

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

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition a Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve a Non-conforming use as a Tavern/Restaurant

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

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

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: Legal Owner(s):
(Type or Print Name) Joseph C. Zacierka
Signature Signature
Address (Type or Print Name)
City and State
Attorney for Petitioner: 255
(Type or Print Name) 7751 North Point Creek Rd. 477-4944
Address Phone No.
Signature Sparrows Point, Md. 21219
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Address Same as Above
City and State Name
Attorney's Telephone No.: Address Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 19th day of February, 1986, 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 25th day of March, 1986, at 11:00 o'clock

Arnold Jablon
Zoning Commissioner of Baltimore County

(over)



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

ARNOLD JABLON
ZONING COMMISSIONER

April 10, 1986

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, MD 21219

RE: PETITION SPECIAL HEARING
E/S of North Point Road, 330'
N of East Battlegrove Road
(4040 North Point Road) -
15th Election District
Joseph C. Zacierka, Petitioner
Case No. 86-366-SPH

Dear Mr. Zacierka:

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

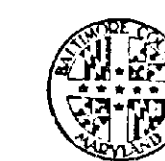
Very truly yours,

JEAN M. H. JUNG
Deputy Zoning Commissioner

JMH:bg

Attachments

cc: People's Counsel



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

ARNOLD JABLON
ZONING COMMISSIONER

March 12, 1986

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

RE: PETITION FOR SPECIAL HEARING
E/S North Point Rd., 330' N of East
Battlegrove Rd. (4040 North Point Rd.)
15th Election District
Joseph C. Zacierka - Petitioner
Case No. 86-366-SPH

Dear Mr. Zacierka:

This is to advise you that \$55.40 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. 018455

more County, Maryland, and remit building, Towson, Maryland

DATE 3-25-86 ACCOUNT R-01-615-000
AMOUNT \$ 55.40
RECEIVED FROM [Signature]
FOR [Signature]
VALIDATION OR SIGNATURE OF CASHIER

IN RE: PETITION SPECIAL HEARING
E/S of North Point Road, 330'
N of East Battlegrove Road
(4040 North Point Road) -
15th Election District
Joseph C. Zacierka, Petitioner

BEFORE THE
DEPUTY ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case No. 86-366-SPH

The Petitioner herein requests a special hearing for approval of a nonconforming use as a tavern/restaurant.

Testimony by the Petitioner indicated that the existing tavern/restaurant, indicated on the plan dated March 26, 1986 and submitted to this file, was built in 1969 and has been continuously operated as such from 1969 to date. The zoning on the property has always been M.L., which in 1969, but not since 1971, allowed the construction of a tavern/restaurant. There were no Protestants.

Pursuant to the advertisement, posting of property, and public hearing on the Petition, and after due consideration of the testimony and evidence presented, in the opinion of the Deputy Zoning Commissioner, the granting of the Special Hearing would be in strict harmony with the spirit and intent of the Baltimore County Zoning Regulations (BCZR) and would not be detrimental to the health, safety and general welfare of the community and, therefore, should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 10th day of April, 1986, that the herein Petition for Special Hearing to approve a nonconforming use as a tavern/restaurant, in accordance with the plan submitted, dated March 26, 1986 and filed herein, is hereby GRANTED from and after the date of this Order.

JEAN M. H. JUNG
Deputy Zoning Commissioner
of Baltimore County

ORDER RECEIVED FOR FILING
DATE April 10, 1986
BY [Signature]

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

February 21, 1986

NOTICE OF HEARING

RE: PETITION FOR SPECIAL HEARING
E/S North Point Rd., 330' N of East Battlegrove Rd.
(4040 North Point Rd.)
15th Election District
Joseph C. Zacierka - Petitioner
Case No. 86-366-SPH

TIME: 11:00 a.m.

DATE: Tuesday, March 25, 1986

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

Arnold Jablon
Zoning Commissioner
of Baltimore County

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

No. 005260

DATE 2/27/86 ACCOUNT R-01-615-000
AMOUNT \$ 102.00
RECEIVED FROM [Signature]
FOR [Signature]
VALIDATION OR SIGNATURE OF CASHIER

PETITION FOR SPECIAL HEARING
15th Election District

LOCATION: East Side of North Point Road, 330 feet North of East Battlegrove Road (4040 North Point Road)

DATE AND TIME: Tuesday, March 25, 1986, at 11:00 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 Special Hearing for a nonconforming use as a Tavern/Restaurant

Being the property of Joseph C. Zacierka, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) 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

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: March 10, 1986

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

SUBJECT: Zoning Petitions No. 86-367-SPH, 86-364-SPH, 86-366-SPH, 86-368-SPH and 86-369-SPH

In view of the subject of these petitions, this office offers no comment.

Norman E. Gerber
Norman E. Gerber, AICP
Director

NEG:JGH:slm

APR 5 1986

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

February 27, 1986

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

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

Chairman

MEMBERS

Bureau of
Engineering
Department of
Traffic Engineering
State Roads Commission
Bureau of
Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial
Development

RE: Item No. 255 - Case No. 86-366-SPH
Petitioner - Joseph C. Zacierka
Special Hearing Petition

Dear Mr. Zacierka:

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,

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

JED:mr

Enclosures



BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P.E.
DIRECTOR

June 7, 1985

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

Re: Item #255 (1984-1985)
Property Owner: Joseph C. Zacierka
E/S North Point Rd. 330.46' N/W New
Battle Grove Rd.
Acres: 118/100 x 475.8/532.70
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:

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

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

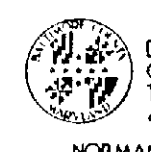
Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

Very truly yours,

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

JAM:EAM:GDL:ss

cc: File



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3271

NORMAN E. GIBSON
DIRECTOR

APRIL 22, 1985

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

Re: Zoning Advisory Meeting of March 12, 1985
Item # 255
Property Owner: Joseph C. Zacierka
Location: E/S North Point Rd. 330.46' N/W
NEW BATTLE GROVE 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.

- (X) 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 22-58 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 1/15/85.
- () Landscaping: Must comply with Baltimore County Landscape Manual.
- () The property is located in a deficient service area as defined by 811 178-79. No building permit may be issued until a Reserve Capacity Use Certificate has been issued. The deficient service is 15.
- () The property is located in a traffic area controlled by a "D" level intersection as defined by 811 178-79, and as conditions change traffic capacity may become more limited. The Basic Services Areas are re-evaluated annually by the County Council.
- () Additional comments:

cc: James Hoswell

Eugene A. Rober
Chief, Current Planning and Development



BALTIMORE COUNTY
DEPARTMENT OF TRAFFIC ENGINEERING
TOWSON, MARYLAND 21204
494-3550

STEPHEN E. COLLINS
DIRECTOR

March 15, 1985

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

Item No. 255 -ZAC- Meeting of March 12, 1985
Property Owner: Joseph C. Zacierka
Location: E/S North Point Road 330.46' N/W New Battle Grove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special hearing to approve a non-conforming use as a tavern/restaurant.

Acres: 118/100 X 475.8/532.70
District: 15th

Dear Mr. Jablon:

Should this site be found to be a non-conforming use then this department has no comments; if the site is to be of a conforming use then it will be required to meet all County standards.

Michael S. Flanagan
Michael S. Flanagan
Traffic Engineering Assoc. II

MSF/cum



BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204-2566
494-4500

PAUL H. FEINCKE
CHIEF

March 11, 1985

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owner: Joseph C. Zacierka

Location: E/S N. Pt. Rd. 330.46' N/W New Battle Grove Rd.
Item No.: 255 Zoning Agenda: 3/12/85

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.

- (X) 1. Fire hydrants for the referenced property are required and shall be located at intervals or 300 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.

REVIEWED BY: *Paul H. Feincke*
Noted and Approved: *Roy W. Kemmer*
Fire Prevention Bureau
Special Inspection Division

/s/



BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
494-3000

March 20, 1985

TO: JAMES A. MARKLE
DIRECTOR

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

Dear Mr. Jablon:

Comments on Item # 255 Zoning Advisory Committee Meeting are as follows:

Property Owner: Joseph C. Zacierka
Location: E/S North Point Road 330.46' N/W New Battle Grove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special hearing to approve a non-conforming use as a tavern/restaurant.

Acres: 118/100 x 475.8/532.70
District: 15th.

The items checked below are applicable:

- (X) 1. All structures shall conform to the Baltimore County Building Code 1981/Council Ordinance 1111-4-62 State of Maryland Code for the Handicapped and Aged; and other applicable Codes.
- (X) 2. A building/ & other miscellaneous permit shall be required before beginning construction.
- () 3. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/are not required. Non-reproduced seals and signatures are required on Plans and Technical Data.
- (X) 4. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- (X) 5. An exterior wall erected within 6'0" for Commercial uses or 3'0" for One & Two Family use group of an adjacent lot line shall be of one hour fire resistive construction. No openings permitted within 3'0" of lot lines. A fire wall is required if construction is on the lot line, see Table 401, Line 2, Section 1107 and Table 1405, also Section 903-2.
- () 6. Requested variance appears to conflict with the Baltimore County Building Code, Section 9.
- () 7. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- () 8. Before this office can comment on the above structure, please have the owner, hire the services of a Registered in Maryland Architect or Engineer certify to this office that the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 505 and the required construction classification of Table 401.
- () 9. Comments

NOTE: These 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, additional information may be obtained by visiting Room 120 (Plans Review) at 111 W. Chesapeake Ave., Towson.

Very truly yours,

Charles E. Burman
Charles E. Burman, Chief
Bureau of Public Services

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

March 28, 1985

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

Nicholas B. Commodari
Chairman

MEMBERS

Bureau of
Engineering
Department of
Traffic Engineering
State Roads Commission
Bureau of
Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial
Development

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

RE: Item No. 255
Petitioner - Joseph C. Zacierka
Special Hearing Petition

Dear Mr. Zacierka:

Recently a meeting was held with various members of this Committee in order to discuss the above referenced petition. At that time, it was verbally indicated that revised site plans and/or further information about this proposal would be required from the following departments:

Mr. George Whittman
State Highways Administration
659-1350

In order to avoid any future delays in processing this petition, you should contact the representative from the above department(s) and discuss the required revisions and/or requested information. When discussing this petition, it should be referred to by the above referenced item number. After discussing this matter with the above representative(s), you should contact me at 494-3591 in order to determine the outcome of said discussion and what your future course of action will be. Until this matter is resolved, the petition will not be scheduled for a hearing.

Very truly yours,

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

NBC:bsc:mr

File



Maryland Department of Transportation
State Highway Administration

William K. Hellmann
Secretary
Hal Vassell
Administrator

March 16, 1985

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

Attn: Mr. N. Commodari

Re: ZAC Meeting of 3-12-85
ITEM: #255
Property Owner: Joseph C. Zacierka
Location: E/S North Point Road, Route 151, 330.46' N/W New Battle Grove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special Hearing to approve a non-conforming use as a tavern/restaurant.
Acres: 118/100 x 475.8/532.70
District: 15th

Dear Mr. Jablon:

On review of the revised site plan of 10-15-84 and field inspection, the State Highway Administration will require the plan to be revised.

The revised plan must show the following:

1. The existing channelized entrances along the North Point Blvd. (Route 151) frontage in detail.
2. The additional unpaved parking area on the northwest side of the existing building.
3. The new addition to the rear of the existing building (addition may be related to fire damage).
4. The existing metal storage building located northeast of the existing building and paved area.

My telephone number is (301) 659-1350

Teletypewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 707 North Calvert St., Baltimore, Maryland 21203 - 0717

APR 6 1985

Mr. A. Jablon -2- March 16, 1985

5. Show the unchanneled access to Old North Point Road (Route 20) with detail topography for Old North Point Road for the entire frontage of the site.

The State Highway Administration - Bureau of Engineering Access Permits will require the owner of the site to improve all access to Old North Point Road (Route 20) to meet existing S.H.A. Standards.

Upon receipt of the revised site plan additional comments will be provided for improvements to Route 20.

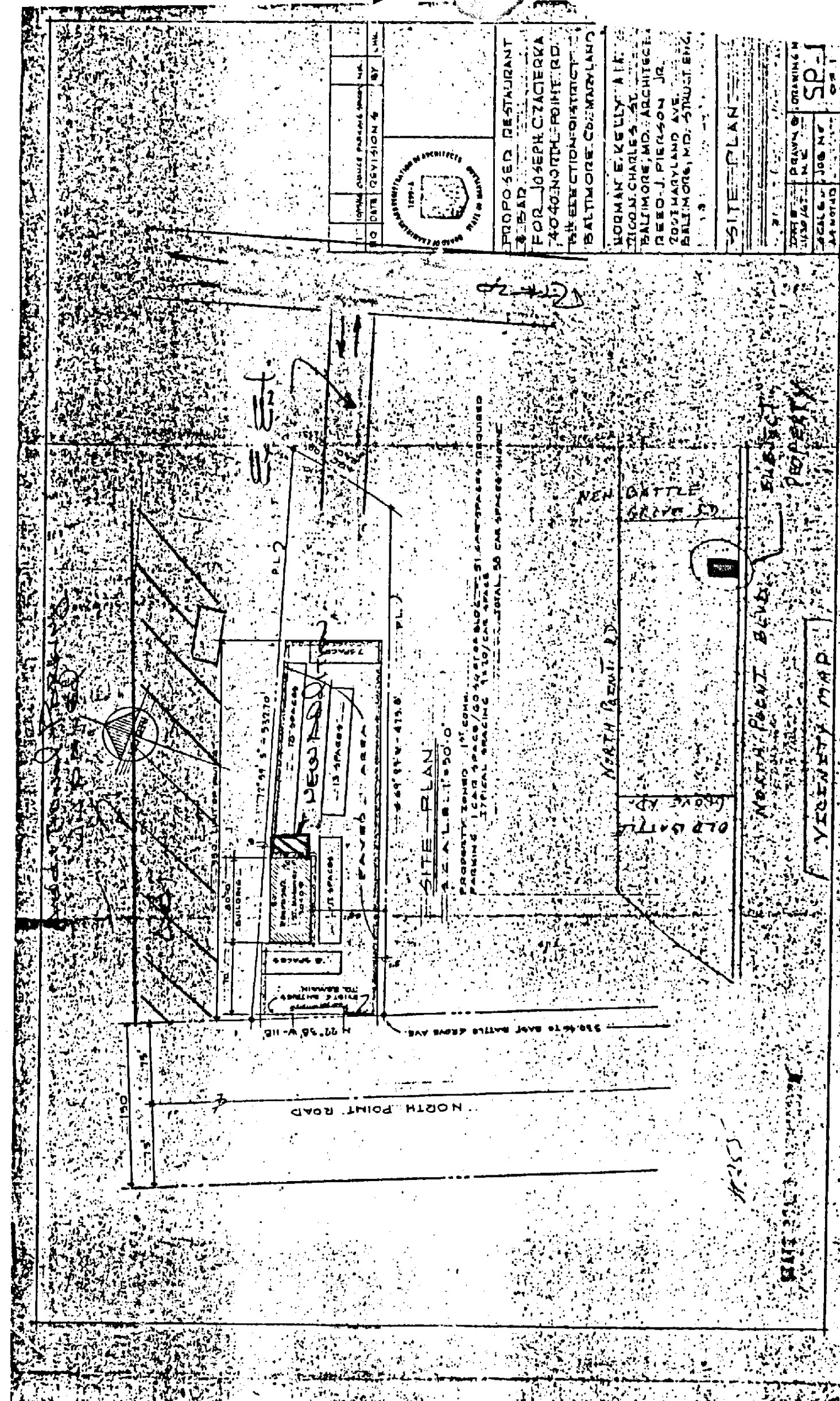
It is requested the site plan be revised and all entrance improvements to Old North Point Road be shown on the revised site plan prior to a hearing date being set.

