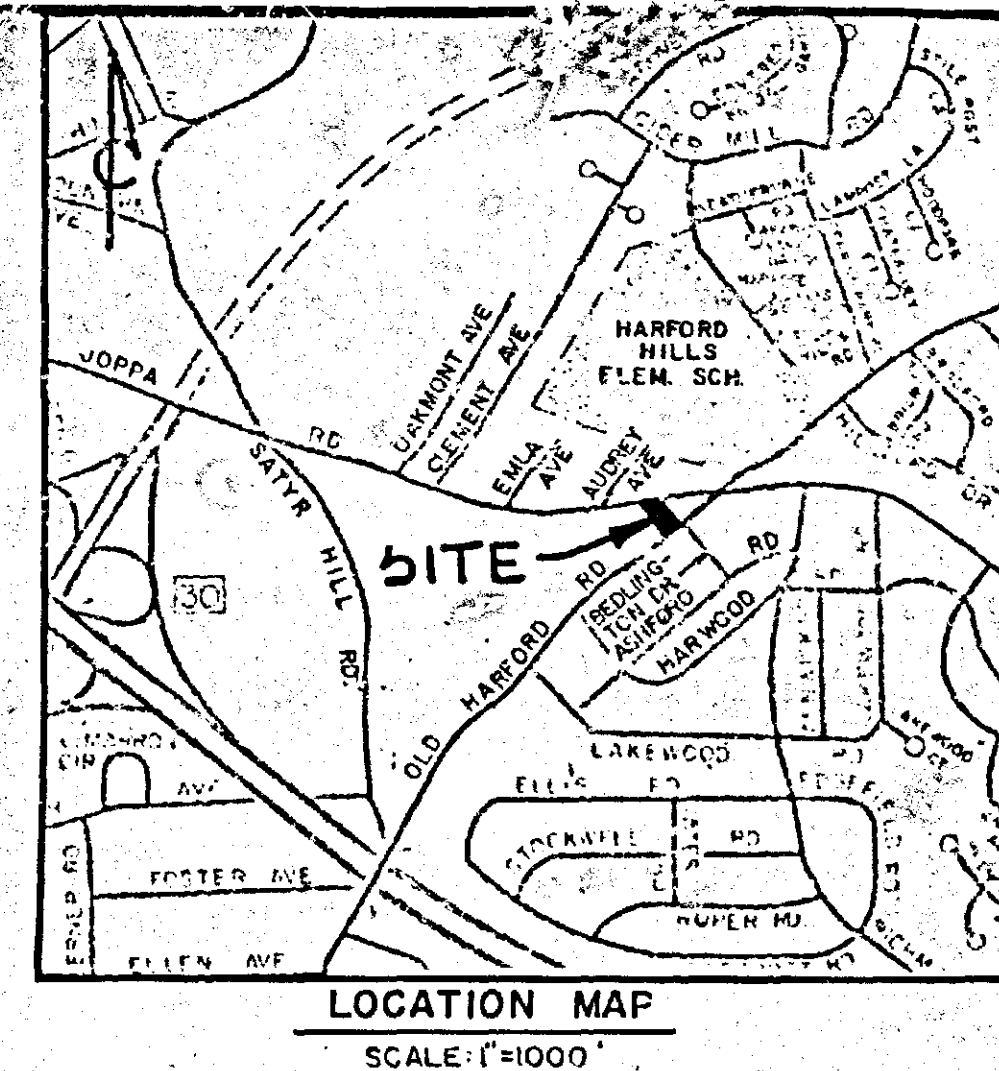


PLANS APPROVED
OFFICE OF PLANNING & ZONING
BY: *[Signature]*
DATE: 2/2/81
BY: *[Signature]*
DATE: 2/2/81
81-88A
C-34-81

RESPONSIBLE PERSONNEL CERTIFICATION
"I/WE HEREBY CERTIFY THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATION OF ATTENDANCE AT A DEPARTMENT OF NATURAL RESOURCES APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT."
DEVELOPER'S NAME & FIRM: *[Signature]*
DATE: 12-9-80

CERTIFICATION NOTES:
DEVELOPMENT/LANDOWNER'S
I/WE HEREBY CERTIFY THAT ALL CLEARING, GRADING, CONSTRUCTION AND/OR DEVELOPMENT WILL BE DONE PURSUANT TO THIS PLAN.
DEVELOPER: *[Signature]*
DATE: 12-9-80

ENGINEER'S CERTIFICATION
I HEREBY CERTIFY THAT THIS PLAN HAS BEEN PREPARED BY OR UNDER MY SUPERVISION, AND MEETS THE MINIMUM STANDARDS OF THE BALTIMORE COUNTY DEPARTMENT OF PUBLIC WORKS AND THE BALTIMORE COUNTY SOIL CONSERVATION DISTRICT.
J. ROBERT CASSELL
PE NO. 1887
DATE: 12-9-80



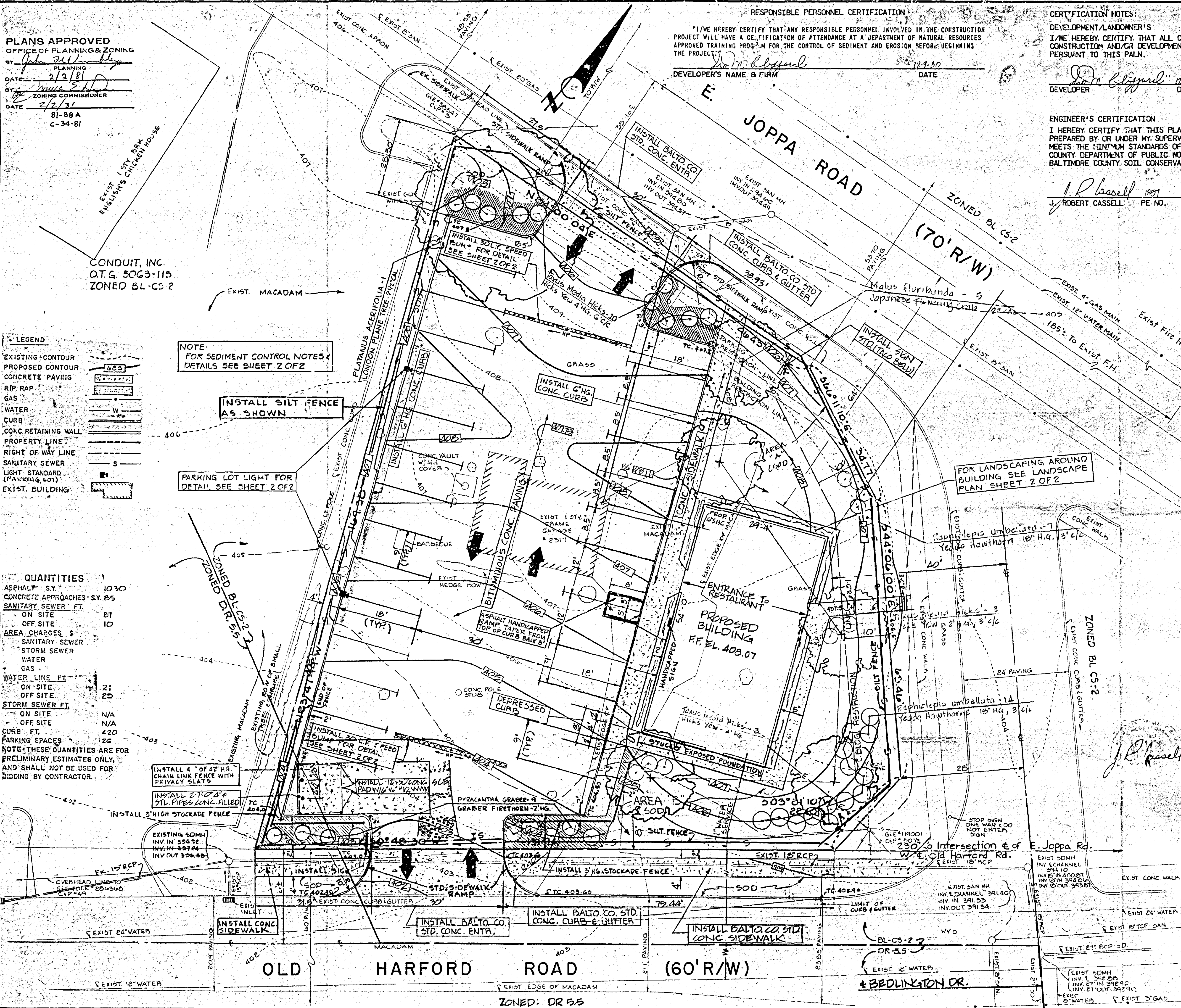
LEGEND
EXISTING CONTOUR
PROPOSED CONTOUR
CONCRETE PAVING
RIP RAP
GAS
WATER
CURB
CONC. RETAINING WALL
PROPERTY LINE
RIGHT OF WAY LINE
SANITARY SEWER
LIGHT STANDARD (PARKING LOT)
EXIST. BUILDING

NOTE:
FOR SEDIMENT CONTROL NOTES & DETAILS SEE SHEET 2 OF 2

INSTALL SILT FENCE AS SHOWN

PARKING LOT LIGHT FOR DETAIL SEE SHEET 2 OF 2

QUANTITIES
ASPHALT S.Y. 1030
CONCRETE APPROACHES S.Y. 85
SANITARY SEWER FT. 87
ON SITE 10
OFF SITE 10
AREA CHARGES \$
SANITARY SEWER
STORM SEWER
WATER
GAS
WATER LINE FT. 21
ON SITE 21
OFF SITE 10
STORM SEWER FT. N/A
ON SITE N/A
OFF SITE N/A
CURB FT. 420
PARKING SPACES 26
NOTE: THESE QUANTITIES ARE FOR PRELIMINARY ESTIMATES ONLY, AND SHALL NOT BE USED FOR BIDDING BY CONTRACTOR.



- NOTES:
- COORDINATES AND BEARINGS SHOWN ARE BASED ON BALTIMORE COUNTY COORDINATE SYSTEM AS SHOWN ON RW 75-221-2.
 - ELEVATIONS SHOWN ARE BASED ON BALTIMORE CO. B.M. NO. X-5804 ELEV. = 375.799.
 - UTILITIES AND OTHER OBSTRUCTIONS AS SHOWN HEREON HAVE BEEN MADE BY ACTUAL FIELD MEASUREMENTS SUPPLEMENTED BY INFORMATION OBTAINED FROM THE VARIOUS AGENCIES INVOLVED. HOWEVER, WE DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF THE INFORMATION GIVEN. THE CONTRACTOR MUST VERIFY ALL SUCH INFORMATION TO HIS OWN SATISFACTION AND MUST NOTIFY THE UTILITY COMPANIES INVOLVED PRIOR TO COMMENCING WORK.
 - THE LINES AND GRADES OF THE PROPOSED ROADS SHOWN HAVE BEEN OBTAINED FROM PLANS OF THE LOCAL HIGHWAY AGENCIES. THEY ARE SUBJECT TO CHANGE UNTIL ACTUAL CONSTRUCTION.
 - UTILITY COMPANIES:
CHESAPEAKE & POTOMAC TELEPHONE COMPANY
320 ST. PAUL STREET, BALTIMORE, MD. 21202
BALTIMORE GAS & ELECTRIC COMPANY
LEXINGTON & LIBERTY STREETS, BALTIMORE, MD. 21202
 - AREA OF PROPERTY: 16,355.796 SQ. FT. - 0.375 Ac. ±
 - EXISTING USE: ABANDONED GARAGE
PROPOSED USE: RESTAURANT
 - EXISTING ZONING: BL-CS-2
PROPOSED ZONING: NO CHANGE
 - PARKING REQUIREMENTS:
a. 1 SPACE PER 50 SQ. FT. OF FLOOR SPACE.
b. 1583.82 SQ. FT. OF FLOOR SPACE.
c. 32 SPACES REQUIRED.
d. 26 SPACES PROVIDED AS PER VARIANCE PETITION 81-88-A, APPROVED NOVEMBER 14, 1980
 - ANCILLARY USES: NONE
 - LANDSCAPING REQUIREMENTS:
a. LANDSCAPING REQUIRED - 817.8 SQ. FT.
b. LANDSCAPING PROVIDED - 2249.0 SQ. FT.
 - EXISTING BUILDING RAZED, UNDER THIS CONTRACT.
 - OWNER:
LEWIS V. STEUTLER, et. ux.
R.J.S. 1313-519
2317 E. JOPPA RD.
BALTIMORE, MARYLAND 21234
 - THE BUSINESS OPERATION TO BE CONDUCTED HEREON SHALL BE IN CONFORMITY WITH THIS SITE PLAN AND BE EXCLUSIVE OF ANY "DRIVE-IN" FACILITY.

