

87-289-A
173
NW/cor. Quatman Ave. and Fowler Ave.
(3518 Quatman Ave.)
14th Elec. Dist.

12/8/86
Variance - filing fee \$35.00 - Darel L. Patrick, et ux

12/8/86
Hearing set for 1/12/87, at 10:00 a.m.

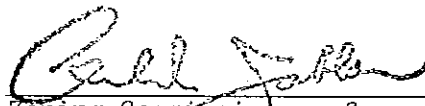
1/12/87
Advertising and Posting - \$88.00

1/16/87
Ordered by the Zoning Commissioner that the Petition for Zoning Variances to permit a front yard setback of 15' in lieu of the required 25' and a side yard setback of 3' in lieu of the required 25' for a corner lot is GRANTED with restrictions.

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 16th day of January, 19 87, that the Petition for Zoning Variances to permit a front yard setback of 15 feet in lieu of the required 25 feet and a side yard setback of 3 feet in lieu of the required 25 feet for a corner lot be and is 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. 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.
2. Only one commercial vehicle shall be permitted on the property.


 Zoning Commissioner of
 Baltimore County

AJ/srl

cc: Mr. & Mrs. Darel L. Patrick

Mr. Steven R. Coleman

People's Counsel

PETITION FOR ZONING VARIANCE

87-289A-173

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 1B02.3.C.1, ^{and Policy 514} to permit a front yard setback of 15 feet in lieu of the required 25 feet, and a side ^{street} yard setback of 3 feet in lieu of the required 25 feet for a corner lot.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

1. Four vehicles in family with four individual drivers.
2. Need for extra storage space.
3. To provide winter protection for at least two cars.

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 adopted pursuant to the Zoning Law For Baltimore County.

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

Contract Purchaser:

(Type or Print Name)

Signature

Address

City and State

Attorney for Petitioner:

(Type or Print Name)

Signature

Address

City and State

Attorney's Telephone No.: _____

Legal Owner(s):

Darel L. Patrick
(Type or Print Name)

Signature

Theresa G. Patrick
(Type or Print Name)

Signature

3518 Quatman Ave. 661-3411
Address Phone No.

Baltimore, Md. #21234
City and State

Name, address and phone number of legal owner, contract purchaser or representative to be contacted

Darel L. Patrick
Name

3518 Quatman Ave. 661-3411
Address Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 8th day of December, 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 12th day of January, 1987, at 10:00'clock A.M.

Zoning Commissioner of Baltimore County.

(over)

PETITION FOR ZONING VARIANCE

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 1801.3.C.1 to permit a front yard setback of 15 feet in lieu of the required 25 feet, and a side yard setback of 3 feet in lieu of the required 25 feet for a corner lot.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (Indicate hardship or practical difficulty)

- Four vehicles in family with four individual drivers.
- Need for extra storage space.
- To provide winter protection for at least two cars.

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 adopted pursuant to the Zoning Law For Baltimore County.

I/we do solemnly declare and affirm, E26,670 under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser:
(Type or Print Name)
Signature

Address
City and State
Attorney for Petitioner:

(Type or Print Name)
Address
City and State
Signature

Name, address and phone number of legal owner, contract purchaser or representative to be contacted

City and State
Attorney's Telephone No.:

Name
Address
Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 19____, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation through Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commission of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _____, 19____, at _____ o'clock.

Zoning Commissioner of Baltimore County

(over)

PETITION FOR ZONING VARIANCE

14th Election District

Case No. 87-289-A

LOCATION: Northwest Corner Quatman Avenue and Fowler Avenue (3518 Quatman Avenue)

DATE AND TIME: Monday, January 12, 1987, 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 Zoning Variance to permit a front yard setback of 15 feet in lieu of the required 25 feet and a side yard setback of 3 feet in lieu of the required 25 feet for a corner lot

Being the property of Darel L. Patrick, et ux, 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

RE: PETITION FOR VARIANCES
NW/Corner Quatman Ave. &
Fowler Ave. (3518 Quatman
Ave.), 14th District
DAREL L. PATRICK, et ux,
Petitioners
BEFORE THE ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case No. 87-289-A

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 7th day of January, 1987, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Darel L. Patrick, 3518 Quatman Ave., Baltimore, MD 21234, Petitioners.

Peter Max Zimmerman
Peter Max Zimmerman

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

ARNOLD JABLON
ZONING COMMISSIONER

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

January 7, 1987

Mr. Darel L. Patrick
Mrs. Theresa G. Patrick
3518 Quatman Avenue
Baltimore, Maryland 21234

RE: PETITION FOR ZONING VARIANCE
NW/Cor. Quatman Ave. and Fowler Ave.
(3518 Quatman Ave.)
14th Election District
Darel L. Patrick, et ux - Petitioners
Case No. 87-289-A

Dear Mr. and Mrs. Patrick:

This is to advise you that \$28.00 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.

