

# PETITION FOR ZONING VARIANCE 85-347-A TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situated 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 400.1.1 to permit an accessory structure (satellite dish) to be located in the side yard and 400.2 to permit a height of 26' in lieu of the required 15' and permit an accessory structure (shed) in the front yard instead of the required rear yard and 1802.3.6.1 to allow a rear yard setback of 35 feet instead of the required 30 feet. The following reasons are stated in support of the petition: (Indicate hardship or practical difficulty because of the height of my house and the height of the two story house to my right, if the dish was put in the back yard as per zoning code, I could not receive the signals from the satellite dish, even if the dish were moved to the back of the house it would have to be just as high as the other house. It was placed at the present location to be as less conspicuous as possible and still work. I was informed by Baltimore County that if the dish were not over 10' wide I would not need a building permit, but that an electrical permit was required. I obtained an electrical permit #P004652, and the dish is now installed and used 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: \_\_\_\_\_  
Address: \_\_\_\_\_  
City and State: \_\_\_\_\_  
Attorney for Petitioner: \_\_\_\_\_  
(Type or Print Name)  
Signature: \_\_\_\_\_  
Address: \_\_\_\_\_  
City and State: \_\_\_\_\_  
Attorney's Telephone No.: \_\_\_\_\_

ORDERED By The Zoning Commissioner of Baltimore County, this \_\_\_\_\_ day of \_\_\_\_\_, 1985, 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 \_\_\_\_\_ day of \_\_\_\_\_, 1985, at 10:00 o'clock \_\_\_\_\_ A.M.

*Carl J. Jablon*  
Zoning Commissioner of Baltimore County.

(over)

## 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 day of May, 1985.

Petitioner: John G. Eidman, et al  
Petitioner's Attorney: \_\_\_\_\_  
Received by: *Nicholas B. Commodari*  
Chairman, Zoning Plans Advisory Committee

## BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

May 31, 1985

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

Chairman  
Nicholas B. Commodari

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. John G. Eidman, et al.  
6735 S. River Drive  
Baltimore, Maryland 21220

RE: Item No. 296 - Case No. 85-347-A  
Petitioners - John G. Eidman, et al.  
Variance Petition

Dear Mr. & Mrs. Eidman:

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 the requested zoning.

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:mr

Enclosure



BALTIMORE COUNTY  
DEPARTMENT OF PUBLIC WORKS  
TOWSON, MARYLAND 21204

HARRY I. PISTEL, P.E.  
DIRECTOR

July 3, 1985

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

Re: Item #296 (1984-1985)  
Property Owners: John G. Eidman  
S/W side South River Road  
District 15th

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 item.

### General Comments:

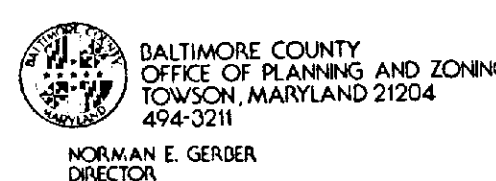
Since no public facilities are involved, this office has no comment.

Very truly yours,

*James A. Markle*  
JAMES A. MARKLE, P.E., Chief  
Bureau of Public Services

JAM:PMO:blp

cc: File



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

MAY 28, 1985

Re: Zoning Advisory Meeting of APRIL 30, 1985  
Item # 296  
Property Owner: JOHN G. EIDMAN, et al  
Location: S/W side South River Rd.

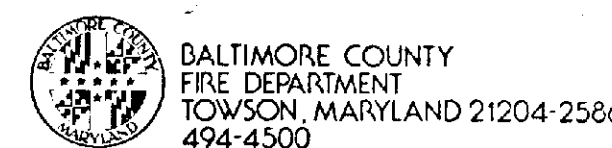
Dear Mr. Jablon:

The Division of Current Planning and Development has reviewed the subject petition and offers the following comments. The items checked below are applicable.

- ☒ There are no site planning factors requiring comment.
- ☒ A County Review Group Meeting is required.
- ☒ A County Review Group meeting was held and the minutes will be forwarded by the Bureau of Public Services.
- ☒ This site is part of a larger tract; therefore it is defined as a subdivision. The plan must show the entire tract.
- ☒ A record plat will be required and must be recorded prior to issuance of a building permit.
- ☒ The access is not satisfactory.
- ☒ The circulation on this site is not satisfactory.
- ☒ The parking arrangement is not satisfactory.
- ☒ Parking calculations must be shown on the plan.
- ☒ This property contains soils which are defined as wetlands, and development on these soils is prohibited.
- ☒ Construction in or alteration of the floodplain is prohibited under the provisions of Section 22-98 of the Development Regulations.
- ☒ Development of this site may constitute a potential conflict with the Baltimore County Master Plan.
- ☒ The amended Development Plan was approved by the Planning Board on \_\_\_\_\_.
- ☒ The proposed project appears to comply with Section 22-98 of the Baltimore County Building Code.
- ☒ When filing for a required Change of Use/Accessory Permit, an alteration permit application shall also be filed along with three sets of acceptable construction plans indicating how the existing structure is to be altered in order to comply with the Code requirements for the new use. Maryland Architectural or Engineer seals are usually required. The change of Use Group is from \_\_\_\_\_ to \_\_\_\_\_ or to \_\_\_\_\_.
- ☒ The proposed project appears to be located in a Flood Plain. Floodplain. Please see the attached copy of Section 22-98 of the Building Code as adopted by Bill #178-79. This plan shall show the correct elevations above sea level for the lot and the finished floor levels including basement.
- ☒ Comments:
- ☒ These abbreviated comments reflect only on the information provided by the drawings submitted to the Office of Planning and Zoning and are not intended to be construed as the full review of any permit. If desired the applicant may obtain additional information by visiting Room 106 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

Eugene A. Robb  
Chief, Current Planning and Development

cc: James Hoswell



PAUL H. REINCKE  
CHIEF

May 15, 1985

Mr. Arnold Jablon  
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: John G. Eidman, et al

Location: S/W side South River Road

Item No.: 296

Zoning Agenda: Meeting of 4-30-85

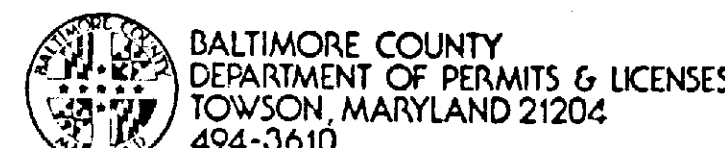
Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- ☒ 1. Fire hydrants for the referenced property are required and shall be located at intervals of \_\_\_\_\_ 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.
- ☒ 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 edition prior to occupancy.
- ☒ 6. Site plans are approved, as drawn.
- ☒ 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *Carl J. Jablon* 5/16/85  
Planning Group  
Special Inspection Division  
Noted and Approved: *Arnold N. Perkowski*  
Fire Prevention Bureau

/mb



TED ZALESKI, JR.  
DIRECTOR

May 13, 1985

Mr. Arnold Jablon, Zoning Commissioner  
Office of Planning and Zoning  
Towson, Maryland 21204

Dear Mr. Jablon:

Comments on Item # 296 Zoning Advisory Committee Meeting are as follows:  
Property Owner: John G. Eidman, et al (CRITICAL AREA)  
Location: S/W side South River Road  
District: 15th.