REVISION
1-20-81 SIDEWALK ALONG OLD HARFORD RD. MOVED 2' BACK
1-23-81 SEDIMENT CONTROL - SILT FENCE IN PLACE STRAW BALS



FOR
TACO BELL
2121 CORPORATE DRIVE
MARIETTA, GEORGIA 30067
2317 E. JOPPA ROAD
9th ELECTION DIST. BALTO. CO., MD. 21234
SITE PLAN

CHECKED BY: A. J. CORTEAL
SCALE: 1" = 10'
AUTH. NO. R.H.Q.
DRAWN BY: M.H. PORTS
DRWG. NO. 1 OF 2

PREPARED BY:
LYON ASSOCIATES, INC.
7131 RUTHERFORD ROAD
BALTIMORE, MARYLAND 21207
TELEPHONE 301-944-9112

DATE: DECEMBER 9, 1980
FILE: 2602-002-02

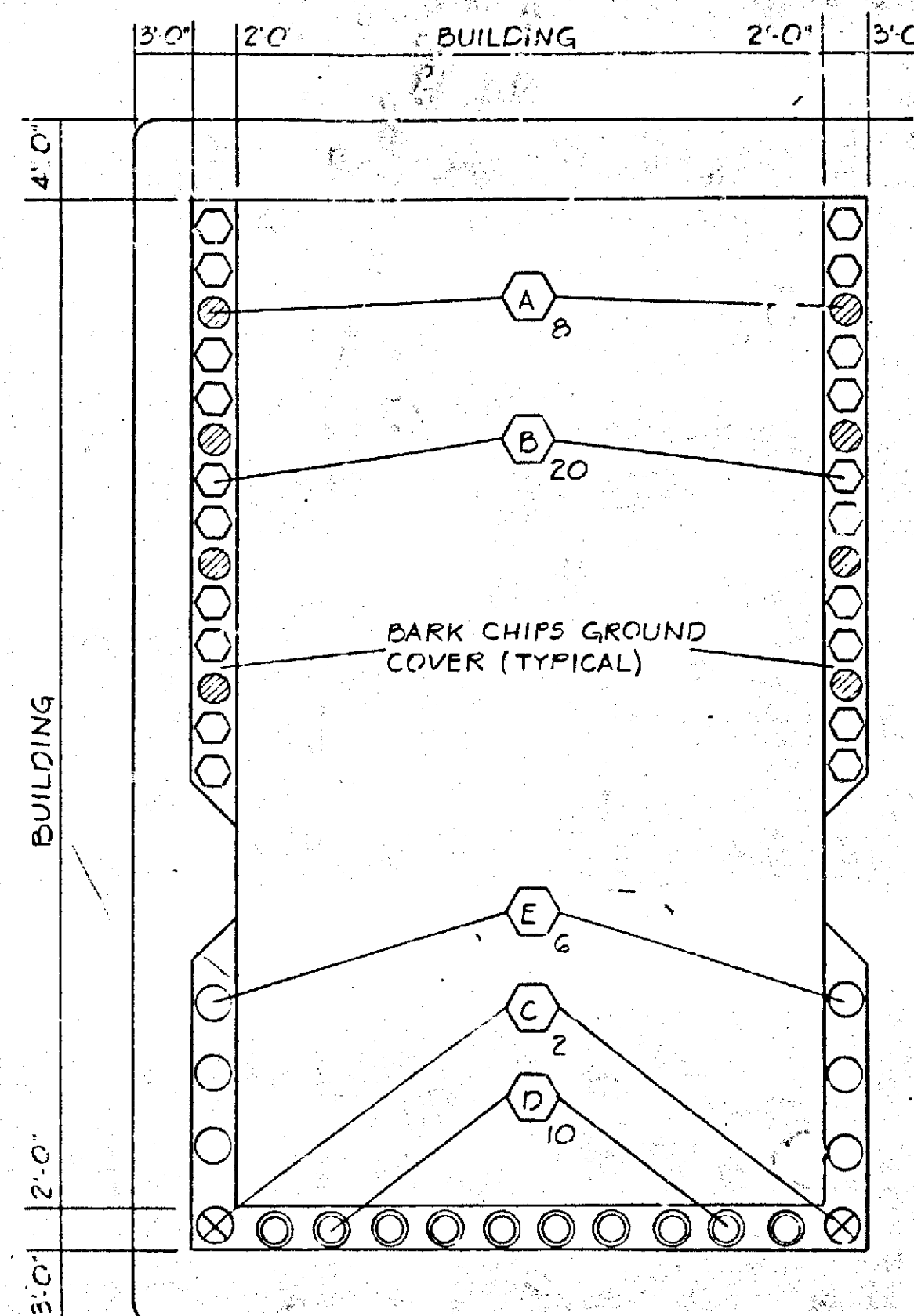
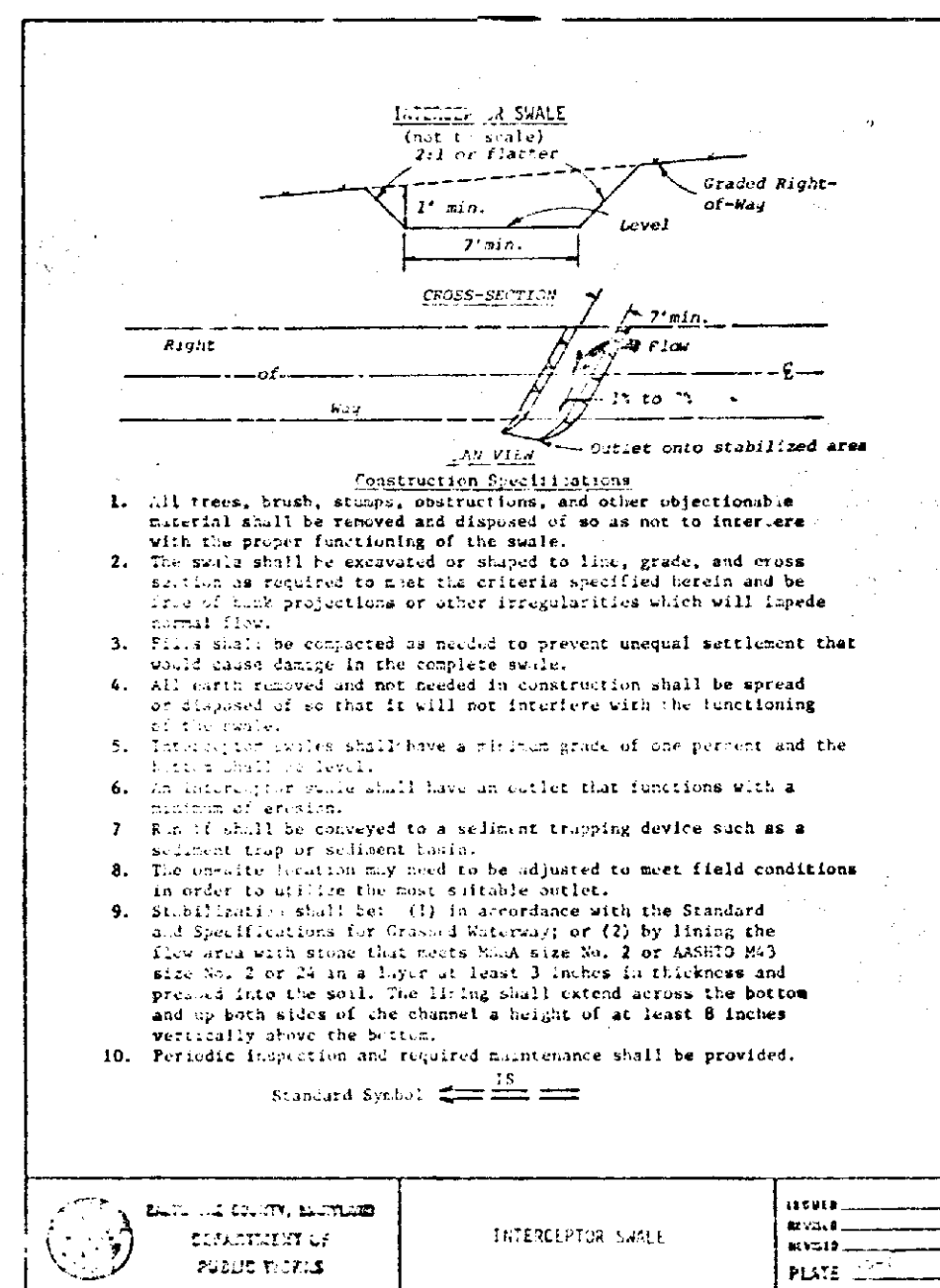
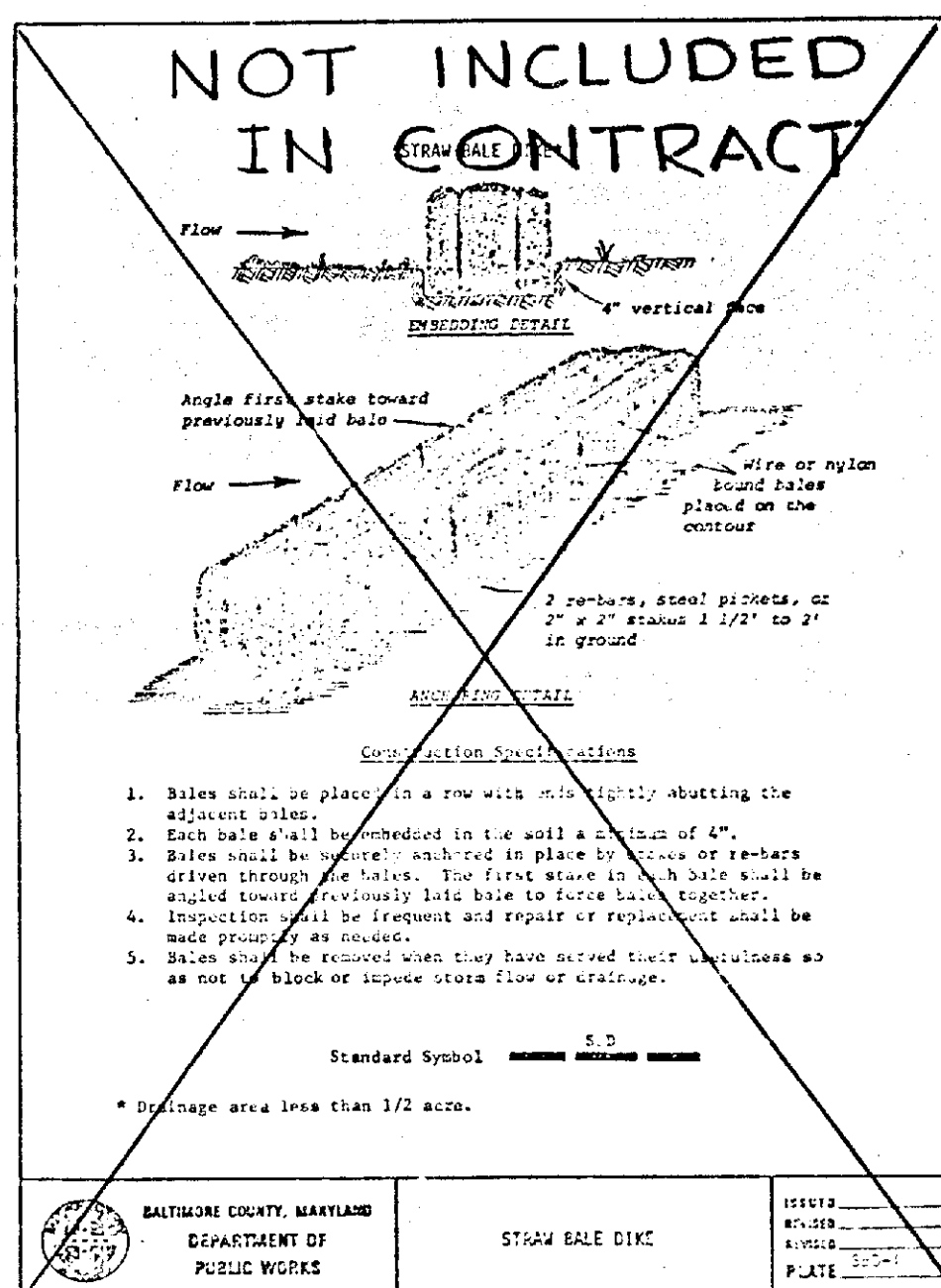
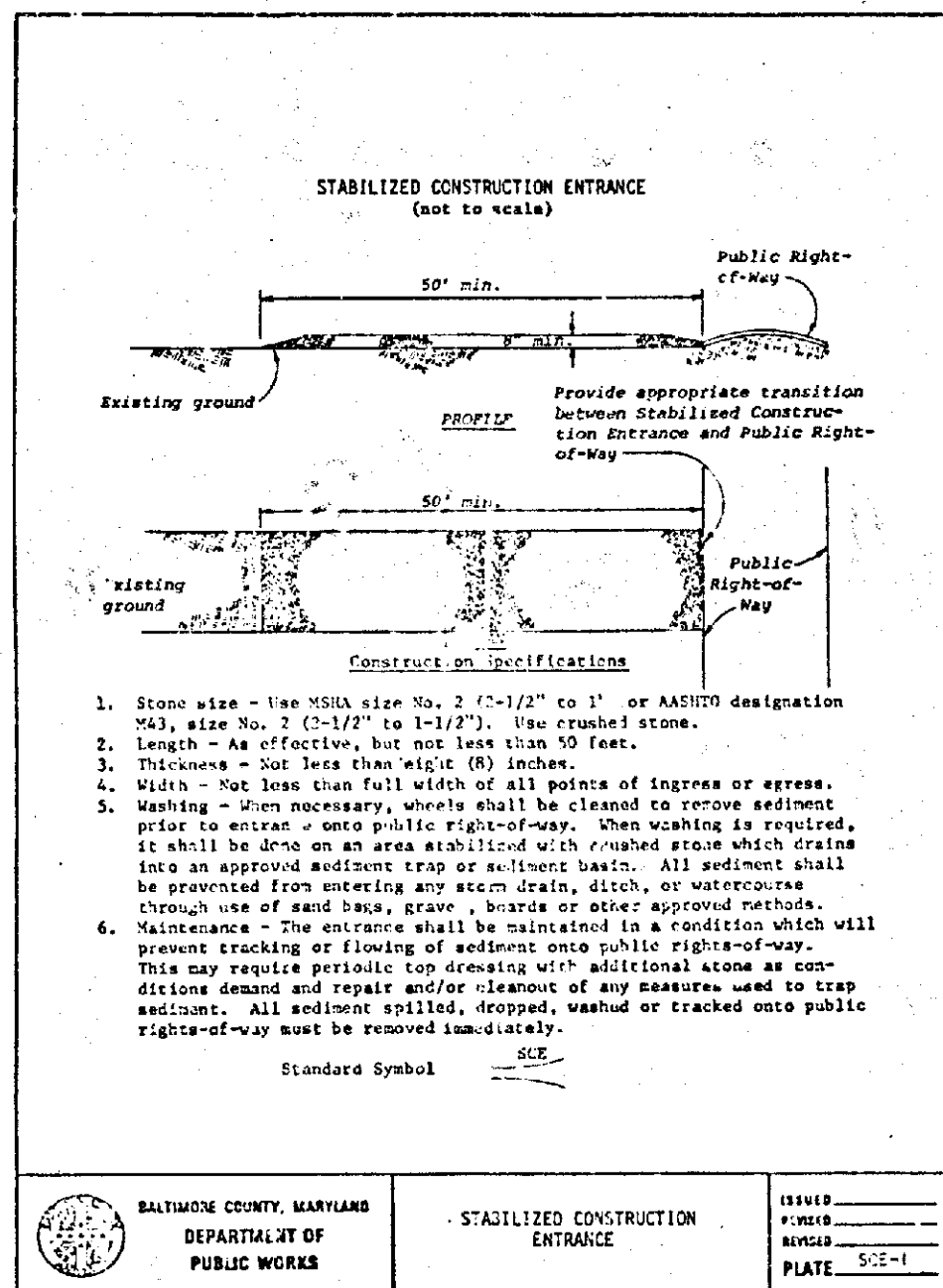
1. A MINIMUM 48 HOURS NOTICE MUST BE GIVEN TO THE BALTIMORE COUNTY OFFICE OF ENVIRONMENT AND PERMITS TO THE START OF ANY CONSTRUCTION" (404-3226)
2. ALL SEDIMENT CONTROL STRUCTURES WILL BE INSTALLED IN ACCORDANCE WITH "THE STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL IN DEVELOPING AREAS" AS PREPARED BY THE U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE.
3. SITE GRADINGS WILL BEGIN ONLY AFTER ALL PERIMETER SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED AND ARE IN A FUNCTIONING CONDITION.
4. ALL SEDIMENT CONTROL STRUCTURES ARE TO REMAIN IN PLACE AND ARE TO BE MAINTAINED IN OPERATIVE CONDITION UNTIL PERMISSION FOR THEIR REMOVAL HAS BEEN OBTAINED FROM THE BALTIMORE COUNTY SEDIMENT CONTROL INSPECTOR.
5. THE CONTRACTOR SHALL INSTALL ALL SEDIMENT CONTROL STRUCTURES AS SHOWN ON PLAN, AND AT NO TIME IS SEDIMENT TO ENTER ANY DRAINAGE STRUCTURES.
6. DURING THE LAYOUT OF SEDIMENT PRACTICES REQUIRED ON THIS PLAN, MINOR FIELD ADJUSTMENTS CAN AND WILL BE MADE TO INSURE THE ARREST AND CONTROL OF ANY SEDIMENT BEFORE IT LEAVES THE CONSTRUCTION SITE. CHANGES IN SEDIMENT CONTROL PRACTICES REQUIRE PRIOR APPROVAL OF THE SEDIMENT CONTROL INSPECTOR AND THE BALTIMORE COUNTY SOIL CONSERVATION DISTRICT.
7. AT THE END OF EACH WORKING DAY ALL SEDIMENT CONTROL PRACTICES WILL BE INSPECTED AND LEFT IN OPERATIONAL CONDITION.
8. ALL SURROUNDING ROADWAYS SHALL BE KEPT CLEAN OF SOIL DROPPING AT ALL TIMES.
9. ALL EXCESS SITE EXCAVATION AND DEBRIS SHALL BE HAULED AWAY TO AN APPROVED DISPOSAL AREA.
10. ALL DISTURBED AREAS ARE TO BE DRESSED AND STABILIZED AS SOON AS PROPER WEATHER CONDITIONS EXIST FOR THE ESTABLISHMENT OF A PERMANENT, VEGETATIVE COVER.
11. THE CONTRACTOR SHALL SOD ALL DISTURBED SLOPES WITH A 2:1 SLOPE OR LESS, ALL SLOPES GREATER THAN 2:1 MAY BE SEEDED.
12. SHOULD DISTURBED EARTH BE LEFT IDLE FOR PERIODS EXCEEDING 30 CALENDAR DAYS, THE ENTIRE AREA SHALL BE STABILIZED IN ACCORDANCE WITH TEMPORARY SPECIFICATIONS. SPECIES: BARRY, RATE: 2.5 BU/AC 2.8 LBS/1000 SF, DEPTH: 1-2 INCHES, DATE: 1 MARCH- 30 APRIL- 15 AUGUST- 15 OCTOBER.
13. REFERENCES CALLED FOR ON THE SEDIMENT CONTROL CONSTRUCTION PLAN AND DETAILS ARE MADE TO "THE STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL IN DEVELOPING AREAS".

