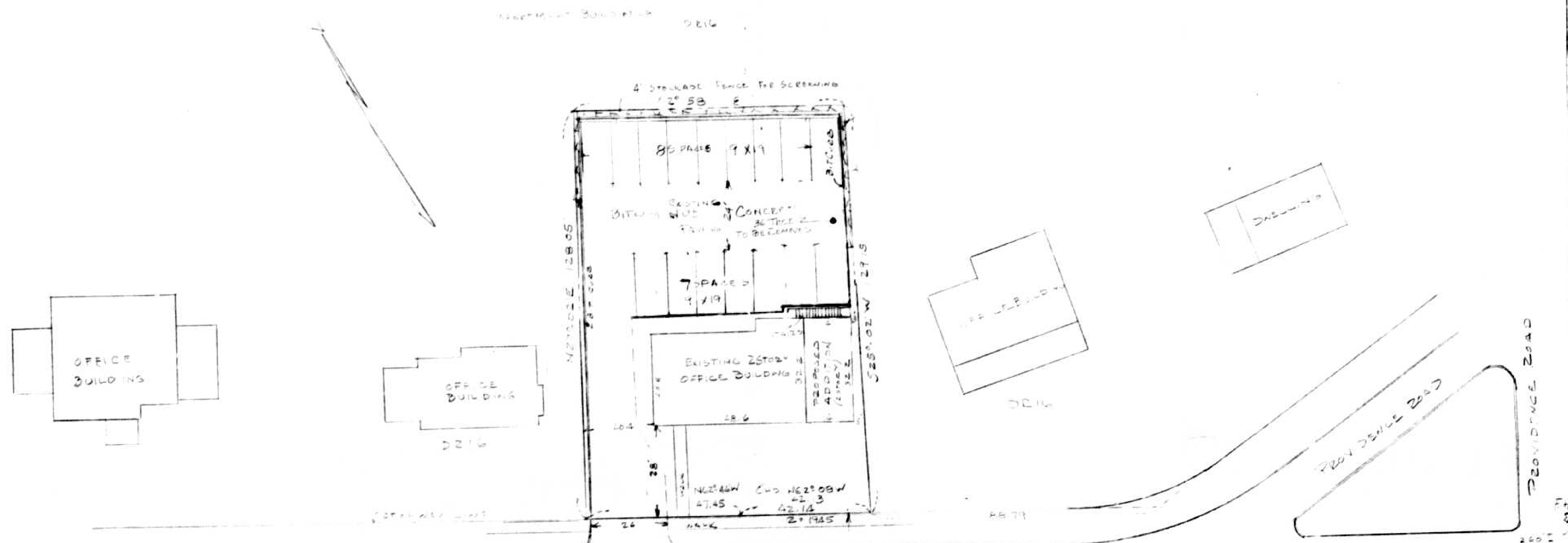
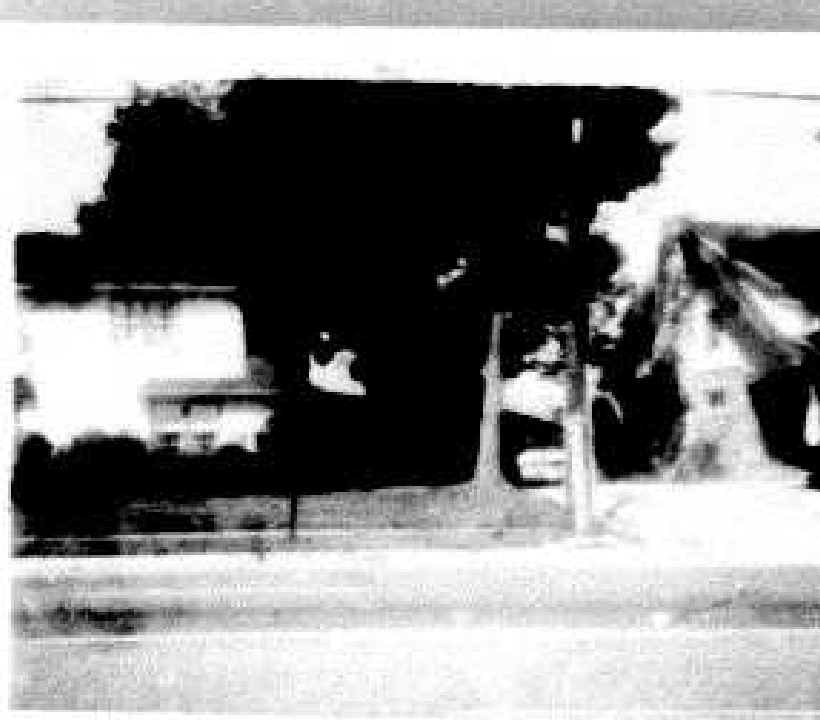
Petitioner Joseph Seipp Submitted by Carolyn M. Rijn

