of the Young Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the forlowing reasons; (indices heritable or practical difficulty): which I use for fishing in upprisonal sectors in Navagan and surrounding lates and 1 in Cramabous which I use in more shallow, protected waters in the same areas. Both of these basts which I use in more shallow, protected waters in the mane areas. Both of these basts which I use in more shallow, protected waters in the mane areas. Both of these basts which I use in more shallow, protected waters in the mane areas. Both of these basts which I use in a specific use. No store the basts in a same other than y property where I can keep as eye on these would be inviting theft or vanishing the sentimental value of these boats to only worth. I was not a same of the moning regulation when I bought those boats. 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 Bailtimore County adooded pursuant to the Zoning Law For Bailtimore County. I/We do solemnly dectars and affirm, under the penalties of perjury, that I/we are the legal owner(e) of the property which is the subject of this Petition. Leval Owner(s): John R. Vinmte (Type or Print Name Superior Wing Joann M. Wingate Jahren M. Wingato City and State City and Stat Name, address and phone number of legal owner, con-tract purchaser or representative to be contacted John R. Wingate 5312 East Ave. 3/26 4 732-2300 (work) 10th ____ day of January 19 54, that the subject matter of this pullion be advertised, as of required by the Zoning Law of Salimore County, in two newspapers of general circulation throughout Bailmore County, that property be posted, and that the public hearing be that before the Zoning Commissioner of Salimore County in Room 196, County Office Bailding in Towns, Bailmore March 19. 84 at 9:30 o'clock Call Jobba Zoning Commissioner of Baltimore County. MICROFILMED

PETITION FOR ZONING VARIANCE 94-223-4

MISSIONER OF BALTIMORE COUNTY

.Af the permitted one.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat titsched hereto and made a part hereof, hereby petition for a County of the County of

PETITION FOR ZONING VARIANCE \$99-203-0.

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY.

The underliged, large owners of the preperty situate in Battlener County and which is described in the description and plat states herein and make a part heree, herefor partition for a Variance from Bettien \$1.5 - 1 | Norther Million. Whiteless on property, i.o., 14-19;

of the Annual Republicant of Battlener County in the Zoning Law of Battlener County for the following reasons: (Lufticele Bartelly or practical difficulty)

I have Z bacts or trail-trail. Or county cashin wit, h. I use for Tabiling the County of the County

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner() of the property which is the subject of this Pelition. Legal Owner(s): John R. Vincate (Type or Print Name Signature R. W. Joann H. Wingate Warn M. Attorboy for Petitions Phone No. Name, address and phone number of legal owner, con tract purchaser or representative to be contacted John R. Wingate 5312 East Ave. 2/206 732-2300 (work) ORDERED By The Zoning Com County, on the _____6th ____day of __March Zoning Commissioner of Baltimore County. HICROFILMED

PETITION FOR ZONING VARIANCE 94-223-A
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is description and plut allached hereta and made a part hered, hereby prelition for a Variance from Section 415.4 - 1 Herch 156at Wanteles on Property.

of the Tomoge Regulation of Salimone County, to be Zonng Lew of Balimone County, for the following reason: (Ginches hardshop spracted difficulty)
I have 2 boats on trailers, 120' costly cable which I use for flablag induced saters in Raysland and surrounding Sates and 116' runabaut hardshop to the sate of the Salimone County of the Salimone C

or we, agree to pay expenses of above Variance advertising, porting, 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.

Control Purchaser:

Legal Owner(s):

John B. V. Vingata

(Type or Prior Mann)

(Type or Prior Mann)

(Type or Prior Mann)

Address

Address

Address

(Type or Prior Mann)

(Type or Prior Mann)

(Type or Prior Mann)

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(Type or Prior Mann)

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(Type or Prior Mann)

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(Type or Prior Mann)

(Type or Prior Ma

A.M.

MICROFILMED

Zoning Commissioner of Baltimore County.