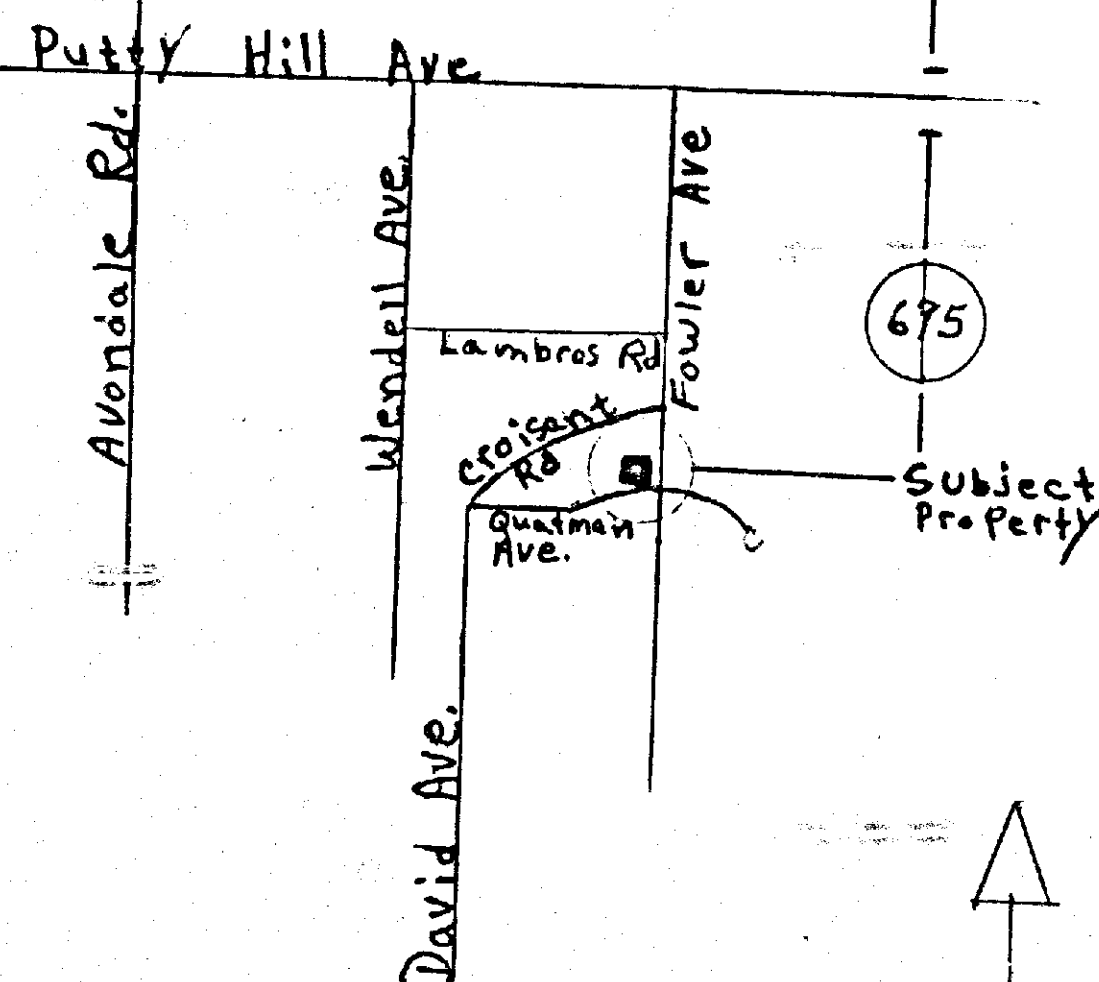
Do not remove sign from property from the time it is placed by this office until the day of the hearing itself.

Please mail _____ more County, Maryland, and remit building, Towson, Maryland

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 025787
DATE 1/12/87 ACCOUNT R-01-615-000
SIGN & POST RETURNED Mr. Darel L. Patrick, 3518 Quatman Avenue, Baltimore, Md. 21234
RECEIVED FROM Darel L. Patrick, et ux - Petitioners
ADVERTISING & POSTING COSTS RE CASE #87-289-A
FOR \$28.00
VALIDATION OR SIGNATURE OF CARRIER