### APPLICABLE ITEMS ARE CIRCLED:

- ☒ All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #171-85.
- ☒ A building and other miscellaneous permits shall be required before the start of any construction.
- ☒ Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer is/are not required on plans and technical data.
- ☒ Commercial: Three sets of construction drawings sealed and signed by a registered in Maryland Architect or Engineer shall be required to file with a permit application. Reproduced seals are not acceptable.
- ☒ All the Group except 2-4 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 4'-0" to an interior lot line. 2-4 the Group require a one hour wall if closer than 3'-0" to an interior lot line. Any wall built on an interior lot line shall require a fire or party wall. See Table 1201, Section 1202, and Table 1203. No openings are permitted in an exterior wall within 3'-0" of an interior lot line.
- ☒ The structure does not appear to comply with Table 50 for permissible height/area. Reply to the requested variance by this office cannot be considered until the necessary data pertaining to height/area and construction type is provided. See Table 1201 and 50 and have your Architect/Engineer contact this department.
- ☒ The requested variance appears to conflict with Section(s) \_\_\_\_\_ of the Baltimore County Building Code.
- ☒ When filing for a required Change of Use/Accessory Permit, an alteration permit application shall also be filed along with three sets of acceptable construction plans indicating how the existing structure is to be altered in order to comply with the Code requirements for the new use. Maryland Architectural or Engineer seals are usually required. The change of Use Group is from \_\_\_\_\_ to \_\_\_\_\_ or to \_\_\_\_\_.

NOTE: Possible flood plain

Comments:

These abbreviated comments reflect only on the information provided by the drawings submitted to the Office of Planning and Zoning and are not intended to be construed as the full review of any permit. If desired the applicant may obtain additional information by visiting Room 106 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

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

L/23/85

## BALTIMORE COUNTY, MARYLAND

### INTER-OFFICE CORRESPONDENCE

Arnold Jablon  
TO: Zoning Commissioner  
FROM: Director of Planning & Zoning  
SUBJECT: Petition for Variance--85-347-A  
Critical Area Comments.

This petition is consistent with the requirements of the Chesapeake Bay Critical Area Act provided the attached mitigative measures are implemented

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

NEG:PJS:eds

Attach.

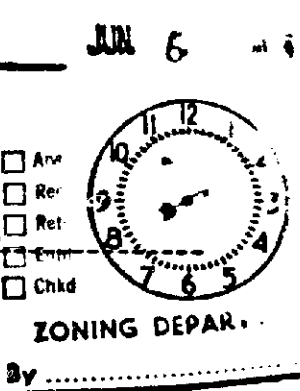
cc: Robert W. Marriott, Jr.  
Deputy Director of Planning

Andrea Van Arsdale  
Coastal Zone Planner

James G. Hoswell  
Planner

William K. Thacker  
Department of Health

People's Council





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 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 \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, that the herein Petition for Variance(s) to permit

REQUIRED MITIGATIVE PRACTICES REGARDING RECORDED LOTS LOCATED IN THE CHESAPEAKE BAY CRITICAL AREA WHERE A VARIANCE IS BEING REQUESTED WHICH RESULTS IN AN INCREASE IN IMPERVIOUS SURFACE

- Where a lot is less than 1/2 wooded, individual trees shall be planted and maintained based on the following formula:

| Square Feet | Number of Trees                                                                                                                                                                                                |
|-------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 0 - 200     | 1 conifer or 2 minor deciduous trees (e.g., flowering shrubs.)                                                                                                                                                 |
| 201 - 400   | 2 conifers or 4 minor deciduous trees.                                                                                                                                                                         |
| 401 - 600   | 3 conifers or 6 minor deciduous trees, or 1 major deciduous tree.                                                                                                                                              |
| Above 600   | No less than 1 conifer or 2 minor deciduous trees for every 200 square feet or fraction thereof of impervious area or 1 major deciduous tree for every 600 square feet or fraction thereof of impervious area. |
- The amount, concentration and velocity of runoff from new impervious surfaces shall be controlled by encouraging its infiltration into the ground and/or by retention-detention devices. This can be accomplished by rooftop storage, over-sized rainpouts, directing downspouts into underground retention-detention devices (e.g., perforated pipes placed in underground gravel beds, perforated rain barrels, impervious paving on surfaces, etc.), spreading over lawn area, use of retention-detention berms. Usually a combination of these devices is most effective.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon  
TO: Zoning Commissioner  
Date: June 6, 1985  
Norman E. Gerber, Director  
FROM: Office of Planning and Zoning  
SUBJECT: Zoning Petition No. 85-347-A

Please consider my comments for the Chesapeake Bay Critical Areas review, dated June 4, 1985, in making your findings in the subject case. If the petitioner's request is granted, it is requested that the order be conditioned accordingly. Additionally, this office is opposed to the granting of the requested height variance for the antenna dish. Please note the proposed regulations currently before the County Council are for height maximums of 15 feet.

Norman E. Gerber, Director  
Office of Planning and Zoning

NEG:JGH:slm

atlantic satellite supply  
24 lee street, annapolis, md. 21401

8 April 1985

Mr. Arnold Jablon  
Zoning Commissioner  
Baltimore County

RE: Mr. John Eidman  
6735 South River Drive  
Baltimore, MD 21220

Mr. Jablon,

Mr. John Eidman is requesting a variance for the Satellite television antenna on his property. The 10' wire mesh antenna is now located along the side of his house on a 22' steel pipe with approximately 1 foot standoff, and is secured in 1500 lbs. of concrete.

The site survey to determine the correct look angle for the North American Satellites, revealed that the only position available is where the antenna is now located. The backyard (streetside) does not provide low-angle positions due to blockage by Mr. Eidman's house and his next door neighbor's house at 6733 South River Drive.

Please give your consideration to this limitation and the permanence of the existing location. Thank you and if you have any questions regarding this equipment, please give me a call.

Skip Davis  
Skip Davis  
266-5689

PLUTYFONER'S  
EXHIBIT 3

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arlene January  
Date: April 15, 1985  
FROM: Jim Thompson  
Item No. 296  
SUBJECT: 6735 South River Drive

The above referenced property is the subject of an active violation case, C-85-836. When this is scheduled, please notify:

Linda Crosswhite  
6728 South River Drive  
Baltimore, Maryland 21220

Mary Ann Zampini  
6733 South River Drive  
Baltimore, Maryland 21220

JIT:reoh

Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, John A. Eidman of 6735 S. River Drive,  
find NO objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto., Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
15th day of April, 1985  
John A. Eidman Notary Public  
Commission expires 8/1/1986

PLUTYFONER'S  
EXHIBIT 2a

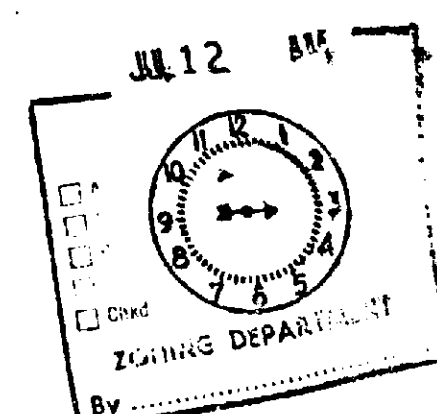
Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, John A. Eidman of 6735 S. River Drive,  
find NO objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto., Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
15th day of April, 1985  
John A. Eidman Notary Public  
Commission expires 8/1/1986

