

PETITION FOR ZONING VARIANCE

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) 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 1 B02.3.C.1 (303.1) to permit a side street setback of 13 feet instead of the required 25 feet. And to permit a front setback of 25 feet in lieu of the required average front setback of 29 feet. *C.A.C.*

Because the lot is a corner lot and is only 49 feet wide, there is no way a dwelling would be constructed on this property without having a Variance granted.

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.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: _____
 (Type or Print Name)

Signature: _____
 (Type or Print Name)

Address: _____
 City and State: _____

Legal Owner(s):
 Carolyn A. Carwile
 (Type or Print Name)
 Signature: *Carolyn A. Carwile*
 (Type or Print Name)

Address: 779 Linnard Street 624-7312
 Baltimore, Md. 21229
 City and State: _____

Name, address and phone number of legal owner, contract purchaser or representative to be contacted: _____
 Name: _____
 Address: _____ Phone No. _____

Attorney for Petitioner:
 Peter Max Zimmerman
 (Type or Print Name)
 Signature: _____
 City and State: _____

Attorney's Telephone No.: _____
 Address: _____ Phone No. _____

ORDERED By The Zoning Commissioner of Baltimore County, this 31st day of March, 1981, 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 11th day of June, 1981, at 9:30 o'clock A.M.

[Signature]
 Zoning Commissioner of Baltimore County.

ORDER RECEIVED FOR FILING
 DATE *June 23, 1981*
 BY *[Signature]*

81-210-A
 9/17/81
 GRADING & CHANGING
 RE: OF NORRIS LANE & KINGS AVE. 15th DISTRICT
 81-210-A
 15th

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER
 NE corner of Norris Lane and Kings Avenue, 15th District : OF BALTIMORE COUNTY
 CAROLYN A. CARWILE, : Case No. 81-210-A
 Petitioner

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
 Peter Max Zimmerman
 Deputy People's Counsel

John W. Hessian, III
 John W. Hessian, III
 People's Counsel for Baltimore County
 Rm. 223, Court House
 Towson, Maryland 21204
 494-2188

I HEREBY CERTIFY that on this 4th day of June, 1981, a copy of the foregoing Order was mailed to Carolyn A. Carwile, 779 Linnard Street, Baltimore, Maryland 21229, Petitioner.

[Signature]
 John W. Hessian, III

RE: PETITION FOR VARIANCES : BEFORE
 on property located on the Northeast corner of Norris Lane and Kings Avenue 15th District : COUNTY BOARD OF APPEALS
 Carolyn A. Carwile, : OF
 Petitioner : BALTIMORE COUNTY
 : No. 81-210-A

OPINION

This case comes before this Board on appeal from a decision of the Deputy Zoning Commissioner granting the variances needed on the side street set backs and denying the front yard set back. The case was heard this day in its entirety.

Ms. Carolyn Carwile, property owner and petitioner, testified that she purchased this undeveloped parcel in June, 1980, with intentions to build a home there for herself and her daughter. The property is a corner lot on the northeast corner of Norris Lane and Kings Avenue in the 15th Election District of Baltimore County and is 49 ft. wide on Norris Lane and 129 ft. along Kings Avenue. Both water and sewer are available on the site. She testified she had the lot surveyed and then contacted Cher-Clris Construction Company to build the home on this lot. The proposed home is shown on Petitioner's Exhibits 1 and 2. Cher-Clris Construction Company advised her that they could only erect this home if variances from present day side yard setback requirements were obtained, hence this petition. The proposed home would require a 10 ft. setback from the east property line and 13 ft. from the west property line and could be set back from Norris Lane the required distance thus needing no front yard setback variance. Ms. Carwile testified she intended to provide her own off-street parking and that there were no adverse comments from any Baltimore County Agency. She noted that the proposed home was only 26 ft. wide, certainly not a huge home, and that unless variances were granted, virtually no home could be built on this property.

Reverend Howard Dawson, a school teacher and preacher, testified in opposition to granting this variance. He noted that he owns property in this area, one on Norris Lane to the east and one at the end of Kings Avenue and several others.

Carolyn A. Carwile
 Case No. 81-210-A

2.