Very truly yours,
Charles Lee, Chief
Bureau of Engineering
Access Permits

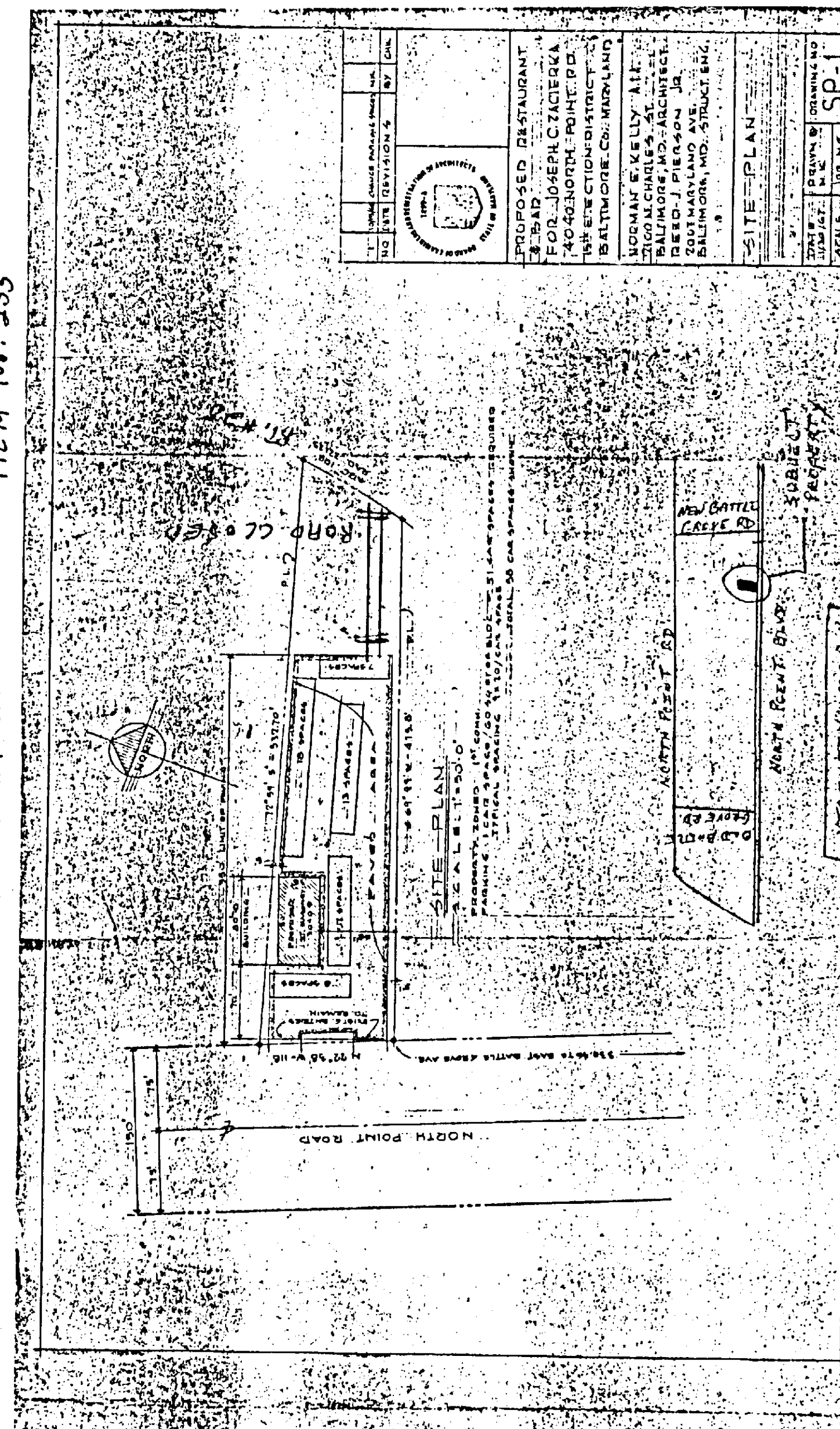
By: George Wittman

CL:GW:maw

cc: Mr. J. Ogle



STORISMAN'S INN
4040 NORTH POINT BLVD.
BPTO. CO. ZONING PLANS
ITEM NO. 255



CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222 March 7, 1986

THIS IS TO CERTIFY, that the annexed advertisement of Arnold Jablon in the matter of Pet. for Spec. Reg. - P.O. #74210 - Reg. #187542 - 72 lines @ \$28.80, was inserted in **The Dundalk Eagle** a weekly newspaper published in Baltimore County, Maryland, once a week for one successive weeks before the 7th day of March 1986; that is to say, the same was inserted in the issues of March 6, 1986

Kimbel Publication, Inc.
per Publisher.

By K.C. Ogle

PETITION FOR SPECIAL HEARING
15 Section District
LOCATION: East Side of North Point Road, 330 feet North of East Battlegrove Road (4040 North Point Road)
DATE AND TIME: Tuesday, March 25, 1986, at 11:00 a.m.
PUBLIC HEARING: Room 100, 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 for Special Hearing for a nonconforming use as a Tavern/Restaurant.
Being the property of Joseph C. Zaciarka, as shown on plat plan filed with the Zoning Office.
In the event that this Petitioner 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

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 6, 1986

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 March 6, 1986.

THE JEFFERSONIAN,

18 Kenton
Publisher

Cost of Advertising

86-366-SPH 22.00

PETITION FOR SPECIAL HEARING
156 Section District
LOCATION: East Side of North Point Road, 330 feet North of East Battlegrove Road (4040 North Point Road)
DATE AND TIME: Tuesday, March 25, 1986, at 11:00 a.m.
PUBLIC HEARING: Room 100, 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 for Special Hearing for a nonconforming use as a Tavern/Restaurant.
Being the property of Joseph C. Zaciarka, as shown on plat plan filed with the Zoning Office.
In the event that this Petitioner 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

Maryland Department of Transportation
State Highway Administration

William K. Hollmann
Secretary
Hal Kasseff
Assistant Secretary

June 12, 1985

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

Att: Mr. N. Commodari

Re: Additional Comments
ZAC Meeting of 3-12-85
ITEM: #255.
Property Owner: Joseph C. Zaciarka
Location: E/S North Point Road, Route 151, 330.46' N/W N.W. Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special Hearing to approve a non-conforming use as a tavern/restaurant.
Acres: 118/100 x 475.8/532.70
District: 15th

Dear Mr. Jablon:

On review of the revised submittal eliminating all access to Old North Point Road (Route 20), the State Highway Administration finds the plan generally acceptable.

Very truly yours,
Charles Lee, Chief
Bureau of Engineering
Access Permits

By: George Wittman

CL:GW:maw

Attachment

cc: Mr. J. Ogle

My telephone number is (301) 622-1350

Typewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 707 North Calvert St., Baltimore, Maryland 21203-0717

Case No. 86-366-SPH

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 28th day of March, 1986

ARNOLD JABLON
Zoning Commissioner

Petitioner Joseph C. Zaciarka
Petitioner's Attorney

Received by: James E. Dyer
Chairman, Zoning Plans (M)
Advisory Committee

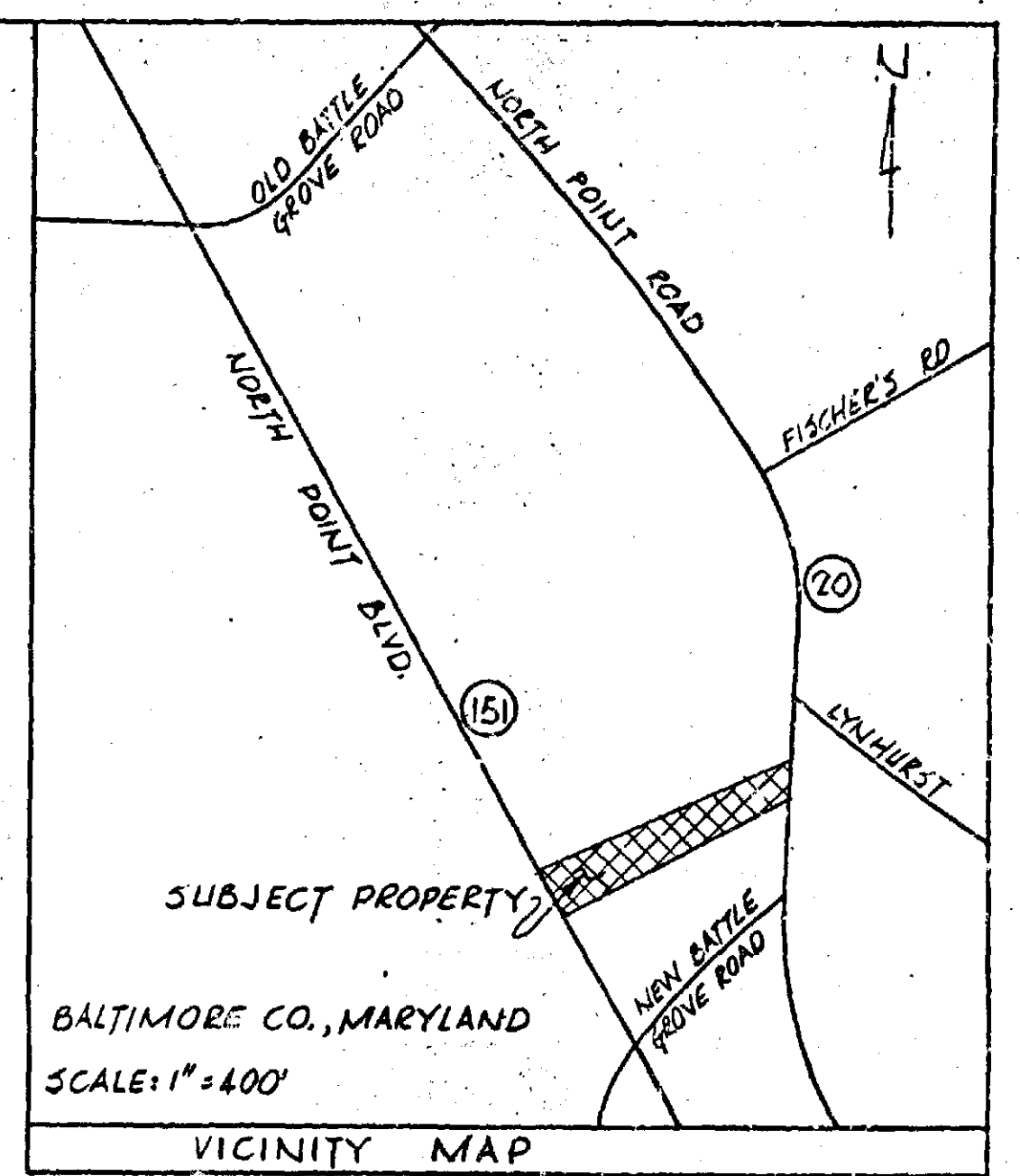
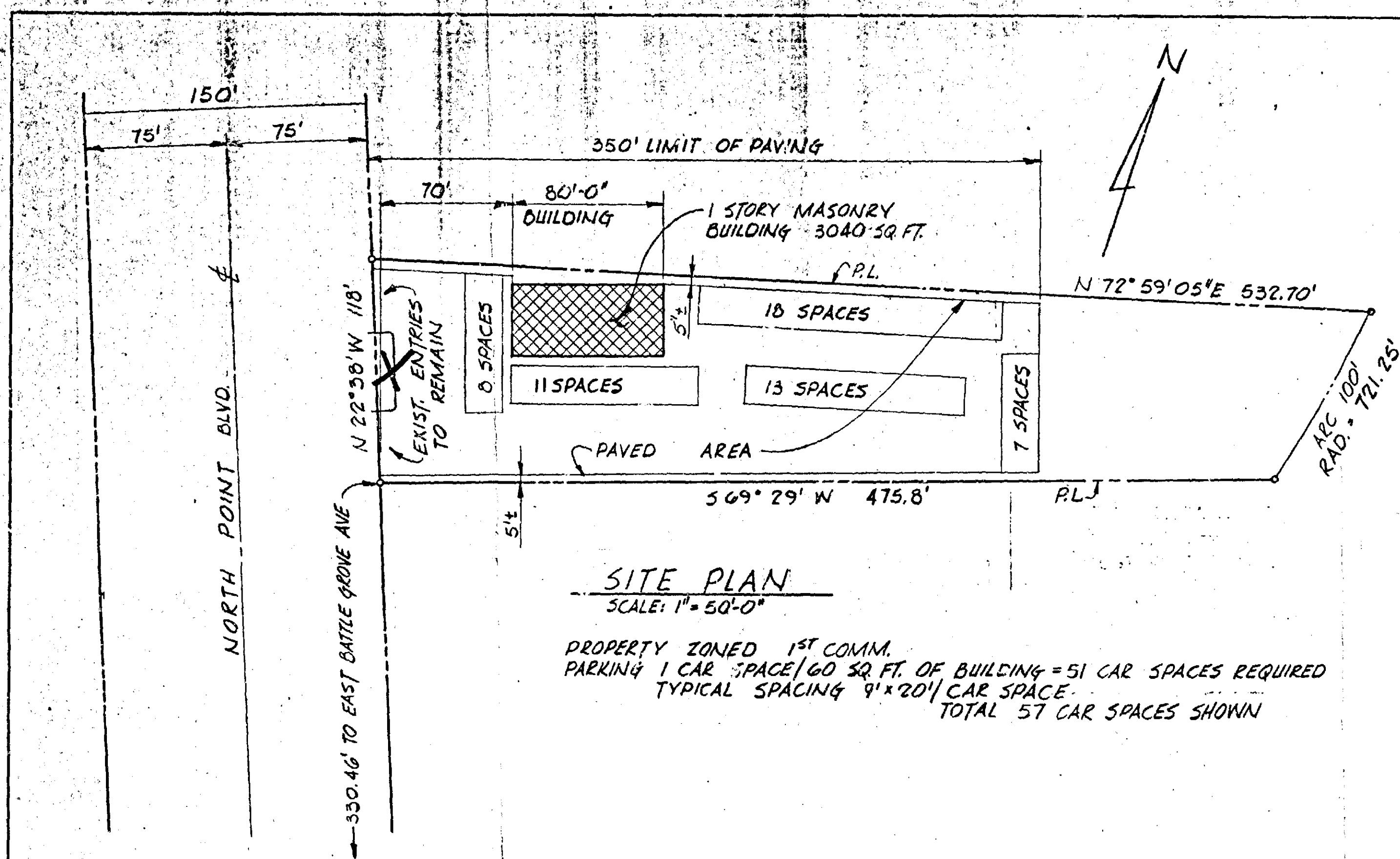
CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 15th Date of Posting: 3/1/86
Posted for: Special Hearing
Petitioner: Joseph C. Zaciarka
Location of property: E/S North Point Road, 330' N/W N.W. Battlegrove Road
Location of Sign: E/S North Point Road, across E. Battlegrove, on property of Petitioner
Remarks: Current address 4040 North Point Rd. N.W. Battlegrove Rd.
Posted by: [Signature] Date of return: 3/1/86
Number of Signs: 1