E: PETITION FOR VARIANCE : BEFORE THE ZONING CAMMISSIONER MEZO of East Ave., 159° de of Kenwood Ave. (5312 East Ave.) : OF BALLINGRE COUNTY 14th District

JOHN R. MINSATE, et ux. : Case No. S4-223-A Petitioners

0

ENTRY OF APPEARANCE

Flease enter the appearance of the People's Counsel in the above-captioned matter. Solices should be sent of any bearing sates a other proceedings in this matter w 1 of the passage of any preliminary

Thylita Cole Friedran
People's Counsel for Baltimore Coun

Peter Max Elemenan Deputy Feople's Counsel Pm. 223, Court House Townen, 1D 21204 494-2188

I MERCEN CERTIFY that on this join tay of February, 1984, a copy of the foregoing Entry of Appearance was mailed to Mr. & Mrs. Jon. R. Winnate, 5312 East Armses, Bullisone, Mr. 21006, Politicalism

Phyllip Cole Friedray

MICROFILM

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE

PETITION AND SITE PLAN

EVALUATION COMMENTS

WERDSHALL

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

February 23, 1984

orrice size. Mr. & Mrs. John R. Wingate 5312 East Avenue Baltimore, Maryland 21206

Bureau of

Department of

State Roads Conni Sureau of Fire Provention

Health Department Project Planning Smilding Departmen

Eminy Administrat Industrial RE: Item No. 172 - Case No. 84-223-A Petitioner - John R. Wingate, et ux Variance Petition

Dear Mr. & Mrs. Wingate:

Dear Mr. 6 Mrs. Bingate:

The Ioning Plans Advisory Countitee his reviewed the plans submitted with the above referenced metition. The following comments are not intended to indicate the appropriateness of the coning action requested, but to assure that all parties are made aware of plans or problems with that all parties are made aware of plans or problems with the configuration of the property with the loning Commissioner with recommendations as to the suitability of the requested coning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information to provide the committee at this time that offer or request information to the comment of the comme

Very truly yours,

Richalds B. Conneders have NICHOLAS B. COMMODARI Chairman Loning Plans Advisory Committee

NBC:bsc Enclosures

MICROFILMED

BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P. E. DRECTOR

February 29, 1984

Mr. Arnold Jablon Zoning Commissioner County Office Building Towson, Maryland 21204

Re: Item #172 (1983-1984)
Property Owner: John R. Ningate, et ux
N/ES East Avenue 150' 3/E Kenwood Avenue
Acres: 50/76 x 127/185
District: 14th

Dear Mr. Jablon:

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

General:

Baltimore County highway and utility improvements exist and are not directly involved.

This office has no further comment in regard to the plan submitted for Zoning Movisory Committee review in connection with this Item 172 (1983-1984).

ROBERT A. MORTON, P.E., Chief Bureau of Public Services

RAMIEAMIFWRISS

J-NE & N-SE Key Sheets 20 & 21 NE 20 Pos. Sheets NE 5 & 6 E Topo 81 Tax Map

MICROFILMED



STEPHEN E COLLINS

Pebruary 9, 198

Mr. Arnold Jablon Zoning Commissioner County Office Building Towson, Maryland 21204

Item No. 169, 170, and 172 ZAC-Meeting of January 10, 1984 Toperty Owner: Locations Builting Senings

Acres

Dear Mr. Jahlen:

The Department of Traffic Engineering has no comments for item numbers 169, 170, and 172.

Michael S. Flanigan Traffic Engineering Assoc. II

MSF/ccm



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

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 would not result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of (a) requested will/with most adversely affect the health, safety, and general welfare of the community, the variance(s) should yshould not be granted.

refore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 22 19 84 that the herein Petition for Variance(s) to permit two (2) vehicles on the appoints in lieu of the permitted one (1), is hereby

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 not result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will 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 22 and March 19 that the herein Petition for Variance(s) to permit two (2) recreational vehicles on the property in lieu of the permitted one (1), is hereby

BALTIMORE COUNTY FIRE DEPARTMENT TOWSON MARYLAND 21204-2586 494-4500

PAUL H RENCKE

February 14, 1984

Zoning Agenda: Meeting of January 10, 1984

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

Attention: Nick Commodari, Chairman Zoning Plans Advisory Comm

RE: Property Owner: John R. Wingate, et ux

Location: NE/S East Avenue 150' S/L Kenwood Avenue

Item No.: 172

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 roat, in accordance with Bultimore County Standards as published by ti . 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.

