instead	of the required 50 feet
	or and reduced by 1660
of the Zoning Regulations of Baltim following reasons: (indicate hards)	nore County, to the Zoning Law of Raltimore County; for the
Soil conditions on the 4 requires the house and s	.7 acres is such that the better soil and perculation eptic to be to this highest area of the property. o be placed closer than the 50 feet required by
Property is to be posted and	advertised as prescribed by Zoning Regulations.
	s of above Variance advertising, posting, etc., upon filing of this are to be bound by the zoning regulations and restrictions of to the Zoning Law For Baltimore County.
	I/We do soleninly 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:	Legal Owner(s):
(Type or Print Name)	RUDOLPH CHARLES RAWL (Type or Print Name)
Signature	Signature Type:
Address	DONNA LEE RAWL
A .	(Type of Film Name)
Attorney for Petitioner:	Signature
(Fige or Print Name)	11919 Jericho Road 592-9255 Address Phone No.
Spature	Kingsville, Maryland 21087 City and State
of ess	tract purchaser or representative to be contacted
Gty and State	Name
Amorney's Telephone No.:	Address Phone No.
of April 10 8	nmissioner of Baltimore County, this 28th day
out Baltimore County, that property Commissioner of Baltimore County	be posted, and that the public hearing be had before the Zoning in Room 106, County Office Building in Towson, Baltimore
County, on the14th	day of July, 19.81 at 9:30 o'clock
A ₃M.	da (A)
4	Zoning Commissioner of Baltimore County.

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

Mr. & Mrs. Rudolph C. Rawl

Kingsville, Maryland 21087

11919 Jericho Road

Dear Mr. & Mrs. Rawl:

the requested zoning.

NBC:bsc

Enclosures

COUNTY OFFICE BLDG.

111 W. Chesapeake Ave. Towson, Maryland 21204

Nicholas B. Commodari

MEMBERS

Department of

Bureau of Fire Prevention

Health Department

Project Planning

Building Department

Board of Education

Industrial

Development

Zoning Administration

Traffic Engineering

State Roads Commission

Bureau of

Engineering

July 8, 1981

RE: Item No. 195

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

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.

Chairman

Very truly yours,

Zoning Plans Advisory Committee

Variance Petition

Petitioner - Rudolph C. Rawl, et ux

PETITION FOR ZONING VALIANCE

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER NW/S of Mohr Rd., 438'
SW .: Mt. Vista Rd., 11th District : OF BALTIMORE COUNTY

RUDOLPH CHARLES RAWL, et ux, : Case No. 82-11-A

::::::

ORDER TO ENTER APPEARANCE

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County

Charter, 1 is reby 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 my preliminary or final Order in connection therewith.

Peter Max Zimmerman
Deputy People's Counsel

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 22nd day of June, 1981, a copy of the aforegoing

Order was mailed to Mr. and Mrs. Rudolph Charles Rawl, 11919 Jericho Road, Kingsville,

Maryland 21087, Petitioners.

John W. Hessian, III

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. W. E. Hammond

TO Zoning Commissioner

Norman E. Gerber, Director

FROM Office of Planning and Zoning

Date_July 1, 1981

SUBJECT Petition No. 82-11A Item 195

Petition for Variance
Northwest side of Mohr Road, 438 ft. southwest of Mt. Vista Road
Petitioner- Rudolph Charles Rawl, et ux

Eleventh District

HEARING: Tuesday, July 14, 1981 (9:30 A.M.)

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

Norman E. Gerber, Director
Office of Planning and Zoning

NEG:JGH:ab

BALTIMORE COUNTY
DEPARTMENT OF PULLIC WORKS
TOWSON, MARYLAND 21204

HARRY I PISTEL P.E. DRECTOR

May 25, 1981

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

Re: Item #195 (1980-1981)

Propercy Owner: Rudolph Charles & Donna Lee Rawl
N/S Mohr Lad 438' W. of Mt. Vista Road
Acres: 4.783 District: 11th

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.

Mohr Road, an existing public road, is proposed to be improved in the future

Highways:

as a 30-foot closed section roadway on a 50-foot right-of-way.

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:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

Future drainage and utility easements will be required within this property.

Open stream drainage requires a drainage reservation or easement of sufficient width to cover the flood plain of a 100-year design storm. However, a minimum width of 50 feet is required.

