

PETITION FOR SPECIAL HEARING TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing under Section 10-7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve a Helistop in a B.M. zone and to amend an existing site plan for an existing Special Exception for farm machinery (sales, storage and service) in a RC2 zone (Case No. 85-189-X). See attachment.

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:
Jim McManus
Signature
3828 Washington Blvd.
Address
Baltimore, Maryland 21227
City and State

Legal Owner(s):
Norbert Paskiewicz
(Type or Print Name)
Signature
(Type or Print Name)
Signature
6426 Frankford Avenue 498-1777 Prior Case
Address
Baltimore, Maryland 21206
City and State

Attorney for Petitioner:
John B. Gontrum
(Type or Print Name)
Signature
809 Eastern Boulevard
Address
Baltimore, Maryland 21221
City and State

Attorney's Telephone No.: 686-8274

ORDERED By The Zoning Commissioner of Baltimore County, this 11th day of February, 1987, 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 9th day of April, 1987, at 11:00 o'clock a.m.

By: [Signature]
Zoning Commissioner of Baltimore County.

SC-1

ORDER RECEIVED FOR FILING
Date April 1987

County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180

October 16, 1987

Mr. & Mrs. Monty Jones
4410 Chapeldale Road
Randallstown, MD 21133

RE: Case No. 87-396-SPH
Norbert Paskiewicz

Dear Mr. & Mrs. Jones:

Enclosed is a copy of the Order of Dismissal passed today by the County Board of Appeals in the subject case.

Sincerely,
Kathleen C. Weidenhammer
Kathleen C. Weidenhammer
Administrative Secretary

Encl.

cc: Mr. & Mrs. Anthony Serio
Mr. & Mrs. Vincent Sabatino
Mr. Norbert Paskiewicz
John B. Gontrum, Esquire
Mr. Jim McManus
Ms. Kathryn S. Johnson
Phyllis Cole Friedman, Esquire
Norman E. Gerber
James G. Hoswell
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
Margaret E. du Bois

and a clear zone to extend into a B.M. zone, to eliminate or reduce the confusion in the "Clear Zone" as previously granted, and a variance to Section 10-1 definition of a Helistop to permit this and within 115 feet of the property line in lieu of the required 200 feet.

275

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

87-396-SPHA

District: 2nd

Posted for: Appeal

Petitioner: Norbert Paskiewicz

Location of property: S/S Liberty Rd. 460' W of Chapeldale Rd.

Location of sign: S/S Liberty Rd. in front of subject property

Number of signs: 1 on

Date of return: May 22, 1987

Remarks:

Posted by: S. J. Hata

Number of signs: 1 on

Date of return: May 22, 1987

Remarks:

Posted by: S. J. Hata

Number of signs: 1 on

Date of return: May 22, 1987

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Date of return: May 22, 1987

Remarks:

Posted by: S. J. Hata

Number of signs: 1 on

Date of return: May 22, 1987

Remarks:

IN THE MATTER OF
THE APPLICATION OF
NORBERT PASKIEWICZ
FOR SPECIAL HEARING AND
ZONING VARIANCES ON
PROPERTY LOCATED ON THE
SOUTH SIDE OF LIBERTY ROAD,
460' WEST OF CHAPELDALE ROAD
2ND ELECTION DISTRICT
3RD COUNCILMANIC DISTRICT

BEFORE
COUNTY BOARD OF APPEALS
OF
BALTIMORE COUNTY
CASE NO. 87-396-SPH

ORDER OF DISMISSAL

This case comes before the Board on an appeal from a decision of the Zoning Commissioner granting the Petition for Special Hearing to permit a helistop in a B.M. Zone and to approve the amendment to the site plan in Case No. 85-189-X to reflect the helistop, on property located on the south side of Liberty Road, 460 feet west of Chapeldale Road in the Second Election District of Baltimore County.

The case was scheduled for hearing at 10 a.m. on October 15, 1987. The Board waited until 10:30 a.m. The Board will therefore dismiss this appeal due to lack of appearance of the Appellants and all involved parties. It is to be noted for the record that the official Letter of Dismissal from the Appellants was received subsequent to the Dismissal for Nonappearance.

It is therefore this 16th day of October, 1987 by the County Board of Appeals ORDERED that the appeal is hereby DISMISSED.

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

William T. Hackett
William T. Hackett, Chairman

Thomas A. Hollinger
Thomas A. Hollinger

Patricia Phipps
Patricia Phipps

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MARNOTTSVILLE EDISON SERVICENTER
9000 LIBERTY ROAD, RANDALLSTOWN, MARYLAND 21130 - TELEPHONE 925-5711

October 14, 1987

County Board of Appeals of Bal. Co.
Room 200, Court House
Towson, Md. 21204

At: Kathleen Weidenhammer

Dear Mr. Weidenhammer;

This letter is acknowledgment of our telephone

conversation on Wednesday, Oct. 14, 1987, cancelling

the appeal of case no. 87-396-SPHA.

Sincerely,
Monty Jones

CH 101 51 120 106
COUNTY BOARD OF APPEALS
RECEIVED

County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180
June 1, 1987

NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). ABSOLUTELY NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE IN ACCORDANCE WITH RULE 2(c), COUNTY COUNCIL BILL #59-79.

CASE NO. 87-396-SPHA

NORBERT PASKIEWICZ

S/S of Liberty Road, 460' W of Chapeldale Road

2nd Election District

3rd Councilmanic District

SPH - Helistop in B.M. zone; to amend site plan to reflect helistop (Case #85-189-X); VAR - helistop to property line

THURSDAY, August 20, 1987 at 10:00 a.m.

ASSIGNED FOR:

cc: Kathryn S. Johnson, Pres. Appellants/Protestants

Mr. & Mrs. Monty Jones

Mr. & Mrs. Anthony Serio

Mr. & Mrs. Vincent Sabatino

Norbert Paskiewicz

John B. Gontrum, Esquire

Mr. Jim McManus

Phyllis Cole Friedman

Kathleen Weidenhammer
Administrative Secretary

County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180
June 23, 1987

NOTICE OF POSTPONEMENT AND REASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). ABSOLUTELY NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE IN ACCORDANCE WITH RULE 2(c), COUNTY COUNCIL BILL #59-79.

CASE NO. 87-396-SPHA

NORBERT PASKIEWICZ

S/S of Liberty Road, 460' W of Chapeldale Road

2nd Election District

3rd Councilmanic District

SPH - Helistop in B.M. zone; to amend site plan to reflect helistop (Case #85-189-X); VAR - helistop to property line

THURSDAY, SEPTEMBER 29, 1987 at 10:00 a.m.

REASSIGNED FOR:

cc: Kathryn S. Johnson, Pres. Appellants/Protestants

Mr. & Mrs. Monty Jones

Mr. & Mrs. Anthony Serio

Mr. & Mrs. Vincent Sabatino

Norbert Paskiewicz

John B. Gontrum, Esquire

Mr. Jim McManus

Phyllis C. Friedman, Esquire

Norman E. Gerber

James G. Hoswell

Arnold Jablon

Jean M. H. Jung

James E. Dyer

Margaret E. du Bois

Kathleen Weidenhammer
Administrative Secretary

County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180
September 8, 1987

NOTICE OF POSTPONEMENT AND REASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). ABSOLUTELY NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE IN ACCORDANCE WITH RULE 2(c), COUNTY COUNCIL BILL #59-79.

