

ARNOLD JABLON  
ZONING COMMISSIONER

September 19, 1985

Mr. & Mrs. Sam J. Miraglia  
8501 Harford Road  
Baltimore, Maryland 21234

RE: Petition for Variance  
NW corner Harford & Acton Rds.  
(8501 Harford Road)  
14th Election District  
Sam J. Miraglia, et ux, Petitioners  
Case No. 86-123-A

Dear Mr. & Mrs. Miraglia:

This is to advise you that \$68.03 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

This fee must be paid and the zoning sign and post returned on the day of the hearing. Do not remove sign until day of the hearing.

Please make the check payable to Baltimore County, Maryland, and remit to 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. 012712

DATE 9/24/85 ACCOUNT 01-15-108

AMOUNT \$ 68.03

RECEIVED FROM Sam Miraglia

FOR 9/24/85 86-123-A

VALIDATION OR SIGNATURE OF CASHIER

Mr. & Mrs. J. Miraglia  
8501 Harford Road  
Baltimore, Maryland 21234

August 23, 1985

#### NOTICE OF HEARING

RE: PETITION FOR VARIANCE  
NW cor. Harford & Acton Rds.  
(8501 Harford Road)  
14th Election District  
Sam J. Miraglia, et ux, Petitioners  
Case No. 86-123-A

TIME: 1:00 p.m.

DATE: September 24, 1985

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

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE-REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 007306

DATE 9/23/85 ACCOUNT 01-15-108

RECEIVED FROM Sam Miraglia

FOR 9/23/85 86-123-A

VALIDATION OR SIGNATURE OF CASHIER

#### BALTIMORE COUNTY, MARYLAND

#### INTER-OFFICE CORRESPONDENCE

TO: Nicholas B. Commodari Date: June 17, 1985

FROM: Jim Thompson

Item No. 394  
SUBJECT: Salvatore J. and Beatrice Miraglia-Petitioners

When the above referenced case is scheduled for a hearing, please notify:

Linda Klopp  
1 F Luddy Court  
Baltimore, Maryland 21234

This matter is presently an active zoning violation case no. C-85-1028.

JHT:eoh

#### Petition for Variance

14th Election District  
LOCATION: Northwest corner of  
Harford and Acton Road (8501 Harford Road)  
DATE AND TIME: Tuesday, September 24, 1985 at 1:00 p.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 Zoning Variance from Sections 402.2 to permit a lot width of 52'6" in lieu of the required 80' and a lot area of 6,624 sq. ft. in lieu of the required 10,000 sq. ft.; a minimum side yard setback of 8'5" in lieu of the required 15', a side street setback of 14'6" in lieu of the required 25' and Section 1802.2.c.1 (30.1) to permit a front yard setback for an open porch of 18' in lieu of the required 18' and Section 232.1 to permit a front yard setback of 9' in lieu of the required 18' and Section 409.2(b) to allow 6 parking spaces for the stand in lieu of the required 1 space.

Being the property of Sam J. Miraglia, 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:  
Zoning Commissioner  
of Baltimore County

#### The Times

Middle River, Md., Sept 5 1985  
This is to Certify, That the annexed

was inserted in The Times, a newspaper printed and published in Baltimore County, once in each of 1 successive weeks before the 5th day of Sept 1985  
Publisher.

#### CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 14TH Date of Posting 9/6/85

Posted for: Variance

Petitioner: Sam J. Miraglia, et ux

Location of property: NW corner Harford & Acton Rds.

8501 Harford Rd.

Location of Sign: Facing Harford Rd. across 15' E. roadway.

Height: 25' E. roadway & 4' Harford Rd. on property of Petitioner.

Remarks: 18' front setback

Posted by: [Signature] Date of return: 9/6/85

Number of Signs: 2

#### CERTIFICATE OF PUBLICATION

TOWSON, MD., September 5, 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 September 5, 1985.

THE JEFFERSONIAN,

Publisher  
Cost of Advertising  
30.25

#### PETITION FOR VARIANCE

14th Election District  
LOCATION: Northwest corner of Harford and Acton Roads (8501 Harford Road)

DATE AND TIME: Tuesday, September 24, 1985 at 1:00 p.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 Zoning Variance from Sections 402.2 to permit a lot width of 52'6" in lieu of the required 80' and a lot area of 6,624 sq. ft. in lieu of the required 10,000 sq. ft.; a minimum side yard setback of 8'5" in lieu of the required 15', a side street setback of 14'6" in lieu of the required 25' and Section 1802.2.c.1 (30.1) to permit a front yard setback for an open porch of 18' in lieu of the required 18' and Section 232.1 to permit a front yard setback of 9' in lieu of the required 18' and Section 409.2(b) to allow 6 parking spaces for the stand in lieu of the required 1 space.

Being the property of Sam J. Miraglia, et ux, as shown on the plat filed with the Zoning Office.

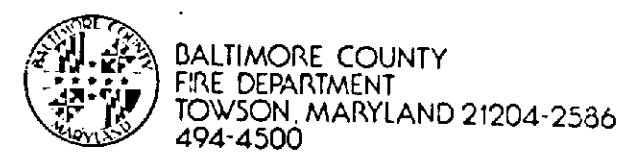
In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing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

BY ORDER OF:  
Zoning Commissioner  
of Baltimore County

Sept. 5.

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



PAUL H. REINCKE  
CHIEF

July 2, 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: Sam J. Miraglia, et ux

Location: NE cor. Harford Road and Acton Road

Item No.: 394 Zoning Agenda: Meeting of June 25, 1985

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.

( ) The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

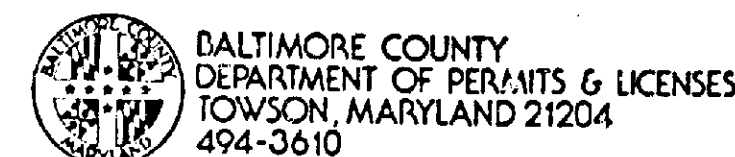
(X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 edition prior to occupancy.

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

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *Capt. James J. Kemmer* Noted and Approved: *Roy W. Kemmer*  
Planning Group Fire Prevention Bureau  
Special Inspection Division

/mb



TED ZALESKI, JR.  
DIRECTOR

July 18, 1985

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

Dear Mr. Jablon:

Comments on Item # 394 Zoning Advisory Committee Meeting are as follows:

Property Owner: Sam J. Miraglia, et ux  
Location: NE Cor. Harford Road and Acton Road  
District: 11th.

APPLICABLE ITEMS ARE CONCERNED:

(1) All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-85, the Maryland Code for the Handicapped and Aged (A.S.D.), #217-1 - 1980, and other applicable Codes and Standards.

(2) A building and other miscellaneous permits shall be required before the start of any construction.

(3) Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered architect or engineer is/are not required on plans and technical data.

(4) 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.

(5) All Use Groups except R-1 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 3'-0" to an interior lot line. R-1 Use Groups 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 on party exterior wall within 3'-0" of an interior lot line. No openings are permitted in an exterior wall within 3'-0" of an interior lot line.

(6) The structure does not appear to comply with Table 505 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 101 and 505 and have your Architect/Engineer contact this department.

(7) The requested variance appears to conflict with Section(s) \_\_\_\_\_ of the Baltimore County Building Code.

(8) When filing for a required Change of Use/Company 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 Groups are from Use \_\_\_\_\_ to Use \_\_\_\_\_ or to Mixed Use \_\_\_\_\_ See Section 102 of the Building Code.

(9) The proposed project appears to be located in a Flood Plain, Tidal/Riverine. Please see the attached copy of Section 516.0 of the Building Code as adopted by Bill #17-85. Site plans shall show the correct elevations above sea level for the lot and the finish floor levels including basement.

(10) Comments: Section 103.0 appears to be applicable. Exits shall comply to the Code at all times.

(11) 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 extent of any permit. If desired the applicant may obtain additional information by visiting Room 202 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

*Charles E. Burman*  
BPE C. E. Burman, Chief  
Building Plans Review

L/27/85

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

Arnold Jablon  
TO: Zoning Commissioner Date: September 4, 1985

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

SUBJECT: Zoning Petition No. 86-123-A

There are no comprehensive planning factors requiring comment on this petition with the following exception. Part of the petition appears to request a variance to the permitted density. This office is of the opinion that such a variance cannot be granted.