He stated that there are at times, drainage problems with the home on Kings Avenue and he feared erection of the proposed home and resulting increase in impervious surface would increase these problems. He also noted his fears that erection of a home on this corner lot would decrease the sight distance at this intersection. For these basic reasons, he opposed granting the requested variances.

The Board recognizes that there are in existence many old undeveloped properties in Baltimore County that are unbuildable by today's setback requirements unless variances are granted. The instant case is certainly one of these. This location has available to it, all necessary water and sewer services and Robert A. Marton's report clearly emphasizes that any drainage problems must be corrected by the property owner during construction. As far as the reduction of sight distance at the intersection, there are very few intersections without residences and this does not appear a valid complaint. It should also be noted that this home, if erected, would be set back from Norris Lane the required distance and should create no sight problem. For these reasons, the Board is of the opinion that the requested variances should be granted and will so order.

ORDER

For the reasons set forth in the foregoing Opinion, it is this 8th day of March, 1982, by the County Board of Appeals, ORDERED that the Order of the Deputy Zoning Commissioner, dated June 23, 1981, BE AFFIRMED with the notation that the side yard variances be 10 feet from the east property line and 13 feet from the west property line and that no variance be granted from the front property line (Norris Lane).

Any appeal from this decision must be in accordance with Rules B-1 thru B-12 of the Maryland Rules of Procedure.

COUNTY BOARD OF APPEALS
 OF BALTIMORE COUNTY

William T. Hockett
 William T. Hockett, Chairman
Leroy B. Spurrler
 Leroy B. Spurrler
John A. Miller
 John A. Miller

Ms. Carolyn A. Carwile
 779 Linnard Street
 Baltimore, Maryland 21229
 May 11, 1981

NOTICE OF HEARING

RE: Northeast corner of Norris Lane & Kings Avenue
 Petition for Variance
 Case No. 81-210-A

TIME: 9:30 A.M.
 DATE: Thursday, June 11, 1981

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

[Signature]
 ZONING COMMISSIONER OF
 BALTIMORE COUNTY

PETITION FOR VARIANCE

15th DISTRICT

ZONING: Petition for Variance
 LOCATION: Northeast corner of Norris Lane and Kings Avenue
 DATE & TIME: Thursday, June 11, 1981, at 9:30 A.M.
 PUBLIC HEARING: Room 106 County Office Building, 111 West 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 a side street setback of 13 feet instead of the required 25 feet, and to permit a front setback of 25 feet in lieu of the required average front setback of 29 feet.

The Zoning Regulation to be excepted as follows:
 Section 1D02.3.C.1 (303.1) - minimum side yard and front yard setback in D. R. 5.5 Zone
 All that parcel of land in the Fifteenth District of Baltimore County.

Being the property of Carolyn A. Carwile, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, June 11, 1981, at 9:30 A.M.
 Public Hearing: Room 106, County Office Building, 111 West Chesapeake Avenue,
 Towson, Maryland

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

Variance Description
 Being located on the northeast corner of Norris Lane and Kings Avenue and known as Lots 13 and 14 as shown on the Plat of Cottage Grove Park, as recorded in the Land Records of Baltimore County in Liber 6 Folio 170.

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

WILLIAM E. HAMMOND
 ZONING COMMISSIONER

Ms. Carolyn A. Carwile
 779 Linnard Street
 Baltimore, MD 21229

RE: Petition for Variance
 NE/c Norris La. and Kings Ave.
 Case No. 81-210-A

Dear Ms. Carwile:
 This is to advise you that \$45.19 is due for advertising and posting of the above property.

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

Very truly yours,
William E. Hammond
 WILLIAM E. HAMMOND
 Zoning Commissioner

WEH:klr

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

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 23rd day of June, 1981, that the herein Petition for Variance(s) to permit a side street setback of 13 feet in lieu of the required 25 feet, in accordance with the site plan filed herein, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:


1. Relocate the structure to a distance of 20 feet from the front property line.
2. Submit a revised site plan, indicating the above restriction thereon, for approval by the Department of Public Works and the Office of Planning and Zoning.

IT IS FURTHER ORDERED that the variance to permit a front yard setback of 25 feet in lieu of the required average front setback of 29 feet does not meet the spirit and intent of the Baltimore County Zoning Regulations and, as such, should be and the same is hereby DENIED.