PLUTYFONER'S  
EXHIBIT 2b



atlantic satellite supply  
24 lee street, annapolis, md. 21401

Mr. Arnold Jablon,  
Zoning Commissioner  
Baltimore County  
111 West Chesapeake Ave.  
Towson, MD 21204

9 July 1985

Case No. 85-347-A  
JOHN G. EIDMAN, et al

Mr. Jablon,  
Please excuse the delay in my report to you referencing the zoning hearing on the Satellite Antenna belonging to Mr. John Eidman of Chase. As you may recall, he was granted his requested Variance for his antenna which is installed next to and attached to his house in the side yard. You requested that I re-evaluate the height of the antenna with respect to possibly lowering it a bit so as to make its appearance less obvious to his neighbors. I performed the evaluation and confirmed my original decision for the present height. Two trees in Mr. Eidman's waterfront yard would block the reception from the lower end of the Clark Geostationary Belt. These Satellites represent over 45 channels of premium programming (HBO, Cinemax, ESPN, etc).

I hope this information will be of help to you in justifying your decision for the variance. As you know, this dispute between Mr. Eidman and his neighbor across the street is of a personal matter that evidently precedes the Satellite antenna by several years. I would hope that in time they will resolve their personal dispute outside the zoning commission.

Thank you for your time and if you have any questions, please give me a call.

Skip Davis  
266-5689



April 19, 1985

Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, Frank + Cindy Fennell of 6732 South River Drive  
find no objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto. Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
16th day of April, 1985  
Keith Madole Notary Public  
Commission expires July 1, 1986

PETITIONER'S  
EXHIBIT 2c

4-11-85

Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, John Burt of 6724 S. River Dr  
find no objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto. Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
16th day of April, 1985  
Keith Madole Notary Public  
Commission expires July 1, 1986

PETITIONER'S  
EXHIBIT 2d

Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, Mark Butler of 6732 South River Drive  
find no objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto. Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
16th day of April, 1985  
Keith Madole Notary Public  
Commission expires July 1, 1986

PETITIONER'S  
EXHIBIT 2e

4-15-85

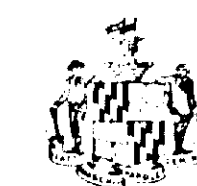
Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, Wesley Jones of 6726 South River Dr.  
find no objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto. Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
16th day of April, 1985  
Keith Madole Notary Public  
Commission expires July 1, 1986

PETITIONER'S  
EXHIBIT 2f



HARRY HUGHES  
GOVERNOR

MARYLAND  
DEPARTMENT OF STATE PLANNING  
301 W. PRESTON STREET  
BALTIMORE, MARYLAND 21201-2365

CONSTANCE LIEDER  
SECRETARY

June 7, 1985

Arnold Jablon, Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

Dear Mr. Jablon:

The Department of State Planning has received notice of application Number  
85-347-A pursuant to the Notification Procedures established by State Planning  
and Baltimore County. The application proposes development that may affect  
the Chesapeake Bay Critical Area Initial Planning Area identified in 88-1807(a)  
of the Natural Resources Article of the Annotated Code of Maryland.

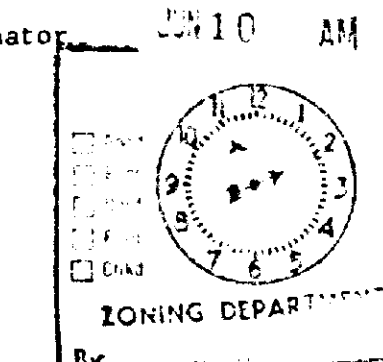
The Department is interested in this application and requests that this letter  
be made a part of the record or case file concerning the application. If the  
applicant submits an analysis concerning 88-1813 of the Natural Resources Article,  
please send the Department a copy. Also, please send the Department a copy of the  
findings made under 88-1813. The information will keep State Planning informed  
about land use changes affecting the Critical Area.

We appreciate your making us a party of record in this matter.

Very sincerely yours,

Harry P. Dixon  
Critical Areas Coordinator

LFD:bcs



TELEPHONE: 301-383-6680  
TTY: 301-383-7565  
OFFICE OF COMPREHENSIVE POLICY PLANNING

IN RE: PETITION ZONING VARIANCES  
SW/S of South River Road,  
75' NW of Loyola Drive  
(6735 South River Road) -  
15th Election District  
John G. Eidman, et ux,  
Petitioners

BEFORE THE  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Case No. 85-347-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein request variances to permit accessory structures,  
i.e., a satellite dish and shed, in the side and front yards, respectively, in-  
stead of the required rear yard and a rear yard setback of 26 feet instead of  
the required 30 feet in order to construct an addition to their home, as more  
particularly described on Petitioners' Exhibit 1.

The Petitioners appeared and testified. Ralph C. Davis, a partner in At-  
lantic Satellite Supply Company, the installer of the dish, also testified on  
behalf of the Petitioners. Robert and Linda Crosswhite and Nick Zampini,  
neighbors, appeared as Protestants.

Testimony indicated that the subject property, zoned D.R.5.5, is on Swan  
Creek and South River Road and, according to the Petitioners, faces Swan Creek.  
Most of the homes constructed in the last 15 years or so face Swan Creek but  
many of the older homes face the road. The Crosswhites' home, which is located  
a few lots to the south, faces the road. Mr. Zampini lives immediately to the  
north.

The Petitioners have had a 10' x 10' shed located near the south property  
line in the front portion of their property for 11 years. It is in poor condi-  
tion and they wish to replace it by building one exactly the same size. The  
immediate neighbors on that side are not in opposition. Mr. Zampini does not  
object to the idea itself but maintains that the Baltimore County Board of

UNDER RECD FOR FILING  
DATE July 4, 1985  
BY ADMINISTRATIVE SERVICES

Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, Leo J. Kowalski Jr. of 6724 S. River Drive Balto. Md.  
find no objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto. Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
16th day of April, 1985  
Keith Madole Notary Public  
Commission expires July 1, 1986

PETITIONER'S  
EXHIBIT 2g

Arnold Jablon  
Zoning Commissioner  
Baltimore County Maryland

Dear Sir:  
I, Mary Lou Kowalski of 6724 S. River Dr.  
find no objection to the satellite dish in it's present  
location at 6735 S. River Rd. Balto. Md. 21220.

Thank You

State of MD County of Baltimore  
Subscribed and sworn to before me this  
16th day of April, 1985  
Keith Madole Notary Public  
Commission expires July 1, 1986

PETITIONER'S  
EXHIBIT 2h



Appeals ordered the Petitioners to remove the shed in Case No. CBA-80-127. However, there is nothing in that Order which directs the Petitioners to do so; indeed, the Order refers to a fence owned by Mr. Zampini.

The Petitioners also wish to construct a 20' x 25' addition to the rear of their home, which would require a rear yard setback of 26 feet. Testimony was clear that there is no other place in which to locate the proposed addition.