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

NEG:JGH:sim

To the Zoning Board

In reference to the snowball stand at Acton Ave and Harford Rd.

I would like to say how clean and attractive the snowball stand is. Parking was no problem and the owner was very pleasant. My family is happy to return to this stand next summer for snowballs.

*Mr. B. L. Zapp*

PETITIONER'S  
EXHIBIT 3

September 29, 1985

To: The Zoning Board

Re: Snowball Stand at Acton Rd + Harford Rd.

My family & I frequently visited the above snowball stand during the summer. At no time did we have trouble parking to get snowballs. The service was friendly & prompt.

We feel it would be a shame for this stand to close as we plan to return for snowballs next year.

Thank you

*Mr. Paula Dross*  
3012 Harrow Ave.  
Baltimore, Md. 21234

Sept 31, 1985

To: The Zoning Board

Re: Snowball Stand at Corner of Acton and Harford Rds.

I am writing in favor of the snowball stand at the corner of Acton and Harford Rds. My family and I enjoyed visiting this stand during the summer and have no complaints regarding the operation or the location. I hope that the Zoning Board will rule favorably regarding this issue.

*Vivian Malicki*  
3109 Chesley Ave.  
Baltimore MD 21234

To The Zoning Board

To whom it may concern the snowball stand at Harford Rd. and Acton Rd. has been a great pleasure to our neighborhood.

It is clean and very attractive also the children are safer because they do not have to cross Harford Rd. The owner was very pleasant and kind.

Parking was no problem people have come as far away as Purdue Ave. to buy snowballs.

We are very happy with the snowball stand. Please don't take it away.

Sincerely,  
*Florence English*

PETITIONER'S  
EXHIBIT 1  
We the undersigned do not want  
the snowball stand at 8501 Harford Rd  
and Acton Rd to be closed.

| Name          | Address                    |
|---------------|----------------------------|
| David Blaese  | 7906-J Marfield Pl         |
| Anna Amador   | 3001 Sips Ave. #21234      |
| Anna Amador   | 3001 Sips Ave. #21234      |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | 3108 Acton Rd. #21234      |
| Yael Hershman | 7702 Daniel Ave.           |
| Yael Hershman | 7702 Daniel Ave.           |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | Orlando, FL                |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | 3015 Daniel Ave. #21234    |
| Yael Hershman | 8503 Harford Rd. #21234    |
| Yael Hershman | 1202 Sindall Rd. #21234    |
| Yael Hershman | 2905 Duncan Lane. #21234   |
| Yael Hershman | 8818 Avondale Rd. #21234   |
| Yael Hershman | 2905 Clearview Ave. #21234 |
| Yael Hershman | 2905 Clearview Ave. #21234 |
| Yael Hershman | 1908 Mount Road #21085     |
| Yael Hershman | 3106 Acton Rd. #21234      |
| Yael Hershman | 6611 Walter Avenue #21206  |
| Yael Hershman | 2001 Putt Hill Ave.        |
| Yael Hershman | 8933 Willoughby Rd.        |
| Yael Hershman | 3133 Welloughly Rd.        |
| Yael Hershman | 5411 Creston Ave. #21234   |

Petition  
We the undersigned do not want  
the snowball stand at 8501 Harford Rd.  
and Acton Road to close.

|                     |                               |
|---------------------|-------------------------------|
| 1. Michael Wosley   | 2923 Edgewood Ave #21234      |
| 2. Michael Wosley   | 8412 Nunley                   |
| 3. David King       | 8 Heathrow Manor Ct. #21234   |
| 4. Stephen P. P. P. | 8000 Old Harford Rd. #21234   |
| 5. Michelle P. P.   | Old Harford Rd. #21234        |
| 6. Wayne D. C. P.   | 3007 Acton Rd. #21234         |
| 7. Sandy P. P.      | 8918 Hittner #21236           |
| 8. Chris A. P. P.   | 8707 Fowler Ave. #21234       |
| 9. N. P. P.         | 8707 Fowler Ave. #21234       |
| 10. Susan P. P.     | 2504 Wendover Rd. #21234      |
| 11. Denise P. P.    | 3606 Hamilton Ave. #21234     |
| 12. Joan P. P.      | 2614 Creighton Ave. #21234    |
| 13. Thomas P. P.    | 15 Medici Court #21234        |
| 14. Audrey P. P.    | 4905 St. George Ave. #21212   |
| 15. Jerry P. P.     | 702 West Oak Ave. #21210      |
| 16. Pat P. P.       | 803 Radnor Ave. #21212        |
| 17. John F. P. P.   | 2614 Creighton Ave. #21234    |
| 18. Mary P. P.      | 1611 Edmondson Ave. #21207    |
| 19. Geraldine P. P. | 7902 Bowland Ave. #21207      |
| 20. Gary P. P.      | 3640 Double Oak Ln. #21234    |
| 21. Lily P. P.      | 2400B Chambersburg Ct. #21234 |
| 22. Jan E. P. P.    | 15 Medici Court #21234        |
| 23. Cathy P. P.     | 1903 Glen Ridge #21217        |
| 24. Carol P. P.     | 722 Newton Ave. #21206        |
| 25. Helen P. P.     | 4200 Bowleys Lane #21206      |
| 26. Ronald P. P.    | 449 Beaumont Ave. #21212      |

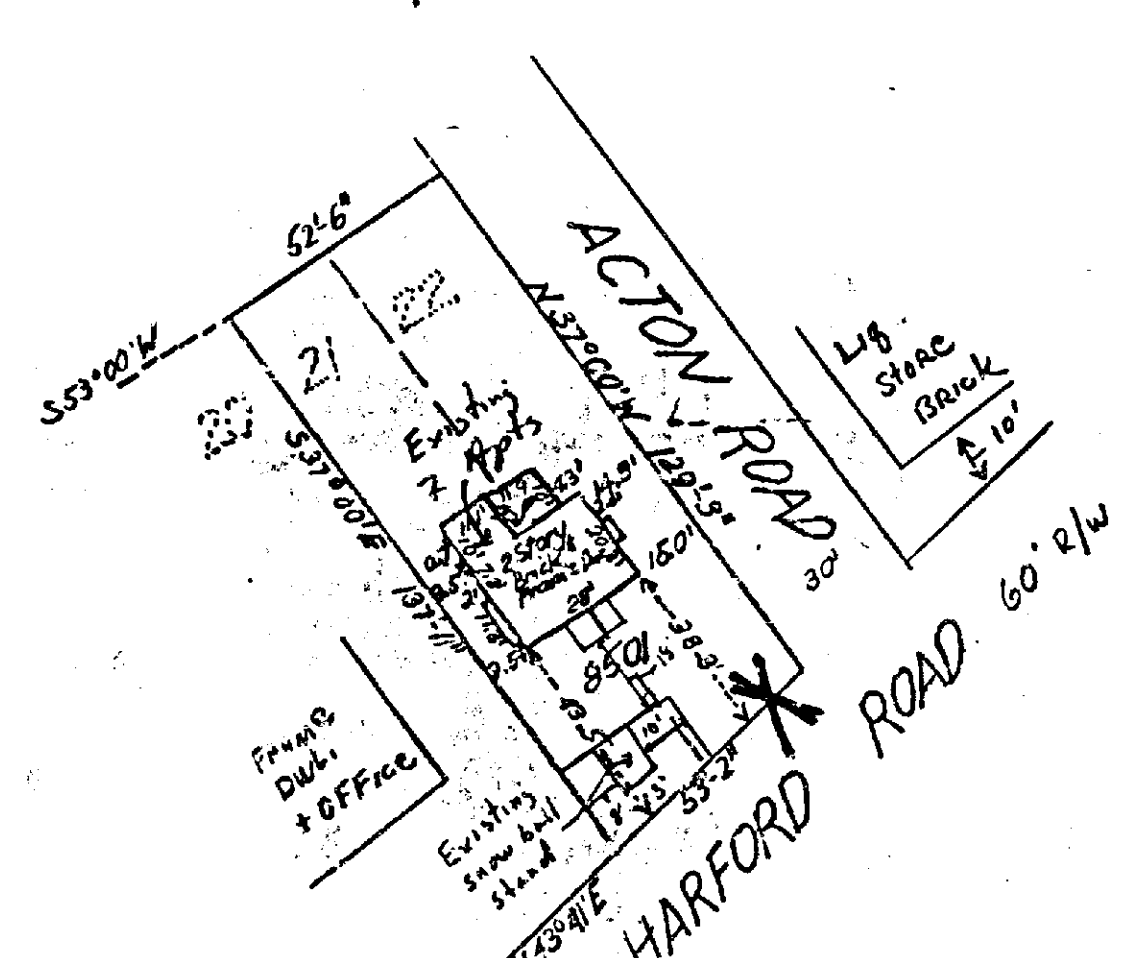
Petition

We the undersigned do not want  
the snowball stand at 8501 Harford Rd.  
and Acton Rd. to close.