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.

Mr. & Mrs. Rulolph V. Red 11919 Jostobo Food Kirkwills, Haryland 21067

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

> WILLIAM E. HAMMOND Zoning Commissioner

Petitioner's Attorney

Nicholas B. Commodari Chairman, Zoning Plans Advisory Committee

Item #195 (1980-1981)
Froperty Owner: Rudolph Charles & Donna Lee Pawl
Page 2
May 25, 1981

Water and Samitary Sewer:

Public water supply and sanitary sewerage are not available to serve this property, which proposes to utilize private onsite facilities.

This property which is within the Baltimore County Metropolitan District is beyond the Urban-Rural Demarcation Line. The Baltimore County Water and Severage Plans W and S-17B, as amended, indicate "No Planned Service" in the area.

ROBERT A. MORTON, P.E., Chief

Bureau of Publi

RAM: EAM: FWR: ss

Q-NE Key Sheet 54 NE 33 & 34 Pos. Sheets NE 14 I Topo 63 Tax Map

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/wouldxnot 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 xnot be granted.

A the second of the second sec

Therefore, IT IS ORDERED by the Zoning Commissioner or Baltimore County, this day of August, 1981, that the herein Petition for Variance(s) to permit a side yard setback of twenty-five feet in lieu of the required fifty feet, for the expressed purpose of constructing a dwelling, 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 approval of the aforementioned site plan by the Department of Public Works and the Office of Planning and Zoning.

> Zoning Commissioner of Baltimore County

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
4 1 3211 NORMAN E. GERBER DIRECTOR

June 16, 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 #195, Zoning Advisory Committee Meeting, April 28, 1981, are as follows:

Property Owner: Rudolph Charles & Donna Lee Rawl Location: N/S Mohr Road 438' W. of Mt. Vista Road Acres: 4.783 District: 11th

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 Ziv unbleyo John L. Wimbley Planner III Current Planning and Development

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. William Hammond Zoning Commissioner May 27, 1981

Michael S. Flanigan, Engineer Associate II

SUBJECT__Zoning Comments

Relative to ZAC meeting of April 28, 1981,

the Department of Traffic Engineering has no comments for items #195, 196, 198, 200 and 201.

Engineer Associate II

MSF/bza

BALTIMORE COUNTY DEPARTMENT OF HEALTH TOWSON, MARYLAND 21204 DONALD J. ROOP, M.D., M.P.H. DEPUTY STATE & COUNTY HEALTH OFFICER

May 20, 1981

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

Dear Mr. Hammond:

Comments on Item #195, Zoning Advisory Committee Meeting of April 28, 1981, are as follows:

> Property Owner: Location: Existing Zoning:

District:

Rudolph Charles & Donna Lee Rawl N/S Mohr Road 438' W. of Mt. Vista Road

Proposed Zoning: Variance to permit a side & rear setback of 25' in lieu of the required 50'. Acres: 4.783

The proposed dwelling will be served by an existing well and proposed sewage disposal system. Soil percolation tests have been conducted, the results of which will be valid until September 5, 1981.

The proposed location of the dwelling will not interfere with the location of the well or septic system, therefore no health hazards are anticipated.

> Ian J. Forrest, Director BUREAU OF ENVIRONMENTAL SERVICES

IJF/als

BALTIMORE COUNTY FIRE DEPARTMENT TOWSON, MARYLAND 21204 825-7310

PAUL H. REINCKE CHIEF

ORDER RECEIVED FOR FILING

June 1, 1981

The second distribution of the second distributi

Mr. William Hammond 2oning Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21204

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RE: Froperty Owner: Rudolph Charles &. Donna Lee Rawl

Location: N/S Mohr Road 438' W. of Mt. Vista Road

Item No.: 195

Zoning Agenda: Meeting of April 28, 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.
- () 3. The vehicle dead end condition shown at ______

() 2. A second means of vehicle access is required for the site.

- EXCEEDS the maximum allowed by the Fire Department. () 4. The site shall be made to comply with all applicable parts of the
- (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.

Fire Prevention Code prior to occupancy or beginning of operation.

- () 6. Site plans are approved, as drawn.
- () 7. The Fire Prevention Bureau has no comments, at this time.