Property on the water has always presented a difficult and complex problem. The front or rear of such property has been a matter of controversy for some time. As a result, accessory buildings and structures have grown up like weeds on both the water side and road side of existing homes, legal or illegal, based on what is considered the front or rear yard. Here, the Petitioners consider the road side their rear, and it is there they wish to construct this addition. Indeed, the Protestants do not oppose the addition.

Finally, the Petitioners have constructed a satellite dish, 10 feet in diameter, on top of a pole, making the total height 26 feet, in the side yard adjacent to the south property line. Although that neighbor does not object to the dish either, Mr. and Mrs. Crosswhite and Mr. Zampini do. They argued that, in their opinion, property values will decline and blame the dish for interfering with their TV reception. Mrs. Eidman testified that she specifically asked the neighbor to the south if they had any interference and was assured there was none, and they do not have any with their other TV which is not connected to the dish. Mr. Crosswhite pointed out that the front of his home faces the road, and every time he steps out of his home, he has to see this ugly and unsightly dish. Mr. Davis testified that the dish can only be placed on the water's edge or in the side yard to be effective. There needs to be a line of unobstructed sight to the satellites orbiting the Earth, and there are only these two locations on this property. Due to the location of Mr. Zampini's house on the north

side and the Petitioners' home, the dish would be ineffective if placed on the road side of the house. Mr. Davis also testified that the dish needs to have such height to be effective.

The Petitioners seek relief from Sections 400.1, 400.3, and 1802.3.C.1, pursuant to Section 307, Baltimore County Zoning Regulations (BCZR).

The Baltimore County Zoning Regulations (BCZR) are inclusive. Only those uses permitted either by right or by special exception are delineated in the BCZR. If not listed, a use is not allowed. Any use other than those permitted and being carried on by right or by special exception is prohibited. Kowalski v. Lamar, 334 A.2d 536 (1975). If there were no appropriate provision to cover such uses, then they would be totally prohibited. I do not believe the Baltimore County Council (Council) intended such.

Section 1801.1.A.14, BCZR, permits accessory uses or structures as a matter of right in a D.R. zone. Section 101-Definitions, BCZR, defines an accessory use or structure as one which is customarily incident and subordinate to and serves as a principal use or structure; is subordinate in area, extent, or purpose to the principal use or structure; is located on the same lot as the principal use or structure served; and contributes to the comfort, convenience, or necessity of the occupants in the principal use or structure served. Unlike the R.C. zones, when an accessory use or structure, such as swimming pools, tennis courts, garages, utility sheds or others, is subject to Section 400, BCZR, the D.R. zones do not so specifically make such uses subject to the restrictions delineated therein. However, if the result so implied would be followed, it would permit an accessory use or structure, not a building, to be placed on a lot unrestricted by Section 400.1, BCZR, in any D.R. zone. This clearly was not the intent of the Council. Section B400, BCZR, enacted within Bill No. 18, 1975 stated:

The provisions of this article apply only to principal uses except as otherwise specified (as in Item 405.4.C.12) or unless the provision implicitly relates to accessory usage (as in Section 405A). (emphasis added)

Therefore, the Council has recognized that "accessory uses" are to be included in addition to accessory buildings in Section 400.1. This intent is obvious and not contradictory.

The meaning of the plainest words in a statute may be controlled by the context. A statute should be so construed that all its parts harmonize with each other and render them consistent with its general object and scope. Pittman v. Housing Authority, 25 A.2d 466.

The basic principles of statutory construction were comprehensively set out by the Court of Appeals in State v. Fabritz, 276 Md. 416 (1975), cert. denied, 425 U.S. 942 (1976):

The cardinal rule in the construction of statutes is to effectuate the real and actual intention of the Legislature. Purfoy v. Merc. Safe Dep. & Trust, 273 Md. 58, 327 A.2d 483 (1974); Scoville Serv., Inc. v. Comptroller, 269 Md. 390, 306 A.2d 534 (1973); Height v. State, 225 Md. 251, 170 A.2d 212 (1961). Equally well settled is the principle that statutes are to be construed reasonably with reference to the purpose to be accomplished, Walker v. Montgomery County, 244 Md. 98, 223 A.2d 181 (1966), and in light of the evils or mischief sought to be remedied, Mitchell v. State, 115 Md. 369, 80 A.2d 1020 (1911); in other words, every statutory enactment must be 'considered in its entirety, and in the context of the purpose underlying [its] enactment,' Giant of Md. v. State's Attorney, 267 Md. 501 at 509, 298 A.2d 427, at 432 (1973). Of course, a statute should be construed according to the ordinary and natural import of its language, since it is the language of the statute which constitutes the primary source for determining the legislative intent. Grosvener v. Supervisor of Assess., 271 Md. 232, 315 A.2d 758 (1974); Height v. State, supra. Where there is no ambiguity or obscurity in the language of a statute, there is usually no need to look elsewhere to ascertain the intention of the Legislature. Purfoy v. Merc. Safe Deposit & Trust, supra. Thus, where statutory language is plain and free from ambiguity and expresses a definite and sensible meaning, courts are not at liberty to disregard the natural import of words with a view towards making the statute express an intention which is different from its plain meaning. Gatewood v. State, 244 Md. 609, 224 A.2d 677

(1966). On the other hand, as stated in Maguire v. State, 192 Md. 615, 623, 65 A.2d 299, 302 (1949), "[a]nherence to the meaning of words does not require or permit isolation of words from their context"\*\*\*[since] the meaning of the plainest words in a statute may be controlled by the context. . . . In construing statutes, therefore, results that are unreasonable, illogical or inconsistent with common sense should be avoided whenever possible consistent with the statutory language, with the real legislative intention prevailing over the intention indicated by the literal meaning. B. F. Saul Co. v. West End Park, 250 Md. 707, 246 A.2d 591 (1968); Sanza v. Md. Board of Censors, 245 Md. 319, 226 A.2d 317 (1967); Height v. State, supra.

The intent of the BCZR must be determined as being construed as a whole. See Smith v. Miller, 249 Md. 390.

While Section 1801.1.A.14 appears to permit accessory uses or structures (the terms are combined by definition, Section 101) without restriction, it is clear that the intent of the Council was to subject such uses or structures to Section 400.

The record unequivocally establishes that the dish serves no use other than the receipt of television signals, a use obviously incidental and subordinate to the principal use of this property. A satellite dish is a device used or designed to receive electromagnetic signals from earth-orbiting satellites and other extraterrestrial sources and is external or attached to the exterior of any building. The term includes satellite earth stations, satellite television antennae, satellite dish antennae, or any other devices designed to receive signals from satellites in the manner described above. A satellite dish is more than a TV aerial mounted on a roof top. Its intent is to expand the visual horizon available and exhibits technological advancement beyond limits imaginable for merely mortal TV aerials. Section 300.1.a, BCZR, is not applicable. Section 300.1.b is.

An area variance may be granted where strict application of the zoning regulation would cause practical difficulty to the petitioner and his property.

McLean v. Soley, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the petitioner must meet the following:

1. whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
2. whether the grant would do substantial injustice to applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give substantial relief; and
3. whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

Anderson v. Bd. of Appeals, Town of Chesapeake Beach, 22 Md. App. 20 (1974).

