

PETITION FOR SPECIAL HEARING

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 Special Hearing under Section 506.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve extension of time for utilization of Case No. 83-292-SPH for an extended period of 2 years.

Property is to be posted and advertised as prescribed by Zoning Regulations.

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

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
Address
City and State

Legal Owner(s):
(Type or Print Name)
Signature
(Type or Print Name)
Signature
Address
City and State

Attorney for Petitioner:
(Type or Print Name)
Signature
Address
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
same as above
Name
Address
Phone No.

BY ORDERED By The Zoning Commissioner of Baltimore County, this 12th day of April, 1983, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 30th day of June, 1983, at 9:45 o'clock A.M.

[Signature]
Zoning Commissioner of Baltimore County.

Z.C.P.-No.1 (over)

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

June 17, 1983

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

cc
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

Mr. & Mrs. Ervin J. Cerveny
6505 York Road
Baltimore, Maryland 21212

RE: Item No. 210 - Case No. 83-292-SPH
Petitioner - Ervin J. Cerveny, et ux
Special Hearing Petition

Dear Mr. & Mrs. Cerveny:

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 problem 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.

In view of your proposal to extend the time for utilization of Case No. 81-32-XA, which granted a special exception/variance to construct an office building on this site, this special hearing is requested. The hearing was granted on September 16, 1980 and was required to be utilized by September 16, 1983.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

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

NBC:bsc
Enclosures

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond
TO: Zoning Commissioner
Norman E. Gerber, Director
FROM: Office of Planning and Zoning
Zoning Petition No. 83-292-SPH
SUBJECT: Ervin J. Cerveny, et ux

Date: June 16, 1983

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

Norman E. Gerber
Norman E. Gerber
Director of Planning and Zoning

NEG:JGH:slc

cc: Arlene January
Shirley Hess

Mr. & Mrs. Ervin J. Cerveny
6505 York Road
Baltimore, Md. 21212

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 12th day of April, 1983

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner: Ervin J. Cerveny, et ux
Petitioner's Attorney

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



Maryland Department of Transportation

State Highway Administration

Lowell K. Bridwell
Secretary
M. S. Callender
Administrator

April 13, 1983

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

Attention: Mr. N. Commodari

Re: ZAC Meeting of 4-11-83
ITEM: #210.
Property Owner: Ervin J. & Joan W. Cerveny
Location: E/S York Road
Route 43, 75' N. Anneslee Road.
Existing Zoning: K-O
Proposed Zoning: Special
Hearing to approve extension of time for utilization of Case No. 81-32-XA for an extended period of 2 years
Acres: 0.429
District: 9th

Dear Mr. Hammond:

The State Highway Administration has an existing permit for channelization at the above site (A-B-8903-80).

The permit will expire on 7-1-83.

A letter from the permittee will be required for a extension of the permit beyond 7-1-83.

Very truly yours,

Charles Lee
Charles Lee, Chief
Bureau of Engineering
Access Permits

CL:GW:maw

cc: Mr. J. Cgle

By: George Wittman

My telephone number is (301) 659-1350

Teletypewriter for Impaired Hearing or Speech
263-7555 Baltimore Metro - 523-0451 D.C. Metro - 1-800-492-5061 Statewide Toll Free
P.O. Box 717 707 North Calvert St. Baltimore, Maryland 21201-0717

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond, Zoning Commissioner
TO: Office of Planning and Zoning
FROM: Ian J. Forrest
SUBJECT: Zoning Variance Items

Date: May 21, 1983

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

Item # 172 - P & M Enterprises, Inc.
Item # 178 - Joseph L. Seley
Item # 181 - Robert H. & Mildred J. McKenny
Item # 190 - J. N. G. Company, Inc.
Item # 191 - Fred L. Elrick, Sr.
Item # 192 - Cohn Brothers
Item # 198 - Galway, Incorporated
Item # 199 - Clarence & Irene McNeal
Item # 204 - Robert C. Baumgartner
Item # 207 - P & S Partnership
Item # 210 - Ervin J. & Joan W. Cerveny
Item # 211 - Middle River Realty Company, Inc.
Item # 224 - Barry L. & Ruth Green
Item # 225 - Battle Kinson
Item # 228 - Christopher R. & Pamela J. Burrow
Item # 230 - Richard L. & Idola M. Hlaort
Item # 231 - James E. & Mary H. O'Meara, Jr.
Item # 232 - Vesico K. Paterakis
Item # 233 - Merritt Blvd. Limited Partnership
Item # 234 - Buxton Crossing Joint Venture
Item # 236 - Owen C. & Elsie W. Smith, Jr.
Item # 237 - Joseph W. & Donna M. Stack
Item # 238 - John W. & Maureen S. Diegel
Item # 241 - Broadus B. & Ruth W. Whitlock, Jr.
Item # 242 - Herbert L. & Patricia H. Grymes
Item # 243 - Lawrence J. & Patricia A. Sadowski
Item # 244 - Edwin B. & Sharyn A. Brager
Item # 246 - Martin Plaza, Inc.
Item # 248 - Martin H. Feehley, Jr., et ux