Special Inspection Livision

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Nick Commodari Maj 2, 1981 Charles E. (Ted) Burnham) Zoning Advisory Committee SUBJECT Meeting of April 28, 1981 / ITEM NO. 195 Standard comment ITEM NO. 195 See Comment ITEM NO. 197 Standard Comment ITEM NO. 198 Standard Comment ITHM NO. 199 See comment ITHM NO. 200 See comments ITLM NO. 201 See comments ITEM NO. 202 See comments

> Charles E. Burnham Plans Review Chief

CEB:rrj

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubei, Superintendent

Towson, Maryland - 21204

Date: April 27, 1981

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

Z.A.C. Meeting of: April 28, 1981

RE: Item No: 195, 196, 197, 198, 199, 200, 201,202 Property Owner: Location: Present Zoning: Proposed Zoning:

District: No. Acres:

Dear Mr. Hammond:

No bearing on student population

Wm. Nick Petrovich, Assistant Department of Planning

Very truly yours,

August 4, 1981

Mr. & Mrs. Rudolph C. Rawl 11919 Jericho Road Kingsville, Maryland 21087

> RE: Petition for Variance NW/S of Mohr Road, 438' SW of Mt. Vista Road - 11th Election District Rudolph Charles Rawl, et ux -Petitioners NO. 82-11-A (Item No. 195)

Dear Mr. & Mrs. Rawl:

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

June 17, 1981

NOTICE OF HEARING Petition for Variance NW/s of Mohr Road, 438 ft. SW of Mt. Vista Rd. Case #82-11-A

TIME:_	9:30 A. M.
DATE:_	Tuesday July 14, 1981
PLACE:	ROCM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENU
	TOWEON, MARYIAND

BALTIMORE COUNTY

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING OFFICE OF PLANISHED 21204
TOWSON, MARYLAND 21204

July 10, 1981

WILLIAM E. HAMMOND ZONING COMMISSIONER

Mr. and Mrs. Rudolph C. Rawl 11919 Jericho Road Kingsville, Maryland 21087

> Petition for Variance NW/s of Mohr Rd., 438' SW of Mt. Vista Rd. Case #82-11-A

> > Very truly (yours,

Zoning Commissioner

Dear Mr. and Mrs. Rawl-

WEH:klr

This is to advise you that \$46.25 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.

VARIANCE

side of Mohr Road 438 ft.

southwest of Mt. Vista

Road DATE & TIME: Tues-

day, July 14, 1981, at 9:30

A.M. PUBLIC HEARING:

Room 106, County Office

imum side and rear yard setback to an R.C. 5 Zone All that parcel of land in the Eleventh District of

the northwest side of Mohr

the northwest side of Month Rd. 438' southwest of Mt. Vista Road and thence running S 70° 19' W 12', thence N 119° 41' W 126', thence S 70° 19' W 271.40, thence S 70° 19' W 271.40

thence N 23° 26' W 587 06, thence S 89° 37' E 459.65', thence S 23° 26' E 379,

thence S 70° 19' W 134.74', thence S 19° 41' E 175.90'

to the beginning point.

Being the property of Rudolph Charles Rawl, et

ux. as shown on plat plan filed with the Zoning De-

partment.
Hearing Date: Tuesday,
July 14, 1981, at 9:30 A.M.

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

Avenue Towson,

William E. Hammond

Zoning Commissioner of Baltimore County

- 14 ·

Baltimore County. Beginning at a point on PETITION FOR VARIANCE

11th DISTRICT

ZONING: LOCATION:

Petition for Variance

Northwest side of Mohr Road, 438 ft. southwest of Mt. Vista

DATE & TIME:

PUBLIC HEARING:

Tuesday, July 14, 1981 at 9:30 A M.

Room 106 County Office Building, 111 W. Chesapeake Ave.,

Towson, Maryland The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regula-

tions of Baltimore County, will hold a public hearing.

Petition for Variance to permit side and/or rear yard setback(s) of 25 feet instead of the required 50 feet.