It is clear from the testimony that if the variances were granted, such use as proposed would not be contrary to the spirit of the BCZR and would not result in substantial detriment to the public good.

After due consideration of the testimony and evidence presented, it is clear that a practical difficulty or unreasonable hardship would result if the instant variances were not granted. It has been established that the requirement from which the Petitioners seek relief would unduly restrict the use of the land due to the special conditions unique to this particular parcel. In addition, the variances requested will not be detrimental to the public health, safety, and general welfare.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and for the reasons given above, the variances requested should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 24th day of July, 1985, that the Petition for Zoning Variances to permit accessory structures, i.e., a satellite dish and shed, in the side and rear yards, respectively, in lieu of the required rear yard and a rear yard setback of 26 feet instead of the required 30 feet be and is hereby GRANTED,

subject, however, to the following restrictions which are conditions precedent to the relief herein granted:

1. The Petitioners shall attempt to reduce the height of the dish and must report their conclusions to the Zoning Commissioner.
2. When the proposed addition is constructed, additional trees shall be planted so that there will be no less than one conifer or two minor deciduous trees, e.g., flowering trees, for every 200 square feet or fraction thereof of impervious area or one major deciduous tree for every 600 feet or fraction thereof of impervious area.
3. Storm water run-off from buildings and other impervious surfaces shall be spread over the lawn area towards a suitable off-site drainage system.
4. Baltimore County, Maryland has reviewed this application involving property located in the Maryland Chesapeake Bay Critical Area and has determined that it is consistent with the requirements of the State of Maryland to minimize adverse impacts on water quality and fish, wildlife, and plant habitat.

AJ/srl

cc: Mr. & Mrs. John G. Eidman  
Mr. & Mrs. Robert Crosswhite  
Mr. Nick Zampini

Maryland Department of State Planning  
People's Counsel

#### PETITION FOR VARIANCES 15th Election District

LOCATION: Southwest side of South River Road, 75 ft. Northwest of Loyola Drive (6735 South River Road)

DATE AND TIME: Monday, June 10, 1985 at 10:00 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 Variances to permit an accessory structure (satellite dish) to be located in the side yard in lieu of the required rear yard and to permit a height of 26 ft. in lieu of the required 30 ft., and to permit an accessory structure (shed) in the front yard instead of the required rear yard and a rear yard setback of 26 ft. instead of the required 30 ft.

Being the property of John G. Eidman, et ux as shown on the plat filed with the Zoning Office.

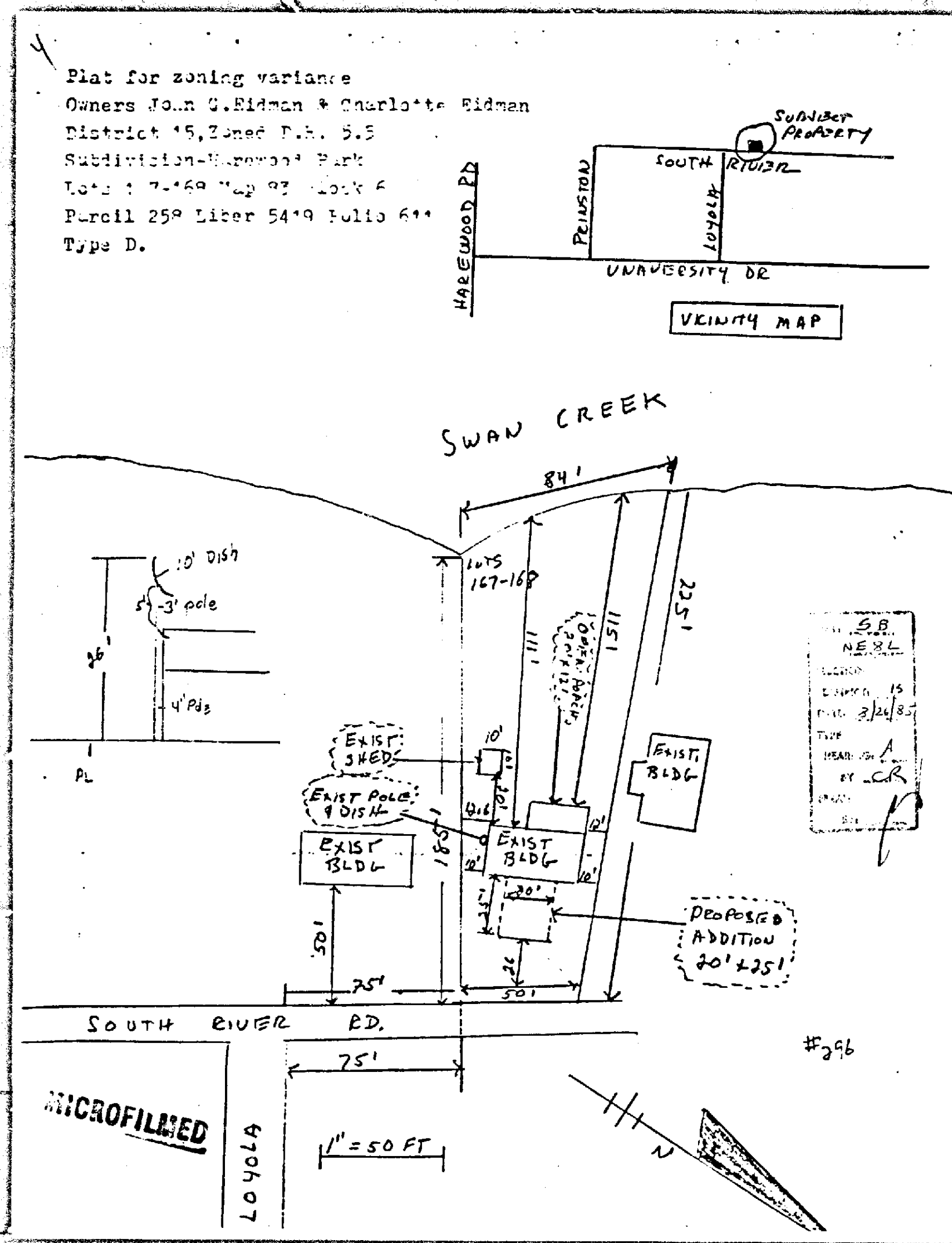
In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing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

BY ORDER OF  
ARNOLD JABLON  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

#### ZONING DESCRIPTION

Beginning on the southwest side of South River Road, 75' northwest of Loyola Drive, 50' wide being lots 167-168, Part 2 of Harwood Park and recorded among the land records of Baltimore County in Plat Book 7, Folio 131. Also known as 6735 South River Road.





RE: PETITION FOR VARIANCES  
SW/S of South River Rd.,  
75' NW of Loyola Dr.  
(6735 South River Rd.)  
15th District

BEFORE THE ZONING COMMISSIONER  
OF BALTIMORE COUNTY

Case No. 85-347-A

JOHN G. EIDMAN, et ux,  
Petitioners

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

*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, MD 21204  
494-2188

I HEREBY CERTIFY that on this 23rd day of May, 1985, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. John G. Eidman, 1st, 6735 S. River Drive, Baltimore, MD 21220, Petitioners.