START OF CONSTRUCTION CONTRACT

- 1) NOTIFY BALTO. CO. DEPARTMENT OF PERMITS AND LICENSES, SEDIMENT CONTROL INSPECTOR AT LEAST 48 HOURS BEFORE ANY WORK BEGINS. (494-3226)
- 2) INSTALL AND STABILIZE ALL SEDIMENT CONTROL MEASURES.
- 3) CLEAR AND GRUB SITE AND STOCKPILE TOPSOIL.
- 4) ROUGH GRADE SITE.
- 5) FINE GRADE AND PLACE CRUSHER RUN STONE BASE IN PAVED AREA.
- 6) STABILIZE ALL DISTURBED SOIL OUTSIDE CONSTRUCTION AREAS.
- 7) STABILIZE REMAINDER OF SITE.
- 8) REMOVE TEMPORARY SEDIMENT CONTROL MEASURES WHEN VEGETATION IS ESTABLISHED, OBTAIN PERMISSION FROM SEDIMENT CONTROL INSPECTOR.
- 9) INSTALL ALL UTILITIES AS SHOWN ON PLAN.
- 10) CONSTRUCT BUILDING.
- 11) THE CONTRACTOR SHALL BROOM CLEAN ALL PAVED AREAS AND HAND CLEAN ANY SEDIMENT FROM ALL DRAINAGE STRUCTURES.

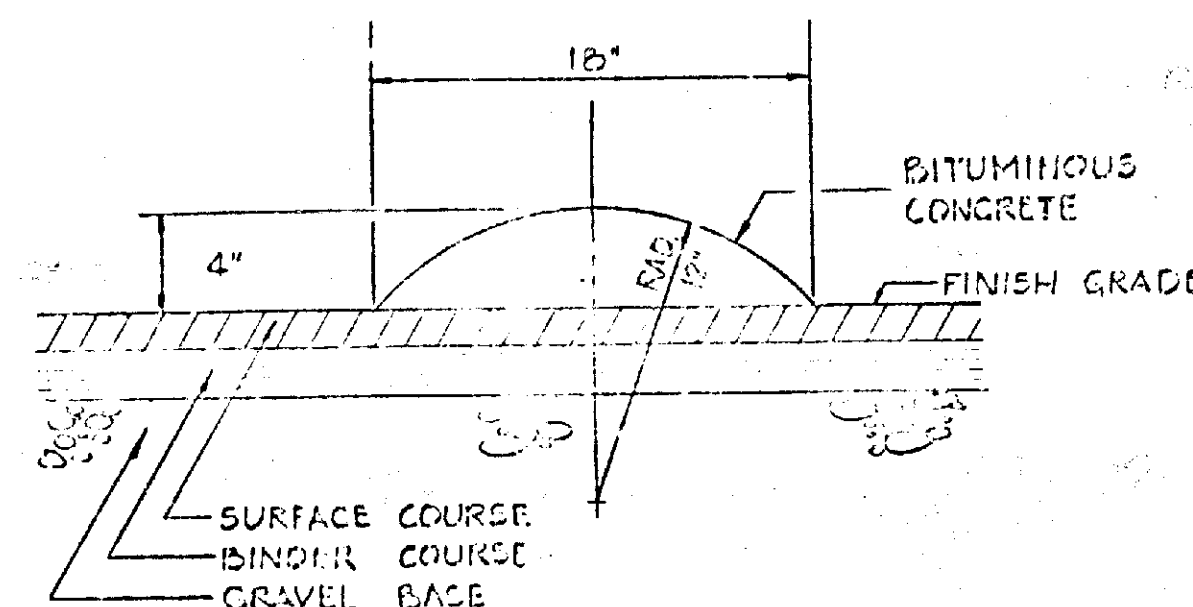
1 1/2" BIT CONC. SURF. CREE.
TACK COAT
2" BIT CONC. BINDER CREE
6" GRAVEL BASE
COMPACTED SUBGRADE