The Zoning Regulation to be excepted as follows:

Section 1A04. 3B. 3 - Minimum side and rear yard setback in an R. C. 5 Zone

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

Being the property of Rudolph Charles Rawl, et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Tuesday, July 11, 1981 at 9:30 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

DESCRIPTION

Beginning at a point on the northwest side of Mohr Rd. . 438' southwest of Mt. Vista Road and thence running S 70° 19' W 12', thence N 19° 41' W 126', thence S 700 19' W 271.40, thence N 230 26' W 587.06, thence S 89° 37' E 459.65', thence S 23° 26' E 379', thence S 70° 19' W 134.74', thence S 190 41' E 175.90' to the beginning point.

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building 111 W. Chesapeake Avenue

	Maryland 21204	
Your Petition has been received this	10 day of April , 19	F
Filing Fee \$ 25	Received: Check	Ų/
	Cash	
(195)	Other	
	5/20 25/	
	William E. Hammond, Zoning Commission	_
Petitioner Rule of the Kowl	_Submitted by //	
Petitioner's Attorney	Reviewed by	_

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

Mr. William E. Hammond Zoning Commissioner Room 109, County Office Building ___Towson, Maryland 21204

> RE: Case No. 82-11 A Building Permit Application
> No. 35609 NR | Election District

Dear Mr. Hammond:

We, the undersigned, being the owner of the above mentioned property and the applicant for the above referenced building permit, do hereby acknowledge that we are fully aware of your Order being subject to a thirty (30) day appeal period, but wish to go ahead with the construction of improvements on the property prior to the expiration of said appeal period.

We hereby relieve our builder, Baltimore County Maryland and you from any liability or responsibility in this matter and agree to assume any and all financial responsibility for any consequences which might arise during the appeal period if an appeal is filed after construction has begun.

PETITION FOR **Oge Essex Times** 11th District ZONING: Perition for Variance LOCATION. Northwest

This is to Certify, That the annexed

BALTIMORE COUNTY, MARYLAND

MISCELLANEOUS CASH RECEIPT

RECEIVED Donna Rawl

OFFICE OF FINANCE - REVENUE DIVISION

C1 - 662

AMOUNT \$45.25

FOR Posting & Advertising of case #82-11-A

Building, 111 W. Chesa-peake Ave., Towson. Maryland
The Zoning Commiswas inserted in the Essex Times, a newspaper sioner of Baltimore County, by authority of the Zoning Act and Regula-tions of Baltimore County, printed and published in Baltimore County, once in will hold a public hearing. Crs___ successive Petition for Variance to permit side and/or rear yard setback(s) of 25 feet instead of the required 50 feet.
The Zoning Regulation to be excepted as follows: Section 1A04.3B. 3 - Min

ZONING: Petition for Variance
LACATION: Northwest ride of
Mohr Ruad, 438 ft. southwest of
Mt. Vista Road
DATE & TIME: Tuesday, July 14, 1991 at 9:36 A.M L'BLIC HEARING: Room 196, County Office Building, 111 W. Chesspeake Avenue, Towson, Ma-ryland The Zoning Commissioner of Bal-timore County, by authority of the Zoning Act and Regulations of Bal-timore County, will hold a public side and/or rear yard setback(s) of 25 feet instead of the required 50 The Zoning Regulation to be excepted as follows:
Section 1A04.3B.3—Minimum aide Section 1A04.3B.2—Minimum aide and rear yard setback in an R.C.5 Zone
Ail that parcel of land in the Eleventh District of Baltimore Cunty
Beginning at a point on the northwest side of Mohr Rd. 438' southwest of Mt. Vista Road and thence running 8 70° 19' W 12', thence N 19° 41' W 126', thence S 70° 19' W 271.40, thence N 23° 26' W 587.06, thence S 88° 37' E 459.56', thence S 23° 26' E 379', thence S 70° 19' W 134.74', thence S 12° 41' E 175.90' to the beginning point.

Being the property of Rudolph Charles Rawi, et ux, as shown on piat plan filed with the Zoning Department. partment
Hearing Date: Tuesday, July 14,
1981 at 9:30 A.M.
Public Hearing. Room 106, County Office Building, 111 W. Chesupeake Avenue, Towson, Maryland.
By Order of
WILLIAM E. HAMMOND
Zoning Commissioner

Zoning Commissioner of Baltimore County June 28.