The buildings and rin three existing or prop used on the size shall comply with all applicable reprirements of the National Fire Protect Association Standard No. 101 "Life Safety Code", 1976 Edition prior to Octupancy.

() 6. Site plans are approved, as drawn,

8) 7. The Fire Prevention Direct has no comments, but this time, assumed the control of the control of the prevention decided by the prevention decided by the prevention decided by the control of the prevention decided by the

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Richolas Commodari, Zoning Department Date. January 23, 1984. FROM C. E. Burnhan, Chief. Building Plans Review C 5 8

Item #169 Team #170 Iten #171 Item (172) Ttem \$172 Item #116 Revised Item #91 Revised

SUBJECT ... Zoning Advisory Committee Meeting

BALTIMORE COUNTY PUBLIC SCHOOLS

Towson, Maryland - 21204

Date: January 10, 1984

Mr. Arnold Jablon Zoning Commissioner Baltimore County Office Building 1111 West Chesapeake Avenue Towson, Maryland 21204

Z.A.C. Meeting of: January 19, 1984

RE: Item No: 160, 170, 171, (172) 175.
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

The above items have no bearing on student population.

Wee Wiel Fetrand Mm. Nick Petrovich, Assistant Department of Planning

WNP/1h

Februa 7, 1984

Mr. & Mrs. John R. Wingate 5312 East Avenue Baltimore, Maryland 21206

NOTICE OF HEARING Re: Petition for Variance
NE/S of East Ave., 150' SE of
Karwood Ave. (5312 East Avenue)
John R. Wingate, et ux - Petitioners
Case No. 84-223-A

TIME: 9:30 A. M.

DATE: Tuesday, March 6, 1984

PLACE: Room 106, County Office Building, 111 West Chesapeake

Avenue, Towson, Maryland

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

No. 123269

11/2/50 172 Wingsto @ 074-----35001b 5036A

PETITION FOR VARIANCE

14th Election District

ZONING

LCCATION:

Northeast side of East Avenue, 150 ft. Southeast of Kenwood Avenue (5312 East Avenue)

DATE & TIME: Tuesday, March 6, 1984 at 9:30 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

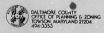
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to allow 2 recreational vehicles on property in lieu of the permitted i

Being the property of John R. Wingate, et ux, as shown on plat plan filed with the Zoning Department.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, electrical say request for a stay of the issuance of said permit during this period is the said permit during this period is said permit during this period is said permit during the period with the period of t

BY ORDER OF ARNOLD JABLON ZONING COMMISSIONER OF BALTIMORE COUNTY



Mr. & Mrs. John R. Wingate 5312 East Avenue Baltimore, Maryland 21206

Re: Petition for Variance NE/S East Ave., 150' SE of Kenwood Ave. (5312 East Avenue) Caso No. 84-223-A

This is to advise you that \$41.38 is due for advertising and posting

This fee must be paid and our zoning sign and post returned on the day of the hearing before an Order is issued. Do <u>not</u> remove sign until day of hearing.

Please make the chick payable to Baltimore County, Maryland, and remit to Mrs. Arlene January. Zoning Office, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

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

No. 126882 DIDJABLON

nave 3/6/84 ACCOUNT R-01-615-000

AMOUNT \$41.38 cash John R. Wingate

ron Advertising & Posting Case #84-223-A

6 019****** 13515 BUSHA

PETITION FOR VARIANCE

14th Election District

LOCATION.