PARKING LOT PAVING DETAIL
NO SCALE



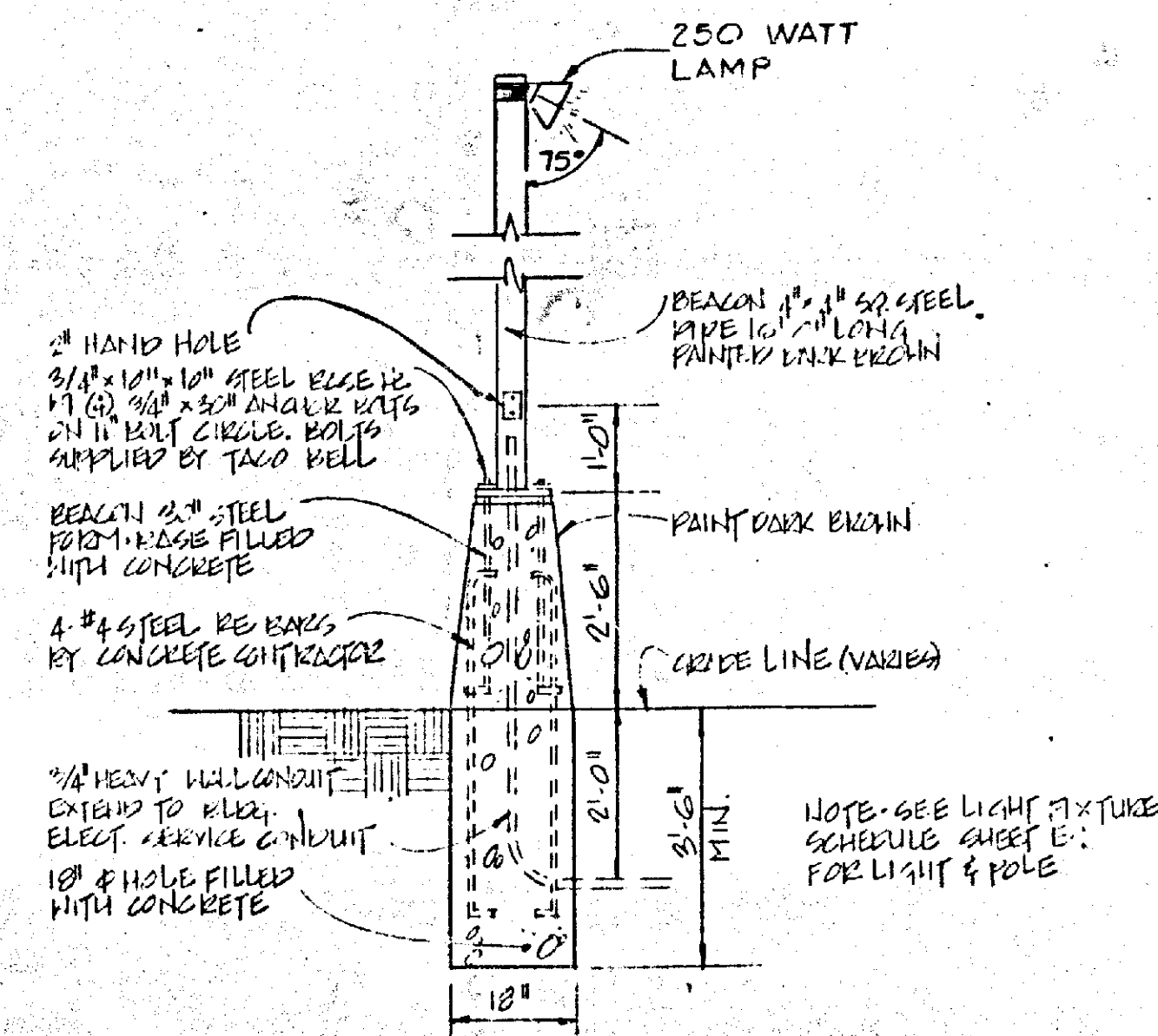
LANDSCAPE PLAN
SCALE: 1/8" = 1'-0"

- A) MUGO MUGHUS (MUGHO PINE - 24" H)
- B) HORIZONTALIS WILTONI (WILTON CARPET JUNIFER - 18" - 24" BB)
- C) FILAMENTOSA (YUCCA - 24" H)
- D) CHINENSIS JAPONICA (SAN JOSE JUNIFER - 18" - 24 BB)
- E) CHINENSIS SARGENTII (SARGENT JUNIFER - 15" BB)

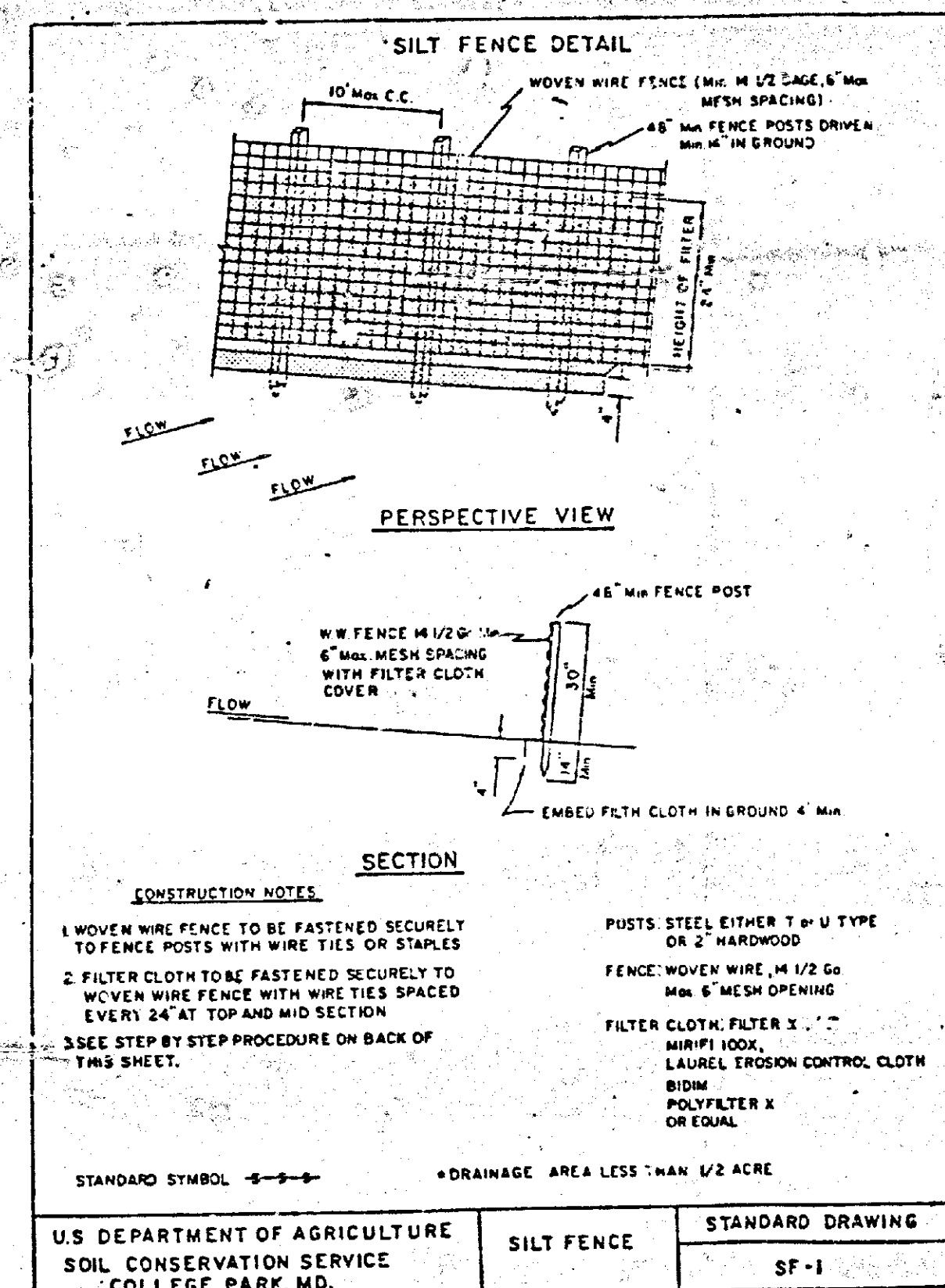


SPEED BUMP DETAIL

SCALE - 1 1/2" = 1'-0"



DETAIL - PARKING LOT LIGHT
NO SCALE



2103

FOR
TACO BELL
2121 CORPORATE DRIVE
MARIETTA, GEORGIA 30067
2317 E. JOPPA ROAD
9th ELECTION DIST. BALTO. CO., MD. 21234

CHECKED BY A.J. CORTEAL		LYON ASSOCIATES, INC.	
SCALE		7131 RUTHERFORD ROAD	
AS SHOWN		BALTIMORE, MARYLAND 21207	
NOTED BY R.H.C.		TELEPHONE 301-944-9102	
APPROVED BY J.P. OLDHAM			
2 OF 2		1990	2500-001-02

Pursuant to the advertisement, posting of property, and public hearing on the Petition and its appearing that strict compliance with the Baltimore County Zoning Regulations would/would not result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will not adversely affect the health, safety, and general welfare of the community, the variance(s) should /should not be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 14th day of November, 1980, that the herein Petition for Variance(s) to permit twenty-six parking spaces in lieu of the required thirty-two spaces, in accordance with the site plan prepared by Lyon Associates, Inc., revised September 30, 1980, and marked Petitioners' Exhibit 1, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. The business operation to be conducted thereon shall be in conformity with the aforementioned site plan and shall exclude any "drive-in" facility.
2. Two "speed bumps" shall be constructed in the access aisle to impede the flow of traffic seeking use of the access aisle as a short cut from Joppa Road to Old Harford Road or vice versa.
3. Approval of said site plan 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.

Stephen E. Collins
Zoning Commissioner of
Baltimore County



STEPHEN E. COLLINS
DIRECTOR

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

September 3, 1980

Item No. 46 - ZAC - Meeting of September 2, 1980
Property Owner: Lewis V. & Blanche E. Stedler
Location: NW/S Old Harford Rd. 230' S/W of centerline of E. Joppa Rd.
Existing Zoning: BL-CS-2
Proposed Zoning: Variance to permit 26 parking spaces in lieu of the required 32.

Acres: 0.375 acres
District: 9th

Dear Mr. Hammond:

The requested parking variance to parking can be expected to cause some parking problems in the area. A sidewalk should be provided along Old Harford Road.

Very truly yours,

Michael S. Flanagan
Michael S. Flanagan
Engineer Associate II

MSF/mjm



BALTIMORE COUNTY
DEPARTMENT OF HEALTH
TOWSON, MARYLAND 21204

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

October 3, 1980

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

Dear Mr. Hammond:

Comments on Item #46, Zoning Advisory Committee meeting of September 2, 1980, are as follows:

Property Owner: Lewis V. & Blanche E. Stedler
Location: NW/S Old Harford Road 230' S/W of centerline of E. Joppa Road
Existing Zoning: BL-CS-2
Proposed Zoning: Variance to permit 26 parking spaces in lieu of the required 32.
Acres: 0.375
District: 9th

Metropolitan water and sewer exist.