Photo

APR 6 1987

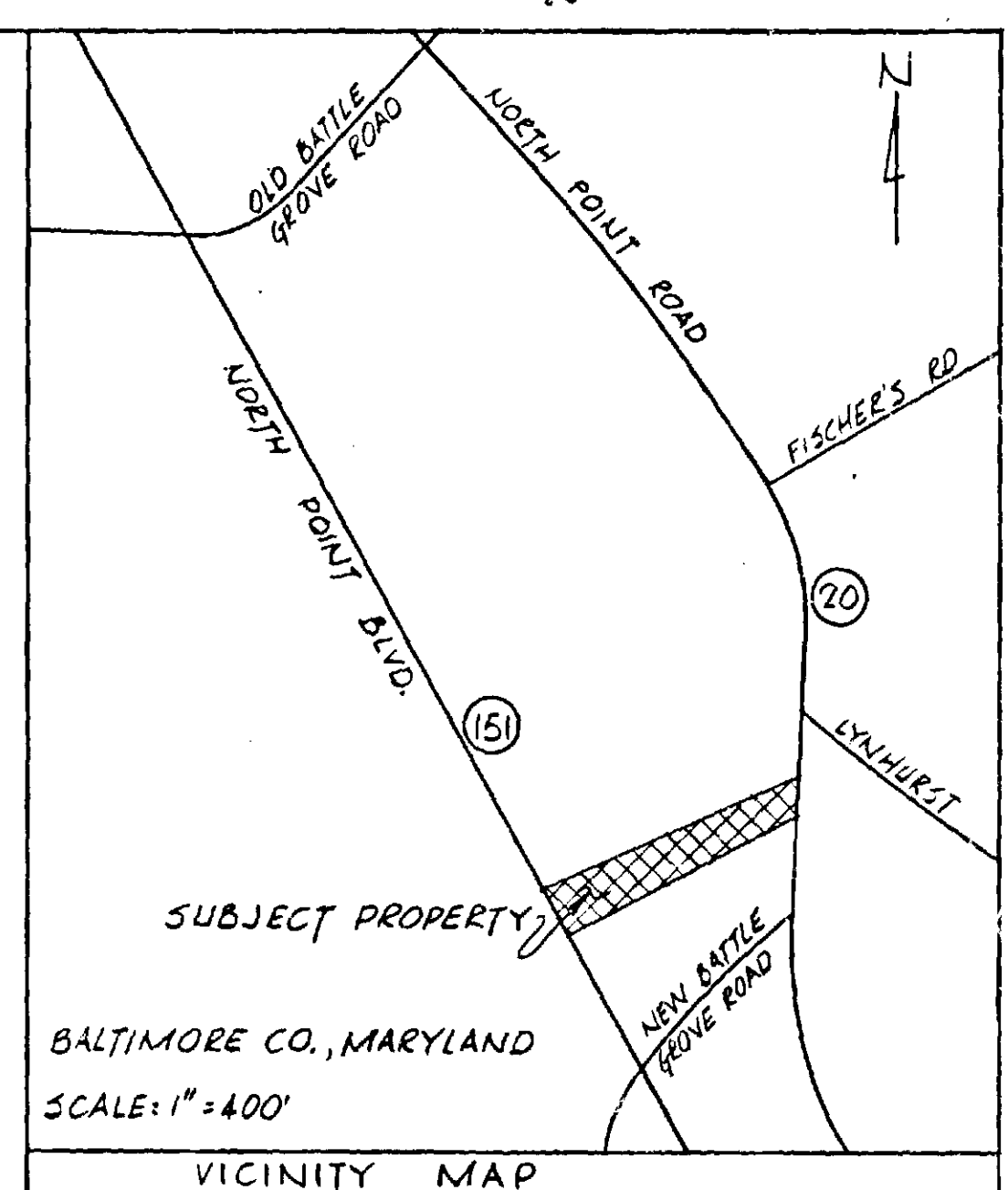
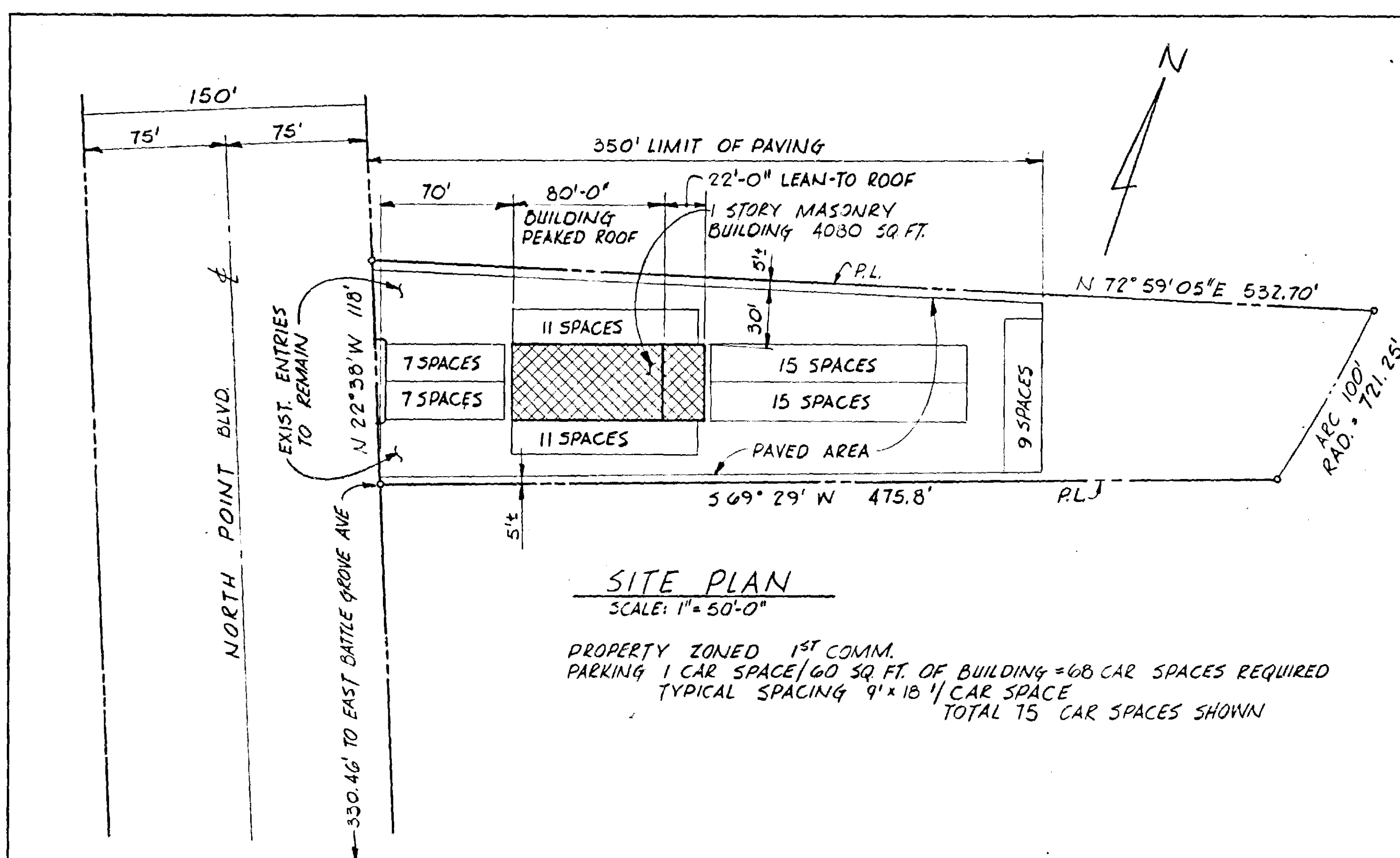


RESTAURANT AND BAR
FOR
JOSEPH C. ZACIERKA
4040 NORTH POINT RD.
15TH ELECTION DISTRICT
BALTIMORE CO., MARYLAND

SITE PLAN

DATE: 10/22/85	DRAWN BY: LRL	DRAWING NO. SP-1
SCALE: AS NOTED	JOB NO.	OF 1

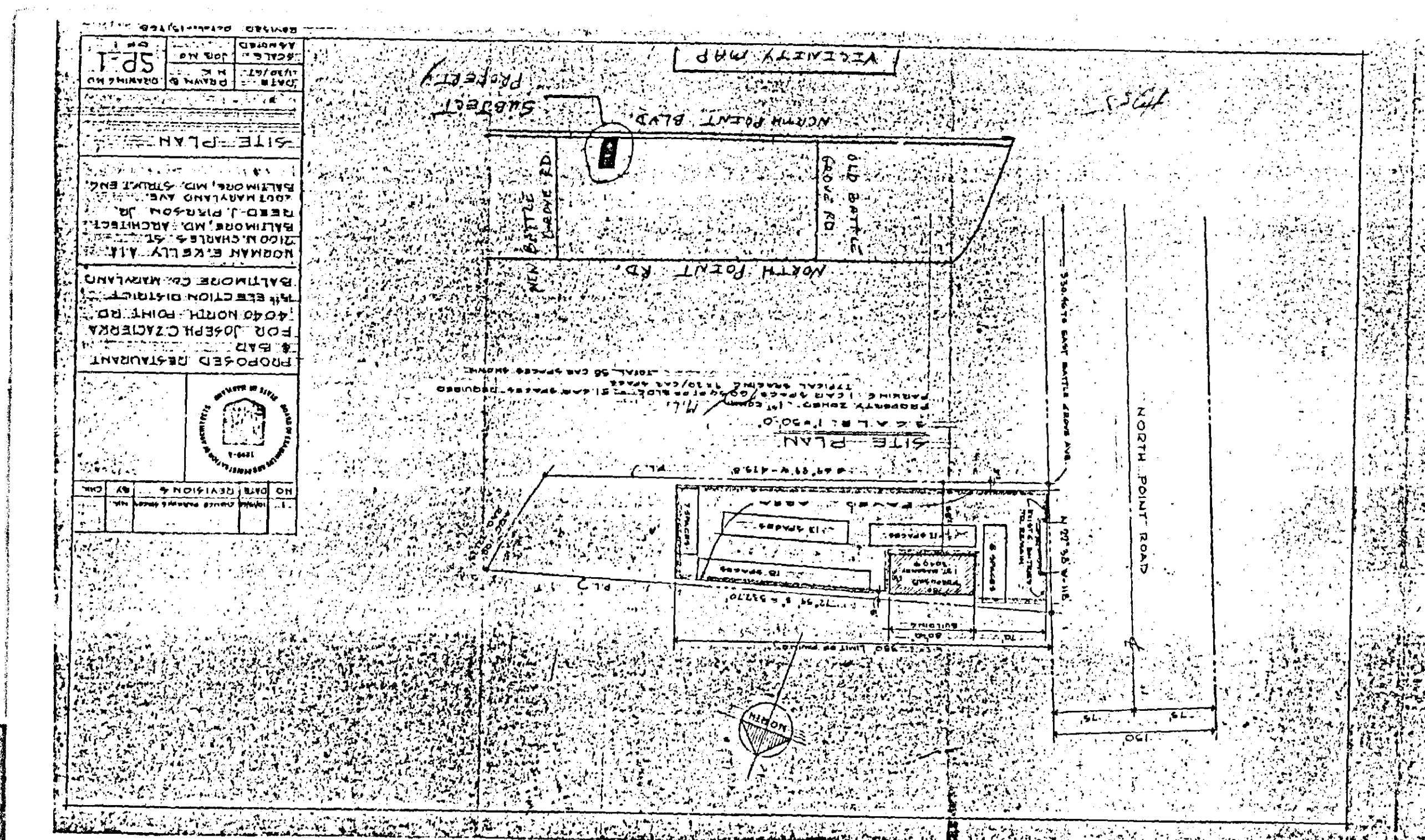
86-366-SPA #255 (84-85)
1-13-86
REVISED PLANS
LRL



RESTAURANT AND BAR
FOR
JOSEPH C. ZACIERKA
4040 NORTH POINT RD.
15TH ELECTION DISTRICT
BALTIMORE CO., MARYLAND

SITE PLAN

DATE: 3-26-86	DRAWN BY: LRL	DRAWING NO. SP-1
SCALE: AS NOTED	JOB NO.	OF 1



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

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition a Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve a Non-conforming use as a Tavern/Restaurant

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

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

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: Legal Owner(s):
(Type or Print Name) Joseph C. Zacierka
Signature Signature
Address (Type or Print Name)
City and State
Attorney for Petitioner: 255
(Type or Print Name) 7751 North Point Creek Rd. 477-4944
Address Phone No.
Signature Sparrows Point, Md. 21219
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Address Same as Above
City and State Name
Attorney's Telephone No.: Address Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 19th day of February, 1986, 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 25th day of March, 1986, at 11:00 o'clock

Arnold Jablon
Zoning Commissioner of Baltimore County

(over)



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

ARNOLD JABLON
ZONING COMMISSIONER

April 10, 1986

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, MD 21219

RE: PETITION SPECIAL HEARING
E/S of North Point Road, 330'
N of East Battlegrove Road
(4040 North Point Road) -
15th Election District
Joseph C. Zacierka, Petitioner
Case No. 86-366-SPH

Dear Mr. Zacierka:

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

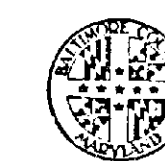
Very truly yours,

Jean M. H. Jung
Deputy Zoning Commissioner

JMH:bg

Attachments

cc: People's Counsel



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

ARNOLD JABLON
ZONING COMMISSIONER

March 12, 1986

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

RE: PETITION FOR SPECIAL HEARING
E/S North Point Rd., 330' N of East
Battlegrove Rd. (4040 North Point Rd.)
15th Election District
Joseph C. Zacierka - Petitioner
Case No. 86-366-SPH

Dear Mr. Zacierka:

This is to advise you that \$55.40 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. 018455

more County, Maryland, and remit
bidding, Towson, Maryland

DATE 3-25-86 ACCOUNT R-01-615-000
AMOUNT \$ 55.40
RECEIVED FROM [Signature]
FOR [Signature]
VALIDATION OR SIGNATURE OF CASHIER

IN RE: PETITION SPECIAL HEARING
E/S of North Point Road, 330'
N of East Battlegrove Road
(4040 North Point Road) -
15th Election District
Joseph C. Zacierka, Petitioner

BEFORE THE
DEPUTY ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case No. 86-366-SPH

The Petitioner herein requests a special hearing for approval of a nonconforming use as a tavern/restaurant.

Testimony by the Petitioner indicated that the existing tavern/restaurant, indicated on the plan dated March 26, 1986 and submitted to this file, was built in 1969 and has been continuously operated as such from 1969 to date. The zoning on the property has always been M.L., which in 1969, but not since 1971, allowed the construction of a tavern/restaurant. There were no Protestants.

Pursuant to the advertisement, posting of property, and public hearing on the Petition, and after due consideration of the testimony and evidence presented, in the opinion of the Deputy Zoning Commissioner, the granting of the Special Hearing would be in strict harmony with the spirit and intent of the Baltimore County Zoning Regulations (BCZR) and would not be detrimental to the health, safety and general welfare of the community and, therefore, should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 10th day of April, 1986, that the herein Petition for Special Hearing to approve a nonconforming use as a tavern/restaurant, in accordance with the plan submitted, dated March 26, 1986 and filed herein, is hereby GRANTED from and after the date of this Order.

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

ORDER RECEIVED FOR FILING
DATE April 10, 1986
BY [Signature]

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

February 21, 1986

NOTICE OF HEARING

RE: PETITION FOR SPECIAL HEARING
E/S North Point Rd., 330' N of East Battlegrove Rd.
(4040 North Point Rd.)
15th Election District
Joseph C. Zacierka - Petitioner
Case No. 86-366-SPH

TIME: 11:00 a.m.

DATE: Tuesday, March 25, 1986

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

[Signature]
Zoning Commissioner
of Baltimore County

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
DATE 2/27/86 ACCOUNT R-01-615-000
AMOUNT \$ 102.00
RECEIVED FROM [Signature]
FOR [Signature]
VALIDATION OR SIGNATURE OF CASHIER

PETITION FOR SPECIAL HEARING
15th Election District

LOCATION: East Side of North Point Road, 330 feet North of East Battlegrove Road (4040 North Point Road)

DATE AND TIME: Tuesday, March 25, 1986, at 11:00 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 Special Hearing for a nonconforming use as a Tavern/Restaurant

Being the property of Joseph C. Zacierka, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) 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

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: March 10, 1986
Norman E. Gerber, AICP, Director
FROM: Office of Planning and Zoning
SUBJECT: Zoning Petitions No. 86-367-SPH, 86-364-SPH, 86-366-SPH, 86-368-SPH and 86-369-SPH

In view of the subject of these petitions, this office offers no comment.