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

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. Nicholas Commodari
TO: Zoning Department
FROM: Building Plans Review
Zoning Advisory Committee
SUBJECT: Meeting of April 12, 1983

Item #206 No Comments
Item #207 See Comments
Item #208 See Comments
Item #209 No Comments
Item #210 No Comments (No Plans)
Item #211 Standard Comments
Item #212 Standard Comments

Charles E. Burman
Charles E. Burman
Plans Review Chief

431

IJP/rth

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of the following finding of facts that to extend the time for utilization of Case No. 81-32-XA for a period of 2 years would be in strict harmony with the spirit and intent of the Baltimore County Zoning Regulations and would not adversely affect the health, safety, and general welfare of the community, and, therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 15th day of July, 1983, that the time for utilization of the special exception granted in Case No. 81-32-XA be extended for an additional period of 2 years measured from September 16, 1983 and, as such, the Petition for Special Hearing is hereby GRANTED, from and after the date of this Order, subject, however, to compliance with the site plan filed therein and the restrictions contained in said Order, dated September 16, 1980.

John M. Hession, III
Deputy Zoning Commissioner of
Baltimore County

DATE July 15, 1983
BY *May Campbell (clerk)*
ADMINISTRATIVE ASSISTANT

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: April 11, 1983

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

Z.A.C. Meeting of: April 12, 1983

RE: Item No: 206, 207, 208, 209, 210, 211, 212
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

WNP/bp

RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER
E/S of York Rd., 75' N of
Anneslie Rd., 9th District : OF BALTIMORE COUNTY
ERVIN J. CERVENY, et ux, : Case No. 83-292-SPH
Petitioners

ORDER FOR APPEAL

Mr. Commissioner:

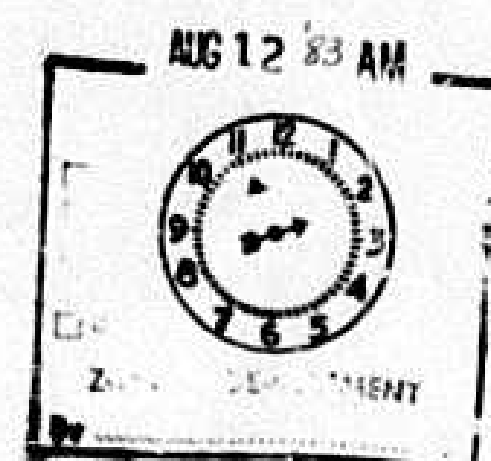
Please note an appeal from the decision of the Deputy Zoning Commissioner in the above-entitled case, under date of July 15, 1983, to the County Board of Appeals and forward all papers in connection therewith to said Board for hearing.

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel

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

I HEREBY CERTIFY that on this 12th day of August, 1983, a copy of the foregoing Order for Appeal was mailed to Mr. and Mrs. Ervin J. Cerveny, 6505 York Road, Baltimore, Maryland 21212.

John W. Hession, III
John W. Hession, III



RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER
E/S of York Rd., 75' N of
Anneslie Rd., 9th District : FOR BALTIMORE COUNTY
ERVIN J. CERVENY, et ux, : Case No. 83-292-SPH
Petitioners

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

I HEREBY CERTIFY that on this 20th day of June, 1983, a copy of the foregoing Order was mailed to Mr. and Mrs. Ervin J. Cerveny, 6505 York Road, Baltimore, MD 21212, Petitioners.

John W. Hession, III
John W. Hession, III

IN THE MATTER :
OF THE APPLICATION OF :
ERVIN J. CERVENY, ET UX :
FOR SPECIAL HEARING :
FOR EXTENSION OF TIME :
FOR UTILIZATION OF :
SPECIAL EXCEPTION :
E/S YORK ROAD 75' :
N. OF ANNESLIE ROAD :
9th District :
BEFORE :
COUNTY BOARD OF APPEALS :
OF :
BALTIMORE COUNTY :
NO. 83-292-SPH

ORDER OF DISMISSAL

Petition of Ervin J. Cerveny, et ux for special hearing for extension of time for utilization of special exception on property located on the east side of York Road 75 feet north of Anneslie Road, in the Ninth Election District of Baltimore County.