John M. H. Jung
Deputy Zoning Commissioner of Baltimore County

ORDER RECEIVED FOR FILING
DATE June 23, 1981
BY Shirley L. Conroy

BALTIMORE COUNTY
ZONING PLANS
ADVISORY COMMITTEE



PETITION AND SITE PLAN
EVALUATION COMMENTS

20
30
110
7.5

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. W. E. Hammond, Zoning Commissioner Date: May 25, 1981
FROM: Norman E. Gerber, Director, Office of Planning and Zoning
SUBJECT: Petition No. 31-210-A, Item 176

Petition for Variance
Northeast corner of Norris Lane and Kings Avenue
Petitioner - Carolyn A. Carwile

Fifteenth District

HEARING: Thursday, June 11, 1981 (9:30 A.M.)

There are no comprehensive planning factors requiring comment on this petition.

Norman E. Gerber per Howell
Norman E. Gerber, Director
Office of Planning and Zoning

NEE:JCH:ab

MICROFILMED

Ms. Carolyn A. Carwile
779 Linnard Street
Baltimore, Md. 21229

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 31st day of March, 1981.

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner: Carolyn A. Carwile

Petitioner's Attorney

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

MICROFILMED

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

June 2, 1981

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

ooo
Nicholas B. Commodari
Chairman

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

M's. Carolyn A. Carwile
779 Linnard Street
Baltimore, Maryland 21229

RE: Item No. 176
Petitioner: Carolyn A. Carwile
Variance Petition

Dear M's. Carwile:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition and has made an on-site field inspection of the property. 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.

Enclosed are all comments submitted to this office from the Committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,
Nicholas B. Commodari
NICHOLAS B. COMMODARI, Chairman
Zoning Plans Advisory Committee

NEC/mkh
Enclosure

MICROFILMED

BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

E-NW Key Sheet
6 SE 24 Pos. Sheet
SE 2 P Topo
97 & 103 Tax Maps

HARRY J. PISTEL, P.E.
DIRECTOR

April 28, 1981

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

Re: Item #176 (1980-1981)
Property Owner: Carolyn A. Carwile
N/E corner Norris Lane and Kings Avenue
Acres: 49 x 120 Dist: 15th

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.

Highways:

Kings Avenue and Norris Lane, existing public roads, are proposed to be improved in the future as 30-foot closed section roadways on 40 and 50-foot rights-of-way with fillet areas for sight distance at the intersection.

Sediment Control:

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.

Storm Drains:

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.

Water and Sanitary Sewer:

There are public 4 and 6-inch water mains in Kings Avenue and Norris Lane, respectively, and 8-inch public sanitary sewerage in both streets.

Very truly yours,
Robert A. Morton
ROBERT A. MORTON, P.E., Chief
Bureau of Public Services

RAM:EAM:FWR:ss

cc: Jack Wimbley, John Gast

MICROFILMED

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

NORMAN E. GERBER
DIRECTOR

May 25, 1981

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 #176, Zoning Advisory Committee Meeting, March 31, 1981, are as follows:

Property Owner: Carolyn A. Carwile
Location: NE/Corner Norris Lane and Kings Avenue
Acres: 49 X 120
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 petition meets the requirements of the Division of Current Planning and Development.

Very truly yours,
John L. Wimbley
John L. Wimbley
Planner III
Current Planning and Development

MICROFILMED

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. William Hammond, Zoning Commissioner Date: May 27, 1981
FROM: Michael S. Flanigan, Engineer Associate II
SUBJECT: ZONING COMMENTS

Relative to ZAC meeting of March 31, 1981, the Department of Traffic Engineering has no comments for items #170, #172, 171, 174, 175 and 176.