Norman E. Gerber
Norman E. Gerber, AICP
Director

NEG:JGH:slm

APR 5 1987

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

February 27, 1986

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

Chairman

MEMBERS

Bureau of
Engineering
Department of
Traffic Engineering
State Roads Commission
Bureau of
Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial
DevelopmentRE: Item No. 255 - Case No. 86-366-SPH
Petitioner - Joseph C. Zacierka
Special Hearing Petition

Dear Mr. Zacierka:

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,

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

JED:mr

Enclosures

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

June 7, 1985

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

Re: Item #255 (1984-1985)
Property Owner: Joseph C. Zacierka
E/S North Point Rd. 330.46' N/W New
Battle Grove Rd.
Acres: 118/100 x 475.8/532.70
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:

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

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

Very truly yours,

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

JAM:EAM:GDL:ss

cc: File

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3271
NORMAN E. GENDER
DIRECTOR

APRIL 22, 1985

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

Re: Zoning Advisory Meeting of March 12, 1985
Item # 255
Property Owner: Joseph C. Zacierka
Location: E/S North Point Rd. 330.46' N/W
NEW BATTLE GROVE 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.

- (X) 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 22-58 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 _____.
- () Landscaping: Must comply with Baltimore County Landscape Manual.
- () The property is located in a deficient service area as defined by 811 178-79. No building permit may be issued until a Reserve Capacity Use Certificate has been issued. The deficient service is _____.
- () The property is located in a traffic area controlled by a "D" level intersection as defined by 811 178-79, and as conditions change traffic capacity may become more limited. The Basic Services Areas are re-evaluated annually by the County Council.
- () Additional comments: _____

cc: James Howell

Eugene A. Rober
Chief, Current Planning and DevelopmentBALTIMORE COUNTY
DEPARTMENT OF TRAFFIC ENGINEERING
TOWSON, MARYLAND 21204
494-3550STEPHEN E. COLLINS
DIRECTOR

March 15, 1985

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

Item No. 255 -ZAC- Meeting of March 12, 1985
Property Owner: Joseph C. Zacierka
Location: E/S North Point Road 330.46' N/W New Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special hearing to approve a non-conforming use as a tavern/restaurant.

Acres: 118/100 X 475.8/532.70
District: 15th

Dear Mr. Jablon:

Should this site be found to be a non-conforming use then this department has no comments; if the site is to be of a conforming use then it will be required to meet all County standards.

Michael S. Flanagan
Michael S. Flanagan
Traffic Engineering Assoc. II

MSF/cum

BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204-2566
494-4500PAUL H. REINCKE
CHIEF

March 11, 1985

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owner: Joseph C. Zacierka

Location: E/S N. Pt. Rd. 330.46' N/W New Battlegrove Rd.
Item No.: 255 Zoning Agenda: 3/12/85

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.

- (X) 1. Fire hydrants for the referenced property are required and shall be located at intervals of 300 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.

REVIEWED BY: *Paul H. Reincke*
Paul H. Reincke, Chief
Special Inspection Division

Noted and

Approved: *Roy W. Kemmer*Roy W. Kemmer
Fire Prevention Bureau

/nb

BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
494-3000

March 20, 1985

TO: JAMES A. MARKLE, P.E.
DIRECTORMr. Arnold Jablon, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Jablon:

Comments on Item # 255 Zoning Advisory Committee Meeting are as follows:

Property Owner: Joseph C. Zacierka
Location: E/S North Point Road 330.46' N/W New Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special hearing to approve a non-conforming use as a tavern/restaurant.

Acres: 118/100 x 475.8/532.70
District: 15th.

The items checked below are applicable:

- (X) 1. All structures shall conform to the Baltimore County Building Code 1981/Council 1111 J-62 State of Maryland Code for the Handicapped and Aged; and other applicable Codes.
- (X) 2. A building/ & other miscellaneous permit shall be required before beginning construction.
- () 3. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/are not required. Non-reproduced seals and signatures are required on Plans and Technical Data.
- (X) 4. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- (X) 5. An exterior wall erected within 6'0" for Commercial uses or 3'0" for One & Two Family use group of an adjacent lot line shall be of one hour fire resistive construction. No openings permitted within 3'0" of lot lines. A fire wall is required if construction is on the lot line, see Table 401, Line 2, Section 1107 and Table 1405, also Section 903.2.
- () 6. Requested variance appears to conflict with the Baltimore County Building Code, Section/_____
- () 7. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- () 8. Before this office can comment on the above structure, please have the owner, hire the services of a Registered in Maryland Architect or Engineer certify to this office that the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 505 and the required construction classification of Table 401.
- () 9. Comments _____

NOTE: These 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, additional information may be obtained by visiting Room 120 (Plans Review) at 111 W. Chesapeake Ave., Towson.

Very truly yours,

Charles E. Burbanck
Charles E. Burbanck, Chief
Bureau of Public Services

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

March 28, 1985

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204Nicholas B. Commodari
ChairmanMEMBERS
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
DevelopmentMr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

RE: Item No. 255
Petitioner - Joseph C. Zacierka
Special Hearing Petition

Dear Mr. Zacierka:

Recently a meeting was held with various members of this Committee in order to discuss the above referenced petition. At that time, it was verbally indicated that revised site plans and/or further information about this proposal would be required from the following departments:

Mr. George Whittman
State Highways Administration
659-1350

In order to avoid any future delays in processing this petition, you should contact the representative from the above department(s) and discuss the required revisions and/or requested information. When discussing this petition, it should be referred to by the above referenced item number. After discussing this matter with the above representative(s), you should contact me at 494-3391 in order to determine the outcome of said discussion and what your future course of action will be. Until this matter is resolved, the petition will not be scheduled for a hearing.

Very truly yours,

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

NBC:bsc:mr

File

Maryland Department of Transportation
State Highway AdministrationWilliam K. Hellmann
Secretary
Hal Vassell
Administrator

March 16, 1985

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

Attn: Mr. N. Commodari

Re: ZAC Meeting of 3-12-85
ITEM: #255
Property Owner: Joseph C. Zacierka
Location: E/S North Point Road, Route 151, 330.46' N/W New Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special Hearing to approve a non-conforming use as a tavern/restaurant.
Acres: 118/100 x 475.8/532.70
District: 15th

Dear Mr. Jablon:

On review of the revised site plan of 10-15-88 and field inspection, the State Highway Administration will require the plan to be revised.

The revised plan must show the following:

1. The existing channelized entrances along the North Point Blvd. (Route 151) frontage in detail.
2. The additional unpaved parking area on the northwest side of the existing building.
3. The new addition to the rear of the existing building (addition may be related to fire damage).
4. The existing metal storage building located northeast of the existing building and paved area.

My telephone number is (301) 659-1350

Teletypewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 707 North Calvert St., Baltimore, Maryland 21203 - 0717

APR 6 1987

Mr. A. Jablon -2- March 16, 1985

5. Show the unchanneled access to Old North Point Road (Route 20) with detail topography for Old North Point Road for the entire frontage of the site.

The State Highway Administration - Bureau of Engineering Access Permits will require the owner of the site to improve all access to Old North Point Road (Route 20) to meet existing S.H.A. Standards.

Upon receipt of the revised site plan additional comments will be provided for improvements to Route 20.

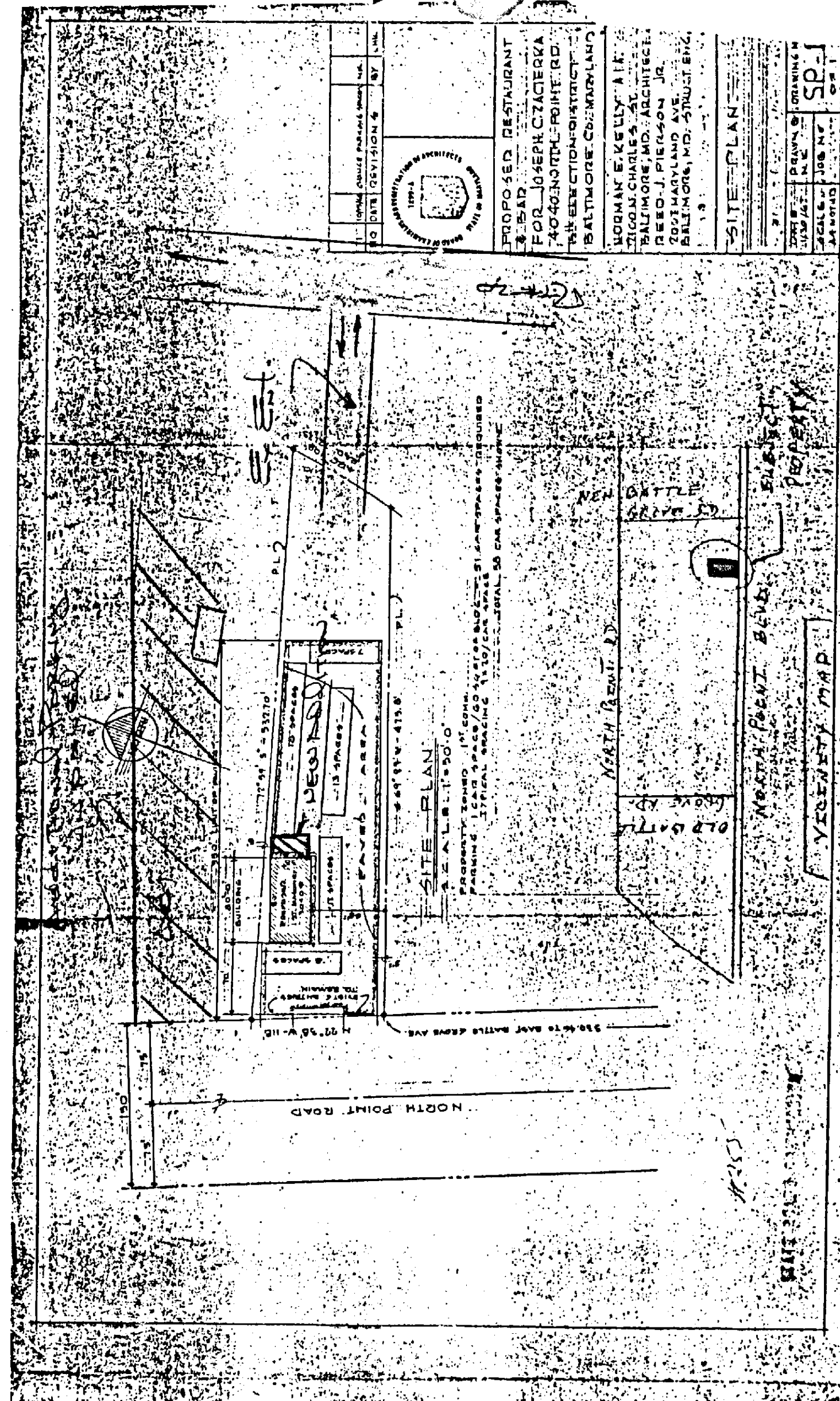
It is requested the site plan be revised and all entrance improvements to Old North Point Road be shown on the revised site plan prior to a hearing date being set.

Very truly yours,
Charles Lee, Chief
Bureau of Engineering
Access Permits

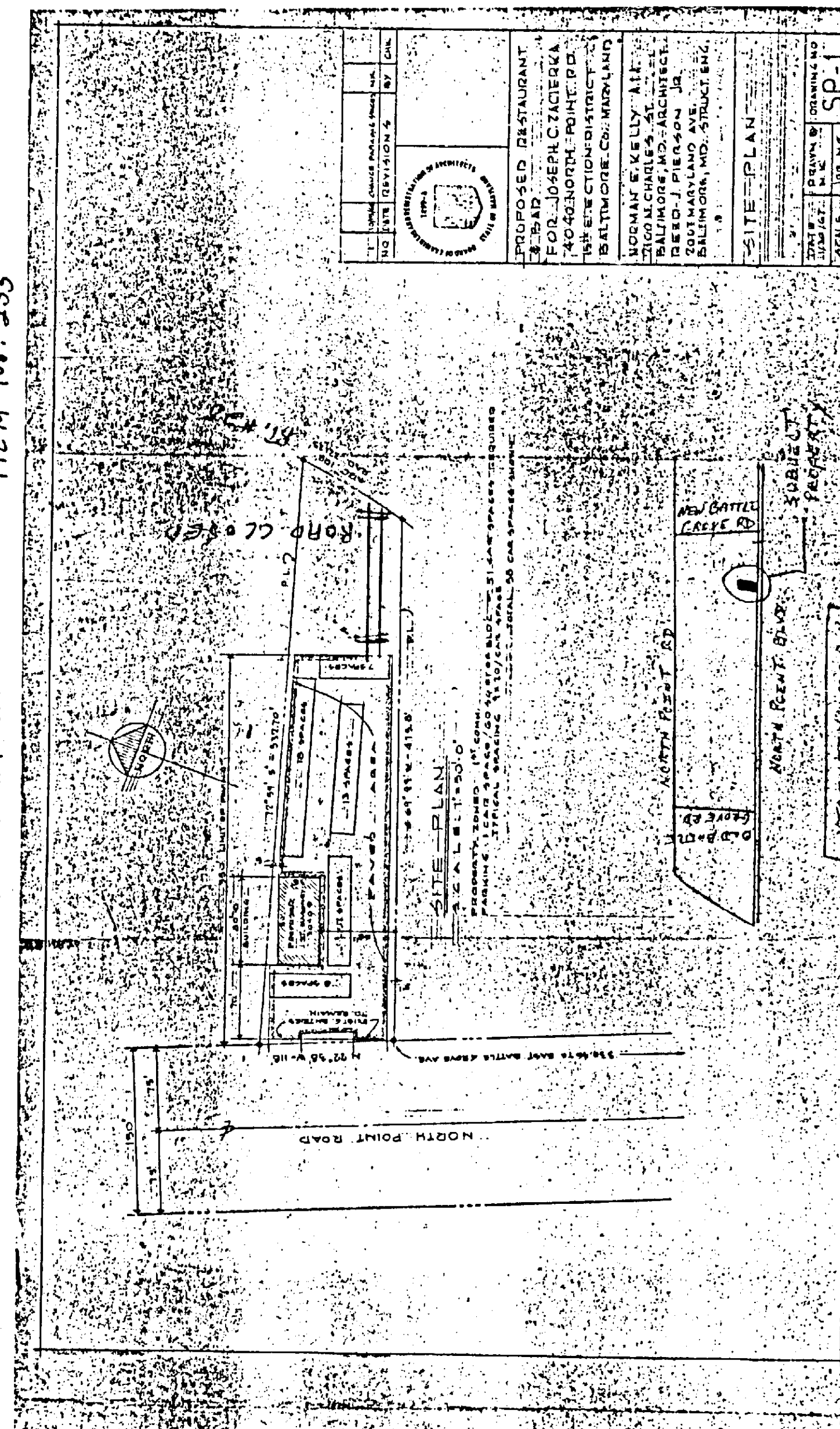
By: George Wittman

CL:GW:maw

cc: Mr. J. Ogle



STORISMAN'S INN
4040 NORTH POINT BLVD.
BPTO. CO. ZONING PLANS
ITEM NO. 255



CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222 March 7, 1986

THIS IS TO CERTIFY, that the annexed advertisement of Arnold Jablon in the matter of Pet. for Spec. Reg. - P.O. #74210 - Reg. #187542 - 72 lines @ \$28.80, was inserted in **The Dundalk Eagle** a weekly newspaper published in Baltimore County, Maryland, once a week for one successive weeks before the 7th day of March 1986; that is to say, the same was inserted in the issues of March 6, 1986

Kimbel Publication, Inc.
per Publisher.