CASE NO. 87-396-SPHA

NORBERT PASKIEWICZ

S/S of Liberty Road, 460' W of Chapeldale Rd.

2nd Election District

3rd Councilmanic District

SPH - Helistop in B.M. zone; to amend site plan to reflect helistop (Case #85-189-X); VAR - helistop to property line

THURSDAY, October 15, 1987 at 10:00 a.m.

REASSIGNED FOR:

cc: Kathryn S. Johnson, Pres. Appellants/Protestants

Mr. & Mrs. Monty Jones

Mr. & Mrs. Anthony Serio

Mr. & Mrs. Vincent Sabatino

Norbert Paskiewicz

John B. Gontrum, Esquire

Mr. Jim McManus

Phyllis C. Friedman, Esquire

Norman E. Gerber

Frank H. Fisher

J. Robert Haines

James E. Dyer

Margaret E. du Bois

Kathleen Weidenhammer
Administrative Secretary

6/01/87 - Following notified of hearing scheduled for Thursday, 8/20/87 at 10am:

Kathryn S. Johnson
M/M Monty Jones
W/M Anthony Serio
W/M Vincent Sabatino
Norbert Paskiewicz
John B. Gontrum, Esq.
Jim McManus
Phyllis C. Friedman, Esq.
Moran E. Gerber
James G. Hoswell
Arnold Jablon
Jean M. H. Jung
James E. Dyer
Margaret E. du Bois

6/23/87 - POSTPONEMENT requested by J. Gontrum, Counsel for Petitioner, filed 6/22/87;
GRANTED; above were notified this date of hearing rescheduled for
Tuesday, September 29, 1987 at 10:00 a.m.

9/08/87 - Postponement granted; notice sent to above re hearing; REASSIGNED to:
Thursday, October 15, 1987 at 10:00 a.m.

PER JOHN GONTRUM - Settlement being reached; case will in all likelihood be dismissed.

Handwritten notes and stamps on a form, including "RECEIVED" and "ZONING OFFICE".

LAW FIRM
Romadka, Gontrum, Mennegan & Foss

ROMADKA, GONTRUM, MENNEGAN & FOSS
200 COURT HOUSE
TOWSON, MARYLAND 21204
TELEPHONE (410) 584-2200

June 17, 1987

County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204

Re: Case No. 87-396-SPHA
Norbert Paskiewicz
Assigned for August 20, 1987 at 10:00 a.m.

Dear Sir:

Please be advised that this office represents Norbert Paskiewicz in the above referenced matter. A hearing is presently scheduled for August 20, 1987 at 10:00 a.m. Please be advised that I will be out of the state from August 17 through August 23rd. My partner, Robert J. Romadka will be on an extended vacation until September 9, 1987. Mr. Romadka will also be out of the state from October 1st through October 16th.

Therefore, I would request that you reschedule the above matter and advise me of the new date. Thank you for your anticipated cooperation in this matter.

Very truly yours,

John B. Gontrum

JBG:kb
cc: Norbert Paskiewicz
Jim McManus
Phyllis Cole Friedman

RECEIVED
COUNTY BOARD OF APPEALS
JUN 22 1987

NORBERT PASKIEWICZ

COUNTY BOARD OF APPEALS
FOR BALTIMORE COUNTY
CASE NO. 87-396-SPHA

Please issue a summons for the following:

Officer Leroy Taylor
Baltimore County Police Department
Marine and Aviation Division
Wilson Point Road
Baltimore, Maryland 21220

Returnable Tuesday, September 29, 1987, at 10:00 A.M.,
County Board of Appeals for Baltimore County, Room 200, Court
House, Towson, Maryland 21204.

John B. Gontrum, Esquire
Romadka, Gontrum, Mennegan
and Foss
809 Eastern Boulevard
Essex, Maryland 21221
686-8274

LAW FIRM
ROMADKA,
GONTRUM,
MENNEGAN
& FOSS
ESSEX, MARYLAND

RECEIVED
COUNTY BOARD OF APPEALS
JUN 22 1987

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
404-2853

Arnold Jablon
Zoning Commissioner

May 11, 1987

Baltimore County Board of Appeals
Old Courthouse, Room #205
Towson, Maryland 21204

RE: Petition for Special Hearing and Zoning Variance
S/S of Liberty Road, 460' W of Chapeldale Road
2nd Election District, 3rd Councilmanic District
Norbert Paskiewicz - Petitioner
Case No. 87-396-SPHA

Dear Board:

Please be advised that on May 11, 1987, an appeal of the decision rendered in the above-referenced case was filed by Ms. Concetta Sabatino on behalf of the Holbrook-Chapeldale Community Association, protestants. All materials relative to the case are being forwarded to your office herewith.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

Arnold Jablon
ARNOLD JABLON
Zoning Commissioner

AJrbja

cc: John B. Gontrum, Esquire
809 Eastern Boulevard, Baltimore, Md. 21221

Ms. Kathryn S. Johnson, President
Holbrook-Chapeldale Community Association
4339 Holbrook Road, Randallstown, Md. 21133

Phyllis Cole Friedman, Esquire
People's Counsel for Baltimore County
Old Courthouse, Rm. 223
Towson, Maryland 21204

File

Zoning Commissioner
County Office Building
Towson, Maryland, 21204

Dear Mr. Jablon:

Regarding Case No. 87-396-SPHA granting permission to place a helistop in a B.M. zone and, additionally, amending the site plan in Case No. 85-189-X to reflect the helistop, please enter an appeal on behalf of the following individuals:

Monty and Marge Jones
14110 Chapeldale Road
Randallstown, Maryland, 21133
Anthony and Elizabeth Serio
10912 Steffeny Road
Randallstown, Maryland, 21133
Vincent and Concetta Sabatino
10910 Steffeny Road
Randallstown, Maryland, 21133

Kathryn S. Johnson
4339 Holbrook Road
Randallstown, Maryland, 21133
President, Holbrook-Chapeldale
Community Association

This Appeal is from the Decision of the Zoning Commissioner dated April 15, 1987.

RECEIVED
MAY 11 1987
ZONING OFFICE

Kathryn S. Johnson
4339 Holbrook Road
Randallstown, Maryland, 21133

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

No. 33092

DATE 6/11/87 ACCOUNT R-01-615-000

AMOUNT \$ 180.00

RECEIVED
CONCETTA SABATINO, HOLBROOK-CHAPELDALE COMM.
ASSOC., 4339 HOLBROOK ROAD, RANDALLSTOWN, MD.
21133

FOR: Appeal filing and posting fee in Case #87-396-SPHA

\$ 047*****180001a 111ef

VALIDATION OR SIGNATURE OF CARRIER

Handwritten notes and stamps, including "RECEIVED" and "ZONING OFFICE".

NORBERT J. ROMADKA
JOHN B. GONTRUM
JOHN D. MENNEGAN
CHARLES E. FOSS, III
DONALD E. BRAND
DONALD W. STEFFY

August 28, 1987

County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204

Attention: Cathi Weidenhammer

Re: Norbert Paskiewicz
Case No. 87-396-SPHA
Hearing - Tuesday, September 29, 1987 at 10:00 a.m.