Petitioner's Attorney Robert M. Munn Reviewed by William E. Hammond

Item 48 This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

No. 83284
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
DATE December 6, 1979 ACCOUNT 01-662
AMOUNT \$83.70
RECEIVED FROM Joseph H. Seipp, Jr., D.D.S., P.A.
FOR Advertising and Posting for Case No. 80-123-AMT
VALIDATION OR SIGNATURE OF CASHIER
8314286 6 8370

No. 83259
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
DATE November 5, 1979 ACCOUNT 01-662
AMOUNT \$50.00
RECEIVED FROM Joseph H. Seipp, Jr., D.D.S., P.A.
FOR Filing Fee for Case No. 80-123-AMT
VALIDATION OR SIGNATURE OF CASHIER
83201286 7 5000



EXISTING ZONING DR16
PROPOSED ZONING SPECIAL EXCEPTION FOR OFFICES
SPECIAL HEARING TO AMEND CASE NO. 76-120 X
EAST SIDE YARD/SETBACK VARIANCE
OF 3 FEET INSTEAD OF REQUIRED 25 FEET
WEST SIDE YARD SETBACK VARIANCE
OF 20 FEET INSTEAD OF REQUIRED 25 FEET
FRONT YARD SETBACK OF 28 FEET
INSTEAD OF REQUIRED 30 FEET

PARKING DATA
2 FLOORS @ 1895' = 3790'
3790 ÷ 300 = 13 SPACES REQUIRED
15 SPACES PROVIDED

REVISED PLANS OFFICE COPY
Item 48
DEC 21 79 AM
ZONING PERM
PROPERTY LOCATED
IN
14TH ELECTION DISTRICT
BALTO CO MD.
0.257 ACRES
OFFICE OF PLANNING & ZONING

REVISED DEC 11, 1979
REVISED DEC 3, 1979
REVISED OCTOBER 16, 1979
SCALE - 1" = 20' JUNE 25, 1979
GERHOLD, CROSS & ETZEL
REGISTERED LAND SURVEYORS
412 DELAWARE AVENUE
TOWSON, MARYLAND

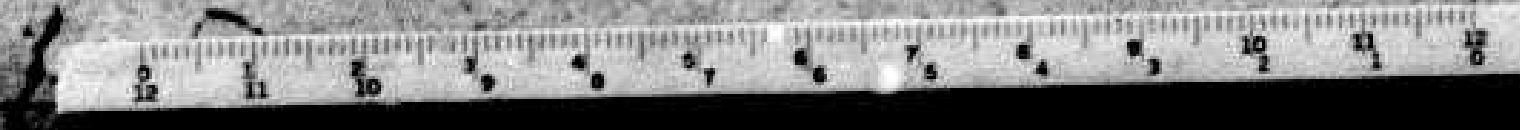


PROPERTY OF
JOSEPH H. SHIPP, JR.
9TH DISTRICT BALTO. CO MD

ARTERIAL INTERSECTION
JOPPA & PROVIDENCE ROADS

0.257 ACRES
ZONED DR-16

PHOTOGRAMMETRIC MAP OF BALTIMORE COUNTY METROPOLITAN AREA



REVISIONS			SCALE	LOCATION	SHEET
BY	DATE				
Topographic	MAPS	4-11-70	1" = 200'	EUDOWOOD TOWSON ESTATES TOWSON HEIGHTS	NE. 10-B
Topography Compiled By Photogrammetric Methods AERC SERVICE CORPORATION-PHILADELPHIA, PA.			DATE OF PHOTOGRAPHY APRIL 1953		

FENCE NOTE: TO EXISTING CHAIN LINK FENCE
ADD REDWOOD STRIPS TO PROVIDE
SCREEN.