*Peter Max Zimmerman*  
Peter Max Zimmerman

MICROFILMED

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

ARNOLD JABLON  
ZONING COMMISSIONER

Mr. and Mrs. John G. Eidman  
6735 S. River Drive  
Baltimore, Maryland 21220

RE: Petition for Variances  
SW/S of South River Dr., 75' NW of  
Loyola Drive (6735 S. River Road)  
Case No. 85-347-A  
John G. Eidman, et ux - Petitioners

Dear Mr. and Mrs. Eidman:

This is to advise you that \$55.65 is due for advertising and posting of the above property.

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

Please make the check 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. 007329

DATE: 5/23/85 ACCOUNT: 8-01-615-003

AMOUNT: \$55.65

RECEIVED FROM: John G. Eidman, et ux

FOR: Advertising and posting Case No. 85-347-A

VALIDATION OR SIGNATURE OF CASHIER

Arnold Jablon  
Zoning Commissioner

MICROFILMED

Mr. & Mrs. John G. Eidman  
6735 South River Drive  
Baltimore, Maryland 21220

NOTICE OF HEARING  
RE: Petition for Variances  
SW/S of South River Road, 75' NW of  
Loyola Drive (6735 South River Road)  
John G. Eidman, et ux - Petitioners  
Case No. 85-347-A

TIME: 10:00 a.m.  
DATE: Monday, June 10, 1985  
PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

cc: Linda Crosswhite  
6720 South River Drive  
Baltimore, Maryland 21220

Mary Ann Kampl  
6735 South River Drive  
Baltimore, Maryland 21220

*Arnold Jablon*  
Zoning Commissioner  
of Baltimore County

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

No. 007428

DATE: 5/23/85 ACCOUNT: 8-01-615-003

AMOUNT: \$55.65

RECEIVED FROM: John G. Eidman, et ux

FOR: Advertising and posting Case No. 85-347-A

VALIDATION OR SIGNATURE OF CASHIER

MICROFILMED

CERTIFICATE OF PUBLICATION

TOWSON, MD., May 23, 1985

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on May 23, 1985.

THE JEFFERSONIAN,  
*W. Kenton*  
Publisher

Cost of Advertising  
27.50

MICROFILMED

PETITION FOR VARIANCES  
15th Election District

LOCATION: Southwest side of South River Road, 75' NW of Loyola Drive (6735 South River Road), Baltimore, Maryland 21220.

DATE AND TIME: Monday, June 10, 1985 at 10:00 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 on the Petition for Variance to permit an accessory structure (detached) to be located in the side yard in line of the required rear yard and to permit a height of 20 ft. in line of the required rear yard and to permit a rear yard setback of 20 ft. instead of the required 30 ft.

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, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

By Order Of  
ARNOLD JABLON,  
Zoning Commissioner  
of Baltimore County  
May 23, 1985

Petition for Variance  
15th Election District  
LOCATION: Southwest side of South River Road, 75' NW of Loyola Drive (6735 South River Road), Baltimore, Maryland 21220.

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 on the Petition for Variance to permit an accessory structure (detached) to be located in the side yard in line of the required rear yard and to permit a height of 20 ft. in line of the required rear yard and to permit a rear yard setback of 20 ft. instead of the required 30 ft.

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, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

By Order Of  
ARNOLD JABLON,  
Zoning Commissioner  
of Baltimore County  
May 23, 1985

85-347-A  
The Times  
Middle River, Md., May 23, 1985

This is to Certify, That the annexed advertisement was inserted in The Times, a newspaper printed and published in Baltimore County, once in each of 2 successive weeks before the 23rd day of May, 1985.

*Arnold Jablon*  
Publisher.