Dear Ms. Weidenhammer:

Please be advised that the above matter has been scheduled for a hearing on September 29, 1987 at 10:00 a.m. Please note that one of the County's witnesses, Officer Leroy Taylor, is involved in five District Court cases being held in Dundalk on the same date and therefore, will be unable to testify at the above hearing. Therefore, I would request that you reschedule the above matter and advise all parties accordingly.

Thank you for your anticipated cooperation.

Very truly yours,

John B. Gontrum

JBG:kb
cc: Norbert Paskiewicz
Jim McManus
Phyllis C. Friedman
Dan Bartoloni

RECEIVED
COUNTY BOARD OF APPEALS
AUG 28 1987

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3211

NORMAN E. GERDER
DIRECTOR

5-1387

MR. JAMES MC MANUS
90 DELMAR FORD TRACTOR INC.
ROUTE 42 WEST OF ROUTE 13
CHESWOLD, DELAWARE 19736

Dear MR. MC MANUS:

As the certifier of the enclosed Approved Plan you are responsible for the landscape installation.

The Baltimore County Landscape Manual states:

- Section VII D. "All plans shall be fully implemented within one year after occupancy."
- Section VII D. "A final dated certification that the planting has been completed in accordance with the Approved Plan, shall be required to be submitted by the Landscape Architect or by the applicant when a Landscape Architect is not required to prepare the plan."
- Section VI C. "The Zoning Commissioner shall have the authority to enforce compliance with the Approved Final Landscape Plan."

This office recommends that you review the Manual before implementation. If you have any questions or comments, please call the Office of Planning at 494-3335.

Sincerely,

Cheryl Haddon
Avery Haddon
Landscape Planner
Current Planning and Development

AH:bja

Enclosure

CC: Landscape Planning File
Project Landscape Architect
TO ZONING FILE

MAIN OFFICE
P.O. BOX 6828
TOWSON, MD. 21204
425-6120

GEORGE WILLIAM STEPHENS, JR.
AND ASSOCIATES, INC.
CONSULTING ENGINEERS

Date: June 3, 1987

Re: Ford Site in Bellistop

To: Zoning Commissioner
Baltimore County, Maryland
21204

Attention: Arnold Jablon

Gentlemen:

- ☐ We are submitting
- ☐ We are forwarding
- ☐ We are returning

☐ Herewith

☐ Under Separate Cover

# COPIES	DESCRIPTION
1	Site and Landscape Plan

Remarks:

- ☐ In accordance with your request
- ☐ For your review
- ☐ For processing
- ☐ Plans reviewed and accepted
- ☐ Plans reviewed and accepted as noted

- ☐ For your use
- ☐ Please call when ready
- ☐ Please return to this office
- ☐ Approval requested
- ☐ Meeting requested

For further information, please contact the writer at this office.

Enclosure

Received by

Sincerely yours,
Patricia Ashwood
Date

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE
RECEIVED
MAR 27 1987
ZONING OFFICE
Arnold Jablon
TO: Zoning Commissioner
FROM: Norman E. Gerber, AICP, Director
Office of Planning and Zoning
SUBJECT: Zoning Petition No. 87-396-SPHA

In view of the close proximity to residences and to the adjacent site proposed for housing for children, this office is opposed to the granting of the subject request. It should also be noted that the intent of the 500 foot requirement in the Baltimore County Zoning Regulations appears to apply to "use", not to height or area requirements.

Norman E. Gerber, AICP
Director

NEG:JGH:sh

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 17th day of February, 1987.

Received by: Mr. E. R. Rye
Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE
March 24, 1987

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

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

John B. Contrum, Esquire
809 Eastern Boulevard
Baltimore, Maryland 21221
RE: Item No. 275 - Case No. 87-396-SPHA
Petitioner: Norbert Paskiewicz
Petitions for Special Hearing and Zoning Variance

Dear Mr. Contrum:
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 to 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, Jr./JED
Chairman
Zoning Plans Advisory Committee

JED:kbb
Enclosures
cc: George William Stephens, Jr. & Associates
P.O. Box 6828
Towson, Maryland 21204

BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204
Mr. Arnold Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204

March 4, 1987

Re: Zoning Advisory Meeting of January 6, 1987
Item # 275
Property Owner: Norbert Paskiewicz
Location: S/S Liberty Rd., 460' W. of Chapeldale Rd.

Dear Mr. Jablon:

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

- ☒ There are no site planning factors requiring comment.
- ☒ A County Review Group Meeting is required.
- ☒ A County Review Group meeting was held and the minutes will be turned in 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 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 22-96 of the Development Regulations.
- ☒ Development of this site may constitute a potential conflict with the Baltimore County Master Plan.
- ☒ The amended Development Plan was approved by the Planning Board on [unclear].
- ☒ Landscaping: Must comply with Baltimore County Landscape Manual.
- ☒ The property is located in a deficient service area as defined by §111 178-79. No building permit may be issued until a Reserve Capacity Use Certificate has been issued. The deficient service is [unclear].
- ☒ The property is located in a traffic area controlled by a "D" level intersection as defined by §111 178-79, and as conditions change traffic capacity may become more limited. The Basic Services Areas are re-evaluated annually by the County Council.
- ☐ Additional comments:

David Fields, Acting Chief
Current Planning and Development

cc: James Mosque

Zoning Item # 275 Zoning Advisory Committee Meeting of 1-6-87
Page 2

- ☐ Prior to raising of existing structure/s, petitioner must contact the Division of Water Quality and Waste Management at 494-3768, regarding removal and/or disposal of potentially hazardous materials and solid wastes.
- ☐ Any abandoned underground storage tanks containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and either be removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of Water Quality and Waste Management at 494-3768.
- ☐ Soil percolation tests (have been/must be) conducted.
☐ The results are valid until [unclear].
☐ Soil percolation test results have expired. Petitioner should contact the Division of Environmental Support Services to determine whether additional tests are required.
- ☐ Where water wells are to be used as a source of water supply, a well meeting the minimum Baltimore County Standards must be drilled.
- ☐ In accordance with Section 13-117 of the Baltimore County Code, the water well yield test
☐ shall be valid until [unclear].
☐ is not acceptable and must be retested. This must be accomplished prior to conveyance of property and approval of Building Permit Applications.
- ☐ Prior to occupancy approval, the potability of the water supply must be verified by collection of bacteriological and chemical water samples.
- ☐ If submission of plans to the County Review Group is required, a Hydrogeological Study and an Environmental Effects Report must be submitted.

Other: petitioner must take precautions not to damage existing wells and sewer disposal system as well as storm equipment display and driveway bottom

Ian J. Foxcroft, Director
BUREAU OF ENVIRONMENTAL SERVICES

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

STEPHEN E. COLLINS
DIRECTOR

January 30, 1987

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

Item No. 275 -7AC-
Property Owner: Norbert Paskiewicz
Location: S/S Liberty Road, 460 feet W Chapeldale Road
Existing Zoning: B.M. and R.C. 2
Proposed Zoning: Special Hearing to approve a Helistop in a B.M. zone and to amend an existing site plan for an existing Special Exception for farm machinery (sales, storage and service) in a R.C. 2 zone (Case No. 85-189-X) and a clear zone to extend into a R.C. 2 zone, to eliminate or reduce the exclusive use in the "Clear Zone" as previously granted, and a Variance to permit this use within 110 feet of the property line in lieu of the required 500 feet
Area: 3.27 acres
District: 2nd Election District

Dear Mr. Jablon:

This site should have only one point of access.