Michael S. Flanigan
MICHAEL S. FLANIGAN
Engineer Associate II

NSP/bza

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

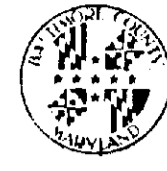
Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
Date: May 18, 1981
FROM: Mr. Jan J. Forrest
SUBJECT: Zoning Variance Items

The Baltimore County Department of Health has reviewed the following zoning variance items, and has no specific comments regarding same:

- Item # 170 - Ellis J. and Doris A. Shifflett, Sr.
Item # 171 - Alesia Tomassetti and E. Helen Buck
Item # 174 - Constantine J. Kaminaris, D.D.S.
Item # 176 - Carolyn A. Carwile
Item # 179 - Jerome J. and Joanne C. Cvach
Item # 180 - Stanley Penn Children's Trust
Item # 184 - Evelyn W. and Jimmie C. Sergent
Item # 186 - Four Villages Limited Partnership
Item # 188 - The Four Star Company
Item # 189 - Albert Raymond Dente
Item # 190 - Wilbur C. and Susan S. Hossfeld, Jr.
Item # 191 - Bobby and Georgia B. Sheets
Item # 193 - Richard Wayne and Kathleen Stansburge
Item # 198 - Frederick W. and Faye J. Kuehn
Item # 200 - Richard E. and Marion P. Szymanski
Item # 201 - Stephen C. and Lynn Roth

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

IJJ/rth



BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204
825-7310

PAUL H. RENCKE
CHIEF
April 21, 1981

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: Carolyn A. Carwile

Location: NE/Corner Norris Lane & Kings Avenue

Item No.: 176 Zoning Agenda: Meeting of March 21, 1981

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 or 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 operation.
XX) 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.

REVIEWED: [Signature] Noted and Approved: [Signature]
Planning Group Fire Prevention Bureau
Special Inspection Division

/mb

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Nick Commodari
Date: April 6, 1981
FROM: Charles E. (Ted) Burnham
SUBJECT: Zoning Advisory Committee
Meeting of March 31, 1981

- ITEM NO. 170 See Comments
ITEM NO. 171 See Comments
ITEM NO. 172 See Comments
ITEM NO. 173 See Comments
ITEM NO. 174 No Comments
ITEM NO. 175 See Comments
ITEM NO. 176 Standard Comments

Signature of Charles E. Burnham

Charles E. (Ted) Burnham
Plans Review Chief

CEB:rrj

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent
Towson, Maryland - 21204
Date: March 26, 1981

Mr. William E. Hammond
Zoning Commissioner
Baltimore County Office Building
1111 West Chesapeake Avenue
Towson, Maryland 21204

Z.A.C. Meeting of: March 31, 1981

RE: Item No: 170, 171, 172, 173, 174, 175, 176
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. A/res:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,
[Signature]
Wm. Nick Petrovich, Assistant
Department of Planning

MNP/bp

Patapsco Federal Building
1301 Merritt Boulevard
Baltimore, Maryland 21222
July 22, 1981

Mrs. Jean M. H. Jung
Deputy Zoning Commissioner
111 West Chesapeake Avenue
Towson, Maryland 21204

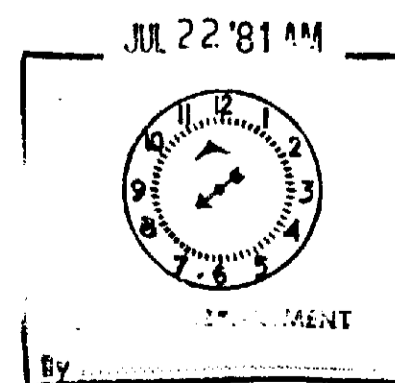
RE: Case No. 81-20-A (Item No. 176)
NE/corner of Norris Lane and
Kings Avenue.
15th Election District

Dear Mrs. Jung:

Please enter an Appeal to the Board of Appeals of Baltimore County from the Opinion and Order of the Deputy Zoning Commissioner dated June 23, 1981, on behalf of the Reverend Howard W. Dawson.

Very truly yours,
[Signature]
JOHN O. HENNEGAN

JOH:eoh
cc: File



August 3, 1981

Ms. Carolyn A. Carwile
779 Linnard Street
Baltimore, Maryland 21229

RE: Petition for Variance
NE/corner of Norris La. & Kings Ave.
Carolyn A. Carwile - Petitioner
Case #81-210-A (Item #176)

Dear Ms. Carwile:

Please be advised that an appeal has been filed by John O. Hennegan on behalf of the Reverend Howard W. Dawson from the decision rendered by the Deputy Zoning Commissioner of Baltimore County in the above-referenced matter.

You will be notified of the date and time of the appeal hearing when it is scheduled by the County Board of Appeals.

