

PETITION FOR ZONING VARIANCE AND SPECIAL HEARING
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 1A04.3.B.3 to permit side and rear yard setbacks of 40' & 47' respectively instead of the required 50' and to approve the establishment of Lot 65A as a legal Building Lot and approve an amendment to the Final Development Plan of Worthington to allow Lot 65 to be shown as Lot 65 & 65A to agree with existing needs of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

The existing barn is a structure that cannot be moved and may be converted to a dwelling whereby the setbacks do not comply to regulations

Property is to be posted and advertised 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 advertised 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: Does not apply (Type or Print Name)	Legal Owner(s): Charles E. Townsend (Type or Print Name)
Signature	Signature
Address	Frances S. Townsend (Type or Print Name)
City and State	Signature
Attorney for Petitioner: Maurice Mackey (Type or Print Name)	5 Surrey Court (312) 639-4115 Address Phone No.
Signature	Barrington Hills 111 60010 City and State
210 E. Redwood St. Address	Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Balto. Md. 21202	Joseph L. Larson Name
City and State	105 W. Chesapeake Avenue 823-3535 Address Phone No.
Attorney's Telephone No.: 539-6841	Towson, Md. 21204

ORDERED BY The Zoning Commissioner of Baltimore County, this 30th day of October, 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 2nd day of December, 1985, at 10:00 o'clock

Carl J. Jablon
Zoning Commissioner of Baltimore County.

Case No. 86-228-SPHA

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 30th day of October, 1985.

Received by: *James E. Dyer*
Chairman, Zoning Plans Advisory Committee

Charles E. Townsend
Petitioner
Frances S. Townsend
Petitioner's Attorney
Maurice Mackey, Esquire

Charles E. Townsend, et ux, 86-228-SPHA
 Petitioner, 111 W. Chesapeake Avenue, Towson, Md. 21204
 4th Dist.

VHS-SPHA-22
 86-228-SPHA
 4th Dist.

UNDETERMINED RECEIVED FOR FILING
 DATE December 1985
 BY *John L. Sample*

IN RE: PETITION ZONING VARIANCES AND SPECIAL HEARING * BEFORE THE ZONING COMMISSIONER * OF BALTIMORE COUNTY * Case No. 86-228-SPHA * Charles E. Townsend, et ux, * Petitioners *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein request approval of Lot 65A as a building lot, variances to permit a side yard setback of 40 feet and a rear yard setback of 47 feet instead of the required 50 feet, and to amend the Final Development Plan of Worthington to reflect Lots 65 and 65A, as more particularly shown on Petitioners' Exhibit 1.

The Petitioners, by Joseph Larson, a registered civil engineer, appeared and testified and were represented by Counsel. Edward Dehka, an adjacent property owner to the east, appeared as an interested party, not as a Pro-Testant.

Testimony indicated that the subject property, presently zoned R.C.5, had been separated by two deeds into Lots 65 and 65A in September, 1976, but the subdivision was not completed pursuant to the law then in effect. Lot 65 has an existing dwelling and Lot 65A has an existing barn, which the Petitioners wish to convert into a single-family dwelling. To do so would require approval of the existing setbacks of 40 feet to the west property line (Lot 65) and 47 feet to the north property line.

The community association, The Manors in Worthington, does not oppose the relief requested, provided the covenants passed by deed are followed. See Petitioners' Exhibit 2. Also, Mr. Dehka does not object.

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE
November 12, 1985

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

Maurice Mackey, Esquire
210 East Redwood Street
Baltimore, Maryland 21202

- 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

Dear Mr. Mackey:

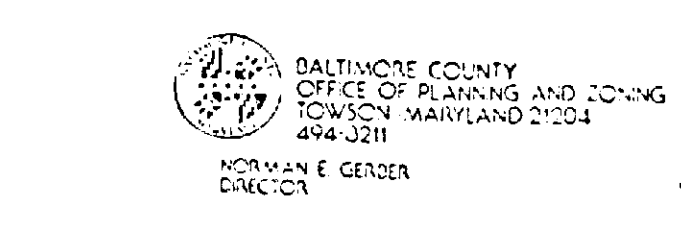
The Zoning Plans Advisory Committee has reviewed the plans submitted with the above-referenced petition. The following comments are not intended to indicate the appropriateness of general circulation through-out Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 2nd day of December, 1985, at 10:00 o'clock