DATE & TIME:

Petition for Variance

Northeast side of East Avenue, 150 ft. Southeast of Kenwood Avenue (5312 East Avenue)

Tuesday, March 6, 1984 at 9:30 A M

PUBLIC HEARING: Room 106, County Office Building, 111 W. Clesapeake 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 allow 2 recreational vehicles on property in lieu of the permitted 1

Being the property of John R. Wingate, et ux, as shown on plat plan filed with the Zoning Department.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, nestertain any request for a stay of the issuance of said permit during this period for cood cause shown. Such request must be received in writing by the date of the hearing, set above or made at the hearing,

ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY

Beginning on the Northeast side of East Avenue 30 feet wide. at the distance of 150 feet Southeast of Kenwood Avenus. Reing Lots 23 & 26 of the John C. Sippel Plat. Rook No. 10 Folio 107. Also known as 5312 East Avenue in the 14th Election District.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon TO Zoning Commissioner

Date_ February 16, 1984

Norman E. Gerber, Director FROM Office of Planning and Zoning

SUBJECT John R. Wingate, et ux - 84-223-A

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

Norman E. Gerber, Director
Office of Planning and Zoning

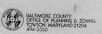
NEC / ICH/+

February 16, 1984

John R. Wingste, et ux - 84-223-A

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

NEC / ICH/of



ARNOLD JABLON ZONING COMMISSIONER

March 22, 1984

Mr. and Mrs. John R. Wingate 5312 East Avenue Baltimore, Maryland 21206

Dear Mr. and Mrs. Wingate:

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

Very truly yours, Jan MA Jung JEAN M.H. JUNG Deputy Zoning Commissioner

TMU 1 /ma

Attachments

cc: Mr. Bernard Janishefski 5310 Kenwood Avenue Baltimore, Maryland 21206

BALTI MORE COUNTY ZONING PLANS ADVISORY COMMITTEE

February 23, 1984

Mr. & Mrs. John R. Wingate 5312 East Avenue Baltimore, Maryland 21206

Nicholas S. Corn

Bureau of Engineering

Department of Traffic Engineering Project Planning Building Departmen Soard of Discasion

RE: Item No. 172 - Case No. 84-223-A Petitioner - John R. Wingate, et ux Variance Petition Dear Mr. & Mrs. Wingate:

Dear Mr. 4 Mrs. angate:

Advisory Committee has reviewed the pollular beautiful plans devisory Committee has reviewed the pollular beautiful plans and the pollular beautiful plans and the pollular beautiful plans and the pollular beautiful prices are made aware of plans for problems with this case. The Director of Planning may file a wetting on the pollular beautiful plans and the plans and the plans and the plans are pollular beautiful plans and the plans are pollular beautiful plans and the plans are plans are plans and the plans are plans are plans and the plans are plans and the plans are plans are plans are plans are plans are plans and the plans are pl

Enclosed are all comments submitted from the sembers of consisted at this time that offer or request information and the sembers are all similar comments from the remaining members are are all similar comments from the remaining members are all similar comments from the other sembers are all similar to the remaining members are all similar to the remaining sembers are all similar to the remaining scheduled accordingly. This petition was accepted for hearing scheduled accordingly

Very truly yours,

Michales & Conneder doa NIGHOLAS B. COMMODARI Chairman Zoning Plans Advisory Committee

NBC:bsc

DALTIMORE COUNTY DEPARTMENT OF PUBLIC WORKS TOWSON, MARYLAND 21204 HARRY J. PISTEL P. E.

February 29, 1984

Mr. Arnold Jablon Zoning Commissioner County Office Building Towson, Maryland 21204

Re: Item #172 (1983-1984)
Property Owner: John R. Mingate, et ux
MJES East Avenue 150' 8/E Kenwood Avenue
Acres: 50/76 x 127/185
District: 14th

Dear Mr. Jablon:

The following comments are furnished in regard to the plat submitted to this office for review by the Ioning Advisory Committee in connection with the subject item.