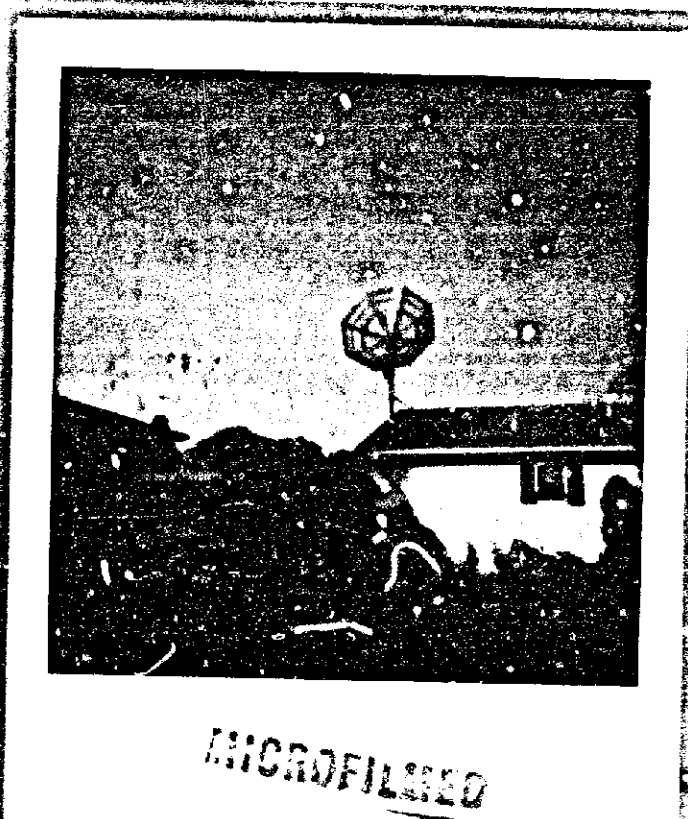
MICROFILMED

CERTIFICATE OF POSTING  
ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

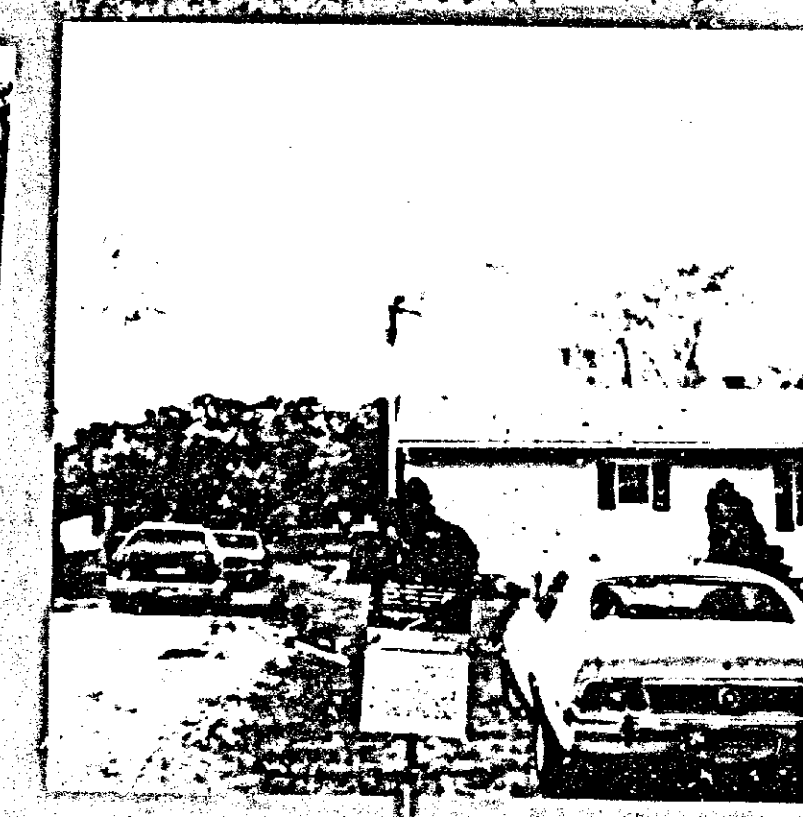
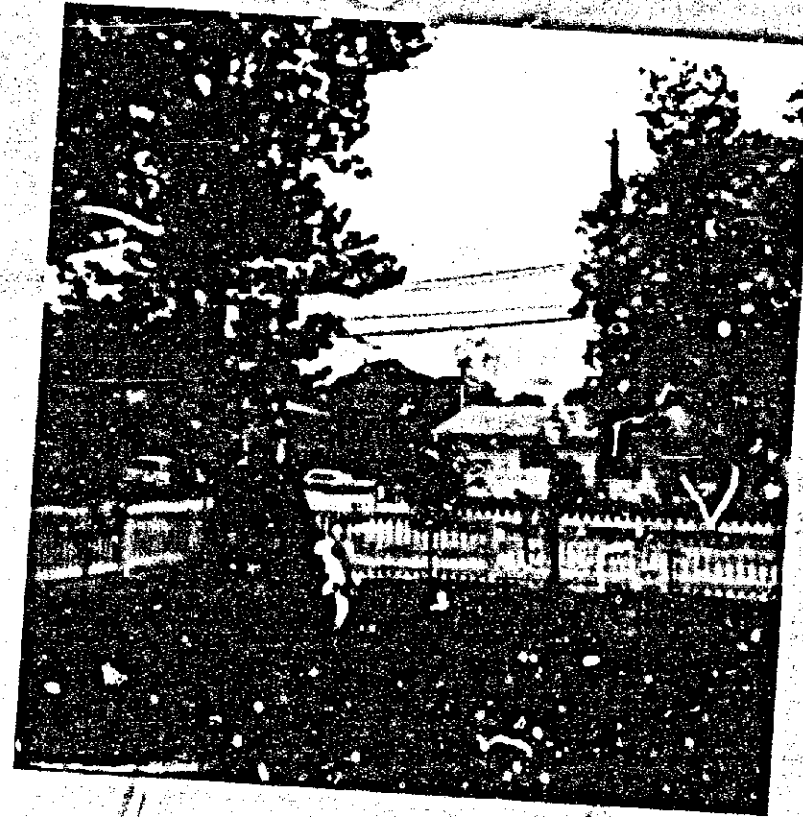
District: 15th  
Posted for: 6735 S. River Dr.  
Petitioner: John G. Eidman, et ux  
Location of property: SW/S of South River Rd., 75' NW of Loyola Drive  
6735 S. River Dr.  
Location of Sign: SW/S of South River Rd., 75' NW of Loyola Drive  
Remarks: Petition for Variance to permit an accessory structure (detached) to be located in the side yard in line of the required rear yard and to permit a height of 20 ft. in line of the required rear yard and to permit a rear yard setback of 20 ft. instead of the required 30 ft.

Posted by: *Arnold Jablon*  
Signature: *Arnold Jablon*  
Date of return: 5/23/85  
Number of Signs: 1

MICROFILMED



MICROFILMED





RE: PETITION FOR VARIANCES  
SW/S of South River Rd.,  
75' NW of Loyola Dr.  
(6735 South River Rd.)  
15th District  
: BEFORE THE ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
: Case No. 85-347-A  
JOHN G. EIDMAN, et ux,  
Petitioners

ENTRY OF APPEARANCE

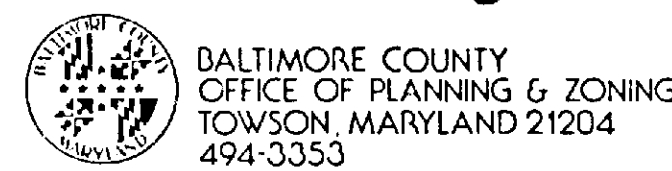
Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

*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, MD 21204  
494-2188

I HEREBY CERTIFY that on this 23rd day of May, 1985, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. John G. Eidman, 1st, 6735 S. River Drive, Baltimore, MD 21220, Petitioners.

*Peter Max Zimmerman*  
Peter Max Zimmerman



ARNOLD JABLON  
ZONING COMMISSIONER

June 5, 1985

Mr. and Mrs. John G. Eidman  
6735 S. River Drive  
Baltimore, Maryland 21220  
RE: Petition for Variance  
SW/S of South River Dr., 75' NW of  
Loyola Drive (6735 S. River Road)  
Case No. 85-347-A  
John G. Eidman, et ux - Petitioners

Dear Mr. and Mrs. Eidman:

This is to advise you that \$55.65 is due for advertising and posting of the above property.

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

Please make the check 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. 007329

DATE: 6/13/85 ACCOUNT: R-01-615-000

AMOUNT: \$55.65

RECEIVED FROM: John G. Eidman, et ux

FOR: Advertising and posting Case 85-347-A

VALIDATION OR SIGNATURE OF CARRIER

Mr. & Mrs. John G. Eidman  
6735 South River Drive  
Baltimore, Maryland 21220

May 14, 1985

NOTICE OF HEARING

RE: Petition for Variance  
SW/S of South River Road, 75' NW of  
Loyola Drive (6735 South River Road)  
John G. Eidman, et ux - Petitioners  
Case No. 85-347-A

TIME: 10:00 a.m.

DATE: Monday, June 10, 1985

PLACE: Room 106, County Office Building, 111 West Chesapeake  
Avenue, Towson, Maryland