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,
James E. Dyer
JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

JED:mr
Enclosures
cc: Spellman, Larson & Associates, Inc.
Suite 107 - Jefferson Building
105 West Chesapeake Avenue
Towson, Maryland 21204

UNDETERMINED RECEIVED FOR FILING
 DATE December 1985
 BY *John L. Sample*



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

NOVEMBER 12, 1985

Re: Zoning Advisory Meeting of September 24, 1985
Item # 112
Property Owner: CHARLES E. TOWNSEND, et ux
Location: 105 W. CHESAPEAKE LA. 577
SE OF QUARTERHORSE COURT

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 covered 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 [unclear].
 - Landscaping: Must comply with Baltimore County Landscape Manual, 8111 178-79. No building permit may be issued until a Reserve Capacity Use Certificate has been issued. The deficient service is [unclear].
 - The property is located in a traffic area controlled by a "D" level intersection as defined by 2111 173-79, and as conditions change traffic capacity may become more limited. The Basic Services Manual is re-evaluated annually by the County Council.
 - Additional comments:
- A COPY OF THE FINAL DEVELOPMENT PLAN WITH THE AMENDMENT ADDED SHOULD BE SUBMITTED.

cc: James Howell
Eugene A. Bober
Chief, Current Planning and Development

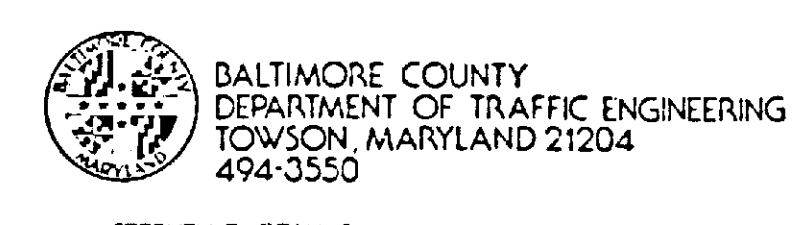
Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 9th day of December, 1985, that the Petition for Zoning Variances to permit a side yard setback of 40 feet and a rear yard setback of 47 feet instead of the required 50 feet and Special Hearing to approve Lot 65A as a building lot and, additionally, the amendment to the Final Development Plan of Worthington to reflect Lots 65 and 65A be and are hereby GRANTED, from and after the date of this Order, subject, however, to the following restrictions which are conditions precedent to the relief granted herein:

1. Compliance with the comments submitted by the Current Planning and Development Division, Office of Planning and Zoning.
2. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the applicable appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.

Carl J. Jablon
Zoning Commissioner of Baltimore County

AJ/srl
cc: Maurice Mackey, Esquire
People's Counsel

UNDETERMINED RECEIVED FOR FILING
 DATE December 1985
 BY *John L. Sample*



STEPHEN E. COLLINS
DIRECTOR

September 23, 1985

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

Item No. -2AC-
Property Owner:
Location:
Existing Zoning:
Proposed Zoning:

Dear Mr. Jablon:

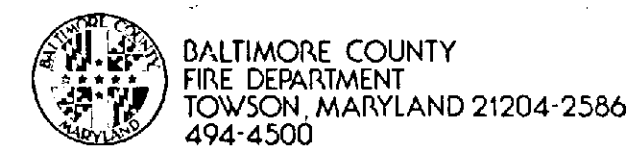
The traffic Engineering has no comments for items number 100, 101, 102, 103, 104, 106, 107, 109, 111 (112) and 114.

Michael S. Flanagan
Michael S. Flanagan
Traffic Engineer Assoc II

NSF/bld

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

September 26, 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: Charles E. Townsend, et ux

Location: NB/S Thoroughbred La. 577' SE of Quarterhorse Ct.