By K.C. Ogle

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 6, 1986

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 March 6, 1986.

THE JEFFERSONIAN,

18 Kentish
Publisher

Cost of Advertising

86-366-SPH 22.00

Maryland Department of Transportation
State Highway Administration

William K. Hollmann
Secretary
Hal Kasseff
Assistant Secretary

June 12, 1985

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

Att: Mr. N. Commodari

Re: Additional Comments
ZAC Meeting of 3-12-85
ITEM: #255.
Property Owner: Joseph C. Zaciarka
Location: E/S North Point Road, Route 151, 330.46' N/W N.W. Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special Hearing to approve a non-conforming use as a tavern/restaurant.
Acres: 118/100 x 475.8/532.70
District: 15th

Dear Mr. Jablon:

On review of the revised submittal eliminating all access to Old North Point Road (Route 20), the State Highway Administration finds the plan generally acceptable.

Very truly yours,
Charles Lee, Chief
Bureau of Engineering
Access Permits

By: George Wittman

CL:GW:maw

Attachment

cc: Mr. J. Ogle

My telephone number is (301) 622-1350

Typewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 707 North Calvert St., Baltimore, Maryland 21203-0717

Case No. 86-366-SPH

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 28th day of March, 1985

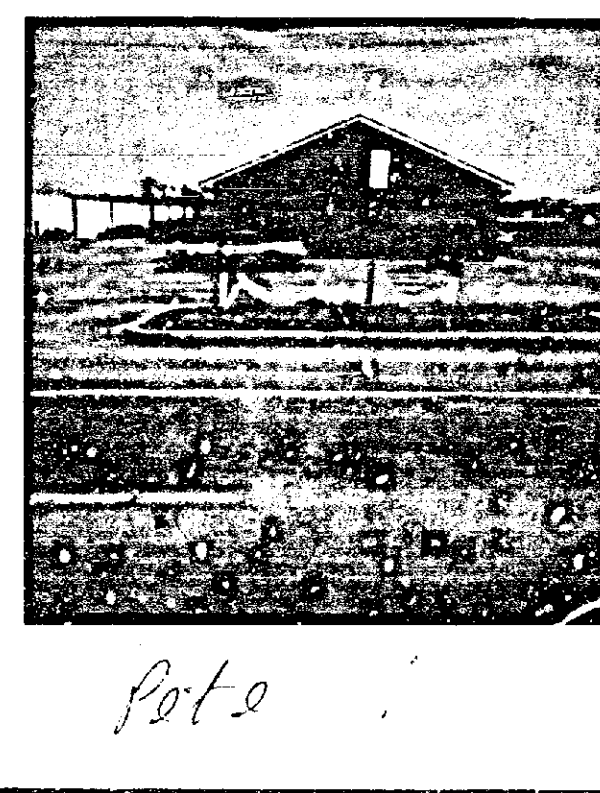
ARNOLD JABLON
Zoning Commissioner

Petitioner Joseph C. Zaciarka
Petitioner's Attorney

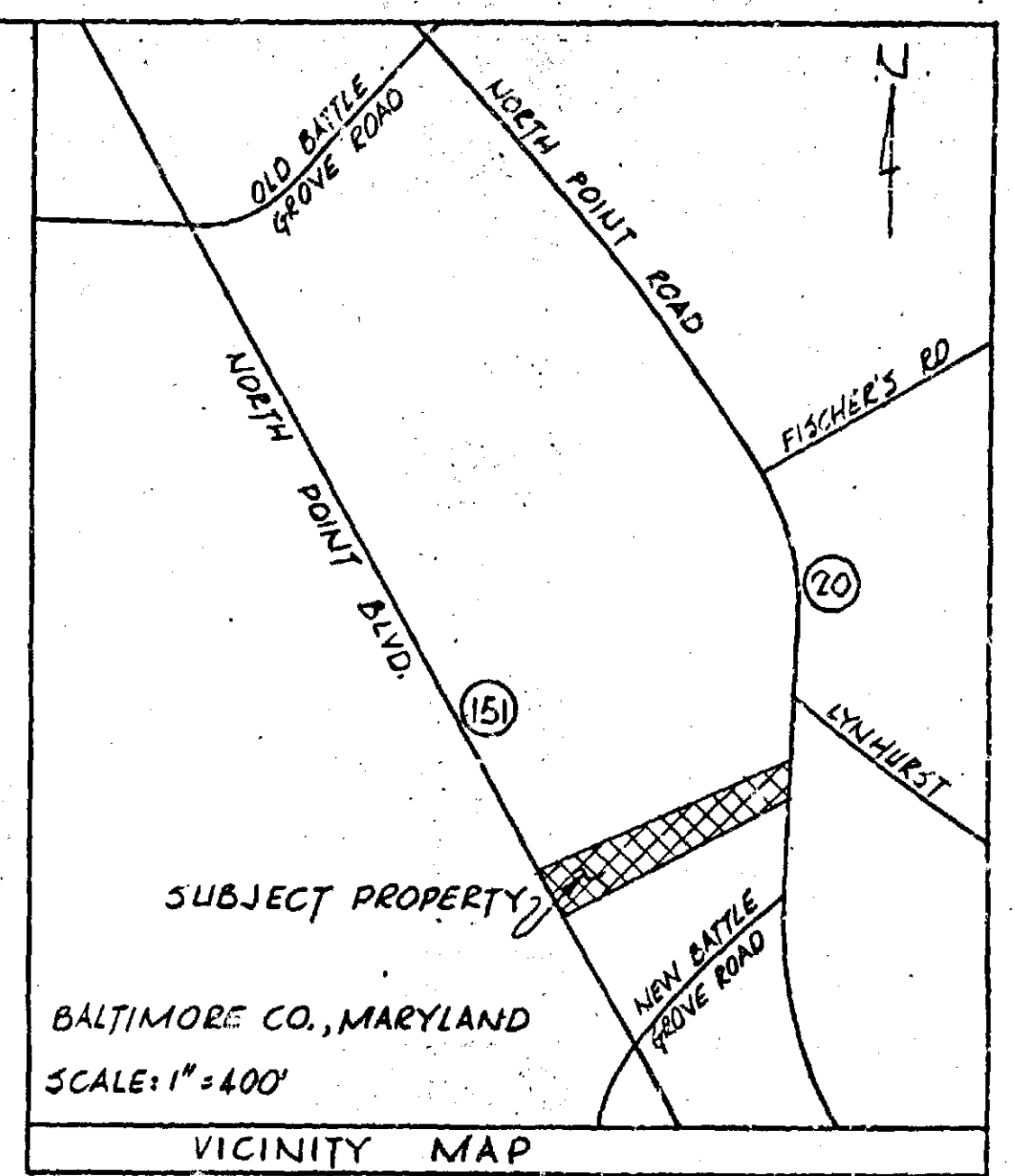
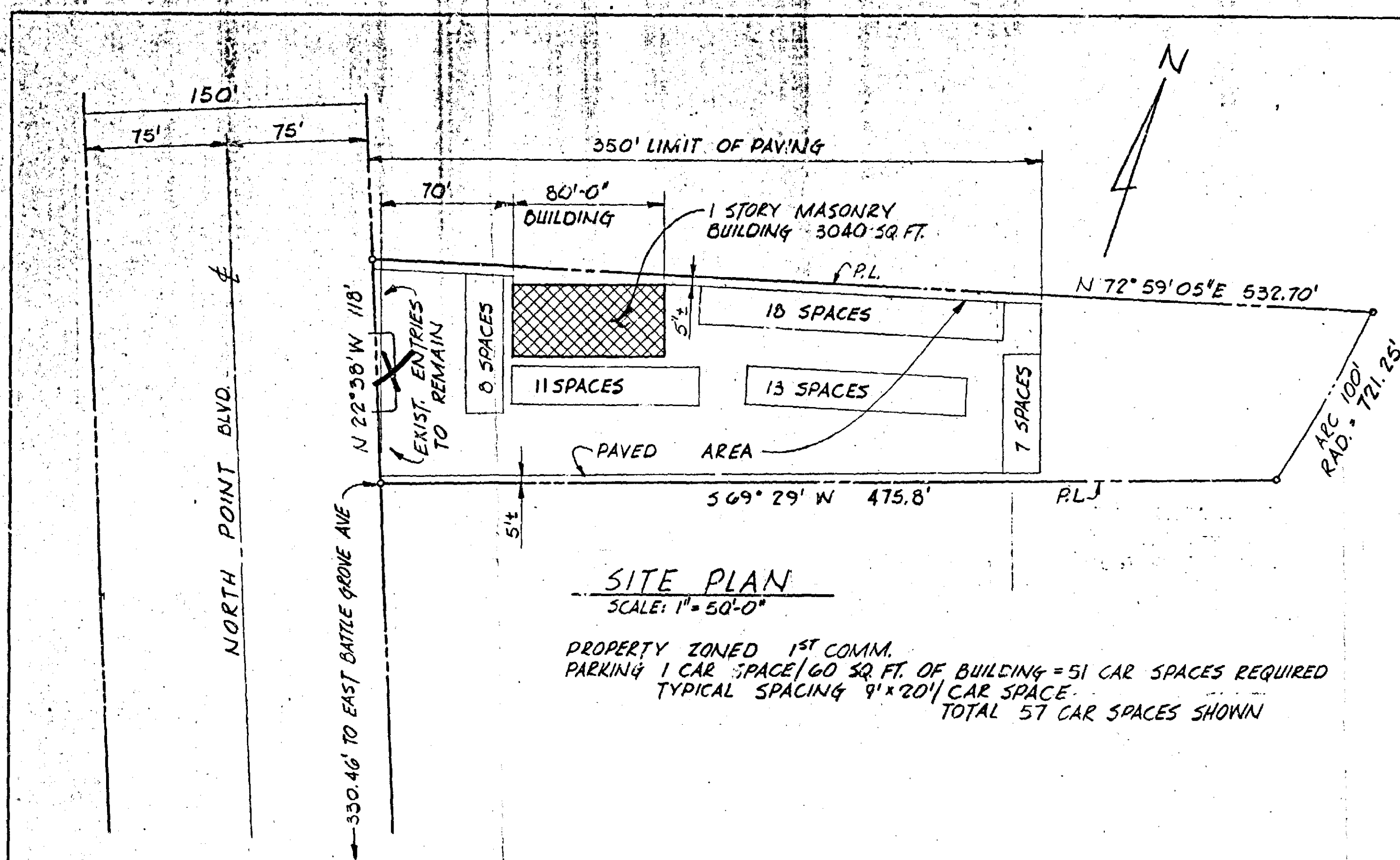
Received by: *James E. Dyer*
Chairman, Zoning Plans (M)
Advisory Committee

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 15th Date of Posting: 3/1/86
Posted for: Special Hearing
Petitioner: Joseph C. Zaciarka
Location of property: E/S North Point Road, 330.46' N/W N.W. Battlegrove Road
Location of Sign: E/S North Point Road, across E. Battlegrove, on property of P. Ogle
Remarks: Current address 4040 North Point Road, Apt. 1A, P.O. Box 717, Towson, MD 21203-0717
Posted by: *William K. Hollmann* Date of return: 3/1/86
Number of Signs: 1



APR 6 1987

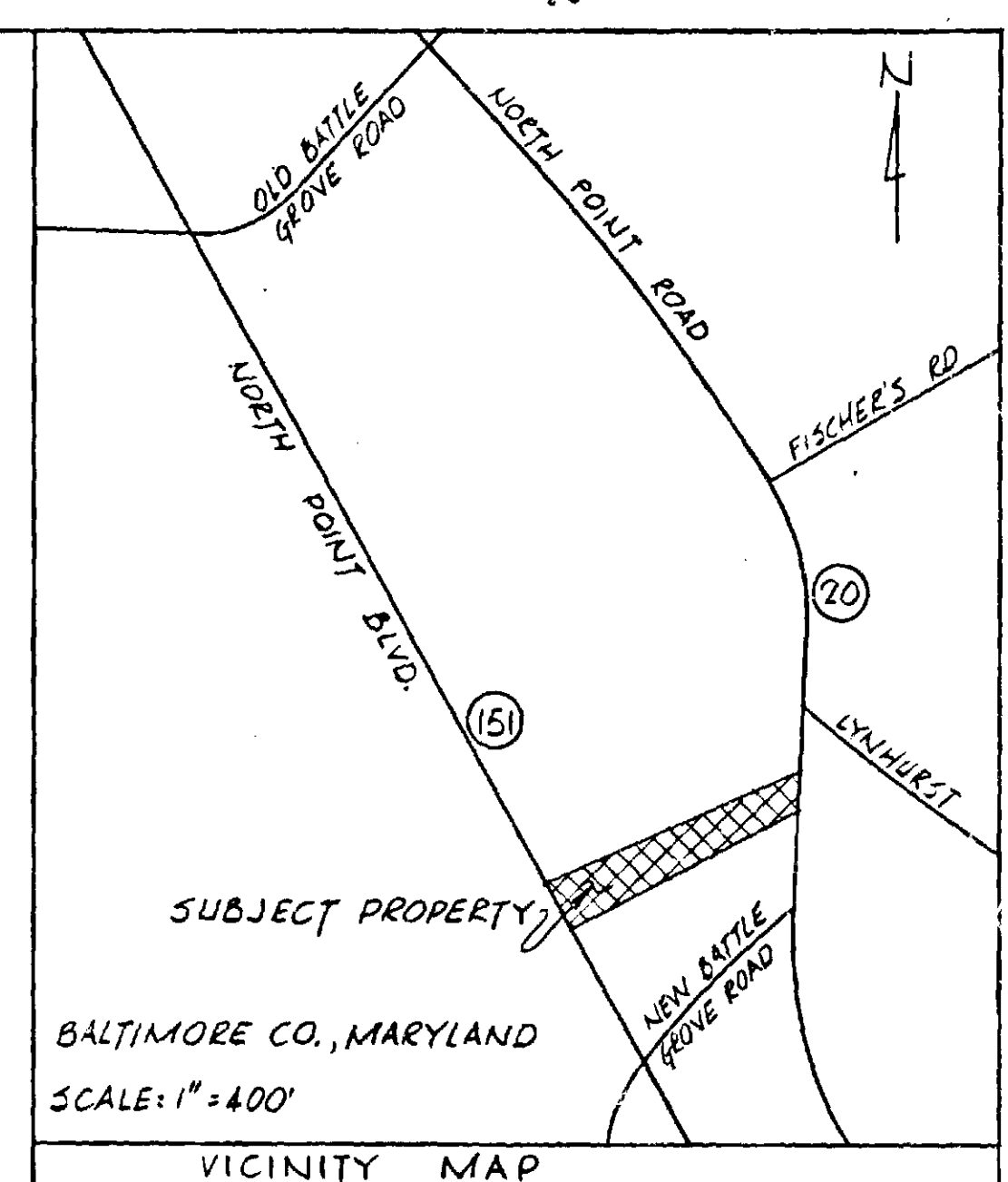
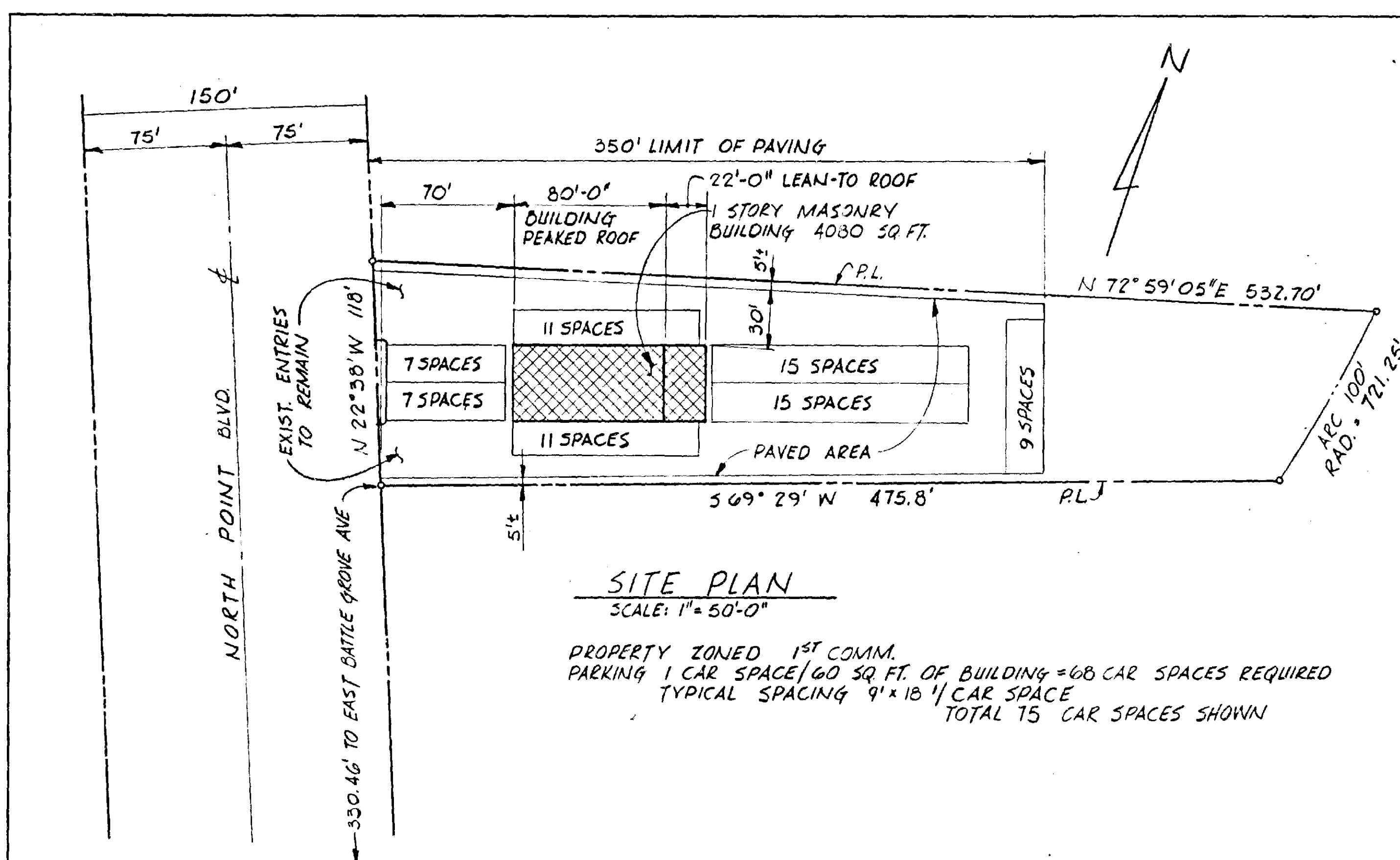