A Permit to Construct from the Division of Air Pollution Control is required for any charbroiler operation which has a total cooking surface area of five(5) square feet or more.

If a food service facility is proposed, complete plans and specifications must be submitted to the Plans Review Section, Environmental Support Services, Baltimore County Department of Health, for review and approval prior to construction.

Very truly yours,

Ian J. Forrest
Ian J. Forrest, Director
BUREAU OF ENVIRONMENTAL SERVICES

IJF/mw



BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204
825-7310

PAUL H. REINCKE
CHIEF

October 5, 1980

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

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

Re: Property Owner: Lewis V. & Blanche E. Stedler

Location: NW/S Old Harford Road 230' S/W of centerline of E. Joppa Road

Item No.: 46 Zoning Agenda: Meeting of Sept. 2, 1980

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 300 feet along an approved road in accordance with Baltimore County Standards, as published by the Department of Public Works. Intervals along Joppa Road

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.

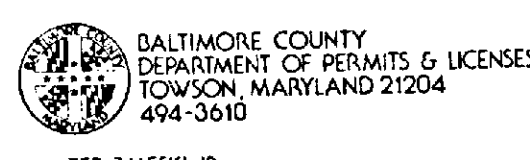
5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

6. Site plans are approved as drawn.

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

REVIEWER: *George M. Haganoff* Noted and Approved: FIRE PREVENTION BUREAU
PLANNING GROUP SPECIAL INSPECTION DIVISION

/mb



TED ZALESKI, JR.
DIRECTOR

September 18, 1980

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

Dear Mr. Hammond:

Comments on Item #46 Zoning Advisory Committee Meeting, September 2, 1980 are as follows:

Property Owner: Lewis V. & Blanche E. Stedler
Location: NW/S Old Harford Road 230' S/W of centerline of E. Joppa Road
Existing Zoning: BL-CS-2
Proposed Zoning: Variance to permit 26 parking spaces in lieu of the required 32.

Acres: 0.375
District: 9th

The items checked below are applicable:

- X A. All structures shall conform to the Baltimore County Building Code 1978, the State of Maryland Code for the Handicapped and Aged; and other applicable Codes.
- X B. A building/ permit shall be required before beginning construction.
- C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.
- X D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- E. In wood frame construction an exterior wall erected within 6' 0" of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3' 0" of lot line. A minimum 6" masonry firewall is required if construction is on the lot line.
- F. Requested variance conflicts with the Baltimore County Building Code, Section/s.
- G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered Architect or Engineer certify to this office, that the structure for which a proposed change in use is proposed on comply with the height/area requirements of Table 305 and the required construction classification of Table 211.
- X I. Comments - 2 Handicapped spaces are required along with proper signs, etc.

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit.
If desired additional information may be obtained by visiting Room #122 (Plans Review, at 111 West Chesapeake Ave., Towson).

Very truly yours,

Charles E. Burnham
Charles E. Burnham, Chief
Plans Review

CEB:rrj

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert V. Dubel, Superintendent

Towson, Maryland - 21204

Date: September 2, 1980

Mr. William E. Hammond
Zoning Commissioner
Baltimore County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Z.A.C. Meeting of: September 2, 1980

RE: Item No: 44, 45, 46, 47
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

Wm. Nick Petrovich
Wm. Nick Petrovich, Assistant
Department of Planning

NNP/bp

November 14, 1980

E. Harrison Stone, Esquire
102 West Pennsylvania Avenue
Towson, Maryland 21204

RE: Petition for Variance
NW/S of Old Harford Road, 230' SW
of East Joppa Road - 9th Election
District
Lewis V. Stedler, et ux - Petitioners
NO. 81-88-A (Item No. 46)

Dear Mr. Stone:

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

Very truly yours,

WILLIAM E. HAMMOND
Zoning Commissioner

WEH/srl

Attachments

cc: Mr. Richard Elgin
Perring Park Community Association
2509 Cider Mill Road
Baltimore, Maryland 21234

Mrs. Carol McEvoy
Cub Hill Civic Association
9304 Luray Avenue
Baltimore, Maryland 21234

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

PERRING PARK COMMUNITY ASSOCIATION BALTIMORE, MARYLAND 21234 P.O. BOX 3429

October 27, 1980

Zoning Commissioner of Baltimore Co.
Room #106
County Office Bldg.
Towson, Maryland
RE: Petition #81-88-A Item 46

Gentlemen,

Reviewing the petition for zoning variance, Petition #81-88-A Item 46, Perring Park Community Association has the following comments.

The Old Harford and Joppa Road intersection is not capable of handling the additional traffic that would be created by the proposed new building.

With entrance of parking lot between Old Harford and Joppa Roads, it would cause additional hazards to both roads and provide a convenient cut-through to avoid the almost "F" intersection.

Senior Citizen pedestrians and School Children use this area a great deal and would have problems coupling with vehicles entering and exiting parking areas.

In concluding we are apposed to granting of the subject petition.

Richard R. Elgin
Richard R. Elgin, Sub-Person

PERRING PARK
COMMUNITY ASSOCIATION
BALTIMORE, MARYLAND 21204

September 29, 1980

To Whom it May Concern:

Mr. James Lolley is hereby appointed as General Chairperson of the Land Use Committee and is empowered by Perring Park Community Association to deal with and represent this Association in all matters of land use including, but not limited to, zoning, variance petitions, and exceptions. He has the authority to appoint a Sub-Chairperson and at least two members, which any one or all, may represent this Association regarding such matters within Baltimore County, Maryland.

Sub-Person Richard R. Elgin
Members

Authorized by:
Catherine M. Marino, President
Jean Mattson, Vice-President
Mrs. Annabelle Steele, Secretary
Richard R. Elgin, Treasurer
Members at Large:
James Lolley, Chairperson
Fred J. Heinrich
Richard R. Elgin
W. L. L...

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

October 16, 1980

E. Harrison Stone, Esquire
102 W. Pennsylvania Avenue
Towson, Maryland 21204

RE: Petition for Variance
NW/S Old Harford Rd., 230' SW of
E. Joppa Road - Lewis V. Stedler, et ux
Case No. 81-88-A

Dear Mr. Stone:

This is to advise you that \$65.15 is due for advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and remit to Sondra Jones, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Very truly yours,

WILLIAM E. HAMMOND
Zoning Commissioner

WEH:sj

cc: Lyon Associates, Inc.
7131 Rutherford Road
Baltimore, Maryland 21207

E. Harrison Stone, Esquire
102 W. Pennsylvania Avenue
Towson, Maryland 21204

October 1, 1980

NOTICE OF HEARING

RE: Petition for Variance - NW/S Old Harford Rd., 230' SW of
E. Joppa Road - Lewis V. Stedler, et ux
Case No. 81-88-A

TIME: 9:45 A.M.

DATE: Tuesday, October 28, 1980

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,

TOWSON, MARYLAND

cc: Taco Bell
875 N. Cass Avenue
Westmont, Illinois 60559

Lyon Associates, Inc.
7131 Rutherford Road
Baltimore, Maryland 21207

WILLIAM E. HAMMOND
ZONING COMMISSIONER OF
BALTIMORE COUNTY

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. W. E. Hammond
Zoning Commissioner
FROM: Norman E. Gerber, Director
Office of Planning and Zoning
SUBJECT: Petition No. 81-88-A Item 46

Petition for Variance for parking
Northwest side of Old Harford Road, 230 feet Southwest of
the centerline of East Joppa Road
Petitioner- Lewis V. Stedler, et ux

Ninth District

HEARING: Tuesday, October 28, 1980 (9:45 A.M.)

This office shares the concerns expressed by the Department of Traffic Engineering's representative on the Zoning Advisory Committee; hence, we are opposed to the granting of the subject petition.

Norman E. Gerber, Director
Office of Planning and Zoning

NEG:JGH:ab

MARYLAND SURVEYING AND ENGINEERING CO., INC.

Subsidiary of LYON ASSOCIATES, INC.
6707 WHITESTONE ROAD • BALTIMORE, MARYLAND 21207 • TELEPHONE: 301-944-9291
ENGINEERING • SURVEYING • PLANNING

Motes and Bound's Zoning Description
2317 E. Joppa Road

BEGINNING FOR THE SAME at a point on the Northwest side of Old Harford Road, 60 feet wide, said point being 230 feet more or less Southwesterly from the intersection of the centerline of E. Joppa Road 70 feet wide and the Northwest side of Old Harford Road; running thence along the Northwest side of Old Harford Road South 50° 48' 30" West 131.94 feet; thence North 23° 47' 19" West 169.38 feet to intersect the Southeast side of E. Joppa Road; thence along the Southeast side of E. Joppa Road North 84° 00' 04" East 96.43 feet; thence South 66° 11' 10" East 34.77 feet to a point being 28.00 feet from the centerline of a 24 foot access road between E. Joppa Road and Old Harford Road; thence parallel to said centerline South 44° 06' 00" East 63.46 feet; thence South 03° 21' 10" West 22.10 feet to the Point of Beginning.

Containing in all 16355.796 square feet or 0.375 acres more or less.

PETITION FOR VARIANCE

9th District

ZONING: Petition for Variance for parking
LOCATION: Northwest side of Old Harford Road, 230 feet Southwest of the centerline of East Joppa Road
DATE & TIME: Tuesday, October 28, 1980 at 9:45 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit 26 parking spaces in lieu of the required 32

The Zoning Regulation to be excepted as follows:

Section 409.2.b(3) - Offstreet parking

All that parcel of land in the Ninth District of Baltimore County

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 9 Date of Posting: 10/12/80
Posted for: Petition for Variance
Petitioner: Lewis V. Stedler, et ux
Location of property: NW/S Old Harford Rd., 230' SW of E. Joppa Rd.
Location of Signs: Offsetting Old Harford at proposed entrance to Joppa at proposed entrance
Remarks:
Posted by: William E. Hammond Date of return: 10/12/80
Number of Signs: 2

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received this 20 day of Aug, 1980.

Filing Fee \$ 25.00 Received: Check

Cash

Other

William E. Hammond, Zoning Commissioner

Petitioner Lewis V. Stedler Submitted by Lyon + Assoc.

Petitioner's Attorney E. Harrison Stone Reviewed by

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

Being the property of Lewis V. Stedler, et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Tuesday, October 28, 1980 at 9:45 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF
WILLIAM E. HAMMOND
ZONING COMMISSIONER
OF BALTIMORE COUNTY

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										
Petition number added to outline										
Denied										
Granted by ZC, DA, CC, CA										
Reviewed by: <u>W</u>	Revised Plans:					Change in outline or description				
Previous case:						Map #				

No. 091783

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

DATE: October 1, 1980 ACCOUNT: 01-662

AMOUNT: \$25.00

FOR: Lyon Associates, Inc.

FOR: Filing Fee for Case No. 81-88-A

VALIDATION OR SIGNATURE OF CARRIER

No. 093518

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

DATE: October 27, 1980 ACCOUNT: 01-662

AMOUNT: \$65.15

FOR: E. Harrison Stone, Esquire

FOR: Adv. & Posting for Case No. 81-88-A

VALIDATION OR SIGNATURE OF CARRIER

SCALE: 1" = 100'

File No. 2602-002-02

Signed This 19 day August 1980

J. Robert Caswell

Petition For Variance

9th District
Zoning: Petition for
Variance for parking
Location: Northwest side
of Old Harford Road, 230
feet southwest of the
centerline of East Joppa
road.

Date & Time: Tuesday,
October 23, 1980 at 9:45
A.M.

Public Hearing: Room
106, County Office
Building, 111 W.
Chesapeake Avenue,
Towson, Maryland.

The Zoning
Commissioner of Baltimore
County, by authority of the
Zoning Act and
Regulations of Baltimore
County will hold a public
hearing:

Petition for Variance to
permit 26 parking spaces in
lieu of the required 32

The Zoning Regulation
to be excepted as follows:

Section 409.2.b(3)
Offstreet parking

All that parcel of land in
the Ninth District of
Baltimore County.