|                     |                            |
|---------------------|----------------------------|
| 1. Paula Dossa      | 3012 Harview Ave. #21234   |
| 2. Joann Kelly      | 7707 Windy Ridge #21234    |
| 3. Vivian Malicki   | 3109 Chesley #21234        |
| 4. Betty Hilton     | 2211A Penland Dr. #21234   |
| 5. Nancy Desbrosch  | 3017 Rosalind Ave. #21234  |
| 6. Carol A. Hall    | 3316 Woodring Ave. #21234  |
| 7. Mary S. S.       | 2910 White Ave. #21214     |
| 8. Mary S. S.       | 3412 Woodhome Ave. #21234  |
| 9. Lora Kneale      | 3102 Woodhome Ave. #21234  |
| 10. Douglas W. Ken  | 3124 Clearview Ave. #21234 |
| 11. Carol Ken       | 3124 Clearview Ave. #21234 |
| 12. Janet Kowse     | 3116 Woodhome Ave. #21234  |
| 13. Lynn Alenest    | 3119 Woodhome Ave. #21234  |
| 14. Ellen Gied      | 3116 Woodhome Ave. #21234  |
| 15. Sam Bann        | 3127 Orlando Ave. #21234   |
| 16. Mary L. Spruiga | 2612 Wybluff Rd. #21234    |
| 17. Robert A. Mary  | 2903 Chesley Ave. #21234   |
| 18. Hilda M. M.     | 4804 Spring Run Dr. #21214 |
| 19. Jean E. E.      | 3127 Orlando Ave. #21234   |
| 20. John E. E.      | " " " " " "                |
| 21. Pat Danelli     | 1124 Walker Ave. #21239    |
| 22. John P. P.      | 1401 Adams Dr. #20744      |
| 23. Gene P. P.      | 7542 Parkside Dr. #21206   |
| 24. Jean P. P.      | 4416 Samuel Ave. #21206    |
| 25. Anne P. P.      | 3217 Garden Ave. #21234    |
| 26. Josephine P. P. | 2209 Kentucky Ave. #21203  |

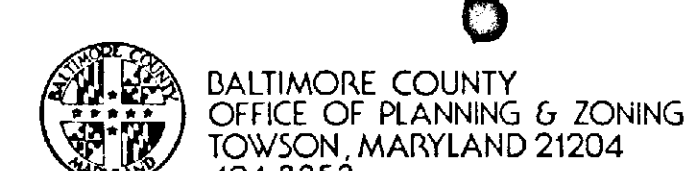
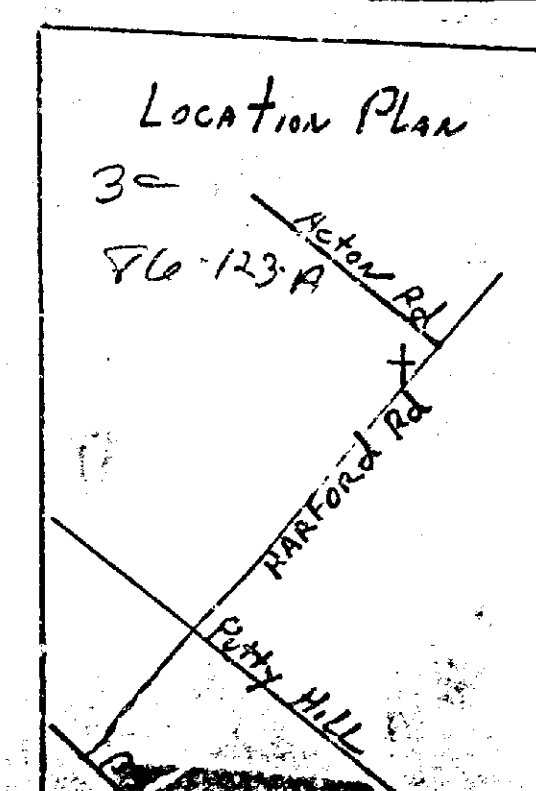
We the undersigned do not want  
the snowball stand at 8501 Harford Rd.  
and Acton Rd. to be closed.

|                     |                           |
|---------------------|---------------------------|
| 1. Barbara K. P.    | 5643 Harview Ave. #21206  |
| 2. Allen J. P.      | 7810 Shaded Ave. #21234   |
| 3. Y. P. P.         | 2604 Baker Rd. #21234     |
| 4. Y. P. P.         | 3120 Woodring Ave. #21234 |
| 5. Ron P. P.        | 3120 Woodring Ave. #21234 |
| 6. Beth A. P.       | 8313 Nunley Rd. #21234    |
| 7. Susan P. P.      | 2900 Rosalie Ave. #21234  |
| 8. Ruth P. P.       | 3012 Harview Ave. #21234  |
| 9. Lorne P. P.      | 2828 Harview Ave. #21234  |
| 10. Brenda P. P.    | 8914 Oakcrest Ave. #21234 |
| 11. Vincent P. P.   | 2910 White Ave. #21214    |
| 12. William M. P.   | 1817 N. Wolfe St. #21213  |
| 13. Johnson's P. P. | 1717 Ashland Ave. #21205  |
| 14. Johnson's P. P. | 1714 Ashland Ave. #21205  |
| 15. Yvonne P. P.    | 1502 Harford Rd. #21234   |
| 16. Yvonne P. P.    | 3247 Woodring Ave. #21234 |
| 17. Yvonne P. P.    | 7008 Chesley Ave. #21212  |
| 18. Yvonne P. P.    | 2714 E. E. Ave. #21212    |
| 19. Yvonne P. P.    | 3412 Orlando Ave. #21234  |
| 20. Yvonne P. P.    | 8411 Harford Rd. #21234   |
| 21. Yvonne P. P.    | 8411 Harford Rd. #21234   |
| 22. Yvonne P. P.    | 3101 Acton Rd. #21234     |
| 23. Yvonne P. P.    | 509 E. E. Ave. #21234     |
| 24. Yvonne P. P.    | 8503 Harford Rd. #21234   |
| 25. Yvonne P. P.    | 3610 Harford Rd. #21218   |
| 26. Yvonne P. P.    | 6014 Harford Rd. #21218   |



PETITIONER'S  
EXHIBIT 1

Plot for Zoning Hearing  
Sam J. Miraglia  
8501 Harford Rd.  
Zoned BL  
14th Election District  
Public Utilities Exist in  
Street  
Scale 1"=40'



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

ARNOLD JADON  
ZONING COMMISSIONER

October 2, 1985

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

Mr. & Mrs. Sam J. Miraglia  
8501 Harford Road  
Baltimore, Maryland 21234

RE: PETITION FOR VARIANCE  
NW corner of Harford & Acton  
Roads, (8501 Harford Road) -  
14th Election District  
Sam J. Miraglia, et ux,  
Petitioners  
Case No. 86-123-A

Dear Mr. & Mrs. Miraglia:

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

Very truly yours,  
Jean M. H. Jung  
Deputy Zoning Commissioner

JMH:fib

Attachments

cc: People's Counsel

Ms. Linda Koop

1 F Luddy Court

Baltimore, Maryland 21234

IN RE: PETITION FOR VARIANCE  
NW corner of Harford & Acton  
Roads, (8501 Harford Road) -  
14th Election District  
Sam J. Miraglia, et ux,  
Petitioners

BEFORE THE  
DEPUTY ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Case No. 86-123-A

The Petitioners herein request variances to permit a lot width of 52 feet 6 inches in lieu of the required 80 feet, a lot area of 6,624 square feet in lieu of the required 10,000 square feet, a minimum side yard setback of 9 feet in lieu of the required 15 feet, a side street setback of 14 feet 9 inches in lieu of the required 25 feet, and a front yard setback (a front lot line was drawn to establish a lot for the second use on the property) of 18 feet in lieu of the required 18-3/4 feet for an open porch, all for an existing residential duplex. Additionally, variances for a front yard setback of 3 feet in lieu of the required 10 feet and zero parking spaces in lieu of the required one space for the snowball stand are requested.