Very truly yours,
Michael S. Flannigan
Traffic Engineer Associate II

MSF:lt

BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204 2586
494-4500

PAUL H. RENCKE
CHIEF

January 27, 1987

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

RE: Property Owner: Norbert Paskiewicz
Location: S/S Liberty Rd., 460' W. Chapeldale Rd.
Item No.: 275
Zoning Agenda: Meeting of 1/6/87

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

- ☒ 1. Fire hydrants for the referenced property are required and shall be located at intervals of [unclear] 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 [unclear] 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 at beginning of operation. Site shall also comply with zoning Reg. 13M-24.
- ☒ 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 "Fire Safety Code", 1984 edition plus 1 to occupancy.

- ☐ 6. Site plans are approved, as drawn.
- ☐ 7. The Fire Prevention Bureau has no comments, at this time.

Noted and Approved: [Signature]
Fire Prevention Bureau
REVIEWER: [Signature]
Planning Group
Special Inspection Division

/mb

Maryland Department of Transportation
State Highway Administration
JAN 13 1987
ZONING OFFICE
William E. Hoffman
Secretary
Mal Kessell
Assistant

January 9, 1987

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

Attn: Mr. James Dyer

RE: ZAC Meeting of January 6, 1987
ITEM: #275.
Property Owner: Norbert Paskiewicz
Location: S/S Liberty Road, 460 feet W. Chapeldale Road
Existing Zoning: B.M. and R.C. 2
Proposed Zoning: Special Hearing to approve a Helistop in a B.M. zone and to amend an existing site plan for an existing Special Exception for farm machinery (sales, storage and service) in a R.C. 2 zone (Case No. 85-189-X) and a clear zone to extend into a R.C. 2 zone, to eliminate or reduce the exclusive use in the "Clear Zone" as previously granted and a Variance to permit this use within 110 feet of the property line in lieu of the required 500 feet
Area: 3.27 acres
District: 2nd Election District

Dear Mr. Jablon:

On review of the Submittal of 1-6-87, the State Highway Administration has forwarded the plot to accompany the petition for the proposed Helistop to the State Aviation Administration and Albert J. Selby.

By copy of this letter and site plan we (State Highway Administration) are requesting Mr. Selby to comment directly to the Baltimore County Zoning Commission on any and all requests submitted to the State Aviation Administration.

Very truly yours,

[Signature]
Charles Lee, Chief
Bureau of Envt. Access Permits

By: George William

Glenn Shaw
Mr. A. Jablon
Mr. A. S. 1311 telephone number is 494-111-1150
Interpreter for Impaired Hearing or Speech
363 7555 Baltimore Metro - 465 0451 D.C. Metro - 1-800-492-5062 Statewide Toll Free
P.O. Box 117, 707 North Calvert St. Baltimore, Maryland 21203 0717

RE: PETITION FOR SPECIAL HEARING
PETITION FOR VARIANCES
S/S Liberty Rd., 460' W of
Chapeldale Rd., 2nd District
OF BALTIMORE COUNTY
NORBERT PASKIEWICZ, Petitioner
Case No. 87-396-SPHA

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 10th day of March, 1987, a copy of the foregoing Entry of Appearance was mailed to John B. Contrum, Esquire, 809 Eastern Blvd., Essex, MD 21221, Attorney for Petitioner; and Mr. Jim McManus, 3828 Washington Blvd., Baltimore, MD 21227, Contract Purchaser.

Peter Max Zimmerman
Peter Max Zimmerman

John B. Contrum, Esquire
809 Eastern Boulevard
Essex, Maryland 21221

February 19, 1987

NOTICE OF HEARING

RE: PETITION FOR SPECIAL HEARING AND VARIANCE
S/S Liberty Rd., 460' W of Chapeldale Rd.
2nd Election District - 3rd Councilmanic District
Norbert Paskiewicz - Petitioner
Case No. 87-396-SPHA

TIME: 11:00 a.m.

DATE: Thursday, April 9, 1987

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

James G. McManus
Zoning Commissioner
of Baltimore County

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

No. 30420

DATE 12/23/86 ACCOUNT 01-65-000

AMOUNT \$ 200.00

RECEIVED FROM *Rosella G. H.F.*

FOR *Sph + Var. #275*

BY *Paskiewicz*

VALIDATION OR SIGNATURE OF CASHIER

FROM THE OFFICE OF
GEORGE WILLIAM STEPHENS, JR. & ASSOCIATES, INC.
ENGINEERS
S.O. BOX 688, TOWSON, MARYLAND 21204

July 10, 1986

Description To Accompany A Petition For
A Special Hearing For A Helistop In A B.M.
Zone and To Amend An Existing Special Exception
For Farm Machinery (Sales, Storage & Service)
In An RC-2 Zone (Case 86-189-X)
Point of beginning being located 460' west from the intersection of the
south side of Liberty Road with west side of Chapeldale Road. Beginning at said
point:

- Running thence: 1) North 82° 46' West 336.0' ±
2) South 07° 14' West 400.0' ±
3) South 82° 46' East 435.0' ± and
4) North 06° West 415.0' ± to the place of beginning.

Containing 3.27 acres ±.

(THIS DESCRIPTION IS FOR ZONING PURPOSES ONLY)

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 19, 1987.
THIS IS TO CERTIFY that the enclosed advertisement was
published in THE JEFFERSONIAN, a weekly newspaper printed
and published in Towson, Baltimore County, Md., appearing on
March 19, 1987.

THE JEFFERSONIAN,

Publisher

35.40

US Department of
Transportation
Federal Aviation
Administration

MAR 25 1986

Mr. James G. McManus
c/o Security Ford Tractor
P. O. Box 157
Cheswold, DE 19936

Proposal: Establish Heliport
Assoc. City: Randallstown, MD
Heliport Name: Security Ford
Tractor Heliport
Use/Ownership: Personal/Private
Airspace Case: 85-ASA-343-NRA
Expiration Date: June 1987

Dear Mr. McManus:

We have no objection to the above proposal. This determination does not mean FAA approval of the physical development involved in the proposal, nor that the proposed action is environmentally acceptable in accordance with applicable public laws. It is only a determination with respect to the traffic patterns of use of airspace by aircraft. In making this determination, the FAA has considered matters such as the effect the proposal would have on existing or contemplated traffic patterns of neighboring airports, the effects it would have on the existing and proposed man-made objects and the effects that existing or proposed man-made objects and natural objects within the affected area (insofar as they are included on your 7480-1 or available on maps and drawings in this office) would have on the airport proposal. This determination, issued in accordance with FAR Part 157, does not relieve the proponent of any compliance responsibilities relating to any law, ordinance, or regulation of any Federal, State, or local governmental body.