Very truly yours,
[Signature]
William E. Hammond
Zoning Commissioner

WEH/klr

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

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
1111 WEST CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
494-3553

WILLIAM E. HAMMOND
ZONING COMMISSIONER
June 23, 1981

Ms. Carolyn A. Carwile
779 Linnard Street
Baltimore, Maryland 21229

RE: Petition for Variance
NE/corner of Norris Lane & Kings Ave.
15th Election District
Carolyn A. Carwile - Petitioner
NO. 81-210-A (Item No. 176)

Dear Ms. Carwile:

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

Very truly yours,
[Signature]
JEAN M. H. JUNG
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: The Reverend Howard W. Dawson
8034 Norris Lane
Dundalk, Maryland 21222

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

ALVIN SOLOMON, P.A.
ATTORNEY AT LAW
702 COURT SQUARE BUILDING
LEXINGTON & CALVERT STREETS
BALTIMORE, MARYLAND 21202

ALVIN SOLOMON
BARBARA SOLOMON BROWN
DAVID R. SOLOMON
February 5, 1982

County Board of Appeals
Room 219 - Court House
401 Bosley Avenue
Towson, Maryland 21204

Re: Claim # 81-210-A
Carolyn A. Carwile
Hearing Date - February 9, 1982 - 10:00 A.M.

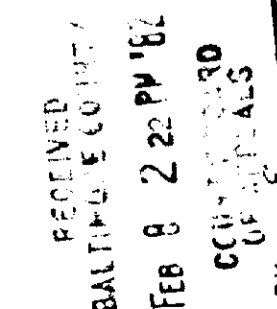
Gentlemen:

Please enter my appearance as Attorney for the Petitioner, Carolyn A. Carwile, 779 Linnard Street, Baltimore, Maryland 21229.

My address is 702 Court Square Building, 200 East Lexington Street, Baltimore, Maryland 21202, and my telephone no. is 727-3480.

Very truly yours,
[Signature]
Barbara Solomon Brown
Barbara Solomon Brown
Alvin Solomon, P.A.

BSB/lb



12/9/81 - Notified the following of hearing set for Thursday, Jan 8, 1982, at 10 a.m.:
Tues, Feb 9

C. A. Carwile
John Hennegan, Esq.
Rev. Howard Dawson
J. Hession
J. Dyer
J. Hoswell
J. Jung
N. Gerber
Wm. Hammond

494-3180

County Board of Appeals
Room 219, Court House
Towson, Maryland 21204

Dec. 9, 1981

NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). ABSOLUTELY NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE IN ACCORDANCE WITH RULE 2(c), COUNTY COUNCIL BILL #108

CASE NO. 81-210-A CAROLYN A. CARWILE
NE/cor. Norris Lane and Kings Ave.
15th District
Var. to permit a side street setback of 13' in lieu of 25'; and to permit a front setback of 25' in lieu of the required 29'
4/23/81 - D.Z.C. GRANTED side street setback; DENIED front yard setback

ASSIGNED FOR: TUESDAY, FEB. 9, 1982, at 10 a.m.

cc: Ms. C. A. Carwile Petitioner
John O. Hennegan, Esq. Counsel for Protestant
Rev. Howard W. Dawson Protestant
J. W. Hession, Esq. People's Counsel
J. E. Dyer
J. Hoswell
J. M. Jung
N. E. Gerber
W. Hammond
Barbara Solomon Brown Counsel for Petitioner

June Holmen, Secy.

494-3180

County Board of Appeals
Room 219, Court House
Towson, Maryland 21204
March 8, 1982

John O. Hennegan, Esq.
Patapsco Federal Bldg.
1301 Merritt Blvd.
Baltimore, Md. 21222

Re: Case No. 81-210-A
Carolyn A. Carwile

Dear Mr. Hennegan:

Enclosed herewith is a copy of the Opinion and Order passed today by the County Board of Appeals in the above entitled case.

Very truly yours,

June Holmen
June Holmen, Secretary

Encl.

cc: Ms. Carolyn A. Carwile
Barbara S. Brown
Rev. Howard Dawson
J. W. Hession, Esq.
J. E. Dyer
J. Hoswell
J. Jung
N. Gerber
W. Hammond

CERTIFICATE OF PUBLICATION

TOWSON, MD., May 21st, 1981

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 21st day of June, 1981, the first publication appearing on the 21st day of May, 1981.