RESTAURANT AND BAR
FOR
JOSEPH C. ZACIERKA
4040 NORTH POINT RD.
15TH ELECTION DISTRICT
BALTIMORE CO., MARYLAND

SITE PLAN

DATE: 10/22/85	DRAWN BY: LRL	DRAWING NO. SP-1
SCALE: AS NOTED	JOB NO.	OF 1

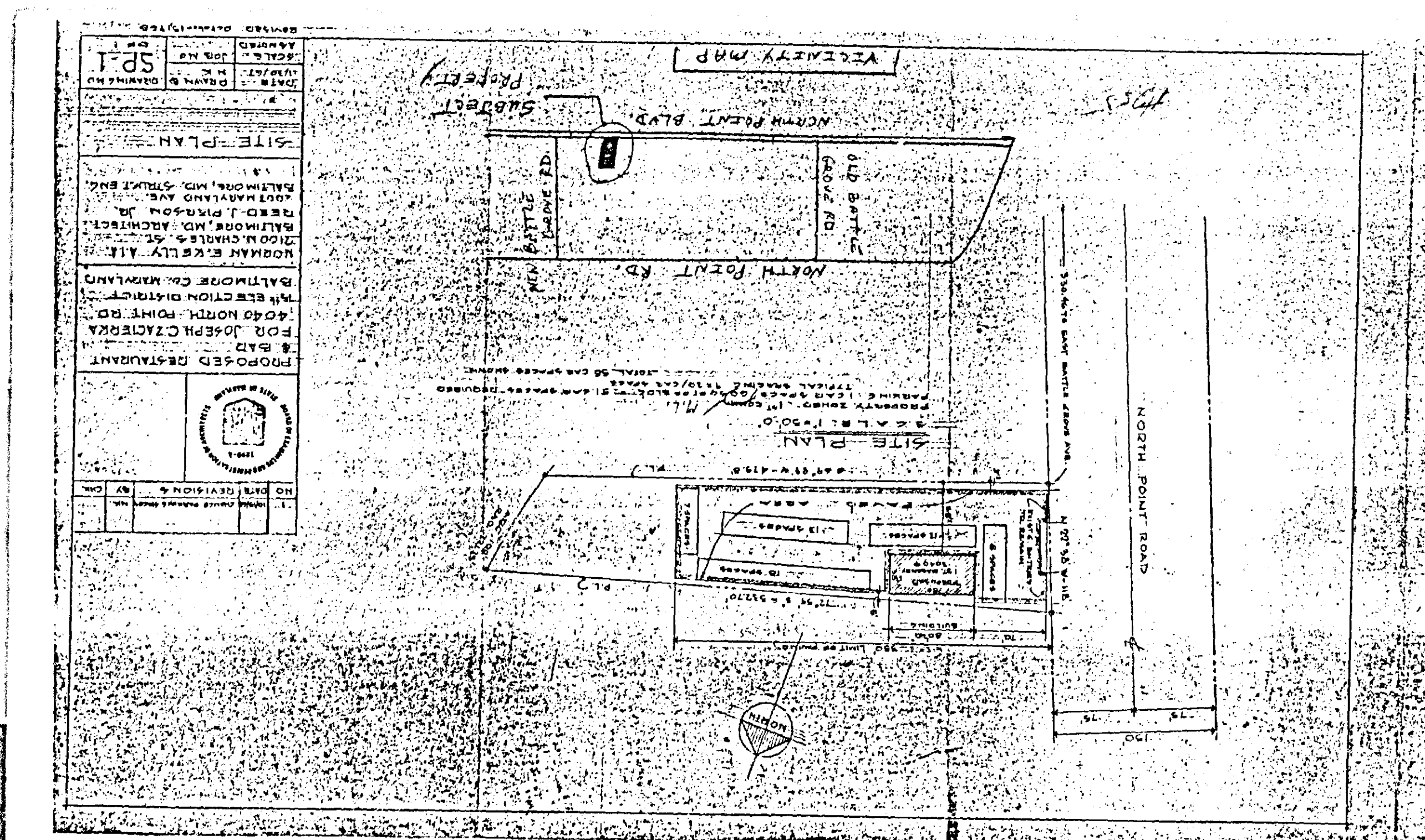
86-366-SPA #255 (84-85)
1-13-86
REVISED PLANS
LRL



RESTAURANT AND BAR
FOR
JOSEPH C. ZACIERKA
4040 NORTH POINT RD.
15TH ELECTION DISTRICT
BALTIMORE CO., MARYLAND

SITE PLAN

DATE: 3-26-86	DRAWN BY: LRL	DRAWING NO. SP-1
SCALE: AS NOTED	JOB NO.	OF 1



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

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition a Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve a Non-conforming use as a Tavern/Restaurant

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

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

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: Legal Owner(s):
(Type or Print Name) Joseph C. Zacierka
Signature Signature
Address (Type or Print Name)
City and State
Attorney for Petitioner: 255
(Type or Print Name) 7751 North Point Creek Rd. 477-4944
Address Phone No.
Signature Sparrows Point, Md. 21219
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Address Same as Above
City and State Name
Attorney's Telephone No.: Address Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 19th day of February, 1986, 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 25th day of March, 1986, at 11:00 o'clock

Arnold Jablon
Zoning Commissioner of Baltimore County

(over)

RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER
E/S North Point Rd., 330' N :
of East Battlegrove Rd. : OF BALTIMORE COUNTY
(4040 North Point Rd.) :
15th District :

JOSEPH C. ZACIERKA, Petitioner : Case No. 86-366-SPH

ENTRY OF APPEARANCE

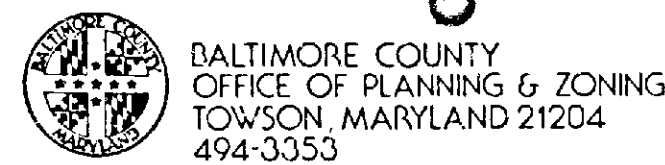
Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

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, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 3rd day of March, 1986, a copy of the foregoing Entry of Appearance was mailed to Mr. Joseph Zacierka, 7751 North Point Creek Rd., Sparrows Point, MD 21219, Petitioner.

Peter Max Zimmerman
Peter Max Zimmerman



ARNOLD JABLON
ZONING COMMISSIONER

April 10, 1986

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, MD 21219

RE: PETITION SPECIAL HEARING
E/S of North Point Road, 330'
N of East Battlegrove Road
(4040 North Point Road) -
15th Election District
Joseph C. Zacierka, Petitioner
Case No. 86-366-SPH

Dear Mr. Zacierka:

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

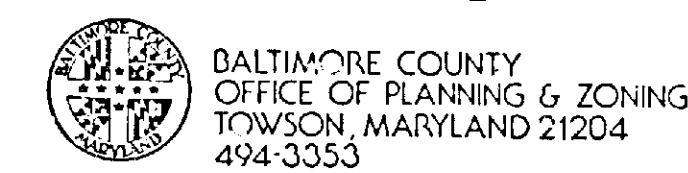
Very truly yours,

JEAN M. H. JUNG
Deputy Zoning Commissioner

JMH:bg

Attachments

cc: People's Counsel



ARNOLD JABLON
ZONING COMMISSIONER

March 12, 1986

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

RE: PETITION FOR SPECIAL HEARING
E/S North Point Rd., 330' N of East
Battlegrove Rd. (4040 North Point Rd.)
15th Election District
Joseph C. Zacierka - Petitioner
Case No. 86-366-SPH

Dear Mr. Zacierka:

This is to advise you that \$55.40 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. 018455

more County, Maryland, and remit building, Towson, Maryland

DATE 3-25-86 ACCOUNT R-01-615-000
AMOUNT \$ 55.40
RECEIVED FROM [Signature]
FOR [Signature]
VALIDATION OR SIGNATURE OF CASHIER

IN RE: PETITION SPECIAL HEARING
E/S of North Point Road, 330'
N of East Battlegrove Road
(4040 North Point Road) -
15th Election District
Joseph C. Zacierka, Petitioner

BEFORE THE
DEPUTY ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case No. 86-366-SPH

The Petitioner herein requests a special hearing for approval of a nonconforming use as a tavern/restaurant.

Testimony by the Petitioner indicated that the existing tavern/restaurant, indicated on the plan dated March 26, 1986 and submitted to this file, was built in 1969 and has been continuously operated as such from 1969 to date. The zoning on the property has always been M.L., which in 1969, but not since 1971, allowed the construction of a tavern/restaurant. There were no Protestants.

Pursuant to the advertisement, posting of property, and public hearing on the Petition, and after due consideration of the testimony and evidence presented, in the opinion of the Deputy Zoning Commissioner, the granting of the Special Hearing would be in strict harmony with the spirit and intent of the Baltimore County Zoning Regulations (BCZR) and would not be detrimental to the health, safety and general welfare of the community and, therefore, should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 10th day of April, 1986, that the herein Petition for Special Hearing to approve a nonconforming use as a tavern/restaurant, in accordance with the plan submitted, dated March 26, 1986 and filed herein, is hereby GRANTED from and after the date of this Order.

JEAN M. H. JUNG
Deputy Zoning Commissioner
of Baltimore County

ORDER RECEIVED FOR FILING
DATE April 10, 1986
BY [Signature]

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

February 21, 1986

NOTICE OF HEARING

RE: PETITION FOR SPECIAL HEARING
E/S North Point Rd., 330' N of East Battlegrove Rd.
(4040 North Point Rd.)
15th Election District
Joseph C. Zacierka - Petitioner
Case No. 86-366-SPH

TIME: 11:00 a.m.

DATE: Tuesday, March 25, 1986

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

Arnold Jablon
Zoning Commissioner
of Baltimore County

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

No. 005260

DATE 2/27/86 ACCOUNT R-01-615-000
AMOUNT \$ 102.00
RECEIVED FROM [Signature]
FOR [Signature]
VALIDATION OR SIGNATURE OF CASHIER

PETITION FOR SPECIAL HEARING
15th Election District

LOCATION: East Side of North Point Road, 330 feet North of East Battlegrove Road (4040 North Point Road)

DATE AND TIME: Tuesday, March 25, 1986, at 11:00 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 Special Hearing for a nonconforming use as a Tavern/Restaurant

Being the property of Joseph C. Zacierka, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) 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

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner Date: March 10, 1986

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

SUBJECT: Zoning Petitions No. 86-367-SPH, 86-364-SPH, 86-366-SPH, 86-368-SPH and 86-369-SPH

In view of the subject of these petitions, this office offers no comment.

Norman E. Gerber, AICP
Norman E. Gerber, AICP
Director

NEG:JGH:slm

APR 5 1987

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

February 27, 1986

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

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

Chairman

MEMBERS

Bureau of
Engineering
Department of
Traffic Engineering
State Roads Commission
Bureau of
Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial
Development

RE: Item No. 255 - Case No. 86-366-SPH
Petitioner - Joseph C. Zacierka
Special Hearing Petition

Dear Mr. Zacierka:

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,

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

JED:mr

Enclosures



BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P.E.
DIRECTOR

June 7, 1985

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

Re: Item #255 (1984-1985)
Property Owner: Joseph C. Zacierka
E/S North Point Rd. 330.46' N/W New
Battle Grove Rd.
Acres: 118/100 x 475.8/532.70
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:

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

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

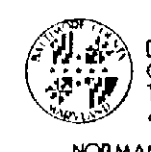
Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

Very truly yours,

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

JAM:EAM:GDL:ss

cc: File



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3271
NORMAN E. GIBSON
DIRECTOR

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

APRIL 22, 1985

Re: Zoning Advisory Meeting of March 12, 1985
Item # 255
Property Owner: Joseph C. Zacierka
Location: E/S North Point Rd. 330.46' N/W
NEW BATTLE GROVE 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.

- (X) 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 22-58 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 1/15/85.
- () Landscaping: Must comply with Baltimore County Landscape Manual.
- () The property is located in a deficient service area as defined by 811 178-79. No building permit may be issued until a Reserve Capacity Use Certificate has been issued. The deficient service is 15.
- () The property is located in a traffic area controlled by a "D" level intersection as defined by 811 178-79, and as conditions change traffic capacity may become more limited. The Basic Services Areas are re-evaluated annually by the County Council.
- () Additional comments:

cc: James Hoswell

Eugene A. Rober
Chief, Current Planning and Development



BALTIMORE COUNTY
DEPARTMENT OF TRAFFIC ENGINEERING
TOWSON, MARYLAND 21204
494-3550

STEPHEN E. COLLINS
DIRECTOR

March 15, 1985

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

Item No. 255 -ZAC- Meeting of March 12, 1985
Property Owner: Joseph C. Zacierka
Location: E/S North Point Road 330.46' N/W New Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special hearing to approve a non-conforming use as a tavern/restaurant.