Please complete and mail the enclosed FAA Form 5010-5 when helicopter operations begin; it advises us that the heliport is active and your airspace determination will become permanent. FAILURE TO DO SO WILL CAUSE YOUR AIRSPACE DETERMINATION TO EXPIRE ON THE DATE INDICATED ABOVE. If the heliport is not activated prior to this date, you should request a time extension to allow for completion. If you do not, we will assume that the proposal has been abandoned and your airspace will be canceled.

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3333

ARNOLD JABLON
ZONING COMMISSIONER

EAN M. H. ANG
DEPUTY ZONING COMMISSIONER

April 1, 1987

John B. Contrum, Esquire
809 Eastern Boulevard
Essex, Maryland 21221

RE: PETITION FOR SPECIAL HEARING AND VARIANCE
S/S Liberty Rd., 460' W of Chapeldale Rd.
2nd Election District - 3rd Councilmanic District
Norbert Paskiewicz - Petitioner
Case No. 87-396-SPHA

Dear Mr. Contrum:

This is to advise you that \$99.00 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 make the check payable to Baltimore County, Maryland, and remit to the County Office Building, Towson, Maryland.

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
DATE 4/9/87 ACCOUNT R-01-615-000
2 SIGNS & POSTS 99.00
RETURNED 4/12/87 99.00
Roadkill, Contrum, Hennegan & Poon, 809
Eastern Blvd., Essex, Md. 21221
ADVERTISING & POSTING COSTS RE CASE 87-396-SPHA
FOR \$ 049*****930014 30941
VALIDATION OR SIGNATURE OF CASHIER

Applicable obstruction surfaces are included in Paragraph 77.29 of the Federal Aviation Regulations Part 77 (FAR Part 77). The approach surface in plan has an inner width the same as the width of the designated heliport takeoff and landing area. It is 4,000 feet long and has an outer width of 500 feet. You should have a clear 1' vertical per 8' horizontal approach surface to the heliport landing area within this area. You should familiarize yourself with all the approach and other surface provisions of FAR Part 77.

If you have any questions regarding FAA Regulations or standards, contact Wayne Butler at (718) 917-1242.

Sincerely,

Louis P. DeRose
Manager, Planning & Programming Branch

Enclosure

MUNICIPALITY NEWSPAPERS OF MARYLAND, INC.

PETITION FOR SPECIAL HEARING AND VARIANCE
2nd Election District - 3rd Councilmanic District
Case No. 87-396-SPHA
LOCATION: South Side of Liberty Road, 460 feet West of
Chapeldale Road
DATE AND TIME: Thursday, April 9, 1987, at 11:00 a.m.
PUBLIC HEARING: Room 106, County Office Building, 111 West
Chesapeake Avenue, Towson, Maryland
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the petition for special hearing and variance to amend an existing special exception for farm machinery (sales, storage and service) in an RC-2 Zone (Case No. 85-189-X) and a clear zone to extend into an RC-2 Zone, to eliminate or reduce the exclusive use in the "Clear Zone" as previously granted, and a variance for the definition of a heliport to permit the use within 110 feet of the property line in lieu of the required 500 feet.
Being the property of Norbert Paskiewicz, as shown on the plat plan filed with the Zoning Office.
In the event that the 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

Mar. 19, 1987

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Re: 87-396-SPHA

Zoning Commissioner
County Office Building
Towson, Maryland, 21204

Dear Mr. Jablon:

Regarding Case No. 87-396-SPHA granting permission to place a heliport in a B.M. zone and, additionally, amending the site plan in Case No. 85-189-X to reflect the heliport, please enter an appeal on behalf of the following individuals:

Monty and Marge Jones
4410 Chapeldale Road
Randallstown, Maryland, 21133

Anthony and Elizabeth Serie
10912 Steffeny Road
Randallstown, Maryland, 21133

Vincent and Sabatine
10910 Steffeny Road
Randallstown, Maryland, 21133

Kathryn S. Johnson
4339 Holbrook Road
Randallstown, Maryland, 21133,
President, Holbrook-Chapeldale
Community Association

This Appeal is from the Decision of the Zoning Commissioner dated April 15, 1987.

RECEIVED
MAY 11 1987
ZONING OFFICE

Kathryn S. Johnson
4339 Holbrook Road
Randallstown, Maryland, 21133

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

No. 33092

DATE 5/11/87 ACCOUNT R-01-615-000

AMOUNT \$ 150.00

RECEIVED FROM Concetta Sabatino, Holbrook-Chapeldale Comm. Assoc., 4339 Holbrook Road, Randallstown, Md. 21133

FOR Annual filing and posting fee in Case 87-396-SPHA

\$ 049*****930014 31147

VALIDATION OR SIGNATURE OF CASHIER

AIRPORT MASTER RECORD
GENERAL INFORMATION
1. AIRPORT NAME: Security Ford Heliport
2. AIRPORT TYPE: Heliport
3. AIRPORT LOCATION: 809 Eastern Blvd., Essex, MD 21221
4. AIRPORT OWNER: Security Ford Tractor
5. AIRPORT OPERATOR: Security Ford Tractor
6. AIRPORT STATUS: Active
7. AIRPORT ZONE: RC-2
8. AIRPORT CATEGORY: Heliport
9. AIRPORT SUBCATEGORY: Heliport
10. AIRPORT DESCRIPTION: Heliport for Security Ford Tractor
11. AIRPORT MAP: 1:10,000
12. AIRPORT PHOTO: 1:10,000
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273. AIRPORT PARTNERSHIPS: 1:10,000
274. AIRPORT JOINT VENTURES: 1:10,000
275. AIRPORT CONSORTIUMS: 1:10,000
276. AIRPORT COOPERATIVES: 1:10,000
277. AIRPORT PARTNERSHIPS: 1:10,000
278. AIRPORT JOINT VENTURES: 1:10,000
279. AIRPORT CONSORTIUMS: 1:10,000
280. AIRPORT COOPERATIVES: 1:10,000
281. AIRPORT PARTNERSHIPS: 1:10,000
282. AIRPORT JOINT VENTURES: 1:10,000
283. AIRPORT CONSORTIUMS: 1:10,000
284. AIRPORT COOPERATIVES: 1:10,000
285. AIRPORT PARTNERSHIPS: 1:10,000
286. AIRPORT JOINT VENTURES: 1:10,

IN RE: PETITIONS SPECIAL HEARING AND *
VARIANCE *
S/S of Liberty Road, 460' W of *
Chapeldale Road - *
2nd Election District *
Norbert Paskiewicz, *
Petitioner *

BEFORE THE
ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case No. 87-395-SPHA

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioner herein requests permission to place a helistop in a B.M. Zone, to amend the site plan in Case No. 85-189-X to reflect the helistop, and a variance to permit the helistop to be closer than the required 500 feet from any property line so that more than 15 helicopter operations per month would be permitted, as more particularly described on Petitioner's Exhibit 1.

The Petitioner, by Jim McManus, the Contract Purchaser, appeared and testified and was represented by Counsel. Kathryn Johnson, a neighbor and President of the Holbrook-Chapeldale Community Association; The Reverend Olin Herndon, Pastor of the Wards Chapel Methodist Church; and numerous other community residents appeared in opposition.