Beginning for the same
at a point on the Northwest
side of Old Harford Road,
60 feet wide, said point
being 230 feet more or less
Southwesterly from the
intersection of the
centerline of E. Joppa road
70 feet wide and the
Northwest side of Old
Harford road; running
thence along the
Northwest side of Old
Harford Road South 50°
48' 30" West 131.94 feet;
thence North 23° 47' 19"
West 169.38 feet to
intersect the Southeast
side of E. Joppa road;
thence along the Southeast
side of E. Joppa road
North 84° 00' 04" East
96.43 feet; thence South
66° 11' 10" East 34.77 feet
to a point being 28.00 feet
from the centerline of a 24
foot access road between
E. Joppa road and Old
Harford road; thence
parallel to said centerline
South 44° 08' 00" East
63.46 feet; thence South
03° 21' 10" West 22.10 feet
to the Point of Beginning.

Containing in all
16355.796 square feet or
0.375 acres more or less.

Being the property of
Lewis V. Stedler, et ux, as
shown on plat filed with
the Zoning
Department.

Hearing Date:
Tuesday, October 23, 1980
AT 9:45 A.M.

Public Hearing: Room
106, County Office
Building, 111 W.
Chesapeake Avenue,
Towson, Maryland.

BY ORDER OF

William E. Hammond
Zoning Commissioner
of Baltimore County

The Essex Times
Essex, Md., Oct 9 1980

This is to Certify, That the annexed

was inserted in The Essex Times, a newspaper
printed and published in Baltimore County, once in
each of one successive
weeks before the 9th day of

Oct, 1980
John D. Wright Jr. Publisher.

PETITION FOR VARIANCE 9th DISTRICT

ZONING: Petition for Variance for
parking
LOCATION: Northwest side of Old
Harford Road, 230 feet Southwest
of the centerline of East Joppa
Road
DATE & TIME: Tuesday, October
23, 1980 at 9:45 A.M.
PUBLIC HEARING: Room 106,
County Office Building, 111 W.
Chesapeake Avenue, Towson,
Maryland

The Zoning Commissioner of Bal-
timore County, by authority of the
Zoning Act and Regulations of Bal-
timore County, will hold a public
hearing:

Petition for Variance to permit 26
parking spaces in lieu of the re-
quired 32

The Zoning Regulation to be ex-
cepted as follows:

Section 409.2.b(3)—Offstreet parking

All that parcel of land in the
Ninth District of Baltimore County
Beginning for the same at a point
on the Northwest side of Old Har-
ford Road, 60 feet wide, said point
being 230 feet more or less South-
westerly from the intersection of
the centerline of E. Joppa Road 70
feet wide and the Northwest side of
Old Harford Road; running thence
along the Northwest side of Old
Harford Road South 50° 48' 30" West

131.94 feet; thence North 23° 47' 19"
West 169.38 feet to intersect the
Southeast side of E. Joppa Road;
thence along the Southeast side of
E. Joppa Road North 84° 00' 04"
East 96.43 feet; thence South 66° 11'
10" East 34.77 feet to a point being
28.00 feet from the centerline of a
24 foot access road between E.
Joppa Road and Old Harford Road;
thence parallel to said centerline
South 44° 08' 00" East 63.46 feet;
thence South 03° 21' 10" West 22.10
feet to the Point of Beginning.

Containing in all 16355.796 square
feet or 0.375 acres more or less.

Being the property of Lewis V.
Stedler, et ux, as shown on plat
plan filed with the Zoning Depart-
ment

Hearing Date: Tuesday, October
23, 1980 at 9:45 A.M.

Public Hearing: Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Maryland

By Order Of
WILLIAM E. HAMMOND,
Zoning Commissioner
of Baltimore County

Oct. 9

DUPLICATE CERTIFICATE OF PUBLICATION

TOWSON, MD., October 9, 1980

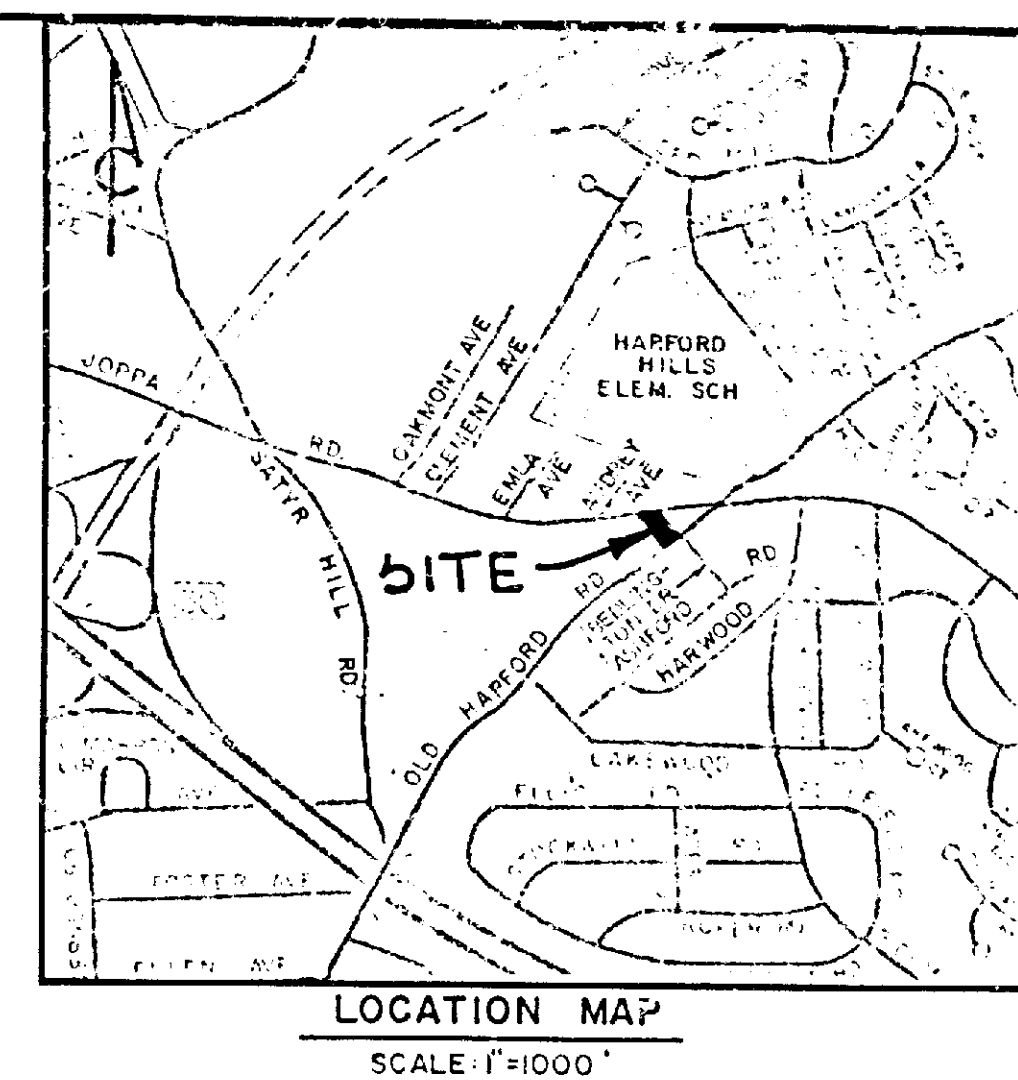
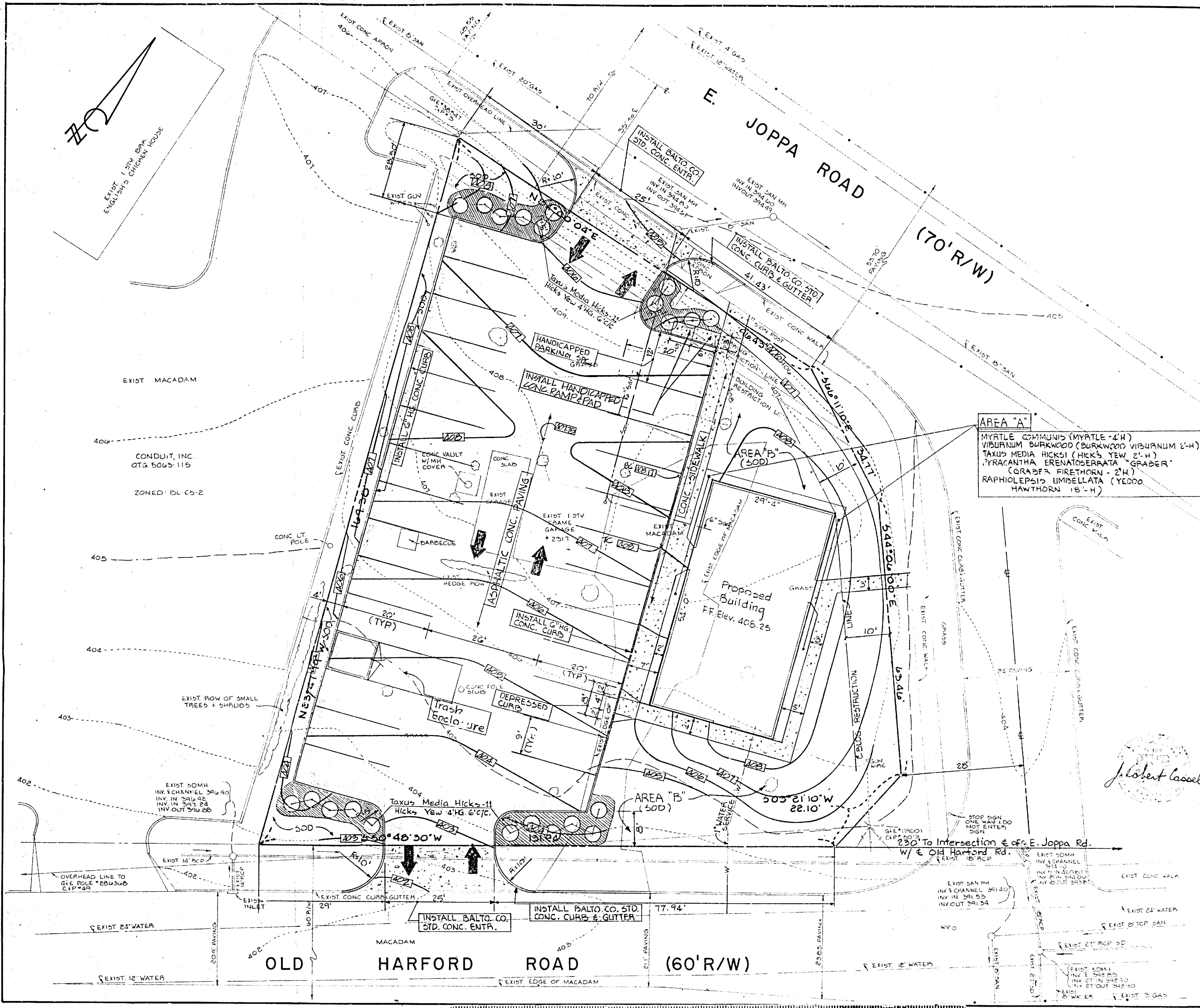
THIS IS TO CERTIFY, that the annexed advertisement was
published in THE JEFFERSONIAN, a weekly newspaper printed
and published in Towson, Baltimore County, Md., ~~once in each~~
of one time ~~successive weeks~~ before the 28th
day of October, 1980, the first publication
appearing on the 9th day of October
1980.