Testimony by the Petitioner's son indicates that he is a school teacher who, in May of 1985, built and set up a snowball stand in the front yard of his residence on B.L. zoned property after having been told first that he needed no permits, then that he should have a huckster license. Many of his customers walk to the stand; some park on Acton or Harford Road. There has been no parking in the bus stop in front of the residence and stand. He expressed a desire to sell other items such as Christmas trees but acknowledged that persons walk to a snowball, but drive to pick up a tree. There were no protestants. After due consideration of the testimony and evidence presented, and it appearing that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioners and the granting of the variances requested would not adversely affect

the health, safety, and general welfare of the community, and, therefore, the variances should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 2nd day of October, 1985, that the herein Petition for Zoning Variances to permit a lot width of 52 feet 6 inches in lieu of the required 80 feet, a lot area of 6,624 square feet in lieu of the required 10,000 square feet, a minimum side yard setback of 9 feet in lieu of the required 15 feet, a side street setback of 14 feet 9 inches in lieu of the required 25 feet, and a front yard setback of 18 feet in lieu of the required 18-3/4 feet for an open porch, all for an existing residential duplex; additionally, the requested variances for a front yard setback of 3 feet in lieu of the required 10 feet and zero parking spaces in lieu of the required one space for the snowball stand, in accordance with the plan submitted and filed herein, marked Petitioner's Exhibit 1, are hereby GRANTED, from and after the date of this Order, subject, however, the following restriction:

1. The stand shall sell only snowballs.

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

ORDER RECEIVED FOR FILING  
DATE October 2, 1985  
BY [Signature]

ORDER RECEIVED FOR FILING  
DATE October 2, 1985  
BY [Signature]

We the undersigned do not want the snowball stand at 8501 Harford Rd and Acton Rd to be closed.

1. Dawn T. Harty 3234 Utrecht Rd. 21206
2. Shirley Dancy 9243 Annapolis Rd. 21234
3. Paul J. Duggan 3018 Tefan Ave. 21234
4. Smith J. Harty 3015 Harford Rd. 21234
5. Richard Harty 840 Bess Rd. 21234
6. Paul Harty 3124 Acton Rd. 21234
7. Jo Ann Schumacher 3118 Acton Rd. 21234
8. Harriet M. Harty 3124 Acton Rd. 21234
9. Mary Ann Harty 3124 Acton Rd. 21234
10. Frank Harty 3124 Acton Rd. 21234
11. Eddie Harty 3124 Acton Rd. 21234
12. Loretta Harty 3124 Acton Rd. 21234
13. John Harty 3124 Acton Rd. 21234
14. Harold Harty 3124 Acton Rd. 21234
15. Don Crosby 3803 Summit Ave. 21234
16. Steven Lehn 3803 Summit Ave. 21234
17. Norman Harty 3803 Summit Ave. 21234
18. Lee Crosby 3803 Summit Ave. 21234
19. Phil Harty 3803 Summit Ave. 21234
20. Don Harty 3803 Summit Ave. 21234
21. Phil Harty 3803 Summit Ave. 21234
22. Don Harty 3803 Summit Ave. 21234
23. Camille Harty 3803 Summit Ave. 21234
24. Ann D. Agostino 8411 Harford Rd. 21234
25. Laine Piptore 3314 Garnet Rd. 21234
- 26.

We the undersigned do not want the snowball stand at 8501 Harford Rd and Acton Rd to be closed.

1. Mary Ann Harty 3124 Acton Rd. 21234
2. Marlene Fernandez 3013 TEXAS AVE. 21234
3. R. Citra 11434 Harford Rd. 21234
4. Paul Harty 3124 Acton Rd. 21234
5. John Harty 3124 Acton Rd. 21234
6. John Harty 3124 Acton Rd. 21234
7. John Harty 3124 Acton Rd. 21234
8. John Harty 3124 Acton Rd. 21234
9. John Harty 3124 Acton Rd. 21234
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11. John Harty 3124 Acton Rd. 21234
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23. John Harty 3124 Acton Rd. 21234
24. John Harty 3124 Acton Rd. 21234
25. John Harty 3124 Acton Rd. 21234
26. John Harty 3124 Acton Rd. 21234

We the undersigned do not want the snowball stand at 8501 Harford Rd and Acton Rd to be closed.

1. Mary Ann Harty 3124 Acton Rd. 21234
2. Eddie Jones 9900 Harford Ave. 21234
3. Beah Lindeman 11434 Harford Rd. 21234
4. Ken Lindeman 11434 Harford Rd. 21234
5. William Derr 11434 Harford Rd. 21234
6. Michelle Thompson 11434 Harford Rd. 21234
7. Michelle Thompson 11434 Harford Rd. 21234
8. Joe Jones 2817 Fleetwood Ave. 21234
9. Michelle Thompson 11434 Harford Rd. 21234
10. Michelle Thompson 11434 Harford Rd. 21234
11. Michelle Thompson 11434 Harford Rd. 21234
12. Michelle Thompson 11434 Harford Rd. 21234
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22. Michelle Thompson 11434 Harford Rd. 21234
23. Michelle Thompson 11434 Harford Rd. 21234
24. Michelle Thompson 11434 Harford Rd. 21234
25. Michelle Thompson 11434 Harford Rd. 21234
26. Michelle Thompson 11434 Harford Rd. 21234

We the undersigned do not want the snowball stand at 8501 Harford Rd and Acton Rd to be closed.

1. John Harty 3124 Acton Rd. 21234
2. John Harty 3124 Acton Rd. 21234
3. John Harty 3124 Acton Rd. 21234
4. John Harty 3124 Acton Rd. 21234
5. John Harty 3124 Acton Rd. 21234
6. John Harty 3124 Acton Rd. 21234
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23. John Harty 3124 Acton Rd. 21234
24. John Harty 3124 Acton Rd. 21234
25. John Harty 3124 Acton Rd. 21234
26. John Harty 3124 Acton Rd. 21234

We the undersigned want the snowball stand at 8501 Harford Rd to stay open.

Name Address

We the undersigned want the snowball stand at 8501 Harford Rd to stay open.

Name Address

We the undersigned want the snowball stand at 8501 Harford Rd to stay open.

Name Address

PETITION FOR VARIANCE  
14th Election District

LOCATION: Northwest corner of Harford and Acton Roads (8501 Harford Road)

DATE AND TIME: Tuesday, September 24, 1985 at 1:00 p.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 Zoning Variance from Sections 402.2 to permit a lot width of 52'6" in lieu of the required 60' and a lot area of 6,624 sq. ft. in lieu of the required 10,000 sq. ft.; a minimum side yard setback of 9.5' in lieu of the required 15'; a side street setback of 14'9" in lieu of the required 25' and Section 1602.2(c.1) (301.1) to permit a front yard setback for an open porch of 18' in lieu of the required 18-3/4' and Section 232.1 to permit a front yard setback of 3' in lieu of the required 10' and Section 409.2(b) to allow 0 parking spaces for the stand in lieu of the required 1 space.

Being the property of Sam J. Miraglia, 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 JARLON  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

Beginning at a point on the Northeast corner of Harford Rd and Acton Rd and thence running North 43° 41' East 53' 2"; thence South 37° 00' East 137' 11"; thence South 53° 00' West 52' 6"; thence North 37° 00' West 129' 3" to the beginning point.

Also known as 8501 Harford Rd.