At the onset of the hearing, the Petitioner moved to revise the requests by agreeing to limit the number of helicopter operations to 15 or less per month, which negates the need for the requested variance; to limit the flights to daylight hours only, with none on Sunday; and to redirect the flight paths to the extent possible from those which are shown on the site plan to project away from any existing houses.

Testimony indicated that the subject property, located on Liberty Road between Powells Run and Chapeldale Roads and zoned R.C.2 and B.M., is presently improved with Mr. McManus' farm machinery sales, storage, and service business, which was granted in Case No. 85-189-X. It contains 4.56 acres, of

which 0.28 acres is zoned B.M. The helistop is proposed to be located in the B.M. portion only. Mr. McManus testified that he lives in Delaware but owns various businesses in Baltimore which he visits by helicopter. He travels to the subject property by car now but wants to use his helicopter instead.

Officer Roy R. Taylor, Jr., Aviation Squad, Baltimore County Police Department, testified that, pursuant to the Zoning Commissioner's request, he inspected the site and the proposed helicopter and concluded that the Petitioner is in compliance with the FAA regulations and the Zoning Commissioner's policy, BM-24. Officer Taylor stated that, in his opinion, the proposal was as "safe as it could be". No safety problems were found. The helicopter which will be used is also used by many police departments because it has the best safety record and projects the least amount of noise. He concluded that the use of this site for a helistop is appropriate and acceptable and that all of the standards set forth in BM-24 will be satisfied.

The Protestants are naturally concerned with the safety and noise factors. They are also concerned that Mr. Paskiewicz will not comply with any restrictions imposed herein because of his history of noncompliance with the restrictions contained in the Order in Case No. 85-189-X.

The Petitioner requests relief from Zoning Commissioner Policy BM-24 and from Section 500.7, Baltimore County Zoning Regulations (BCZR).

Section 101 delineates certain conditions for helistops that must be met. Included therein is a review by the "Director of Public Safety", a position which no longer exists. Also, Section 2-52.1, Baltimore County Code, requires that all applicants for airports, et al., seek advice from the Baltimore County Aviation Commission, apparently also now defunct. Although Sections 233.1 and 230.9, BCZR, permit helistops as a matter of right in a B.M. Zone, it is clear by the language adopted by the Baltimore County Council (Council), cited above, that the public health, safety, and welfare of the community is

- 2 -

an integral condition to be considered even when helistops are permitted as of right. The Council intended the safety of helistops to be of paramount importance to the community when it required approval by the Director of Public Safety and review by the Baltimore County Aviation Commission. Since it is equally obvious that the Fire and Police Departments are the hereditary assigns of the Director, it is a natural extension to require those agencies to review each helistop request for safety. Further, pursuant to the authority vested by Section 500.7, a public hearing is required in which the issue of safety is the sole concern.

Pursuant to Section 522.1, Baltimore County Charter; Section 500.8, BCZR; and the Zoning Commissioner's authority to interpret and apply the BCZR, the Zoning Commissioner has promulgated various policies and procedures to provide a more consistent and uniform method of application, of which BM-24 is one. This policy was created in order to ensure that certain uniform standards would be required to be met before any helistop could be established. Additionally, the Police and Fire Departments have prepared standards for their review. Officer Taylor's testimony is clear and concise. The Fire Department had no adverse comments.

It is clear that the BCZR permits the use requested in a B.M. Zone as of right. It is equally clear that the proposed use would not be detrimental to the primary uses in the vicinity nor would it constitute a danger to the public health, safety, and welfare of the community.

After reviewing all of the testimony and evidence presented, it appears that the helistop should be approved with certain restrictions, as more fully described below.

The proposed use will not be detrimental to the health, safety, and general welfare of the locality, nor tend to create congestion in roads, streets, or alleys therein, nor be inconsistent with the purposes of the

- 3 -

property's zoning classification, nor in any other way be inconsistent with the spirit and intent of the BCZR.

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

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 15th day of April, 1987, that permission to place a helistop in a B.M. Zone and, additionally, the amendment to the site plan in Case No. 85-189-X to reflect the helistop be approved and, as such, the Petition for Special Hearing 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 helistop approved herein shall be valid for a period of one year from the date of its Certification of Compliance, at which time the Police Department shall reinspect the site and report its findings to the Zoning Commissioner. If the Police Department believes that changes to the area or to the site adversely impact this Petition, a new hearing will be required pursuant to Section 500.7, BCZR; otherwise, no hearing will be required and the helistop may continue operating. At the end of each succeeding year, the same procedure shall be followed.
2. The Police Department shall conduct a final site inspection and forward a copy of the report to the Zoning Commissioner before the helistop may be used.
3. The restrictions contained in Case No. 85-189-X, including the submission and approval of a landscaping plan to the Current Planning and Development Division, Office of Planning and Zoning, a copy of which shall be submitted to the Zoning Commissioner, shall be complied with immediately.
4. Violation of any condition precedent as contained herein, including any of those restrictions contained in Case No. 85-189-X, shall terminate approval of the helistop.

- 4 -

5. The hours of operation for flights to and from the site shall be restricted to daylight hours only, with none permitted prior to 8:00 a.m. or after 7:00 p.m., and no flights shall be permitted on Sundays.
6. A maximum of 15 flights per month shall be permitted, and a copy of the Petitioner's monthly flight manifest shall be submitted to the Zoning Commissioner with a copy forwarded to Ms. Johnson. Additionally, Mr. McManus shall be the only pilot permitted to operate the helicopter, and such flights shall be limited to the helicopter specifically reviewed by Officer Taylor.
7. A revised site plan, showing the conditions delineated herein, landscaping, and the new flight path, shall be submitted to the Zoning Commissioner for approval.

[Signature]
Zoning Commissioner of
Baltimore County

AI/srl

cc: John B. Gontrum, Esquire
Ms. Kathryn Johnson
The Reverend Olin Herndon
People's Counsel

ORDER RECEIVED FOR FILING
Date April 16, 1987
By [Signature]

- 5 -



March 22, 1988

Mr. Robert Haines
Zoning Commissioner for Baltimore County
Room 109
County Office Building
111 W. Chesapeake Avenue
Towson, MD 21204

RE: Helicopter Landings at 10917 Liberty Road

Dear Mr. Haines:

Enclosed please find a copy of our landings for the month of February at the above mentioned address as per our Agreement with the Zoning Commission of April 15, 1987.