THE JEFFERSONIAN,

L. Frank Strickler
Manager.

Cost of Advertisement, \$ 76





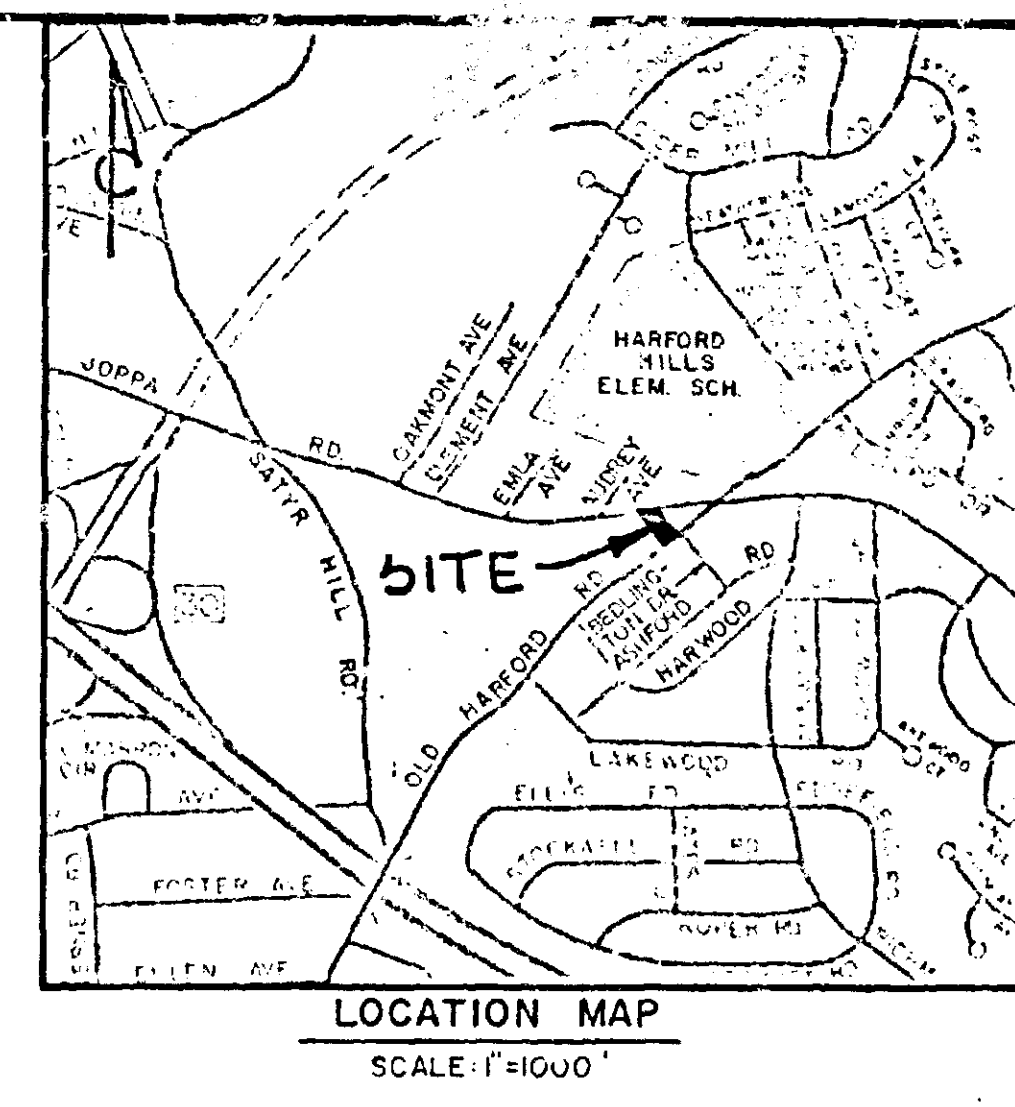
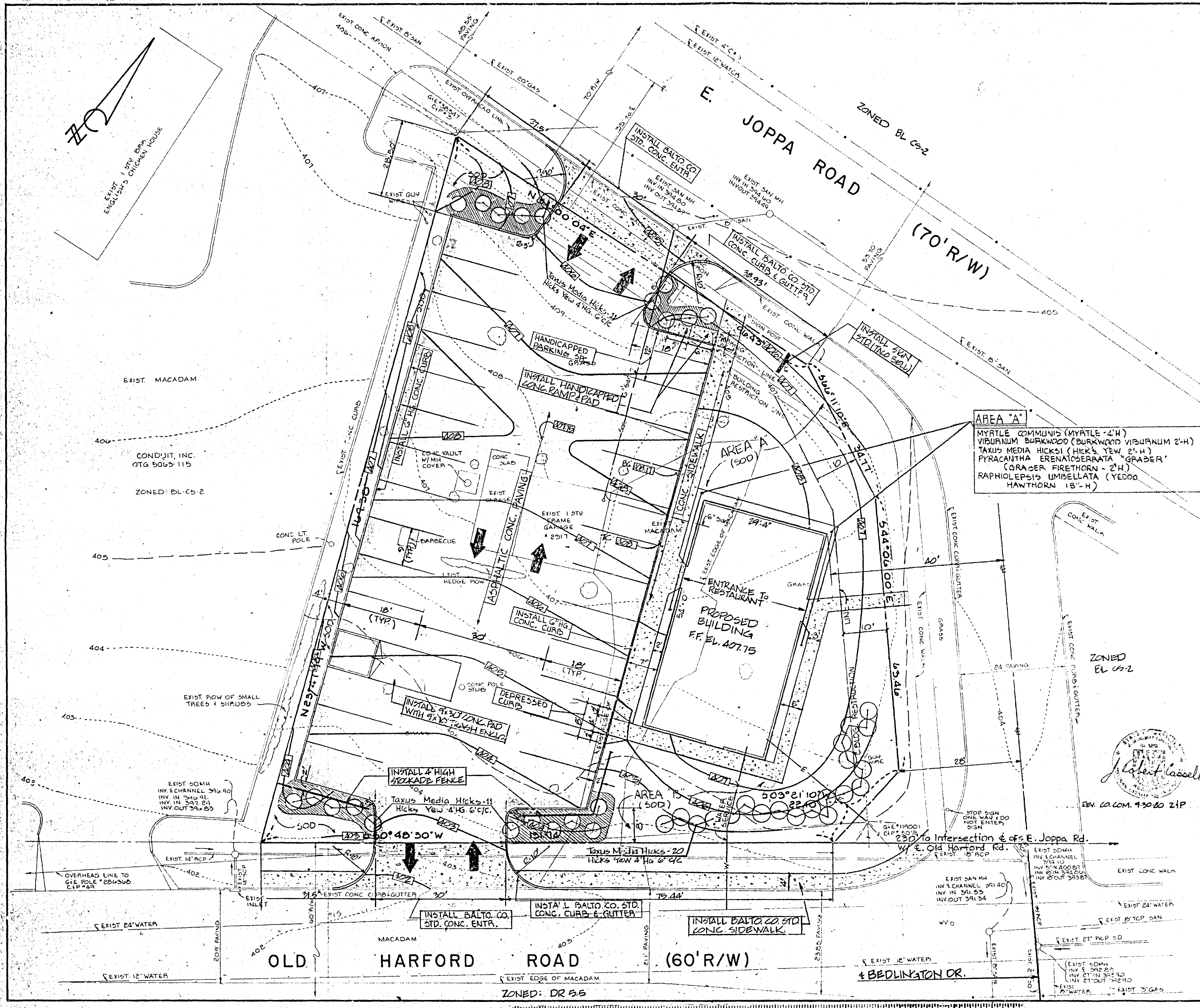
- NOTES:
- COORDINATES AND BEARINGS SHOWN ARE BASED ON Baltimore County Coordinate System as shown on RW 75-221-2
 - ELEVATIONS SHOWN ARE BASED ON Baltimore Co B.M. No. A-5844 Elev. 375.799
 - UTILITIES AND OTHER OBSTRUCTIONS AS SHOWN HEREON HAVE BEEN MADE BY ACTUAL FIELD MEASUREMENTS SUPPLEMENTED BY INFORMATION OBTAINED FROM THE VARIOUS AGENCIES INVOLVED. HOWEVER, WE DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF THE INFORMATION GIVEN. THE CONTRACTOR MUST VERIFY ALL SUCH INFORMATION TO HIS OWN SATISFACTION AND MUST NOTIFY THE UTILITY COMPANIES INVOLVED PRIOR TO COMMENCING WORK.
 - THE LINES AND GRADES OF THE PROPOSED ROADS SHOWN HAVE BEEN OBTAINED FROM PLANS OF THE LOCAL HIGHWAY AGENCIES. THEY ARE SUBJECT TO CHANGE UNTIL ACTUAL CONSTRUCTION.
 - UTILITY COMPANIES:
CHESAPEAKE & POTOMAC TELEPHONE COMPANY
320 ST. PAUL STREET, BALTIMORE, MD. 21202
BALTIMORE GAS & ELECTRIC COMPANY
LEXINGTON & LIBERTY STREETS, BALTIMORE, MD. 21202

- ZONING NOTES**
- Existing Zoning BL-C5-2
Proposed Zoning No Change
 - Area 16.355.796 sq. ft.
0.375 Ac. ±
 - Existing Use : Garage
Proposed Use : Restaurant
 - Parking Required :
1 space for Every 50 sq. ft. of Floor Space
1,583.82 sq. ft. of Floor Space
32 Spaces Required
26 Spaces Provided
 - Variance Required : To Allow 26 Parking Spaces Instead of the 32 Required
 - Ancillary Uses : None
 - Landscaping Required : 317.79 sq. ft.
Area "A" 2x40x2 = 160
2x30 = 60
220 sq. ft.
Area "B" Lawn Area 2299
2,249 provided

8) Owner ;
Lewis V. Stedler, et ux.
R.J.S. 1313-519
2317 E. Joppa Rd.
Baltimore, Md. 21234