THE JEFFERSONIAN
L. Frank Stricker
Manager.

Cost of Advertisement, \$ 17.50

PETITION FOR VARIANCE

15th District
LOCATION: Northeast corner of Norris Lane and Kings Avenue
DATE & TIME: Thursday, June 11, 1981, at 9:30 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:

Position for Variance to permit a side street setback of 13 feet instead of the required 25 feet, and to permit a front setback of 25 feet in lieu of the required average front setback of 29 feet.
The Zoning Regulation to be excepted as follows:
Section 1502.3.C.1. minimum side yard and front yard setback in D.B.5 Zone

All that parcel of land in the Fifteenth District of Baltimore County being located on the northeast corner of Norris Lane and Kings Avenue and known as Lot 44 and 45 as shown on the Plat of Cottage Grove Park, as recorded in the Land Records of Baltimore County in Liber 6 Folio 170.
Being the property of Carolyn A. Carwile, as shown on plat filed with the Zoning Department.
Hearing Date: Thursday, June 11, 1981, at 9:30 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Md.
By Order of
WILLIAM E. HAMMOND,
Zoning Commissioner of Baltimore County
May 21.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 15 Date of Posting: 5/24/81
Posted for: *Notice for Variance*
Petitioner: *Carolyn A. Carwile*
Location of property: *N.E. Cor. of Norris Lane & Kings Ave.*
Location of Signs: *Facing intersection of Norris & Kings*
Remarks:
Posted by: *June Holmen* Signature Date of return:
Number of Signs: 1

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received this 20th day of April, 1981.

Filing Fee \$ 25.00 Received: Check
 Cash
 Other

Item 176

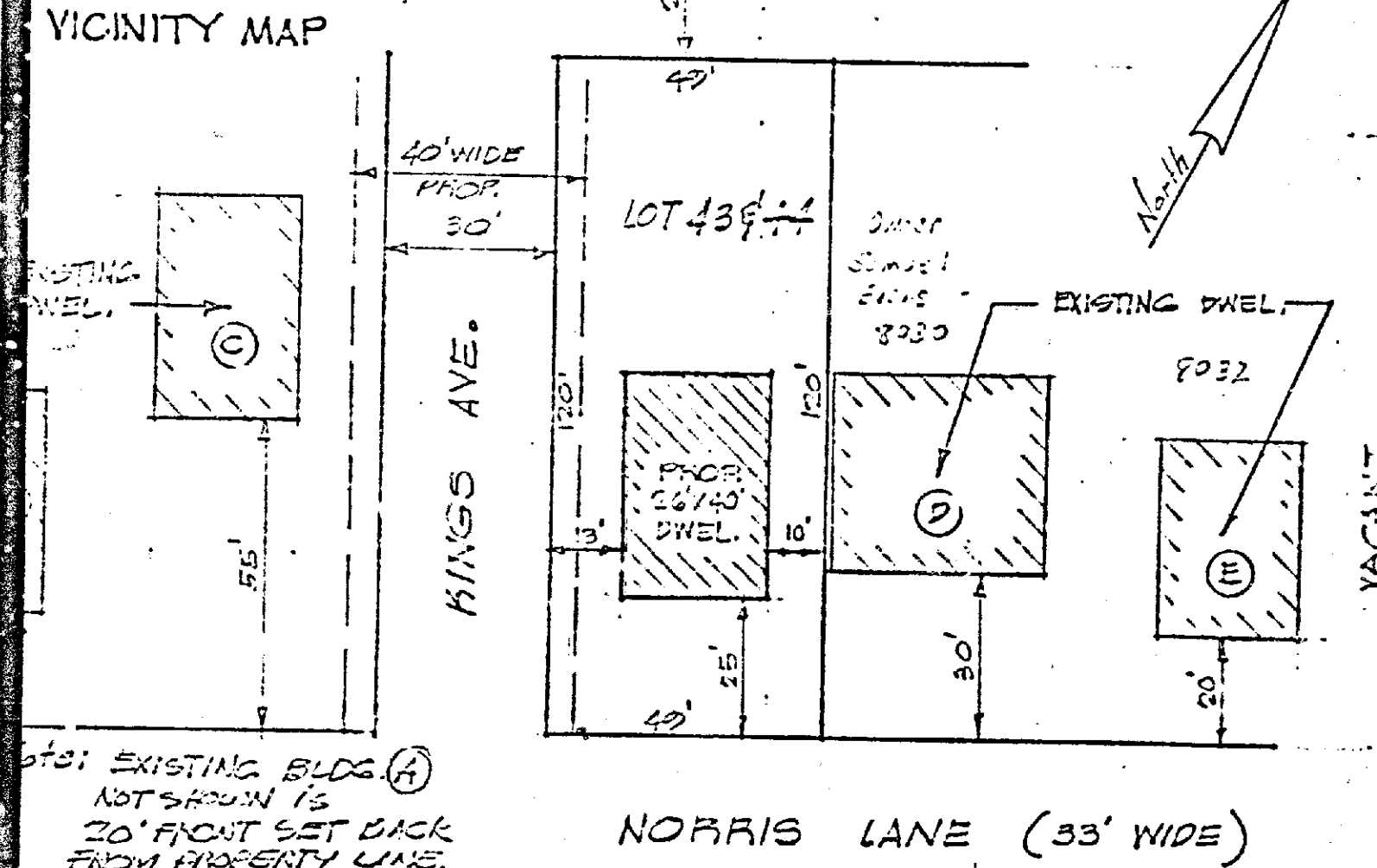
William E. Hammond
William E. Hammond, Zoning Commissioner