Acres: 118/100 X 475.8/532.70
District: 15th

Dear Mr. Jablon:

Should this site be found to be a non-conforming use then this department has no comments; if the site is to be of a conforming use then it will be required to meet all County standards.

Michael S. Flanagan
Michael S. Flanagan
Traffic Engineering Assoc. II

MSF/cum



BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204-2566
494-4500

PAUL H. FEINCKE
CHIEF

March 11, 1985

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owner: Joseph C. Zacierka

Location: E/S N. Pt. Rd. 330.46' N/W New Battlegrove Rd.
Item No.: 255 Zoning Agenda: 3/12/85

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.

- (X) 1. Fire hydrants for the referenced property are required and shall be located at intervals or 300 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.

REVIEWED BY: *Paul H. Feincke*
Noted and Approved: *Roy W. Kemmer*
Paul H. Feincke, Chief
Fire Prevention Bureau
Special Inspection Division

/s/



BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
494-3000

March 20, 1985

TO: JAMES A. MARKLE
DIRECTOR

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

Dear Mr. Jablon:

Comments on Item # 255 Zoning Advisory Committee Meeting are as follows:

Property Owner: Joseph C. Zacierka
Location: E/S North Point Road 330.46' N/W New Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special hearing to approve a non-conforming use as a tavern/restaurant.

Acres: 118/100 x 475.8/532.70
District: 15th.

The items checked below are applicable:

- (X) 1. All structures shall conform to the Baltimore County Building Code 1981/Council Bill 4-82 State of Maryland Code for the Handicapped and Aged; and other applicable Codes.
- (X) 2. A building/ & other miscellaneous permit shall be required before beginning construction.
- () 3. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/are not required. Non-reproduced seals and signatures are required on Plans and Technical Data.
- (X) 4. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- (X) 5. An exterior wall erected within 6'0" for Commercial uses or 3'0" for One & Two Family use group of an adjacent lot line shall be of one hour fire resistive construction. No openings permitted within 3'0" of lot lines. A fire wall is required if construction is on the lot line, see Table A01, Line 2, Section 1107 and Table A002, also Section 903.2.
- () 6. Requested variance appears to conflict with the Baltimore County Building Code, Section/
- () 7. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- () 8. Before this office can comment on the above structure, please have the owner, hire the services of a Registered in Maryland Architect or Engineer certify to this office that the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 505 and the required construction classification of Table A01.
- () 9. Comments

NOTE: These 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, additional information may be obtained by visiting Room 122 (Plans Review) at 111 W. Chesapeake Ave., Towson.

Very truly yours,

Charles E. Burbanck
Charles E. Burbanck, Chief
Bureau of Public Services

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

March 28, 1985

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

Nicholas B. Commodari
Chairman

MEMBERS

Bureau of
Engineering
Department of
Traffic Engineering
State Roads Commission
Bureau of
Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial
Development

Mr. Joseph C. Zacierka
7751 North Point Creek Road
Sparrows Point, Maryland 21219

RE: Item No. 255
Petitioner - Joseph C. Zacierka
Special Hearing Petition

Dear Mr. Zacierka:

Recently a meeting was held with various members of this Committee in order to discuss the above referenced petition. At that time, it was verbally indicated that revised site plans and/or further information about this proposal would be required from the following departments:

Mr. George Whittman
State Highways Administration
659-1350

In order to avoid any future delays in processing this petition, you should contact the representative from the above department(s) and discuss the required revisions and/or requested information. When discussing this petition, it should be referred to by the above referenced item number. After discussing this matter with the above representative(s), you should contact me at 494-3391 in order to determine the outcome of said discussion and what your future course of action will be. Until this matter is resolved, the petition will not be scheduled for a hearing.

Very truly yours,

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

NBC:bsc:mr

file



Maryland Department of Transportation
State Highway Administration

William K. Hellmann
Secretary
Hal Vassell
Administrator

March 16, 1985

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

Attn: Mr. N. Commodari

Re: ZAC Meeting of 3-12-85
ITEM: #255
Property Owner: Joseph C. Zacierka
Location: E/S North Point Road, Route 151, 330.46' N/W New Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special Hearing to approve a non-conforming use as a tavern/restaurant.
Acres: 118/100 x 475.8/532.70
District: 15th

Dear Mr. Jablon:

On review of the revised site plan of 10-15-84 and field inspection, the State Highway Administration will require the plan to be revised.

The revised plan must show the following:

1. The existing channelized entrances along the North Point Blvd. (Route 151) frontage in detail.
2. The additional unpaved parking area on the northwest side of the existing building.
3. The new addition to the rear of the existing building (addition may be related to fire damage).
4. The existing metal storage building located northeast of the existing building and paved area.

My telephone number is (301) 659-1350

Typewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 707 North Calvert St., Baltimore, Maryland 21203 - 0717

APR 6 1985

Mr. A. Jablon -2- March 16, 1985

5. Show the unchanneled access to Old North Point Road (Route 20) with detail topography for Old North Point Road for the entire frontage of the site.

The State Highway Administration - Bureau of Engineering Access Permits will require the owner of the site to improve all access to Old North Point Road (Route 20) to meet existing S.H.A. Standards.

Upon receipt of the revised site plan additional comments will be provided for improvements to Route 20.

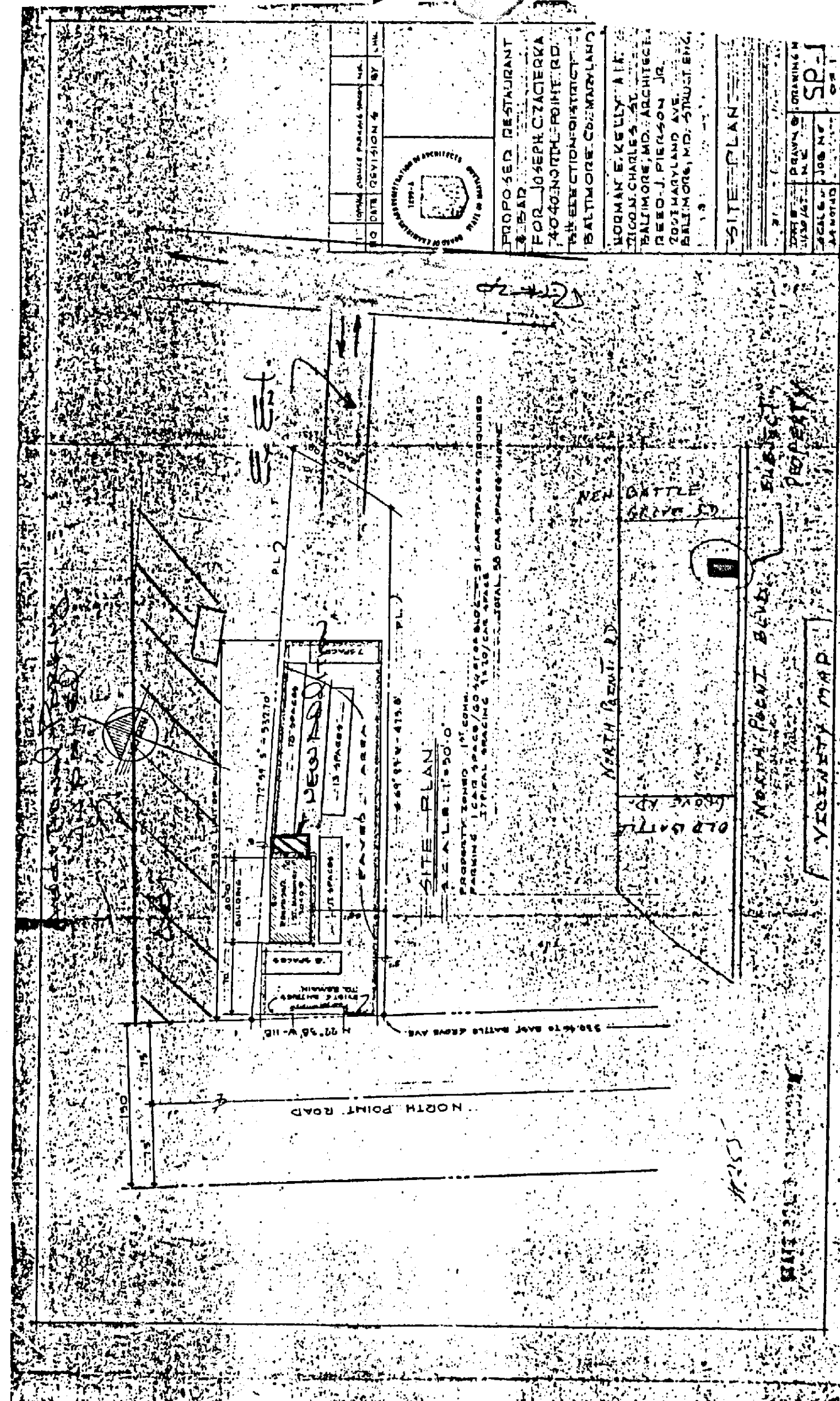
It is requested the site plan be revised and all entrance improvements to Old North Point Road be shown on the revised site plan prior to a hearing date being set.

Very truly yours,
Charles Lee, Chief
Bureau of Engineering
Access Permits

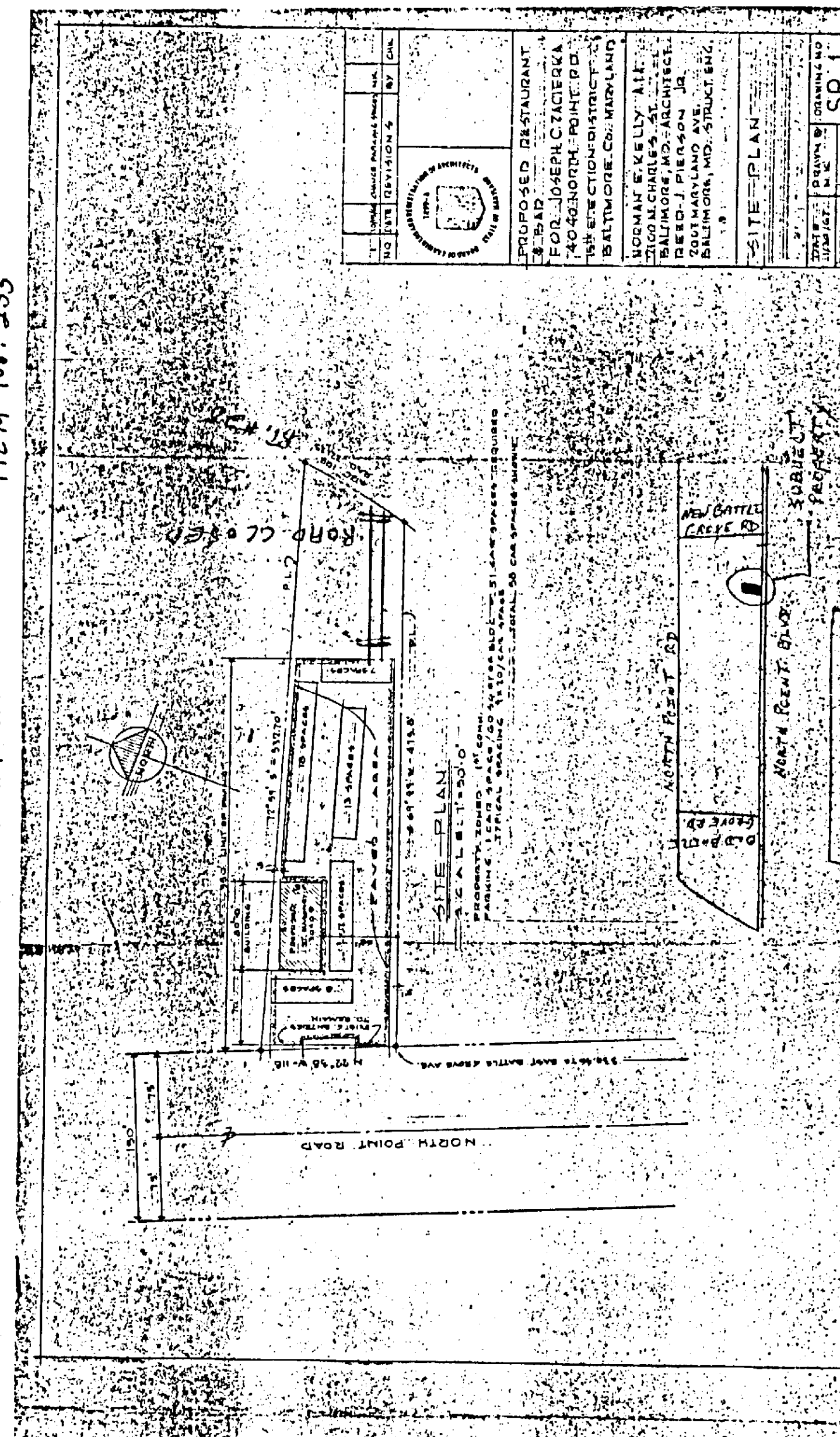
By: George Wittman

CL:GW:maw

cc: Mr. J. Ogle



STORISMAN'S INN
4040 NORTH POINT BLVD.
BROCKTON, CO. ZONING PLANS
ITEM NO. 255



CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222 March 7, 1986

THIS IS TO CERTIFY, that the annexed advertisement of Arnold Jablon in the matter of Pet. for Spec. Reg. - P.O. #74210 - Reg. #187542 - 72 lines @ \$28.80. was inserted in **The Dundalk Eagle** a weekly newspaper published in Baltimore County, Maryland, once a week for one successive weeks before the 7th day of March 1986; that is to say, the same was inserted in the issues of March 6, 1986

Kimbel Publication, Inc.
per Publisher.

By K.C. Ogle

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 6, 1986

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 March 6, 1986.

THE JEFFERSONIAN,

18 Kenton
Publisher

Cost of Advertising

86-366-SPH 22.00

Maryland Department of Transportation
State Highway Administration

William K. Hollmann
Secretary
Hal Kasseff
Assistant Secretary

June 12, 1985

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

Att: Mr. N. Commodari

Re: Additional Comments
ZAC Meeting of 3-12-85
ITEM: #255.
Property Owner: Joseph C. Zaciarka
Location: E/S North Point Road, Route 151, 330.46' N/W N.W. Battlegrove Road
Existing Zoning: M.L.-CS-1 & M.L.-IM
Proposed Zoning: Special Hearing to approve a non-conforming use as a tavern/restaurant.
Acres: 118/100 x 475.8/532.70
District: 15th

Dear Mr. Jablon:

On review of the revised submittal eliminating all access to Old North Point Road (Route 20), the State Highway Administration finds the plan generally acceptable.