Item No.: 112 Zoning Agenda: Meeting of 9/24/85

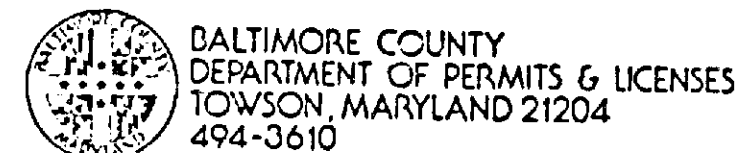
Gentlemen:

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 or _____ 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.
- (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: *[Signature]* Noted and Approved: *[Signature]*
Planning Group Fire Prevention Bureau
Special Inspection Division

/mb



TED ZALESKI, JR.
DIRECTOR

November 11, 1985

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

Dear Mr. Jablon:

Comments on Item # 112 Zoning Advisory Committee Meeting are as follows:
Property Owner: Charles E. Townsend, et ux
Location: NB/S Thoroughbred Lane 577' SE of Quarterhorse Court
District: 4th.

APPLICABLE CODES AND COMMENTS:

1. All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-85. The Building Code for the Manufactured and Appliance (A.M.A.) (1976) 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 in Maryland 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 Fire Groups except R-1 Single Family Detached Dwellings require a minimum of 1 hour fire rating for exterior walls closer than 6'-0" to an interior lot line. All Fire Groups require a one hour wall if closer than 1'-0" to an interior lot line. Any wall built on an interior lot line shall require a fire or party 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 401 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/Conversion 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. Detailed architectural or engineering plans are usually required. The change of Use Groups are from the _____ to the _____ of _____ See Section 312 of the Building Code.
Barn = S-1 Use - R-3 is single
9. The proposed project appears to be located in a Flood Plain, Flood Hazard Area. Please see the attached _____ of Section 310 of the Building Code as adopted by Bill #11-85. The plans shall show the correct elevations above sea level for the lot and the finish floor levels including basement.
10. Comments: Conversion of barn to a dwelling may depend on how the structure complies to Table 501 and Table 401. See Section 501.1.
11. These abbreviated comments reflect only on the information provided by the documents 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 223 of the County Office Building at 111 Chesapeake Avenue, Towson, Maryland 21204.

[Signature]
C. E. Townsend, Chief
Building Plans Review

4/21/85

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: November 21, 1985

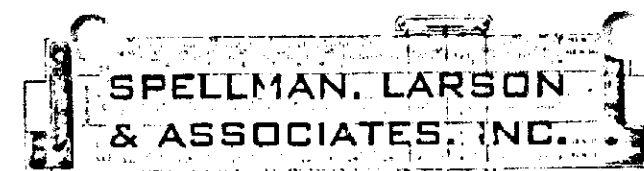
Norman E. Gerber, AICP, Director
FROM: Office of Planning and Zoning

SUBJECT: Zoning Petition No. 86-228-SPHA

Assuming compliance with the comments of the Zoning Plans Advisory Committee, this office offers no comment.

[Signature]
Norman E. Gerber, AICP
Director

NEG:JGH:alm



SUITE 107 - JEFFERSON BUILDING
105 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
923-3639

ROBERT E. SPELLMAN, P.L.S.
JOSEPH L. LARSON
LOUIS J. PASECCI, P.E.
ALBERT BERRY
MARK C. MARTIN

DESCRIPTION FOR A VARIANCE TO ZONING (LOT 65-A) AND A SPECIAL HEARING. (LOT 65 AND LOT 65-A) WORTHINGTON, THOROUGHRED LANE, FOURTH DISTRICT, BALTIMORE COUNTY, MARYLAND

Beginning for the same at a point on the Northeast side of Thoroughbred Lane, 60 feet wide, at the distance of 577 feet, more or less, measured South-easterly along the Northeast side of Thoroughbred Lane from the centerline of Quarterhorse Court and running thence and binding on the Northeast side of Thoroughbred Lane Southeasterly by a curve to the left with a radius of 440.00 feet the distance of 85.14 feet thence leaving the Northeast side of Thoroughbred Lane and running North 32 Degrees 27 Minutes 12 Seconds East 140.00 feet South 86 Degrees 39 Minutes 13 Seconds East 94.89 feet North 20 Degrees 33 Minutes 22 Seconds East 213.60 feet North 75 Degrees 15 Minutes 03 Seconds West 408.30 feet and South 20 Degrees 19 Minutes 30 Seconds West 174.99 feet to the Northeast side of Thoroughbred Lane herein referred to and running thence and binding thereon South 32 Degrees 48 Minutes 19 Seconds East 142.24 feet and Southeasterly by a curve to the left with a radius of 440.00 feet the distance of 104.86 feet to the place of beginning.