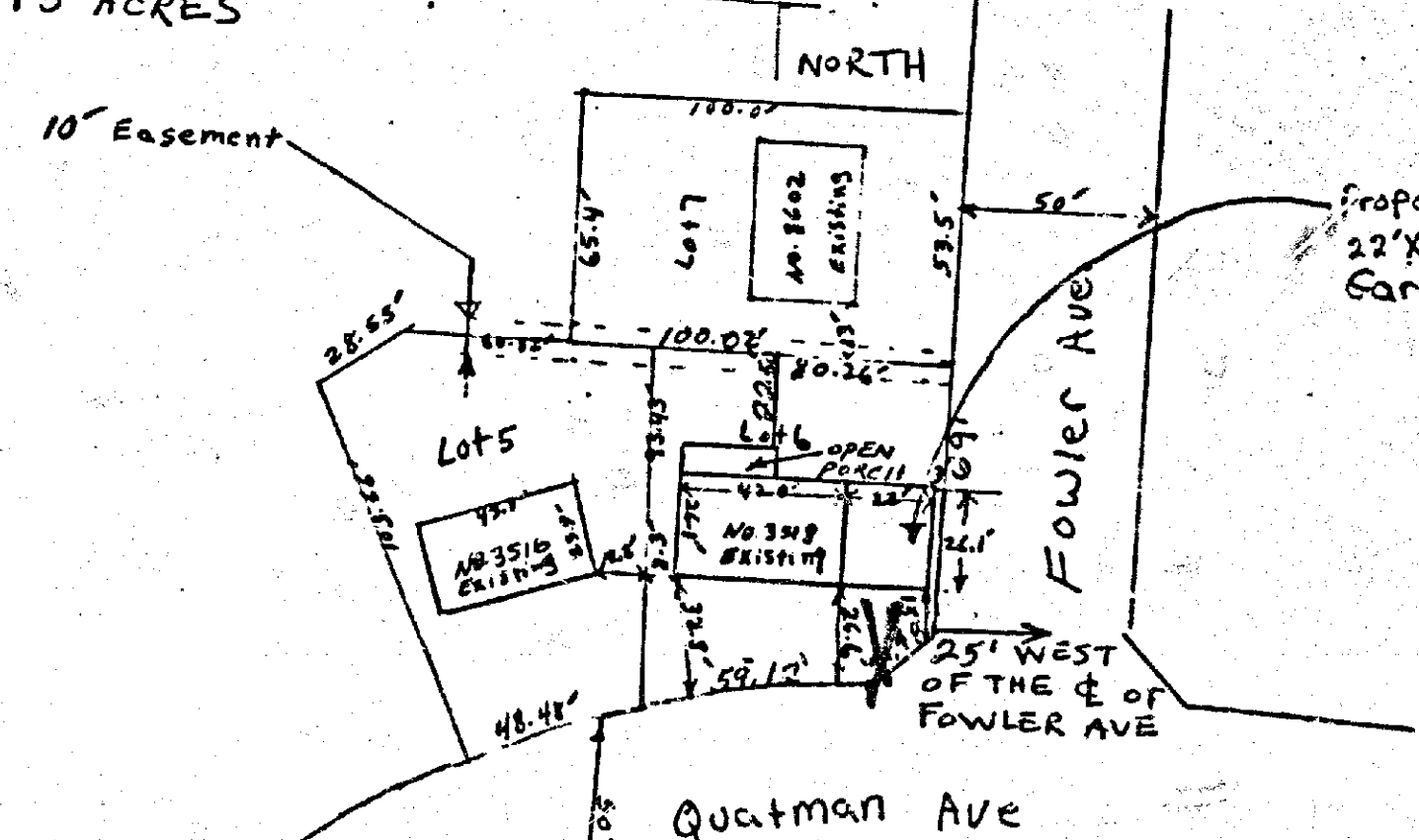
PROPERTY DESCRIPTION

Beginning on the North side of Quatman Ave, 50 feet wide, 25 feet West of the center line of Fowler Ave., Being Lot 6, Section 2 in the Resubdivision of Park Ridge Addition Section one. Also known as 3518 Quatman Avenue in the 14th Election District.



Vicinity Map

Plat For Zoning Variance
Owner - Darel + Theresa Patrick
District - 14
Subdivision - Park Ridge Addition
Lot 6, Section B, Book No. O.T.G. 35 Folio 91
Existing Utilities in Quatman Ave.
Scale: 1" = 50'
Zoned D.R. 5.5
4,532.52 sq. ft.
.15 ACRES



PETITIONER'S
EXHIBIT 1

87-289-A
#173
1.249
OFFICE COPY

Mr. Darel L. Patrick
Mrs. Theresa G. Patrick
3518 Quatman Avenue
Baltimore, Maryland 21234

December 12, 1986

NOTICE OF HEARING

RE: PETITION FOR ZONING VARIANCE
NW/Cor. Quatman Ave. and Fowler Ave.
(3518 Quatman Ave.)
14th Election District
Darel L. Patrick, et ux - Petitioners
Case No. 87-289-A

TIME: 10:00 a.m.

DATE: Monday, January 12, 1987

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

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 025680
DATE 12/31/86 ACCOUNT R-01-615-000
SIGN & POST RETURNED Mr. Darel L. Patrick, 3518 Quatman Avenue, Baltimore, Md. 21234
RECEIVED FROM Darel L. Patrick, et ux - Petitioners
ADVERTISING & POSTING COSTS RE CASE #87-289-A
FOR \$28.00
VALIDATION OR SIGNATURE OF CARRIER