GRAPHIC SCALE
0 5 10 20 30 Feet

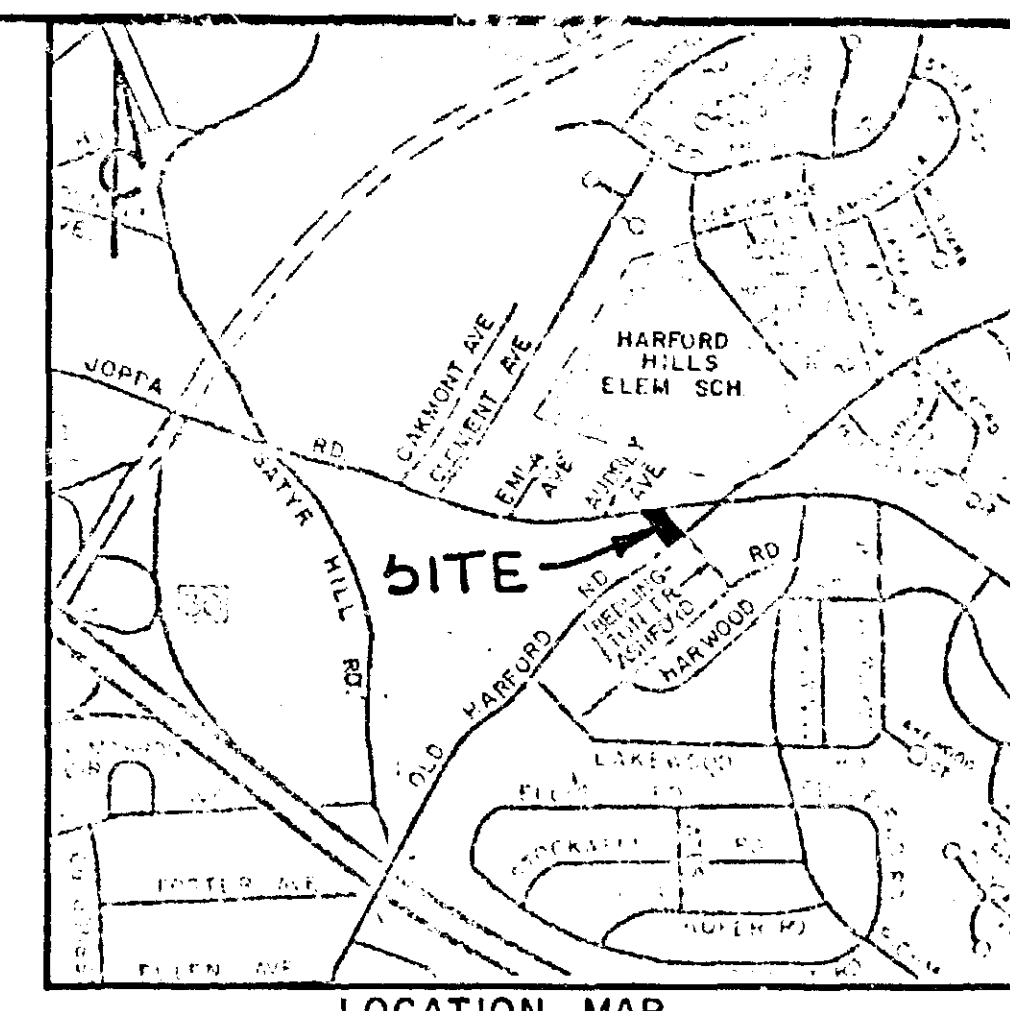
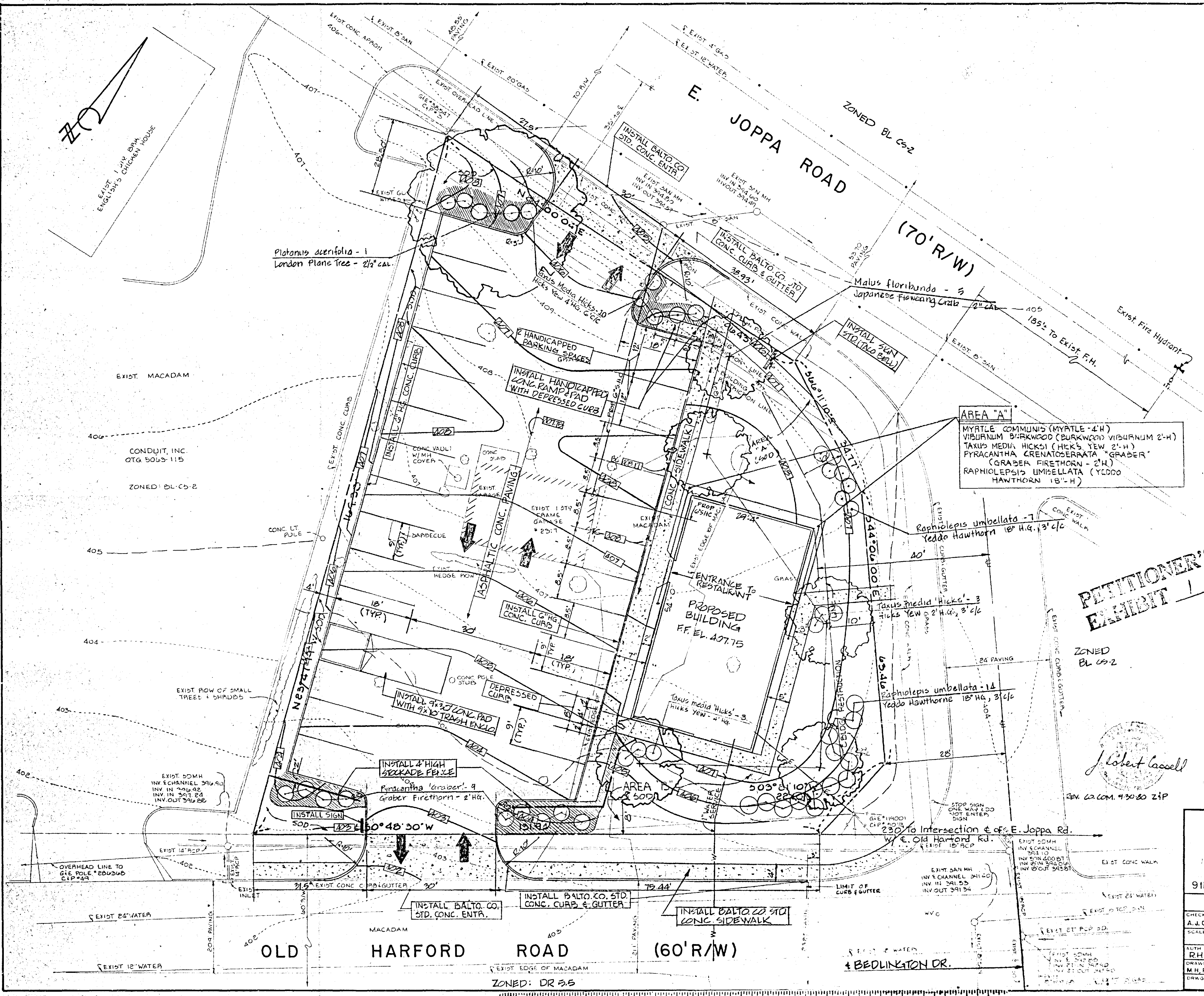
FOR TACO BELL 2121 CORPORATE DRIVE MARIETTA, GEORGIA 30067 2317 E. JOPPA ROAD 9th ELECTION DIST. BALTO. CO., MD. 21234	
ZONING VARIANCE PLAN	
CHECKED BY A.J. CORTEAL SCALE 1" = 10'	PREPARED BY LYON ASSOCIATES, INC. 7131 RUTHERFORD ROAD BALTIMORE, MARYLAND 21207 TELEPHONE 301-944-9112
AUTH NO R.H.C. DRAWN BY M.H. PORTS DRWG NO	DATE July 28, 1980 FILE 2602-002-02



- NOTES:
- COORDINATES AND BEARINGS SHOWN ARE BASED ON Baltimore County Coordinate System as shown on NW 75-221-2
 - ELEVATIONS SHOWN ARE BASED ON Baltimore Co. B.M. No. 1-5604 Elev. 375.1791
 - UTILITIES AND OTHER OBSTRUCTIONS AS SHOWN HEREON HAVE BEEN MADE BY ACTUAL FIELD MEASUREMENTS SUPPLEMENTED BY INFORMATION OBTAINED FROM THE VARIOUS AGENCIES INVOLVED. HOWEVER, WE DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF THE INFORMATION GIVEN. THE CONTRACTOR MUST VERIFY ALL SUCH INFORMATION TO HIS OWN SATISFACTION AND MUST NOTIFY THE UTILITY COMPANIES INVOLVED PRIOR TO COMMENCING WORK.
 - THE LINES AND GRADES OF THE PROPOSED ROADS SHOWN HAVE BEEN OBTAINED FROM PLANS OF THE LOCAL HIGHWAY AGENCIES. THEY ARE SUBJECT TO CHANGE UNTIL ACTUAL CONSTRUCTION.
 - UTILITY COMPANIES:
CHESAPEAKE & POTOMAC TELEPHONE COMPANY
320 ST. PAUL STREET, BALTIMORE, MD. 21202
BALTIMORE GAS & ELECTRIC COMPANY
LEXINGTON & LIBERTY STREETS, BALTIMORE, MD. 21202

- ZONING NOTES**
- Existing Zoning BL-C5-2
Proposed Zoning No Change
 - Area 10,355.796 sq. ft.
0.235 Ac. ±
 - Existing Use : Garage
Proposed Use : Restaurant
 - Parking Required :
1 space for Every 50 sq. ft. of Floor Space
1,500 sq. ft. of Floor Space
32 spaces Required
26 spaces Provided
 - Variance Required : To Allow 26 Parking spaces Instead of the 32 Required
 - Ancillary Uses : None
 - Landscaping Required : 817.79 sq. ft.
Area "A" 2x40 x 2 = 160
2x30 = 60
220 sq. ft.
Area "B" Lawn Area 2029
2,249 provided
 - Owner ;
Lewis V. Stedler, et ux. *Item #46*
R.J.S. 1313-519
2317 E. Joppa Rd.
Baltimore, Md. 21234
REVISED PLANS
OCT 6 1980
GRAPHIC SCALE
10 5 0 10 20 30

FOR TACO BELL 2121 CORPORATE DRIVE MARIETTA, GEORGIA 30067 2317 E. JOPPA ROAD 9th ELECTION DIST. BALTO. CO., MD. 21234	
ZONING VARIANCE PLAN	
CHECKED BY A.J. CORTEAL SCALE: 1" = 10'	PREPARED BY LYON ASSOCIATES, INC. 7131 RUTHERFORD ROAD BALTIMORE, MARYLAND 21207 TELEPHONE 301-544-9112
AUTH. NO. R.H.C. DRAWN BY M.H. PORTS DATE July 28, 1980	DATE July 28, 1980 FILE 2602-002-02



LOCATION MAP
SCALE: 1"=1000'

- NOTES:
- COORDINATES AND BEARINGS SHOWN ARE BASED ON Baltimore County Coordinate System as shown on RW 75-221-2
 - ELEVATIONS SHOWN ARE BASED ON Baltimore Co B.M. No. A-5804 Elev. = 375.794
 - UTILITIES AND OTHER OBSTRUCTIONS AS SHOWN HEREON HAVE BEEN MADE BY ACTUAL FIELD MEASUREMENTS SUPPLEMENTED BY INFORMATION OBTAINED FROM THE VARIOUS AGENCIES INVOLVED. HOWEVER, WE DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF THE INFORMATION GIVEN. THE CONTRACTOR MUST VERIFY ALL SUCH INFORMATION TO HIS OWN SATISFACTION AND MUST NOTIFY THE UTILITY COMPANIES INVOLVED PRIOR TO COMMENCING WORK.
 - THE LINES AND GRADES OF THE PROPOSED ROADS SHOWN HAVE BEEN OBTAINED FROM PLANS OF THE LOCAL HIGHWAY AGENCIES. THEY ARE SUBJECT TO CHANGE UNTIL ACTUAL CONSTRUCTION.
 - UTILITY COMPANIES:
CHESAPEAKE & POTOMAC TELEPHONE COMPANY
320 ST. PAUL STREET, BALTIMORE, MD. 21202
BALTIMORE GAS & ELECTRIC COMPANY
LEXINGTON & LIBERTY STREETS, BALTIMORE, MD. 21202

- ZONING NOTES**
- Existing Zoning: BL-C5-2
Proposed Zoning: No Change
 - Area 10,355.796 sq. ft.
0.235 Ac. ±
 - Existing Use: Garage
Proposed Use: Restaurant
 - Parking Required:
1 space for every 50 sq. ft. of Floor Space
1,583.82 sq. ft. of Floor Space
32 spaces Required
26 spaces Provided
 - Variance Required: To Allow 26 Parking Spaces Instead of the 32 Required
 - Ancillary Uses: None
 - Landscaping Required: 817.79 sq. ft.
Area "A" 2x40 x 2 = 160
2x30 = 60
220 sq. ft.
Area "B" Lawn Ar. 2209
2249 provided
 - Owner:
Lewis V. Stedler, et ux.
R.J.S. 1315-519
2317 E. Joppa Rd.
Baltimore, Md. 21234
- GRAPHIC SCALE
0 5 10 20 30

PETITIONER'S EXHIBIT 1

Robert Cassell

FOR
TACO BELL
2121 CORPORATE DRIVE
MARIETTA, GEORGIA 30067
2317 E. JOPPA ROAD
9th ELECTION DIST. BALTO. CO., MD. 21234

ZONING VARIANCE PLAN

CHECKED BY A.J. CORTEAL	PREPARED BY LYON ASSOCIATES, INC.
SCALE 1"=10'	7131 RUTHERFORD ROAD BALTIMORE, MARYLAND 21207
AUTH NO. R.H.C.	TELEPHONE 301-944-9112
DRAWN BY M.H. PORTS	DATE July 28, 1980
DRWS NO.	FILE 2602-002-02