Containing 2.537 acres of land, more or less.

9/13/85

Variance applies to lot 65-A only
Special Hearing applies to both Lots

PETITION FOR SPECIAL HEARING AND VARIANCE

4th Election District

LOCATION: Northside of Thoroughbred Lane, 577'± W of Quarterhorse Court

DATE AND TIME: Monday, December 2, 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 Variance from Section 1404.3.B.3 to permit side and rear yard setbacks of 40' & 47' respectively instead of the required 50' and to approve the establishment of Lot 65A as a legal Building Lot and a Special Hearing to approve an amendment to the Final Development Plan of Worthington to allow Lot 65 to be shown as Lot 65 and 65A to agree with existing Deeds.

Being the property of Charles E. Townsend, 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

RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER
PETITION FOR VARIANCES : OF BALTIMORE COUNTY
N/S Thoroughbred La., approx. :
577' W of Quarterhorse Ct., :
4th District :

CHARLES E. TOWNSEND, et ux, : Case No. 86-228-SPHA
Petitioners :
: : : : :
ENTRY OF APPEARANCE

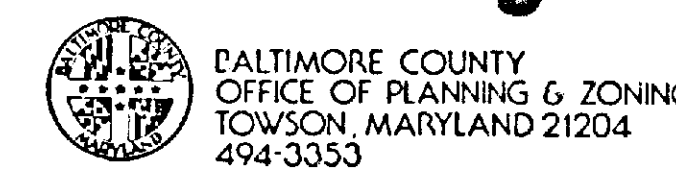
Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

[Signature]
Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel for Baltimore County

[Signature]
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 8th day of November, 1985, a copy of the foregoing Entry of Appearance was mailed to Maurice Mackey, Esquire, 210 E. Redwood St., Baltimore, MD 21202, Attorney for Petitioners; and Mr. Joseph L. Larson, 105 W. Chesapeake Ave., Towson, MD 21204, who requested notification.

[Signature]
Peter Max Zimmerman



ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

November 27, 1985

Maurice Mackey, Esquire
210 E. Redwood Street
Baltimore, Maryland 21202

Re: Petitions for Special Hearing and Variance
N/S Thoroughbred Lane, 577' W of
Quarterhorse Court
4th Election District
Charles E. Townsend, et ux
Case No. 86-228-SPHA

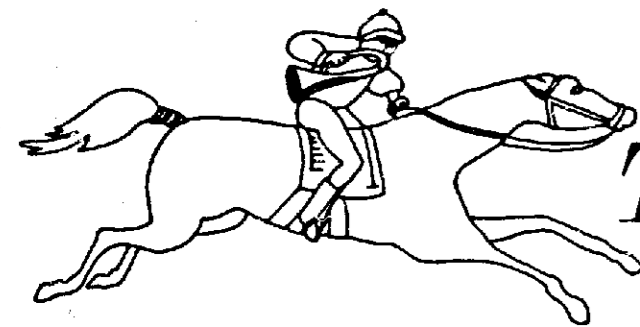
Dear Mr. Mackey:

This is to advise you that \$69.53 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 OR THE ORDER SHALL NOT BE ISSUED.

Do not remove sign from property from the time it is placed by this office until the day of the hearing itself.

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 012426
DATE: 11 27 85 ACCOUNT: R-01-615-000
AMOUNT: \$ 69.53
RECEIVED FROM: Maurice F. Mackey, Jr.
FOR: Advertising and Posting 86-228-SPHA
CUB3*****63533: 5102F
VALIDATION OR SIGNATURE OF CASHIER



The Manors
IN WORTHINGTON
P.O. Box 120
Reisterstown, Md. 21136

December 1, 1985

TO WHOM IT MAY CONCERN:

The Manors of Worthington Community Association does not oppose the proposed zoning changes regarding Case No. 228-8PHA to be heard on December 2, 1985.