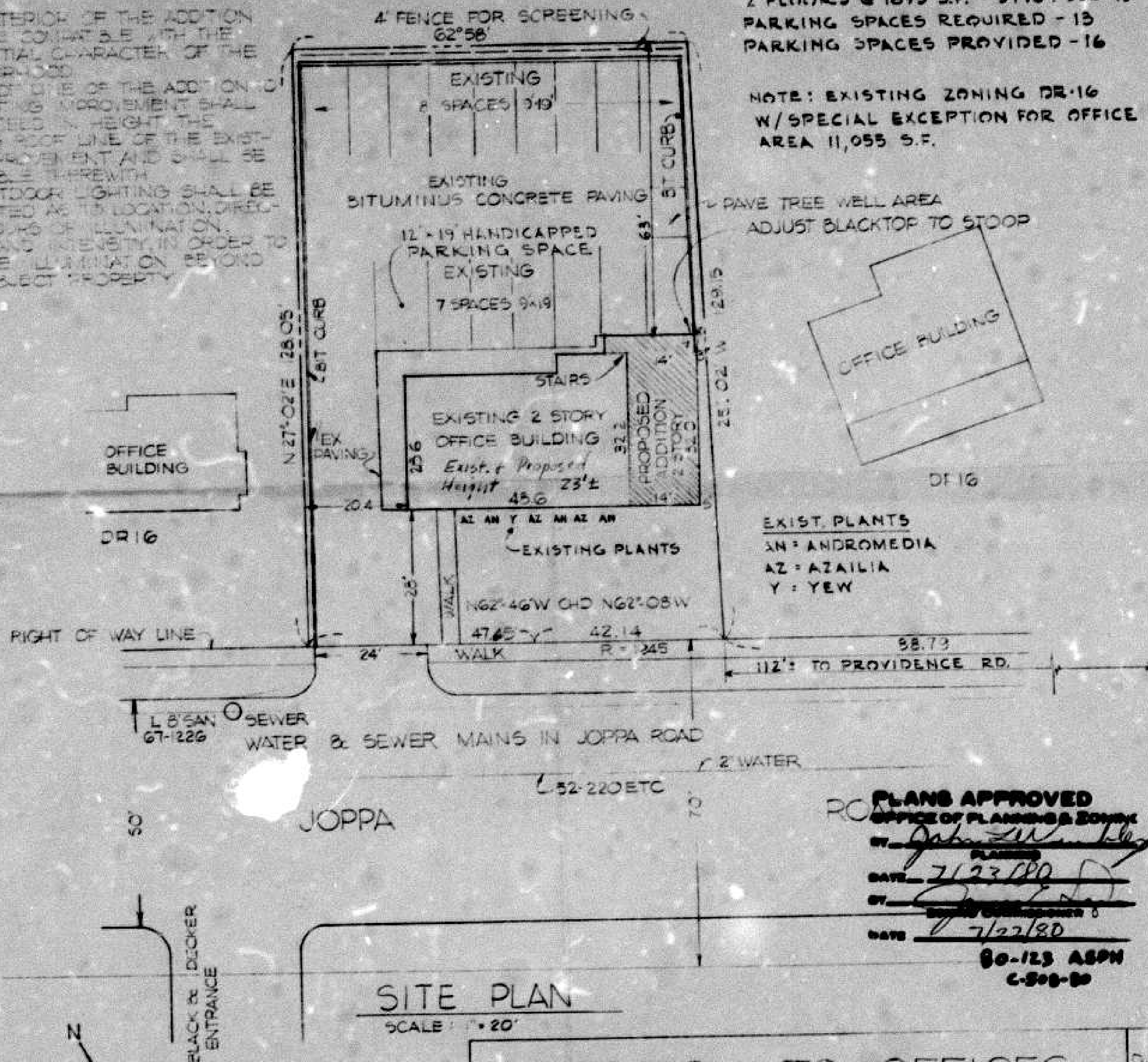
2 FLOORS @ 1895 S.F. = 3790 - 300 = 13
PARKING SPACES REQUIRED - 13
PARKING SPACES PROVIDED - 16

NOTE: EXISTING ZONING DR-16
W/SPECIAL EXCEPTION FOR OFFICE
AREA 11,055 S.F.

THE EXTERIOR OF THE ADDITION SHALL BE COMPATIBLE WITH THE RESIDENTIAL CHARACTER OF THE NEIGHBORHOOD.

2 THE ROOF LINE OF THE ADDITION OF THE EXISTING IMPROVEMENT SHALL NOT EXCEED IN HEIGHT THE EXISTING ROOF LINE OF THE EXISTING IMPROVEMENT AND SHALL BE COMPATIBLE THEREWITH.

3 ALL OUTDOOR LIGHTING SHALL BE REGULATED AS TO LOCATION, DIRECTION, COLOR, AND INTENSITY IN ORDER TO MINIMIZE ILLUMINATION BEYOND THE SUBJECT PROPERTY.



SITE PLAN

SCALE : 1" = 20'

ADDITION TO OFFICES

604 E JOPPA ROAD
TOWSON, MARYLAND 21204
9th ELECTION DISTRICT, BALTIMORE COUNTY

CHARLES VAUGHAN PIPPEN
2305 POT SPRING ROAD, TIMONIUM, MD. 21093

D.W.G. NO.

1

DATE _____

Feb 20 1960

Robert J. [unclear]