WHEREAS, the Board of Appeals is in receipt of a Voluntary Dismissal of appeal filed February 13, 1984 (a copy of which is attached hereto and made a part hereof) from People's Counsel, Appellant in the above entitled matter; and

WHEREAS, the said Appellant requests that the appeal filed on behalf of said Appellant be dismissed as of February 13, 1984,

IT IS HEREBY ORDERED this 14th day of February, 1984, that said appeal be and the same is DISMISSED.

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

William T. Hackett
William T. Hackett, Chairman

Patricia Phipps
Patricia Phipps

LeRoy B. Spurr
LeRoy B. Spurr

RE: PETITION FOR SPECIAL HEARING : BEFORE THE COUNTY BOARD OF APPEALS
E/S of York Rd., 75' N of :
Anneslie Rd., 9th District : OF BALTIMORE COUNTY
ERVIN J. CERVENY, et ux, : Case No. 83-292-SPH
Petitioners

VOLUNTARY DISMISSAL

People's Counsel for Baltimore County hereby voluntarily dismisses its appeal in the above-captioned case because the issue has become moot. Accordingly, the appeal is no longer in the public interest, and this voluntary dismissal is being filed.

Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel for Baltimore County

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel
Room 223, Court House
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 13th day of February, 1984, a copy of the foregoing Voluntary Dismissal was mailed to Newton A. Williams, Esquire, Nolan, Plunhoff & Williams, Chartered, 204 W. Pennsylvania Ave., Towson, MD 21204.

Phyllis Cole Friedman
Phyllis Cole Friedman

COLUMBIA OFFICE
WALTER PARK
Registered Surveyor
PHONE 735-9060

TOWSON OFFICE
HUDKINS ASSOCIATES, INC.
Engineers, Surveyors and
Landscape Architects
200 EAST JOPPA ROAD
ROOM 101, SHELL BUILDING
TOWSON, MARYLAND 21204
PHONE: 828-9000

BEL AIR
L. GERALD WOLFF
Landscape Architect
PHONE 638-0888

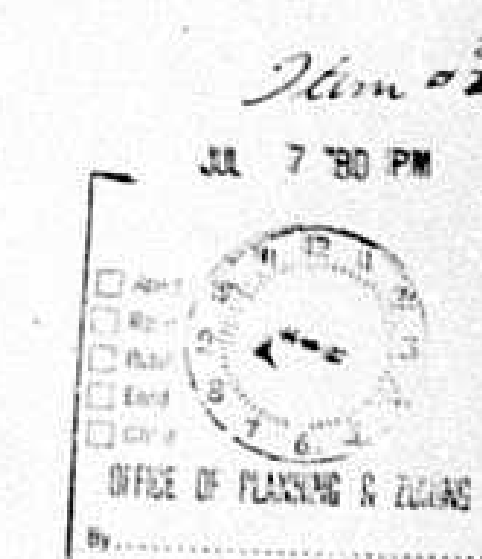
ZONING DESCRIPTION FOR 6603 YORK ROAD:

Beginning for the same at a point distant the two following courses and distances from the intersection formed by the centerline of York Road with the centerline of Anneslie Road viz:
(1) North 12° 02' 50" East 75.00 feet (2) South 78° 56' 10" East 43.00 feet thence binding on the east side of York Road North 12° 02' 50" East 50.00 feet thence South 78° 56' 10" East 125.00 feet thence South 12° 02' 50" West 50.00 feet thence North 78° 56' 10" West 125.00 feet to the place of beginning.

Containing 0.143 Acres of land more or less.