The Association's main concern is that lot 65A, "the barn lot," be required to meet all the covenants which have applied and/or will apply to all other building lots in the development.

Sincerely,

Richard A. [Signature]
Chairman Architectural Review Committee

**PETITIONER'S
EXHIBIT 2**

Maurice Mackey, Esquire
210 E. Redwood Street
Baltimore, Maryland 21202

November 1, 1985

NOTICE OF HEARING

Re: Petitions for Special Hearing & Variance
N/S Thoroughbred Lane, 577' ± W of
Quarterhorse Court
4th Election District
Charles E. Townsend, et ux
Case No. 86-228-SPHA

TIME: 10:00 a.m.

DATE: Monday, December 2, 1985

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

PETITION FOR SPECIAL HEARING AND VARIANCE
4th Election District

LOCATION: Northside of Thoroughbred Lane, 577' ± W of Quarterhorse Court
DATE AND TIME: Monday, December 2, 1985 at 10:00 a.m.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing: Petition for Variance from Section 1A04.3.B.3 to permit side and rear yard setbacks of 40' & 47' respectively instead of the required 50' and to approve the establishment of Lot 65A as a legal Building Lot and a Special Hearing to approve an amendment to the Final Development Plan of Worthington to allow Lot 65 to be shown as Lot 65 and 65A to agree with existing Deeds.

Being the property of Charles E. Townsend, 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
Nov. 14.

CERTIFICATE OF PUBLICATION

TOWSON, MD., November 14, 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 November 14, 1985

THE JEFFERSONIAN,
[Signature]

Publisher

Cost of Advertising

27.50

LANDMARK COMMUNITY NEWSPAPERS OF MARYLAND, INC.

Westminster, Md., Nov. 14, 1985

THIS IS TO CERTIFY that the annexed Reg. #L&L006...P.O.#71424 was published for one (1) successive week/days previous to the 14th day of November, 1985, in the

- Carroll County Times, a daily newspaper published in Westminster, Carroll County, Maryland.
- Randallstown News, a weekly newspaper published in Baltimore County, Maryland.
- Community Times, a weekly newspaper published in Baltimore County, Maryland.

LANDMARK COMMUNITY NEWSPAPERS OF MARYLAND, INC.

Per *[Signature]*

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

No. 012699

DATE: 12-13-85 ACCOUNT: [unclear]

AMOUNT: \$70.00

RECEIVED FROM: [unclear]

FOR: [unclear]

VALIDATION OR SIGNATURE OF CASHIER: [unclear]

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: *Hells* Date of Posting: *11-12-85*

Posted for: *Special Hearing And Variance*

Petitioner: *Charles E. Townsend et ux*

Location of property: *N/S of Thoroughbred Lane 577' S.E. of Quarterhorse Ct.*

Location of Signs: *North side of Thoroughbred Lane in front of subject property*

Remarks: [unclear]