Baltimore County highway and utility improvements exist and are not directly involved.

This office has no further comment in regard to the plan submitted for Zoning sory Committee review in connection with this Item 172 (1983-1984).

Very truly yours,

NOBERT A. MORTON, P.E., Chief Bureau of Public Services

February 14, 1984

Attention: Nick Commodari, Chairman Enning Plans Advisory Committee

RE: Property Owner: John R. Wingate, et ux

Location: NE/S East Avenue 150' S/E Kenwood Avenue

Zaning Agenda: Meeting of January 10, 1984

Jurnish to your request, the referenced property has been surveyed by this Bureas and the comments below marked with an "X" are applicable and required to be surveyed or Geographic but the final plans for the property.

- () 2. A second means of vehicle access is required for the site.
- f) 3. The vehicle dead end condition shown at _____ EXCESES 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.
- S. The buildings and structures existing or proposed on the site shall comply with all applicable registeents of the Sational Fire Frotecti Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.
- () 6. Site plans are approved, as drawn.
- 56) 7. The Fire Prevention Bureau has no comments, at this time,
 REVINER CAST LOCALIFE 18 7 18 19 AND THE PREVENTION BUREAU
 Special Inspection Division

· USPLIGATE

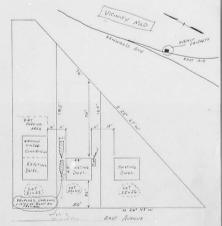
CERTIFICATE OF PUBLICATION

TOWSON, MD. February 16., 19.8h. THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed appearing on the 16th day of ______Fohrunry_ 19 Bh ...

L. Leanh South

ZONING DESCRIPTION

Restricted on the Northeast side of East Avenue 30 feet wide. at the distance of 150 feet Southeast of Kenwood Avenue. Being Lote 23 & 29 of the John C. Sippel Flat. Book No. 10 Folio 107. Also become as \$312 Wast Avenue in the 12th Election District.



PLAT FOR ZONING VARIANCE OWNER - JOHN + JOHN WINGATE
DISTRICT - 14, ZONED DR. 3.5
SUBDIVISION - JOHN C. SIPPEL PLAT LOT 23 + 24, BOOK NO. 10, FOLIO 107 SCALE: 1" + 30"



Middle River, Md., Jel 16 19 This is to Certify, That the annexed was inserted in the Times, a newspaper printed and published in Baltimore County, once in each of Oct successive weeks before the 16-th day of day of 19

Mr. & Mrs. John R. Wingate 5312 East Avenue Baltimore, Md. 21206

ATE A TIME Toss

The Zoning Comm ner of Baltimore Com-by authority of to ning Act and Regu

Being the property of John E. Wingste, et uy, as

shows on plot plan fried with the Zoning Denset-

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 10th day of January , 1984.

Petitioner John R. Wingate, et ux Received by Micholas B. Commodist Petitioner's Chairman, John Plans Atturgey Committee

Qe Times

· 14-223-4

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

Desired 19 Date of Posting 3/18/1/1
Posted for Machine for Machine 18/18/1/1
Posted of Posting 3/18/1/1
Levision of property ME 12 hard date of the Machine of the Machine

Location of Signa fromt of acroperty (5312 Renursollee)

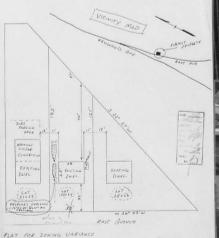
Posted by MAN 2 - Meman Date of return 3 124 8.1

Remarks:

Number of Signer

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was and published in Towson, Baltimore County, Md., once in each day of ______Barrib______19.55__ the first publication appearing on the 15th day of February ... L. Leanh Services



OWNER - JOHN + JOHN WINGATE
DISTRICT - 14 , ZONED DR. 3.5
SUBDIVISION - JOHN C. SIPPEL PLAT LOT 23 - 24, BOOK NO. 10, FOLIO 107