RE: PETITION FOR VARIANCES : BEFORE THE ZONING COMMISSIONER  
NW Corner of Harford & : OF BALTIMORE COUNTY  
Acton Rds. (8501 Harford :  
Rd.), 14th District  
SAM J. MIRAGLIA, et ux, : Case No. 86-123-A  
Petitioners

ENTRY OF APPEARANCE

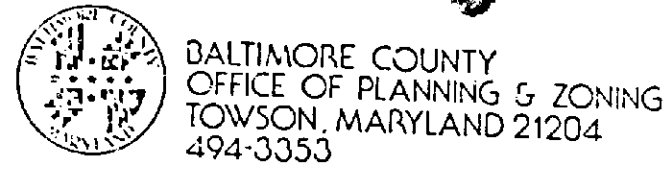
Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final order.

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

Peter Max Zimmerman  
Peter Max Zimmerman  
Deputy People's Counsel  
Rm. 223, Court House  
Towson, MD 21204  
494-2188

I HEREBY CERTIFY that on this 28th day of August, 1985, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Sam J. Miraglia, 8501 Harford Rd., Baltimore, MD 21234, Petitioners.

Peter Max Zimmerman  
Peter Max Zimmerman



ARNOLD JABLON  
ZONING COMMISSIONER

September 19, 1985

Mr. & Mrs. Sam J. Miraglia  
8501 Harford Road  
Baltimore, Maryland 21234

RE: Petition for Variance  
NW corner Harford & Acton Rds.  
(8501 Harford Road)  
14th Election District  
Sam J. Miraglia, et ux, Petitioners  
Case No. 86-123-A

Dear Mr. & Mrs. Miraglia:

This is to advise you that \$68.03 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

This fee must be paid and the zoning sign and post returned on the day of the hearing. Do not remove sign until day of the hearing.

Please make the check payable to Baltimore County, Maryland, and remit to 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. 012712

DATE 9/24/85 ACCOUNT 01-15-108

AMOUNT \$ 68.03

RECEIVED FROM Sam Miraglia

FOR 9/24/85 86-123-A

VALIDATION OR SIGNATURE OF CASHIER

Mr. & Mrs. J. Miraglia  
8501 Harford Road  
Baltimore, Maryland 21234

August 23, 1985

### NOTICE OF HEARING

RE: PETITION FOR VARIANCE  
NW cor. Harford & Acton Rds.  
(8501 Harford Road)  
14th Election District  
Sam J. Miraglia, et ux, Petitioners  
Case No. 86-123-A

TIME: 1:00 p.m.  
DATE: September 24, 1985  
PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

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

No. 007306

DATE 9/23/85 ACCOUNT 01-15-108

AMOUNT \$ 68.03

RECEIVED FROM Sam Miraglia

FOR 9/23/85 86-123-A

VALIDATION OR SIGNATURE OF CASHIER

### BALTIMORE COUNTY, MARYLAND

#### INTER-OFFICE CORRESPONDENCE

TO: Nicholas B. Commodari Date: June 17, 1985

FROM: Jim Thompson

Item No. 394

SUBJECT: Salvatore J. and Beatrice Miraglia-Petitioners

When the above referenced case is scheduled for a hearing, please notify:

Linda Klopp  
1 F Luddy Court  
Baltimore, Maryland 21234

This matter is presently an active zoning violation case no. C-85-1028.

JHT:eoh

Petition for Variance

14th Election District

LOCATION: Northwest corner of Harford and Acton Road (8501 Harford Road)

DATE AND TIME: Tuesday, September 24, 1985 at 1:00 p.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 Zoning Variance from Sections 402.2 to permit a lot width of 52'6" in lieu of the required 80' and a lot area of 6,624 sq. ft. in lieu of the required 10,000 sq. ft.; a minimum side yard setback of 9.5' in lieu of the required 15', a side street setback of 14'6" in lieu of the required 25' and Section 1802.2.c.1 (30.1) to permit a front yard setback for an open porch of 18' in lieu of the required 18' and Section 232.1 to permit a front yard setback of 9' in lieu of the required 18' and Section 409.2b(6) to allow 6 parking spaces for the stand in lieu of the required 1 space.

Being the property of Sam J. Miraglia, 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:  
Zoning Commissioner  
of Baltimore County

### The Times

Middle River, Md., Sept 5 1985

This is to Certify, That the annexed

was inserted in The Times, a newspaper printed and published in Baltimore County, once in each of 1 successive weeks before the 5th day of Sept 1985

James B. ... Publisher.

### CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District: 14TH Date of Posting: 9/6/85

Posted for: Variance

Petitioner: Sam J. Miraglia, et ux

Location of property: NW cor. Harford & Acton Rds.  
8501 Harford Rd.

Location of Signs: Along Harford Rd. between 15th & 20th Rds. on property of Petitioner

Remarks: 25' front roadway setback on property of Petitioner

Posted by: [Signature] Date of return: 9/6/85

Number of Signs: 2

### CERTIFICATE OF PUBLICATION

TOWSON, MD., September 5, 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 September 5, 1985

THE JEFFERSONIAN,

Publisher  
Cost of Advertising  
30.25

PETITION FOR VARIANCE

14th Election District

LOCATION: Northwest corner of Harford and Acton Roads (8501 Harford Road)

DATE AND TIME: Tuesday, September 24, 1985 at 1:00 p.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 on the Petition for Zoning Variance from Sections 402.2 to permit a lot width of 52'6" in lieu of the required 80' and a lot area of 6,624 sq. ft. in lieu of the required 10,000 sq. ft.; a minimum side yard setback of 9.5' in lieu of the required 15', a side street setback of 14'6" in lieu of the required 25' and Section 1802.2.c.1 (30.1) to permit a front yard setback for an open porch of 18' in lieu of the required 18' and Section 232.1 to permit a front yard setback of 9' in lieu of the required 18' and Section 409.2b(6) to allow 6 parking spaces for the stand in lieu of the required 1 space.

Being the property of Sam J. Miraglia, et ux, as shown on the plat filed with the Zoning Office.

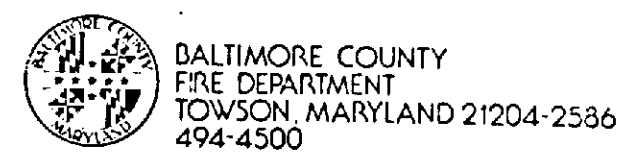
In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing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

By Order OF  
ARNOLD JABLON,  
Zoning Commissioner  
of Baltimore County  
Sept. 5.



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



PAUL H. REINCKE  
CHIEF

July 2, 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: Sam J. Miraglia, et ux

Location: NE cor. Harford Road and Acton Road

Item No.: 394 Zoning Agenda: Meeting of June 25, 1985

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.

( ) The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

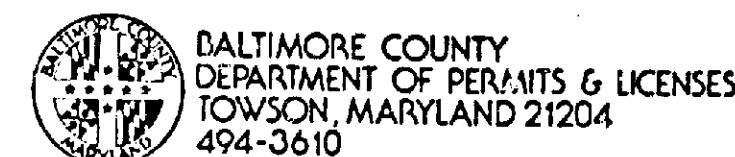
(X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 edition prior to occupancy.

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

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *Capt. James J. Kemmer* Noted and Approved: *Roy W. Kemmer*  
Planning Group Fire Prevention Bureau  
Special Inspection Division

/mb



TED ZALESKI, JR.  
DIRECTOR

July 18, 1985

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

Dear Mr. Jablon:

Comments on Item # 394 Zoning Advisory Committee Meeting are as follows:

Property Owner: Sam J. Miraglia, et ux  
Location: NE Cor. Harford Road and Acton Road  
District: 11th.

APPLICABLE ITEMS ARE CONCERNED:

(1) All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-85, the Maryland Code for the Handicapped and Aged (A.H.D.A. #217-1 - 1980), and other applicable Codes and Standards.

(2) A building and other miscellaneous permits shall be required before the start of any construction.

(3) Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered architect or engineer is/are not required on plans and technical data.

(4) 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.

(5) All Use Groups except R-1 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 3'-0" to an interior lot line. R-1 Use Groups 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 on party exterior wall within 3'-0" of an interior lot line. No openings are permitted in an exterior wall within 3'-0" of an interior lot line.

(6) The structure does not appear to comply with Table 505 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 101 and 505 and have your Architect/Engineer contact this department.

(7) The requested variance appears to conflict with Section(s) \_\_\_\_\_ of the Baltimore County Building Code.