Posted by: *[Signature]* Date of return: *11-15-85*

Number of Signs: *2*

PETITION FOR SPECIAL HEARING AND VARIANCE
4TH Election District

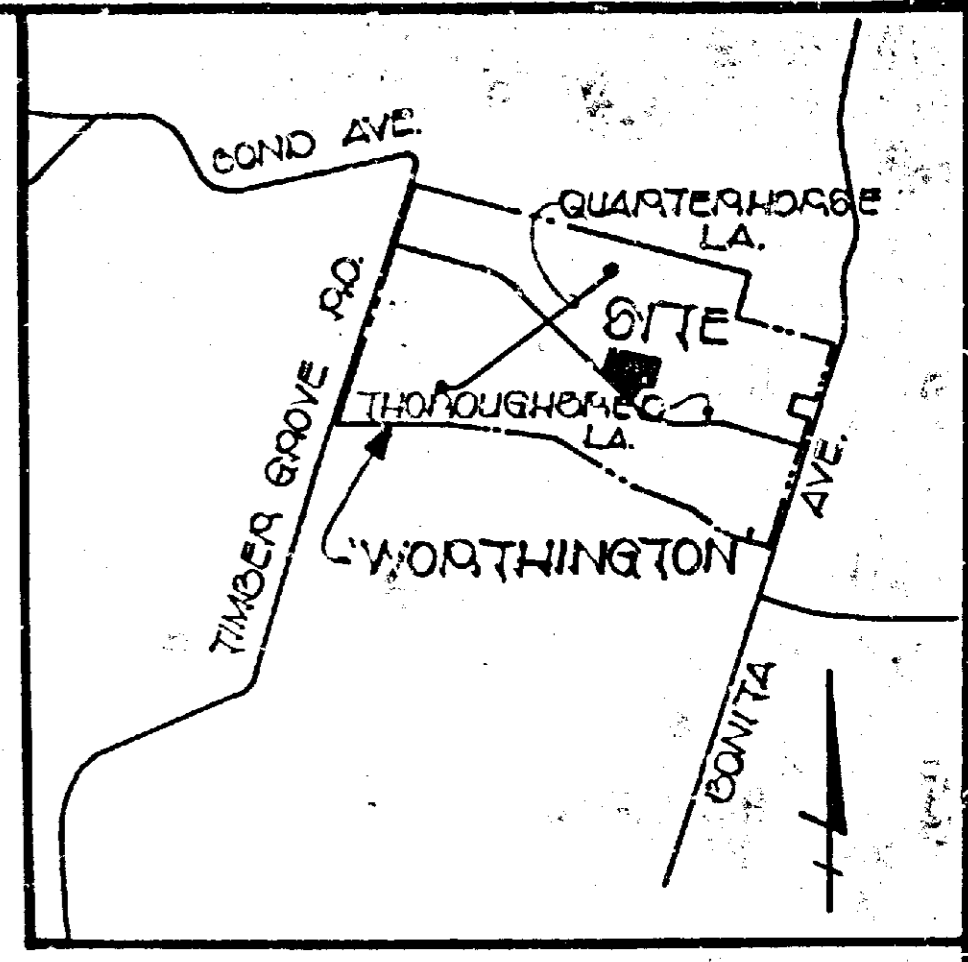
LOCATION: Northside of Thoroughbred Lane, 577' ± W of Quarterhorse Court
DATE AND TIME: Monday, December 2, 1985 at 10:00 a.m.
PUBLIC HEARING: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