Very truly yours,

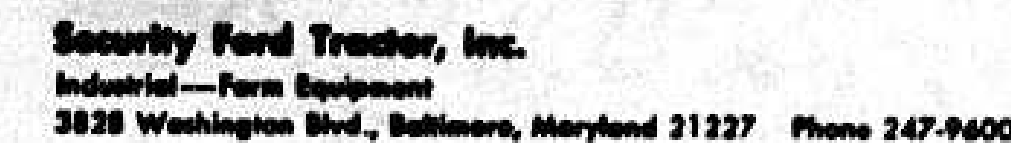
James G. McManus
President

JGM/etc
Enclosure

cc: Catherine S. Johnson
4339 Holbrook Road
Randallstown, MD 21133

$$[\text{D}]_{\text{eq}} = [\text{H}_2]_{\text{eq}} = \frac{K_1 K_2 P_{\text{CO}}^2}{1 + K_1 P_{\text{CO}} + K_1 K_2 P_{\text{CO}}^2}$$

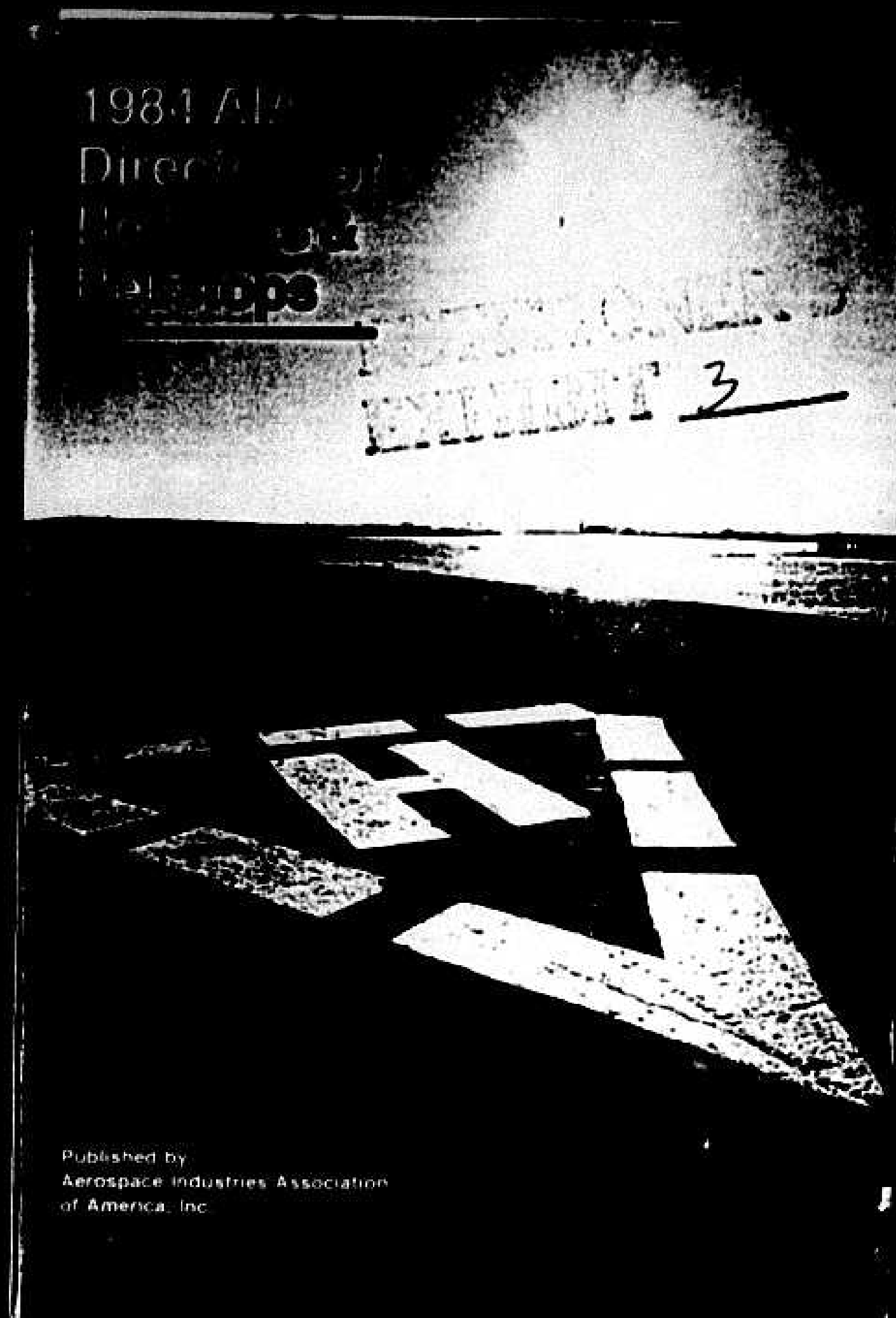
RECEIVED
JUL 24 1968
ZONING OFFICE



HELICOPTER LANDINGS AT 10917 Libery ROAD, RANDALLSTOWN

Landings for February, 1988

February 5
February 18
February 24
February 25



Published by
Aerospace Industries Association
of America, Inc.

Security Ford Tractor, Inc.
Industrial — Farm Equipment
3828 Washington Blvd.
Baltimore, Maryland 21227

Mr. Robert Haines
Zoning Commissioner for Baltimore County
Room 109
County Office Building
111 W. Chesapeake Avenue
Towson, MD 21204

$$\Delta_{\text{C}_2\text{H}_5\text{C}_6\text{H}_5\text{COOH}} = 10.0$$

- MR CRACETTI (CONTRACTOR)
- BUILD A HELICOPTER PAD FOR McMANUS.
- HOWEVER, McMANUS DID NOT PAY FULL PAYMENT, SO CRACETTI DID NOT COMPLETE JOB.
- HE WANTS TO CLOSE DOWN PAD - SINCE McMANUS IS USING IT IN ITS INCOMPLETE CONDITION.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

Date of Posting: 11/11/2011

District

Printed for

Petitioner _____

Direction of Signs

Remarks

Posted by:

Date of return _____

Signature

number of Sign

JOHN TOREWO
SEC. FORD TRACTOR
247-9600

INFORMED
McMANUS
WILL CALL
JED

CHAR
4-4-85
10-35

CERTIFICATE OF POSTING
ENGINE DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

87-396-SPHA

District 2nd Date of Posting 3-18-87
Posted for: Special Hearing and Variance
Petitioner: Robert Pasiewicz
Location of property: S/S of Liberty Road, 460' W. of
Chapin Road
Location of Sign: South side of Liberty Road in front of
subject property
Remarks: _____
Posted by A. J. Rute Date of return: 3-22-87
Signature
Number of Signs: 2

SITE DATA

AREA OF TRACT	4.80 AC.
EXISTING BUILDING	4.80 AC.
RC 2	4.80 AC.
BM	4.80 AC.
AREA OF SPECIAL EXCEPTION	3.80 AC.
PARKING REQUIRED	14 PS
2,787 - 200	
PARKING SHOWN	14 PS

GENERAL NOTES

1. THE GARDEN SHOP ALSO SERVES AS A SALES OFFICE IN CONJUNCTION WITH SPECIAL EXCEPTION HEREBY REQUESTED
2. EX. WELLS AND SEPTIC SYSTEM TO BE PROTECTED FROM PHYSICAL DAMAGE
3. CRUSHER RUN PAVING SHALL BE DURABLE AND DUST FREE AS SPECIFIED UNDER O.C.E.'S
4. MAXIMUM OF 15 HELICOPTER OPERATIONS PER MONTH