(8) When filing for a required Change of Use/Company 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 Groups are from Use \_\_\_\_\_ to Use \_\_\_\_\_ or to Mixed Use \_\_\_\_\_ See Section 102 of the Building Code.

(9) The proposed project appears to be located in a Flood Plain, Tidal/Riverine. Please see the attached copy of Section 516.0 of the Building Code as adopted by Bill #17-85. Site plans shall show the correct elevations above sea level for the lot and the finish floor levels including basement.

(10) Comments: Section 103.0 appears to be applicable. Exits shall comply to the Code at all times.

(11) 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 extent of any permit. If desired the applicant may obtain additional information by visiting Room 202 of the County Office Building at 111 W. Chesapeake Avenue, Towson, Maryland 21204.

*Charles E. Burman*  
BPE C. E. Burman, Chief  
Building Plans Review

L/27/85

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

Arnold Jablon  
TO: Zoning Commissioner Date: September 4, 1985

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

SUBJECT: Zoning Petition No. 86-123-A

There are no comprehensive planning factors requiring comment on this petition with the following exception. Part of the petition appears to request a variance to the permitted density. This office is of the opinion that such a variance cannot be granted.

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

NEG:JGH:sim

To the Zoning Board

In reference to the snowball stand at Acton Ave and Harford Rd.

I would like to say how clean and attractive the snowball stand is. Parking was no problem and the owner was very pleasant. My family is hoping to return to this stand next summer for snowballs.

*Mr. B. L. Zapp*

PETITIONER'S  
EXHIBIT 3

September 29, 1985

To: The Zoning Board

Re: Snowball Stand at Acton Rd + Harford Rd.

My family & I frequently visited the above snowball stand during the summer. At no time did we have trouble parking to get snowballs. The service was friendly & prompt.

We feel it would be a shame for this stand to close as we plan to return for snowballs next year.

Thank you

*Mr. Paula Dross*  
3012 Harrow Ave.  
Baltimore, Md. 21234

Sept 31, 1985

To: The Zoning Board

Re: Snowball Stand at Corner of Acton and Harford Rds.

I am writing in favor of the snowball stand at the corner of Acton and Harford Rds. My family and I enjoyed visiting this stand during the summer and have no complaints regarding the operation or the location. I hope that the Zoning Board will rule favorably regarding this issue.

*Vivian Malicki*  
3109 Chesley Ave.  
Baltimore MD 21234

To The Zoning Board

To whom it may concern the snowball stand at Harford Rd. and Acton Rd. has been a great pleasure to our neighborhood.

It is clean and very attractive also the children are safer because they do not have to cross Harford Rd. The owner was very pleasant and kind.

Parking was no problem people have come as far away as Purdue Ave. to buy snowballs.

We are very happy with the snowball stand. Please don't take it away.

Sincerely,  
*Florence English*

PETITIONER'S  
EXHIBIT 1  
We the undersigned do not want  
the snowball stand at 8501 Harford Rd  
and Acton Rd to be closed.

| Name          | Address                    |
|---------------|----------------------------|
| David Blaese  | 7906-J Marfield Pl         |
| Anna Amador   | 3001 Sips Ave. #21234      |
| Anna Amador   | 3001 Sips Ave. #21234      |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | 3108 Acton Rd. #21234      |
| Yael Hershman | 7702 Daniel Ave.           |
| Yael Hershman | 7702 Daniel Ave.           |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | Orlando, FL                |
| Yael Hershman | 8507 Harford Rd. #21234    |
| Yael Hershman | 3015 Daniel Ave. #21234    |
| Yael Hershman | 8503 Harford Rd. #21234    |
| Yael Hershman | 1202 Sindall Rd. #21234    |
| Yael Hershman | 2905 Duncan Lane. #21234   |
| Yael Hershman | 8818 Avondale Rd. #21234   |
| Yael Hershman | 2905 Clearview Ave. #21234 |
| Yael Hershman | 2905 Clearview Ave. #21234 |
| Yael Hershman | 1908 Mount Road #21085     |
| Yael Hershman | 3106 Acton Rd. #21234      |
| Yael Hershman | 6611 Walter Avenue #21206  |
| Yael Hershman | 2001 Putt Hill Ave.        |
| Yael Hershman | 8933 Willoughby Rd.        |
| Yael Hershman | 3133 Welloughly Rd.        |
| Yael Hershman | 5411 Creston Ave. #21234   |

Petition  
We the undersigned do not want  
the snowball stand at 8501 Harford Rd.  
and Acton Road to close.

|                     |                               |
|---------------------|-------------------------------|
| 1. Michael Wosley   | 2923 Edgewood Ave #21234      |
| 2. Michael Wosley   | 8412 Nunley                   |
| 3. David King       | 8 Heathrow Manor Ct. #21234   |
| 4. Stephen P. P. P. | 8000 Old Harford Rd. #21234   |
| 5. Michelle P. P.   | Old Harford Rd. #21234        |
| 6. Wayne D. C. P.   | 3007 Acton Rd. #21234         |
| 7. Sandy P. P.      | 8918 Hittner #21236           |
| 8. Chris A. P.      | 8707 Fowler Ave. #21234       |
| 9. Mary P. P.       | 8707 Fowler Ave. #21234       |
| 10. Susan P. P.     | 2504 Wendover Rd. #21234      |
| 11. Denise P. P.    | 3606 Hamilton Ave. #21234     |
| 12. Joan P. P.      | 2614 Creighton Ave. #21234    |
| 13. Thomas P. P.    | 15 Medici Court #21234        |
| 14. Audrey P. P.    | 4905 St. George Ave. #21212   |
| 15. Jerry P. P.     | 702 West Oak Ave. #21210      |
| 16. Pat P. P.       | 803 Radnor Ave. #21212        |
| 17. John F. P. P.   | 2614 Creighton Ave. #21234    |
| 18. Mary P. P.      | 1611 Edmondson Ave. #21207    |
| 19. Geraldine P. P. | 7902 Bowland Ave. #21207      |
| 20. Gary P. P.      | 3640 Double Oak Ln. #21234    |
| 21. Lily P. P.      | 2400B Chambersburg Ct. #21234 |
| 22. Jan E. P. P.    | 15 Medici Court #21234        |
| 23. Cathy P. P.     | 1903 Glen Ridge #21217        |
| 24. Carol P. P.     | 722 Newton Ave. #21206        |
| 25. Helen P. P.     | 4200 Bowleys Lane #21206      |
| 26. Ronald P. P.    | 449 Beaumont Ave. #21212      |