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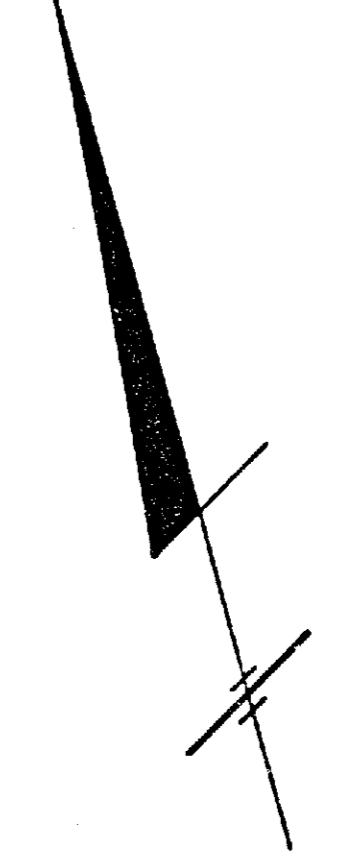
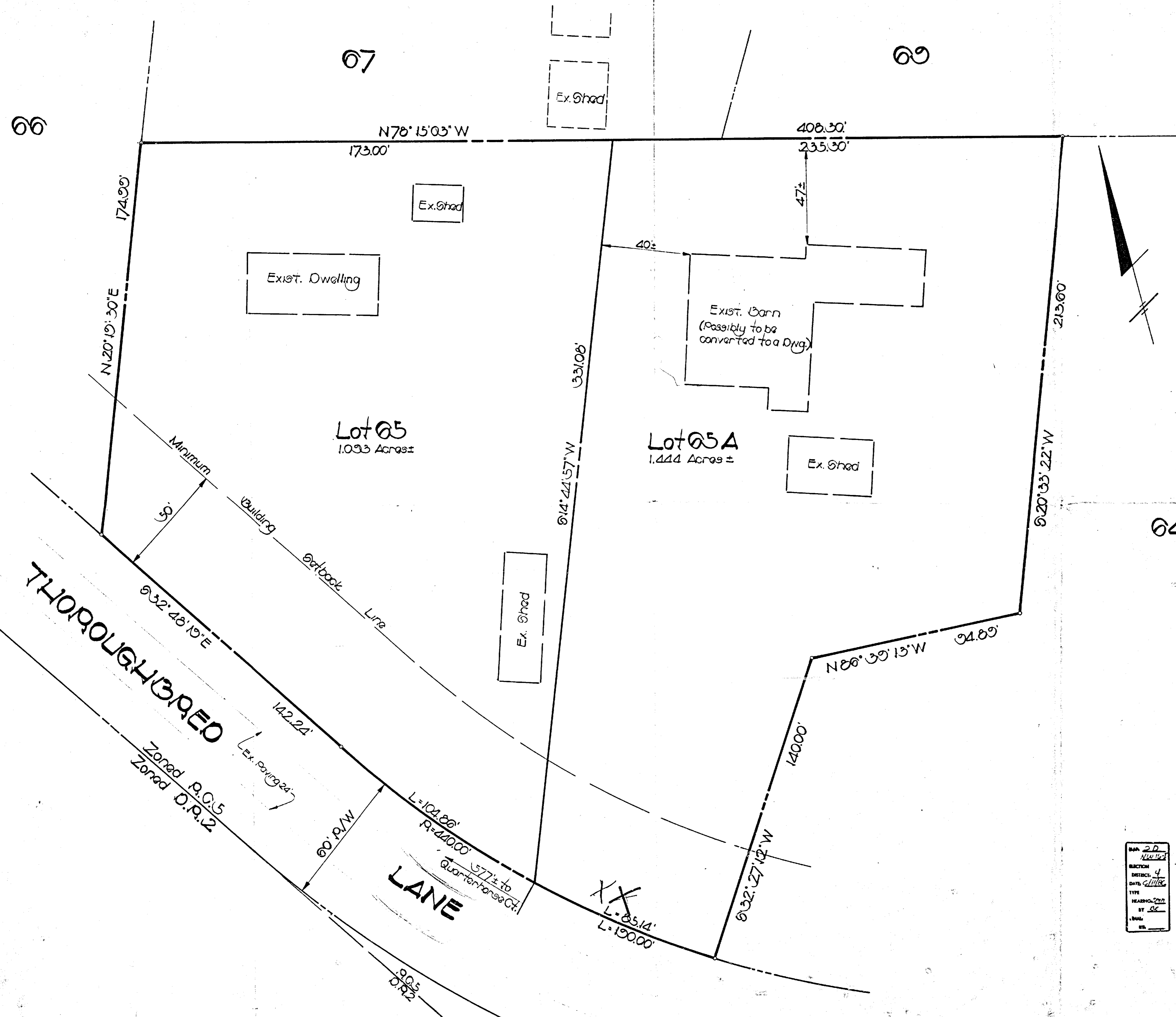
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BY ORDER OF
ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY



VICINITY MAP
Scale: 1" = 1200'



86-228 SPA
PETITIONER'S EXHIBIT 1

REVISIONS		DESCRIPTION
NO	DATE	

SPELLMAN, LARSON & ASSOCIATES, INC.
CIVIL ENGINEERS AND LAND SURVEYORS
SUITE 107, JEFFERSON BLDG., TOWSON, MD., 21204
PHONE: 923-3535

PLAT TO ACCOMPANY PETITION for SPECIAL HEARING LOT 65A 'WORTHINGTON' E.H.K.U. 38, folio 15

4TH Election District Baltimore Co., MD.
SCALE: 1" = 20' DES. BY: [Signature]
DATE: Aug. 21, 1985 DRN. BY: S.C.P. SHT. 1 of 1

MAN 2 D
DISTRICT 4
DATE 8/21/85
TYPE HEARING
BY S.C.P.
MAIL
BY

05000