PETITION FOR VARIANCE

CERTIFICATE OF PUBLICATION

TOWSON, MD.,_____, 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., gage in cach fx-one time - successive names before the hith day of _____, 19_81, the first publication

appearing on the... 25th --- day of --- June THE JEFFERSONIAN. Li. Frank Junifler

No. 096928

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District	11			— Date of	Posting (1)	7/51
Posted for	n 14444	My for	1/22/264	MU,		
Petitioner:	acido G	ch Chan	les la	20-6	et 11x	
Location of	f property:	i cs 15		no for	41 42	5150
	Mit .	9/20	2. CM	,		
Location o	d Signer	.020 6	Mark n	M.	21 y 43	******
Exaction 0	i Signs.	- 				
Remarks:	**	•======================================				
	0000		251 6 50		- 1) <i>I</i>	<u> </u>
Posted by		nature	11.46 1	Date of return	7/2/	3/
Number of	Signs:	1				

BALTIMORE COUNTY, MARYLAND No. 057698 OFFICE OF FINANCE REVENUE DIVISION MISCELLANEOUS CASH RECEIPT

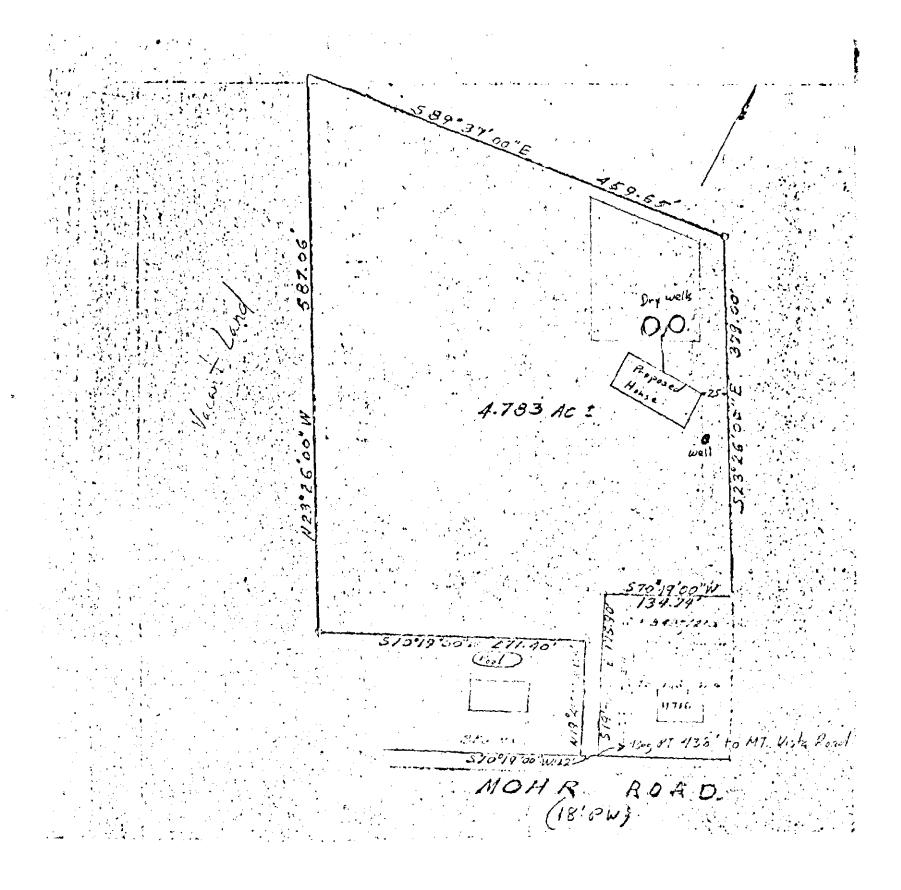
DATE___ June 15. 1981

AMOUNT_\$25, 60 Donna Lee Rawl FOR Filling Fee for case #12-11-A

ALIDATION OR SIGNATURE OF CASHIER

Original Duplicate Tracing 200 Sheet FUNCTION date by date by date by Descriptions checked and outline plotted on map Petition number added to outline Denied Granted by ZC, BA, CC, CA Revised Plans: Reviewed by: Change in outline or description____Yes Previous case: Map # <u>NE 141</u>

PETITION MAPPING PROGRESS SHEET



^{չգլ}իւժայիլի և և և արդարի արդարանան արև արձային արձային արձային արդանան ինձակին արդարարդության արդայան արդայան