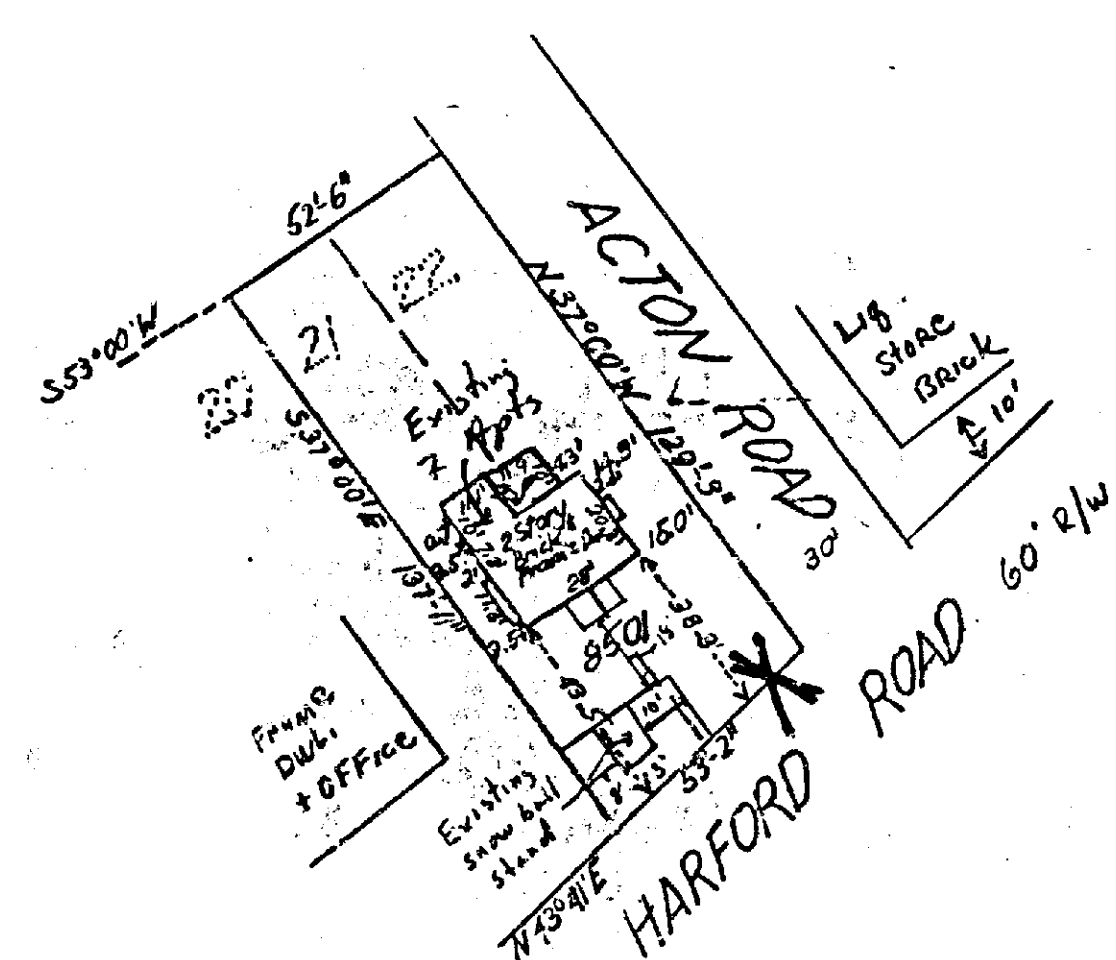
Petition

We the undersigned do not want  
the snowball stand at 8501 Harford Rd.  
and Acton Rd. to close.

|                       |                            |
|-----------------------|----------------------------|
| 1. Paula Dossa        | 3012 Harview Ave. #21234   |
| 2. Joann Kelly        | 7707 Windy Ridge #21234    |
| 3. Vivian Malicki     | 3109 Chesley #21234        |
| 4. Betty Hilton       | 2211A Penland Dr. #21234   |
| 5. Nancy Desbrosch    | 3017 Rosalind Ave. #21234  |
| 6. Carol A. Hall      | 3316 Woodring Ave. #21234  |
| 7. Mary S. Jones      | 2910 White Ave. #21214     |
| 8. Mary S. Jones      | 3412 Woodhome Ave. #21234  |
| 9. Lou Kneale         | 3102 Woodhome Ave. #21234  |
| 10. Douglas W. Ken    | 3124 Clearview Ave. #21234 |
| 11. Carol Ken         | 3124 Clearview Ave. #21234 |
| 12. Janet Kowse       | 3116 Woodhome Ave. #21234  |
| 13. Lynn Alenest      | 3119 Woodhome Ave. #21234  |
| 14. Ellen Gied        | 3116 Woodhome Ave. #21234  |
| 15. Sam Brown         | 3127 Orlando Ave. #21234   |
| 16. Mary L. Spruiga   | 2612 Wybluff Rd. #21234    |
| 17. Robert A. Mary    | 2903 Chesley Ave. #21234   |
| 18. Hilda M. Allen    | 4804 Spring Run Dr. #21214 |
| 19. Jean E. Estab     | 3127 Orlando #21234        |
| 20. John E. Estab     | " " " " " "                |
| 21. Pat Danell        | 1124 Walker Ave. #21239    |
| 22. John P. P.        | 1401 Adams Dr. #20744      |
| 23. Gene P. P.        | 7542 Parkside Dr. #21206   |
| 24. Jean P. P.        | 4416 Samuel Ave. #21206    |
| 25. Anne P. P.        | 3217 Hendrick Ave. #21234  |
| 26. Josephine Malicki | 2209 Kentucky Ave. #21203  |

We the undersigned do not want  
the snowball stand at 8501 Harford Rd.  
and Acton Rd. to be closed.

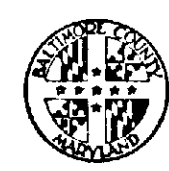
|                    |                           |
|--------------------|---------------------------|
| 1. Barbara K. Zipp | 5643 Haron Ave. #21206    |
| 2. Allen J. Zipp   | 7810 Shaded Ave. #21234   |
| 3. Allen J. Zipp   | 2604 Baker Rd. #21234     |
| 4. Allen J. Zipp   | 3120 Woodring Ave. #21234 |
| 5. Allen J. Zipp   | 3120 Woodring Ave. #21234 |
| 6. Allen J. Zipp   | 8313 Nunley Rd. #21234    |
| 7. Susan P. Zipp   | 2900 Rosalie Ave. #21234  |
| 8. Allen J. Zipp   | 3012 Harview Ave. #21234  |
| 9. Allen J. Zipp   | 2828 Harview Ave. #21234  |
| 10. Allen J. Zipp  | 8914 Oakcrest Ave. #21234 |
| 11. Allen J. Zipp  | 2910 White Ave. #21214    |
| 12. Allen J. Zipp  | 1817 N. Wolfe St. #21213  |
| 13. Allen J. Zipp  | 1717 Ashland Ave. #21205  |
| 14. Allen J. Zipp  | 1717 Ashland Ave. #21205  |
| 15. Allen J. Zipp  | 1502 Harford Rd. #21234   |
| 16. Allen J. Zipp  | 3247 Woodring Ave. #21234 |
| 17. Allen J. Zipp  | 7008 Chesley Rd. #21212   |
| 18. Allen J. Zipp  | 2712 E. Oak Ave. #21212   |
| 19. Allen J. Zipp  | 3412 Orlando Ave. #21234  |
| 20. Allen J. Zipp  | 8411 Harford Rd. #21234   |
| 21. Allen J. Zipp  | 8411 Harford Rd. #21234   |
| 22. Allen J. Zipp  | 3101 Acton Rd. #21234     |
| 23. Allen J. Zipp  | 509 Cathedral St. #21234  |
| 24. Allen J. Zipp  | 8503 Harford Rd. #21234   |
| 25. Allen J. Zipp  | 3610 Harford Rd. #21218   |
| 26. Allen J. Zipp  | 6014 MAR JEFF PI.         |



PETITIONER'S  
EXHIBIT 1

Plot for Zoning Hearing  
Sam J. Miraglia  
8501 Harford Rd  
Zoned BL  
14th Election District  
Public Utilities Exist in  
Street  
Scale 1"=40'

Location Plan  
3-  
76-123-A



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

ARNOLD JADON  
ZONING COMMISSIONER

October 2, 1985

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

Mr. & Mrs. Sam J. Miraglia  
8501 Harford Road  
Baltimore, Maryland 21234

RE: PETITION FOR VARIANCE  
NW corner of Harford & Acton  
Roads, (8501 Harford Road) -  
14th Election District  
Sam J. Miraglia, et ux,  
Petitioners  
Case No. 86-123-A

Dear Mr. & Mrs. Miraglia:

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

Very truly yours,  
Jean M. H. Jung  
Deputy Zoning Commissioner

JMH:fib

Attachments

cc: People's Counsel

Ms. Linda Koop  
1 F Luddy Court  
Baltimore, Maryland 21234

IN RE: PETITION FOR VARIANCE  
NW corner of Harford & Acton  
Roads, (8501 Harford Road) -  
14th Election District  
Sam J. Miraglia, et ux,  
Petitioners

BEFORE THE  
DEPUTY ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Case No. 86-123-A

The Petitioners herein request variances to permit a lot width of 52 feet 6 inches in lieu of the required 80 feet, a lot area of 6,624 square feet in lieu of the required 10,000 square feet, a minimum side yard setback of 9 feet in lieu of the required 15 feet, a side street setback of 14 feet 9 inches in lieu of the required 25 feet, and a front yard setback (a front lot line was drawn to establish a lot for the second use on the property) of 18 feet in lieu of the required 18-3/4 feet for an open porch, all for an existing residential duplex. Additionally, variances for a front yard setback of 3 feet in lieu of the required 10 feet and zero parking spaces in lieu of the required one space for the snowball stand are requested.