Petitioner: *Carolyn Carwile* Submitted by: *Carolyn Carwile*
Petitioner's Attorney: _____ Reviewed by: *William E. Hammond*

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

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 15 Date of Posting: 3/13/81
Posted for: *Board of Appeals*
Petitioner: *Carolyn A. Carwile*
Location of property: *N.E. Corner of Norris Lane and Kings Ave.*
Location of Signs: *Facing intersection of Norris Lane and Kings Ave.*
Remarks:
Posted by: *June Holmen* Signature Date of return: 3/14/81



PLAT FOR ZONING VARIANCE FOR
CAROLYN CARWILE
15TH DISTRICT
COTTAGE GROVE PARK
LOT 43 & 44, LIBER 6, FOLIO 170
PUBLIC UTILITIES EXISTING IN NORRIS LANE
SCALE: 1"=30'

A = 20' (NOT SHOWN)
B = 20'
C = 55'
D = 30'
E = 20'
TOTAL 145' ÷ 5 = 29' REQ. FRONT SETBACK AVE.

OWNERS WILL TAKE FULL RESPONSIBILITY AS TO THE INFORMATION PROVIDED ON SAID PLAT PREPARED BY BALTO. CO.
Carolyn Carwile
OWNER DATE
OWNER DATE

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
DATE: 5/7/81 AMOUNT: \$40.00
DATE: June 11, 1981 AMOUNT: \$45.15
DATE: 5/15/81 AMOUNT: \$25.00

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
DATE: May 11, 1981 AMOUNT: \$25.00
DATE: 5/14/81 AMOUNT: \$25.00

Petition for Variance
15th District
LOCATION: Northeast corner of Norris Lane and Kings Avenue
DATE & TIME: Thursday, June 11, 1981, at 9:30 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 a side street setback of 13 feet instead of the required 25 feet, and to permit a front setback of 25 feet in lieu of the required average front setback of 29 feet.
The Zoning Regulation to be excepted as follows: Section 1502.3.C.1. minimum side yard and front yard setback in D.B.5 Zone
All that parcel of land in the Fifteenth District of Baltimore County being located on the northeast corner of Norris Lane and Kings Avenue and known as Lot 44 and 45 as shown on the Plat of Cottage Grove Park, as recorded in the Land Records of Baltimore County in Liber 6 Folio 170.
Being the property of Carolyn A. Carwile, as shown on plat filed with the Zoning Department.
Hearing Date: Thursday, June 11, 1981, at 9:30 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Md.
BY ORDER OF:
WILLIAM E. HAMMOND,
Zoning Commissioner of Baltimore County

The Essex Times
Essex, Md., May 21 1981
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 21st day of June, 1981.
Carolyn Carwile Publisher.
2069