Malcolm E. Hudkins
Registered Surveyor #5095



PETITION FOR SPECIAL HEARING

9th Election District

ZONING: Petition for Special Hearing
LOCATION: East side of York Road, 75 ft. North of Anneslie Road
DATE & TIME: Thursday, June 30, 1983 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 Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve extension of time for utilization of Case No. 81-32-XA for an extended period of 2 years

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

Being the property of Ervin J. Cerveny, et ux, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, June 30, 1983 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

#83-292-S
9th Dist.
E/- York Rd., 75' N. of Annalie Rd.
Ervin J. Cerveny, et ux
1 sign

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 9 Date of Posting: 9/26/83
Posted for: Ervin J. Cerveny, et ux
Petitioner: Ervin J. Cerveny, et ux
Location of property: 6603 York Rd., 75' N. of Annalie Rd.
Location of Signs: Front of property facing York Rd.
Remarks: None
Posted by: Newton A. Williams Date of return: 8/26/83
Number of Signs: 1



WILLIAM E. HAMMOND
ZONING COMMISSIONER

July 15, 1983

Mr. and Mrs. Ervin J. Cerveny
6505 York Road
Baltimore, Maryland 21212

RE: Petition for Special Hearing
E/S of York Rd., 75' N of Anneslie Rd.
9th Election District
Ervin J. Cerveny, et ux - Petitioners
NO. 83-292-SPH (Item No. 210)

Dear Mr. and Mrs. Cerveny:

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



Very truly yours,

Jan M. H. Jung
JEAN M.H. JUNG
Deputy Zoning Commissioner

J. EARLE PLUMHOFF
NEWTON A. WILLIAMS
WILLIAM M. HESSON, JR.
THOMAS J. BENNER
WILLIAM R. ENGLEHART, JR.
STEPHEN J. NOLAN
O. SCOTT BARRIGHT
ROBERT L. HANLEY, JR.

LAW OFFICES
NOLAN, PLUMHOFF & WILLIAMS
CHARTERED
204 WEST PENNSYLVANIA AVENUE
TOWSON, MARYLAND 21204
September 26, 1983

TELEPHONE
(301) 823-7800

John W. Hessian, III, Esquire
People's Counsel
Peter Max Zimmerman, Esquire
Deputy People's Counsel
Court House
Towson, Maryland 21204

Re: Mr. Cerveny's office building project
under construction at 6603 York Road
under original special exception case
81-32-XA.

Dear Mr. Hessian and Mr. Zimmerman:

Confirming our recent informal meeting, we wished to confirm that Mr. Cerveny has utilized, and is utilizing his original special exception for an office building at 6603 York Road, and that there was very substantial construction present and under way on the property as of September 14, 1983, well ahead of the September 16, 1983 deadline.

To substantiate this contention, I am enclosing herewith two polaroid photographs, which have been copied, and as you can see in the first photo taken on September 14, the foundation was in the process of being completed, while in the second photo taken on September 16, a corner of the building had been erected as shown.

Of course, under the doctrine announced *Perberton vs. Montgomery County*, 275 Md. 363, this completed foundation and partial framing work well exceeds the construction standard required.

Furthermore, by carbon copy of this letter directed to Mr. Cerveny, I am once again confirming my advice given to him during a recent meeting on the site, with he and Mr. Colbert, his son-in-law and co-counsel, namely to go forward and complete the building in accordance with the original special exception granted in case #81-32-XA. Mr. Cerveny assures me that he is doing so, and will complete the construction promptly in accordance with good building standards.

Accordingly, I believe as you do, that Mr. Cerveny is no longer concerned with the question of whether or not a special exception can be extended even with a hearing, as was done in his case #83-392-SPH, since the original special extension has been utilized, and he is in no need of the extension.

TO: John Hessian Peter Zimmerman
September 26, 1983
Page 2

Accordingly, it will be greatly appreciated if you will take whatever steps you wish to confirm the contents of this letter, and then dismiss your appeal in case 83-292-SPH, of course without prejudice, to your position in other similar cases wherein the special exception is dependent upon the extension with the hearing.

Thanking you both for your cooperation in this regard, and awaiting your dismissal of this appeal which I now believe to be moot. Best regards to all involved.

Sincerely,

Newton

Newton A. Williams

NW:llb

cc: Honorable William Hackett
Ervin Cerveny
Edward Colbert, Esquire

*Rec'd. 9/27/83
10:00 A.M.*



Baltimore County, Maryland

PEOPLES COUNSEL
RM. 223, COURT HOUSE
TOWSON, MARYLAND 21204
PHYLLIS COLE FRIEDMAN
People's Counsel
PETER MAX ZIMMERMAN
Deputy People's Counsel

TEL. 494-2180

February 13, 1984

The Honorable
William T. Hackett, Chairman
Baltimore County Board of Appeals
Court House
Towson, Maryland 21204

RE: Ervin J. Cerveny, et ux, Petitioners
Zoning Case No. 83-292-SPH

Dear Chairman Hackett:

This is in response to your inquiry concerning the present status of the above-captioned case. I have reviewed my file and note that the extension was indeed not necessary. Accordingly, I see no reason this appeal cannot be dismissed and enclose herewith an appropriate action.