Testimony by the Petitioner's son indicates that he is a school teacher who, in May of 1985, built and set up a snowball stand in the front yard of his residence on B.L. zoned property after having been told first that he needed no permits, then that he should have a huckster license. Many of his customers walk to the stand; some park on Acton or Harford Road. There has been no parking in the bus stop in front of the residence and stand. He expressed a desire to sell other items such as Christmas trees but acknowledged that persons walk to a snowball, but drive to pick up a tree. There were no protestants. After due consideration of the testimony and evidence presented, and it appeared that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioners and the granting of the variances requested would not adversely affect

the health, safety, and general welfare of the community, and, therefore, the variances should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 2nd day of October, 1985, that the herein Petition for Zoning Variances to permit a lot width of 52 feet 6 inches in lieu of the required 80 feet, a lot area of 6,624 square feet in lieu of the required 10,000 square feet, a minimum side yard setback of 9 feet in lieu of the required 15 feet, a side street setback of 14 feet 9 inches in lieu of the required 25 feet, and a front yard setback of 18 feet in lieu of the required 18-3/4 feet for an open porch, all for an existing residential duplex; additionally, the requested variances for a front yard setback of 3 feet in lieu of the required 10 feet and zero parking spaces in lieu of the required one space for the snowball stand, in accordance with the plan submitted and filed herein, marked Petitioner's Exhibit 1, are hereby GRANTED, from and after the date of this Order, subject, however, the following restriction:

1. The stand shall sell only snowballs.

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

ORDER RECEIVED FOR FILING  
DATE October 2, 1985  
BY [Signature]

ORDER RECEIVED FOR FILING  
DATE October 2, 1985  
BY [Signature]

- 1 Down Toney (Name)
- 2 Shirley Toney 5235 Utrecht Rd. 21236  
9203 Arncliffe Rd. 21239
- 3 Paul F. Supruga 3018 Tapes Ave. 21234
- 4 Smith & Kiehl 3015 Arden Rp. 21234
- 5 Richard Wilcox 880 Betsy Rd. 21231
- 6 Phil Crum 3184 Acton RD 21234  
3184 Acton RD 21234
- 7 Jo Ann Schumacher 3118 Acton Rd. 21234
- 8 Roseann M. French 3124 Acton Rd. 21234
- 9 Margaret Hoffman 5482 Lebanon Rd. 21235
- 10 Eddie Hoffman 3912 White Ave 21235
- 11 Eddie Rosebach 336 Cliver Ave. 21236
- 12 Linda Crosby 800 School Rd. 21234
- 13 Patricia M. Mums 8500 School Rd. 21234
- 14 Rose Lucido 3107 Lakeside Ave 21234
- 15 Down Crosby 3303 Summit Ave 21234
- 16 Steven Lehner 3303 Summit Ave. 21234
- 17 Noraleen Rahn 3303 Summit Ave. 21234
- 18 LEE Crosby 8219 Chester Rd 21236
- 19 Al Heibler 8215 Chester Rd. 21236
- 20 Don M. Foy 1753 Wentworth Ave.
- 21 Phil Foy 2200 W. Ave. 21234
- 22 Don Foy 1818 Old Station 21234
- 23 Camille McLaughlin 1753 Wentworth Rd.
- 24 Ann D'Agostino 8411 Harford Rd. 21234
- 25 Laina Pictore 3314 Garnet Rd. 21234

- 2 New Wayne BEAVERS 2801 Kings Brockton 21234
- 3 Maelyne Fernando 3013 TEXAS AVE. 21234
- 4 R. Citro 11434 Highland Rd. 21234
- 5 Fred Merrill 5317 E Glen Ave RD 21234
- 6 Jocelyn Slapper 3009 Texas Ave 21234
- 7 Don Hyn 4 21 Kulture CT 21234
- 8 Wilguy Beady 3205 Acton Rd. 21234
- 9 Lutha Betsy 3205 Acton Rd. 21234
- 10 B. T. Clark 3021 Acton Rd. 21234
- 11 Jane DeShates 8828 Baker Ave 21234
- 12 Earl E. Shlez, 3017 Acton Road 21234
- 13 David Chester 3106 Acton Rd 21234
- 14 Ken Chester 3106 Acton Rd 21234
- 15 Ann Magastew 8411 Highland Rd 21234
- 16 Jeff Novacek 4616 Whitc HDS 21206
- 17 Dyllin North 291K Greenwood pr. 21234
- 18 Anthony P. Buckstun 3122 Acton Rd. 21234
- 19 Carol Horley, 3051 Oak Forest Dr. 21234
- 20 Blake Todd 3106 Hicccrest Ave. 21234
- 21 Anthony P. Nares 8905 Highland Rd 21234
- 22 Modica Mikael 3003 Highland Ct 21234
- 23 Lore Merrill 9743 Glen Blvd.
- 24 Kim T. Amato 9743 Glen Blvd. 21234
- 25 Marcie Mitchell 9943 Denzok CO 21234
- 26 Jackie Jones 8900 Pinewood Ave. 21234

- 1 ~~William R. Littleton~~ 3026 Acton Rd 21234
- 2 Eddie Jones 890 Linnwood Ave 21234
- 3 Beahy Lindeman Linnwood Ave 21234
- 4 Ken Lindeman (apt 2 Linnwood Ave)
- 5 William Derr (apt 1)
- 6 Mitchell Thompson 100 Wood Elm Ave  
100 West Elm Ave #21234
- 7 Bill Thompson #21234
- 8 Joe James - 2817 Fleetwood Ave
- 9 ~~William R. Littleton~~ 893 Linnwood Ave 21234  
532 Goodrich Court 21234
- 10 Michael Riley 3018 Acton Rd 21234
- 11 Mary T. Thibault 3245 Woodring Ave 21234
- 12 Florence English - 5414 Purdue Ave. 21239
- 13 Jane Frazier 4616 White Ave 21236
- 14 ~~William R. Littleton~~ 3133 Winthrup Rd 21234  
3131 Hamlet Rd 21234
- 15 Mae Ann English 21234
- 16 CLARENCE FERRIS 3206 Acton Rd 39
- 17 Dawn Marie Pusinsky - 7827 S. BRIDGE Lane 200
- 18 Miss Rosa 8540 Kings Ridge Rd 21234
- 19 Jerry Lane 8540 Kings Ridge Rd. 21234 /  
Steve Rouse 8540 Kings Ridge Rd 21234
- 20 Sharon Lane 3340 Hamlet Rd 21234
- 21 ~~Bill Jackson~~ 8039 Kimberly Rd 21222
- 22 Tony Thomas 116 Broadwats Ct 21055
- 23 Y. Raver 3532 Alameda Ave Balto 21206
- 24 Mr Mrs R. A1237 938 Reinfrewst 21211
- 25 ~~Bill Jackson~~ 8503 Hamlet Rd 21234

- 1 J. Callahan 502 Rockspring Ave Ballt 2019
- 2 K. Bracey 3015 Rivalis Ave Ballt 21237
- 3 E. McAdams 3061 Oak Forest Drive 21234
- 4 Barry Martin 3103 Harveys Ave. BaltD 21234
- 5 Joan Sigold 9110 Putty Hill Ballt 21234
- 6 George Wetzel 258 Willowet Ave. 21232
- 7 Nancy Depina 3106 Calverton Ave. 21234
- 8 Scott A. Rice 2403 Fiskewood 21234
- 9 Pat Baker. 3109 Russell Avenue 21234
- 10 Joan Kouf - 3003 Tefad Ave 21234
- 11 Mr. Jeffrey B. Klein 2925 Putty Hill 21234
- 12 Wayne T. Evans 2807 Kingdome 21234
- 13 Howard Saffell 227 NienBoe's RD 21237
- 14 Jennifer Collins 3557 Mautree Pl. 21236
- 15 Anselm G. Buckle 3011 Willowood 21234
- 16 Russell G. Buckle 3011 Willowood 21234
- 17 Jack Witt 7907 Aiken Ave 21234
- 18 Bill Buckley 7408 Hiken Ave. 21234

NAME                      Address                     

Name \_\_\_\_\_ Address \_\_\_\_\_

(Name) (Address)

Peter Max Zimmerman  
Peter Max Zimmerman

also known as 8501 Hanford Rd