cc: Linda Crosswhite  
6728 South River Drive  
Baltimore, Maryland 21220

Mary Ann Zemplin  
6733 South River Drive  
Baltimore, Maryland 21220

*[Signature]*  
Zoning Commissioner  
of Baltimore County

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

No. 007428

DATE: 6/13/85 ACCOUNT: R-01-615-000

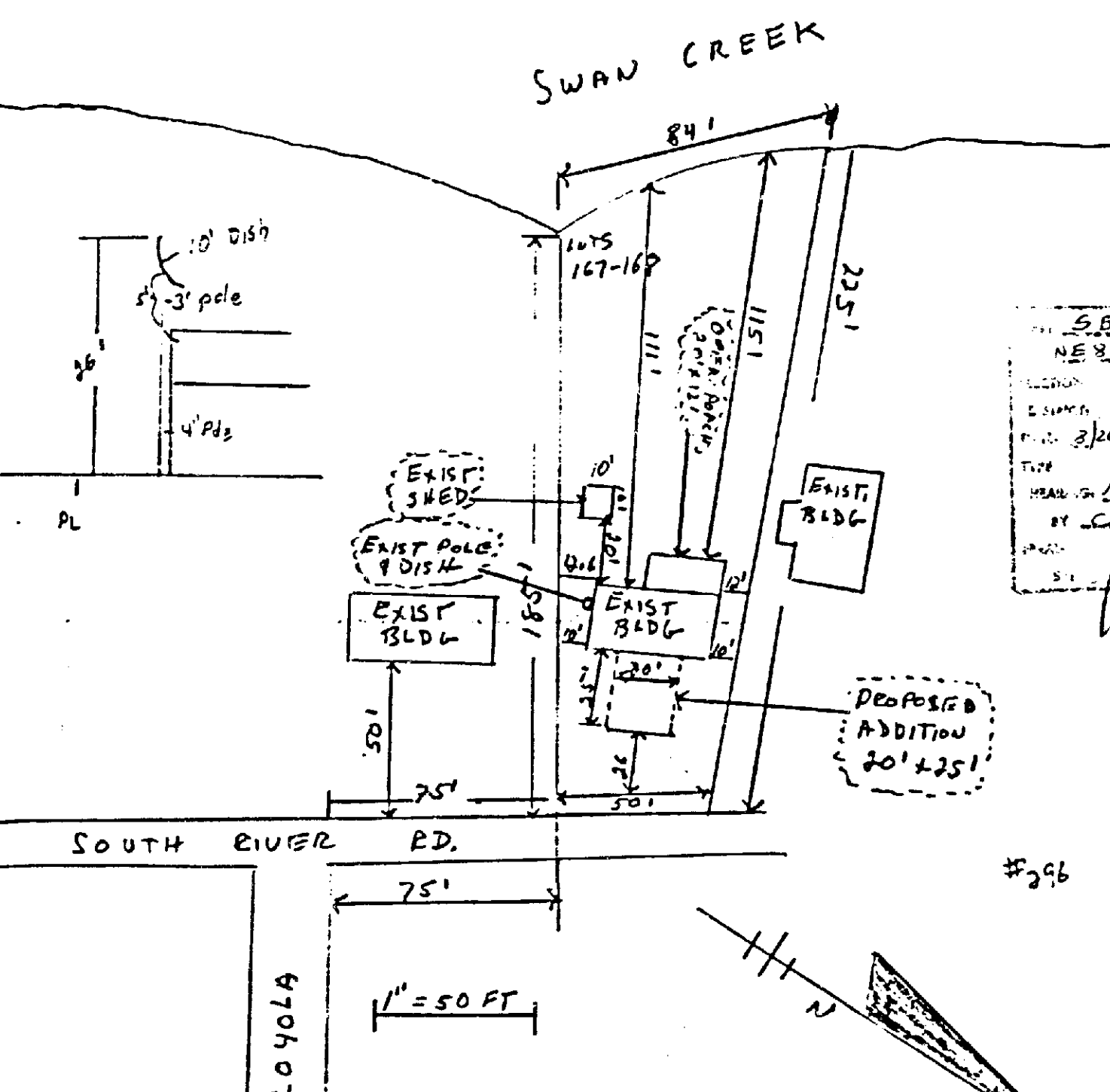
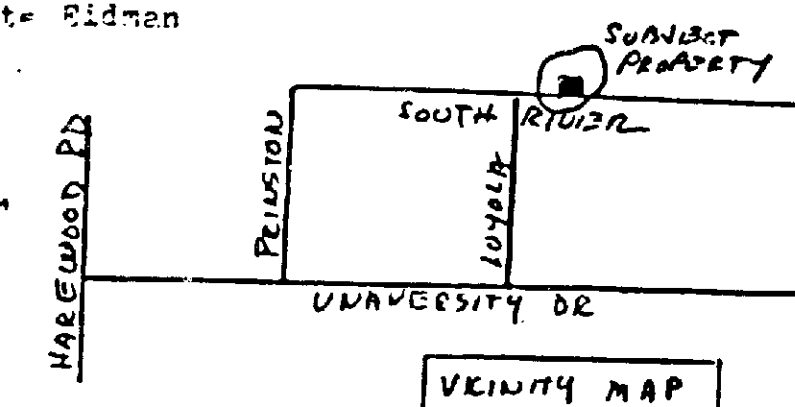
AMOUNT: \$55.65

RECEIVED FROM: John G. Eidman, et ux

FOR: Advertising and posting Case 85-347-A

VALIDATION OR SIGNATURE OF CARRIER

Plat for zoning variance  
Owners John G. Eidman & Charlotte Eidman  
District 15, Zone R-1, S-1  
Subdivision: "Loyola Park"  
Total: 7.466 Acres of Land  
Parcel 250 Liber 54-9 folio 611  
Type D.



CERTIFICATE OF PUBLICATION

TOWSON, MD, May 23, 1985

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on May 23, 1985.

THE JEFFERSONIAN,

*78 Kentel*  
Publisher

Cost of Advertising

27.50

PETITION FOR VARIANCES  
15th Election District  
LOCATION: Southwest side of  
South River Road, 75' NW of  
Loyola Drive (6735 South River  
Road)  
DATE AND TIME: Monday, June  
10, 1985 at 10:00 A.M.  
PLACE OF 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 on the Petition for Variance to permit an accessory structure (cellular dish) to be located in the side yard in lieu of the required rear yard and to permit a height of 26 ft. in lieu of the required 15 ft. and to permit an accessory structure (cellular dish) to be located in the front yard in lieu of the required rear yard and a rear yard setback of 26 ft. instead of the required 30 ft.  
Being the perjury of John G. Eidman, et ux as shown on the plat filed with the Zoning Office.  
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, entertain any request for a stay in the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.  
By Order of:  
ARNOLD JABLON,  
Zoning Commissioner  
of Baltimore County  
May 23, 1985

Petition for Variance

15th Election District  
LOCATION: Southwest side of  
South River Road, 75' NW of  
Loyola Drive (6735 South River Road)  
Monday, June 10, 1985, at 10:00 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 on the Petition for Variance to permit an accessory structure (cellular dish) to be located in the side yard in lieu of the required rear yard and to permit a height of 26 ft. in lieu of the required 15 ft. and to permit an accessory structure (cellular dish) to be located in the front yard in lieu of the required rear yard and a rear yard setback of 26 ft. instead of the required 30 ft.

Being the perjury of John G. Eidman, et ux as shown on the plat filed with the Zoning Office.  
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, entertain any request for a stay in the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

By Order of:  
ARNOLD JABLON,  
Zoning Commissioner  
of Baltimore County  
May 23, 1985

The Times

Middle River, Md., May 23, 1985

This is to certify, that the annexed advertisement was published in The Times, a newspaper printed and published in Baltimore County, once in each of two successive weeks before the 23rd day of May, 1985.

By Order of:  
ARNOLD JABLON,  
Zoning Commissioner  
of Baltimore County  
May 23, 1985

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

District: 15th Date of Posting: 5/26/85

Posted for: L. Friedman

Petitioner: John G. Eidman, et ux

Location of property: SW/S of South River Rd., 75' NW of Loyola Drive

6735 S. River Rd.

Location of Signs: 6735 S. River Rd., 75' NW of Loyola Drive, 6735 S. River Rd.

Remarks: Vehicles parked on property only place for signs to be worn

Posted by: [Signature] Date of return: 5/31/85

Number of Signs: 1