Sincerely yours,

Phyllis Cole Friedman

Phyllis Cole Friedman
People's Counsel for Baltimore County

cc: Newton A. Williams, Esquire

PCF:sh



County Board of Appeals of Baltimore County

Room 200 Court House
Towson, Maryland 21204
(301) 494-3180

February 14, 1984

Phyllis C. Friedman
People's Counsel for Baltimore County
Room 223, Courthouse
Towson, Maryland 21204

Re: Case No. 83-292-SPH
Ervin J. Cerveny, et ux

Dear Mrs. Friedman:

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

Very truly yours,

Edith T. Eisenhart
Edith T. Eisenhart
Adm. Secretary

Encl.

cc: Ervin J. Cerveny, et ux
N. E. Gerber
J. G. Hoswell
A. Jablon
J. Jung
J. Dyer
A. January



6603 York Rd.



6603 York Rd.
Sept. 16, 1983

York Rd.

*Rec'd 2-13-84
2:05 PM*

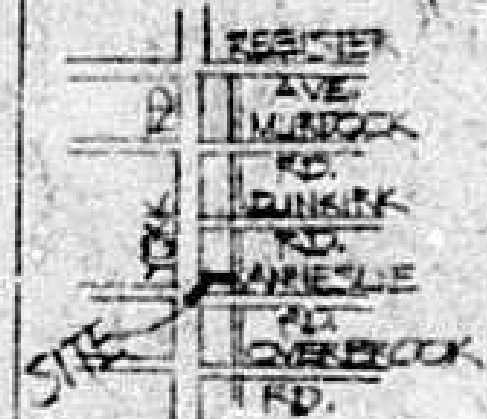
YORK ROAD ZONED P-L (MD. RTE. 45)
EX. 10" W 7

N12°02'50" E 75.00'

EX. 6" S 2

30' EX. CONC. ENTRANCE

50' TO FIRE HYDRANT



VICINITY MAP
SCALE 1"=300'

GENERAL NOTES
1. EX. ZONING: DR. 16 AREA: 0.14 AC.
2. SEE CASE NO. 81-32-XA

EX. 2' S 2

EX. 6" W 12

24" W.C. TYPING
EX. 50" W 12

ZONED DR. 16

EX. 2 STORY BASEMENT OFFICE BUILDING
SE 1/4 00 4886X
MAY 4 1967
#6601

EX. 2.5' CONC. D
N12°02'50" E 50.00'

34' CONC. CURB

6 5' x 3.5 x 16

(PST. MCDONALD PAVING)

4 5' x 8.5 x 18

PROP. OFFICE
1 STORY PLUS BASEMENT
3606 TOTAL
#6603

5 5' x 12

PROP. MCDONALD PAVING

EX. OFFICE BUILDING
2 STORY
SE 1/4 67-007 XA
MAY 3, 1967
#6607

EX. 2 STORY + BASEMENT
DENTAL OFFICES
RESIDENCE
#6602

NOTES
A partial easement agreement, dated 1/1/67, was recorded for the subject lot over the driveway known and designated as 6607 York Road, which is recorded among the Land Records of Baltimore County so as to provide for the single entrance and exit, as shown on the aforementioned site plan, for both properties.

- The required parking spaces shall be provided only on the subject.
- Screening of the area adjacent to the residential (D.R. 5.0) zoned property to the east shall be required until such time as the driveway is removed or no longer maintained on said residential property.
- Utilization of the special exception within three years.

PARKING DATA

#6607				
1ST FL. 3035 S.F. 300	13.12	TOTAL 21		
2ND FL. 3035 S.F. 300	7.88			
#6603				
BASE 1346 S.F. 500	3.70			
1ST FL. 1346 S.F. 300	6.17	TOTAL 9.87		
TOTAL REQ. FOR #6603 & #6607	31			
TOTAL PROVIDED	35			

PLAN TO ACCOMPANY APPLICATION FOR
SPECIAL HEARING
6603 YORK ROAD ELECT. DIST. 9
BALTO. CO., MD.
SCALE 1"=20'
JUNE 2, 1980
REV JULY 14, 1982



EXIST. GARAGE

EXIST. GARAGE

EXIST. DWELLING

PREPARED BY
HUCKINS ASSOC. INC.
101 SHELL BLDG.
500 E. JOHNS RD.