Very truly yours,
Charles Lee, Chief
Bureau of Engineering
Access Permits

By: George Wittman

CL:GW:maw

Attachment

cc: Mr. J. Ogle

My telephone number is (301) 622-1350

Typewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 717 707 North Calvert St., Baltimore, Maryland 21203-0717

Case No. 86-366-SPH

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 28th day of March, 1985

ARNOLD JABLON
Zoning Commissioner

Petitioner Joseph C. Zaciarka
Petitioner's Attorney

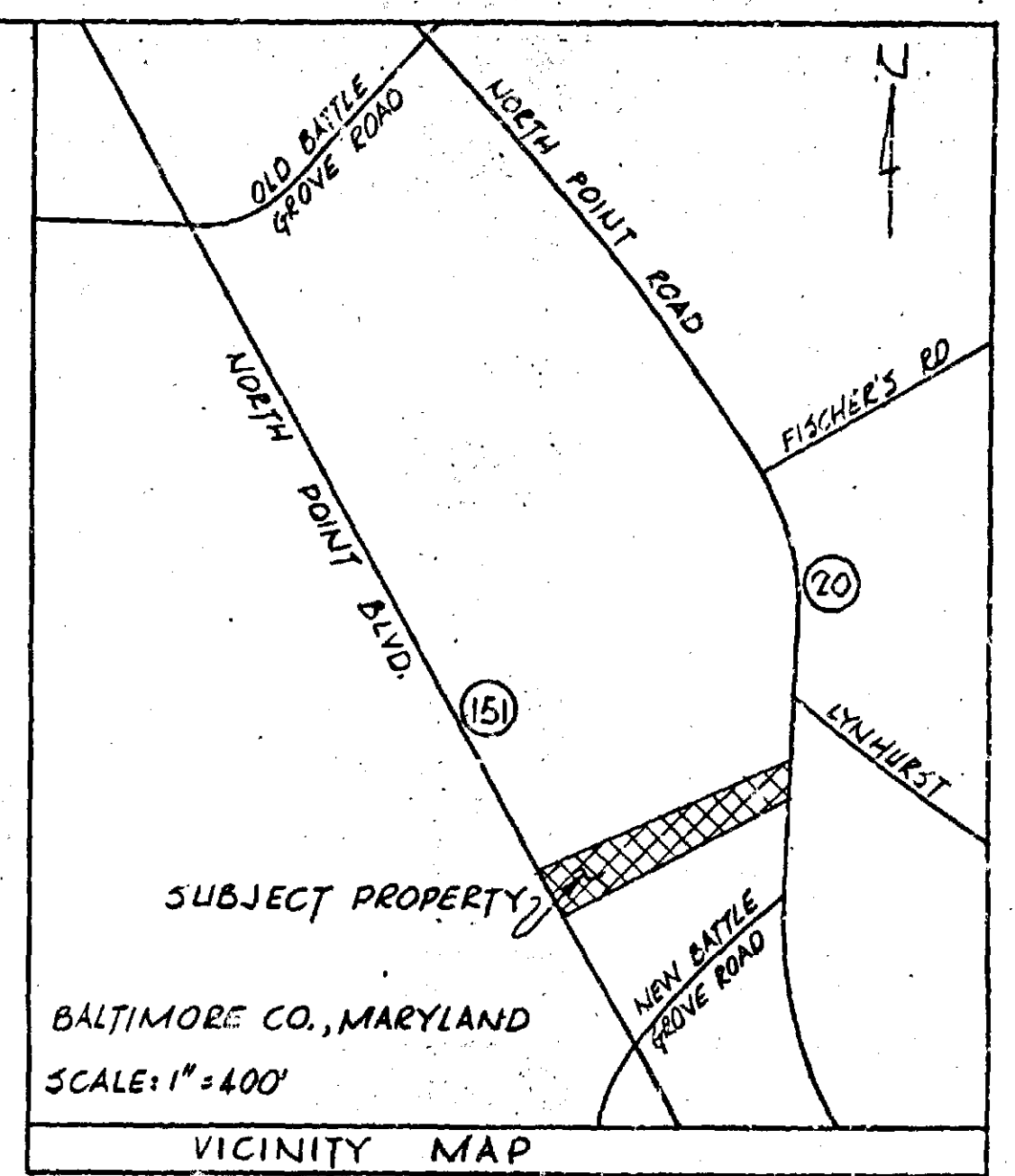
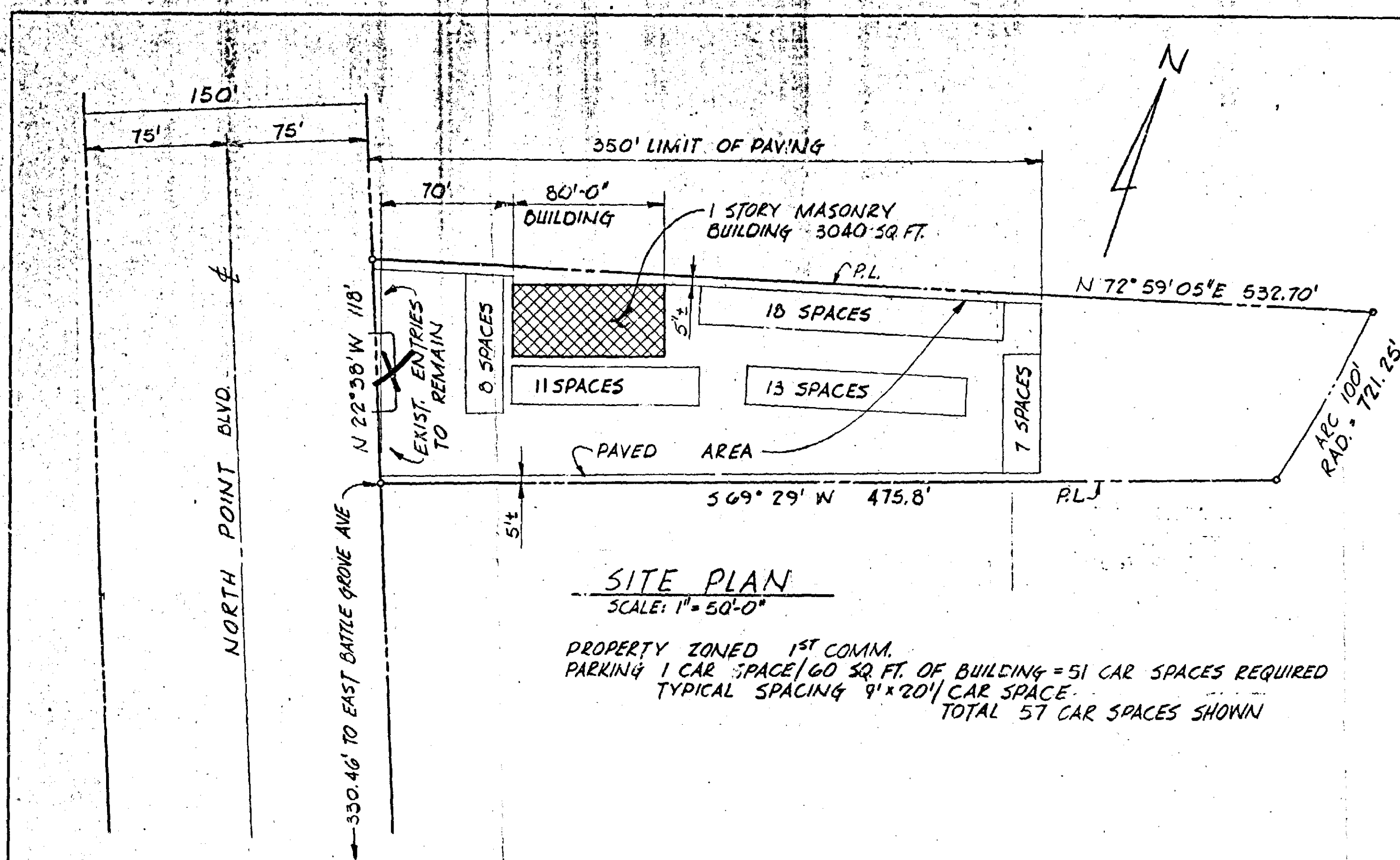
Received by: *James E. Dyer*
Chairman, Zoning Plans (M)
Advisory Committee

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 15th Date of Posting: 3/1/86
Posted for: Special Hearing
Petitioner: Joseph C. Zaciarka
Location of property: E/S North Point Road, 330.46' N/W N.W. Battlegrove Road
Location of Sign: E/S North Point Road, across E. Battlegrove, on property of P. Ogle
Remarks: Current address 4040 North Point Blvd. Apt. 1A-101
Posted by: *William K. Hollmann* Date of return: 3/1/86
Number of Signs: 1



APR 6 1987

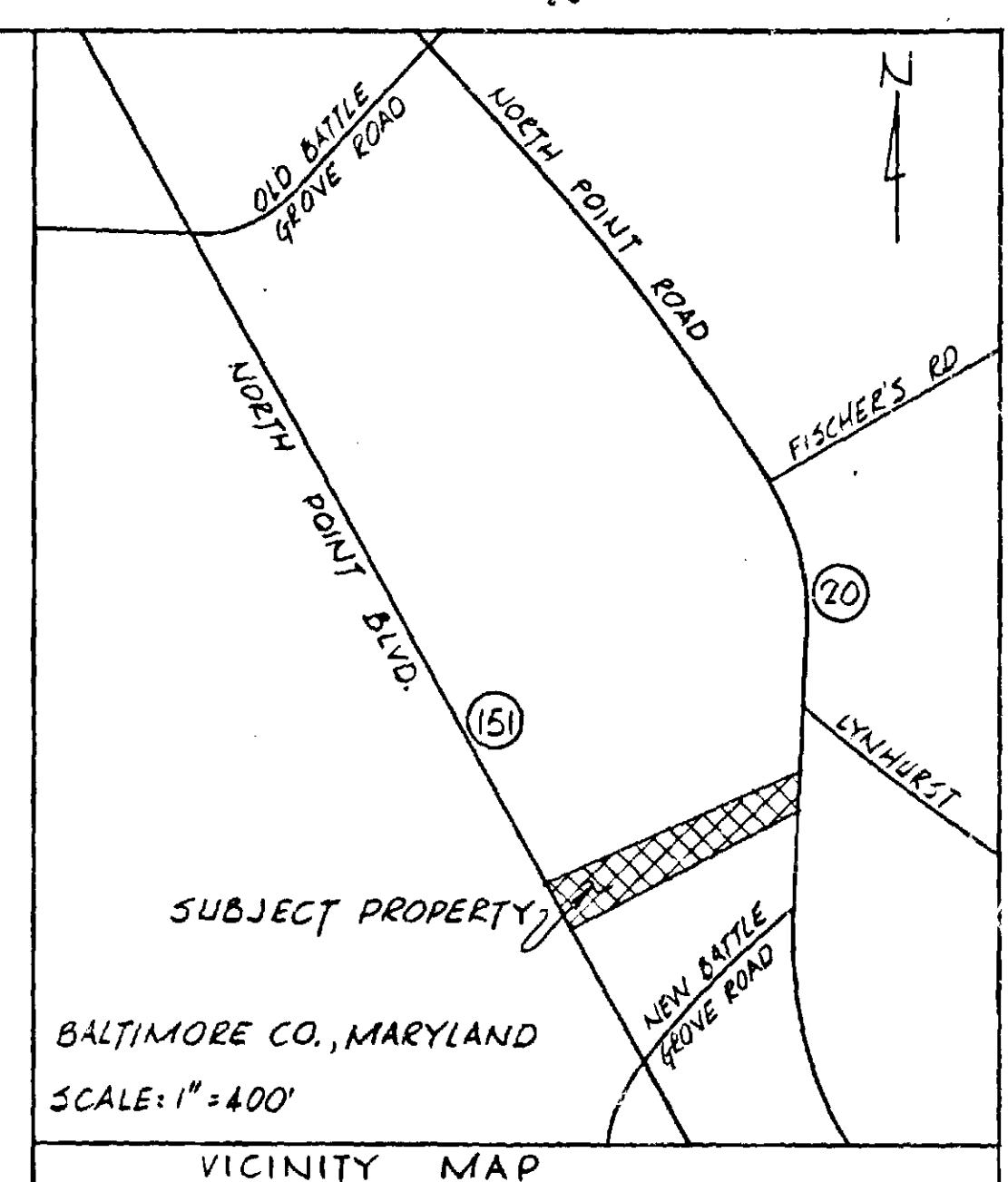
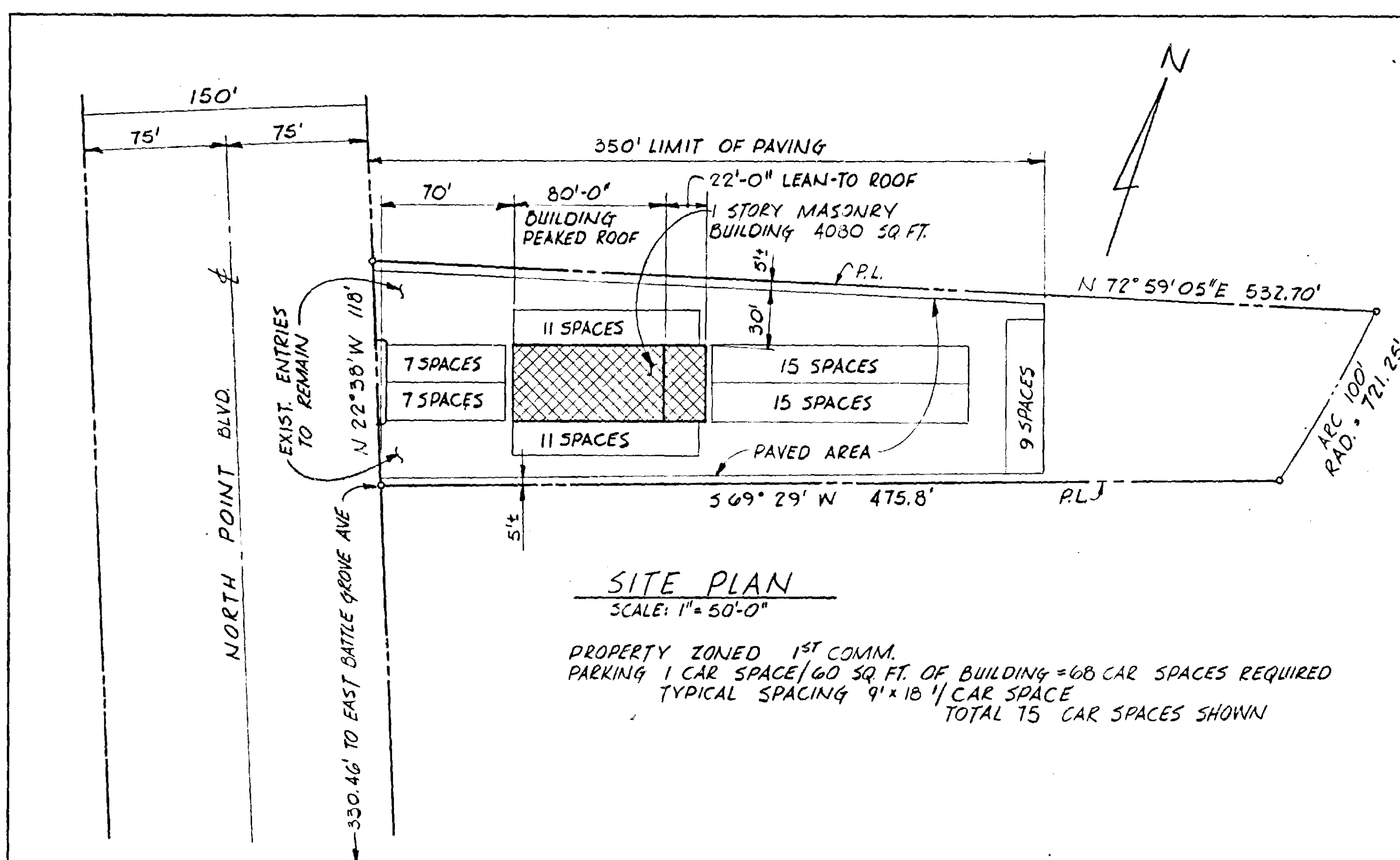


RESTAURANT AND BAR
FOR
JOSEPH C. ZACIERKA
4040 NORTH POINT RD.
15TH ELECTION DISTRICT
BALTIMORE CO., MARYLAND

SITE PLAN

DATE: 10/22/85	DRAWN BY: LRL	DRAWING NO. SP-1
SCALE: AS NOTED	JOB NO.	OF 1

86-366-SPA #255 (84-85)
1-13-86
REVISED PLANS
LRL



RESTAURANT AND BAR
FOR
JOSEPH C. ZACIERKA
4040 NORTH POINT RD.
15TH ELECTION DISTRICT
BALTIMORE CO., MARYLAND

SITE PLAN

DATE: 3-26-86	DRAWN BY: LRL	DRAWING NO. SP-1
SCALE: AS NOTED	JOB NO.	OF 1