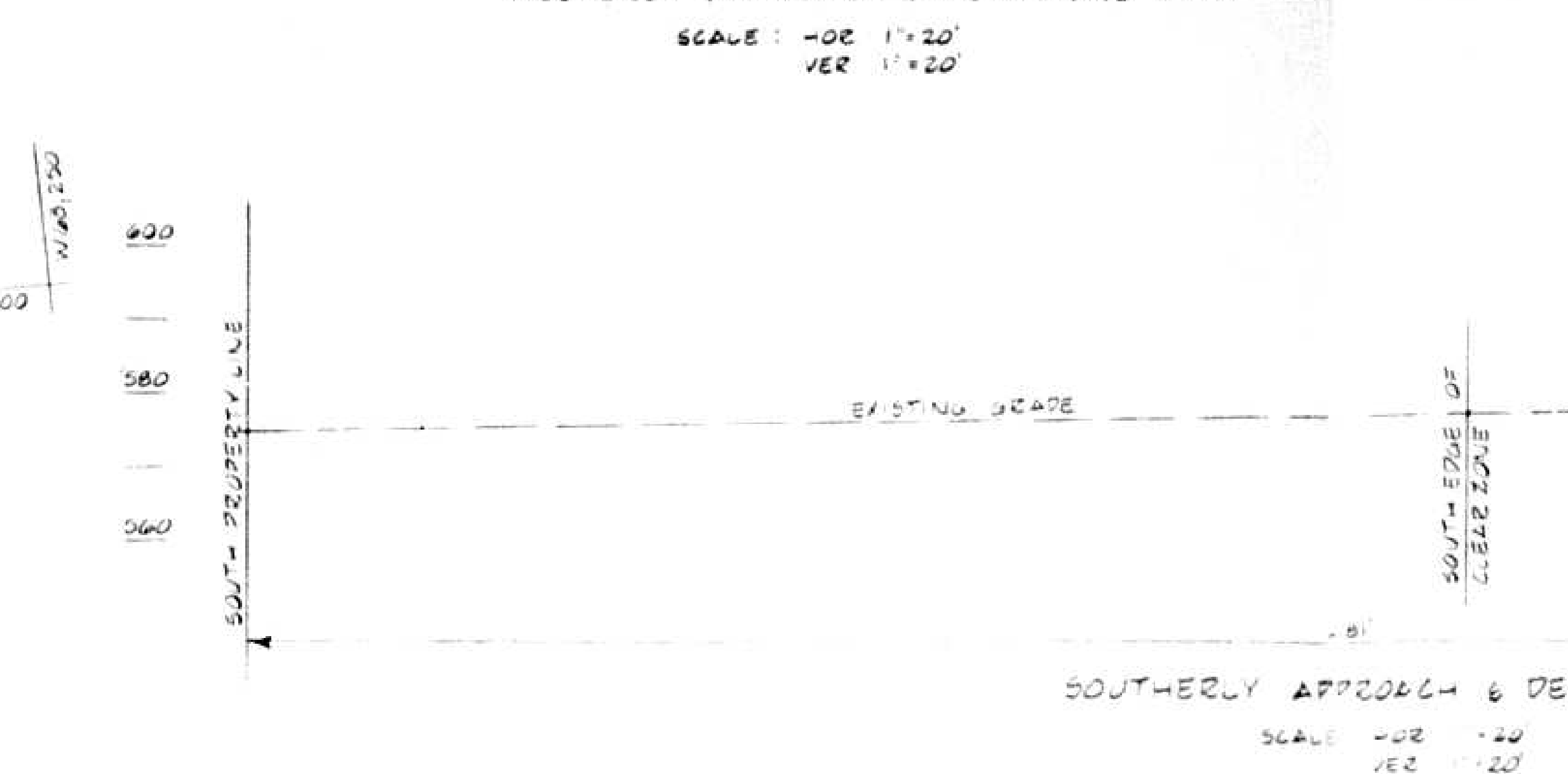
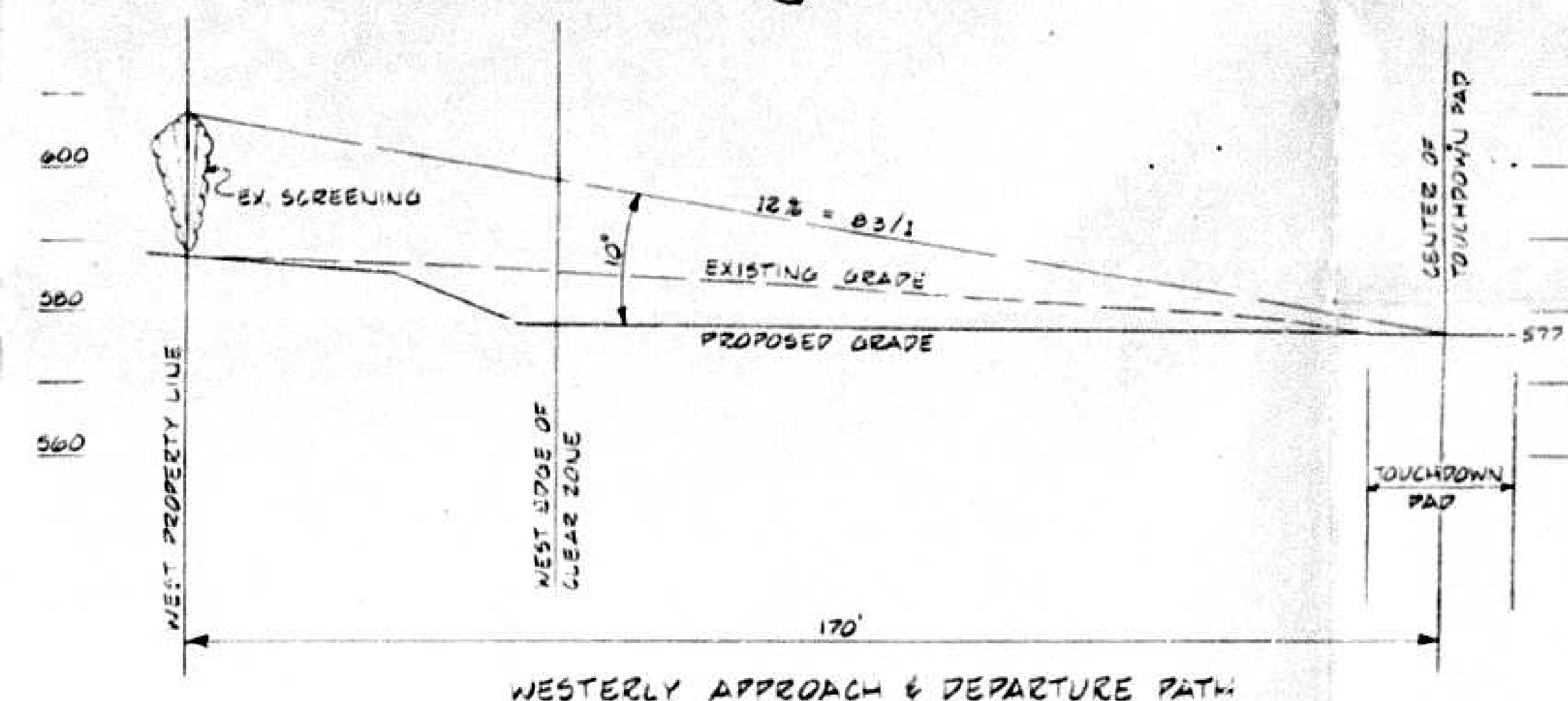
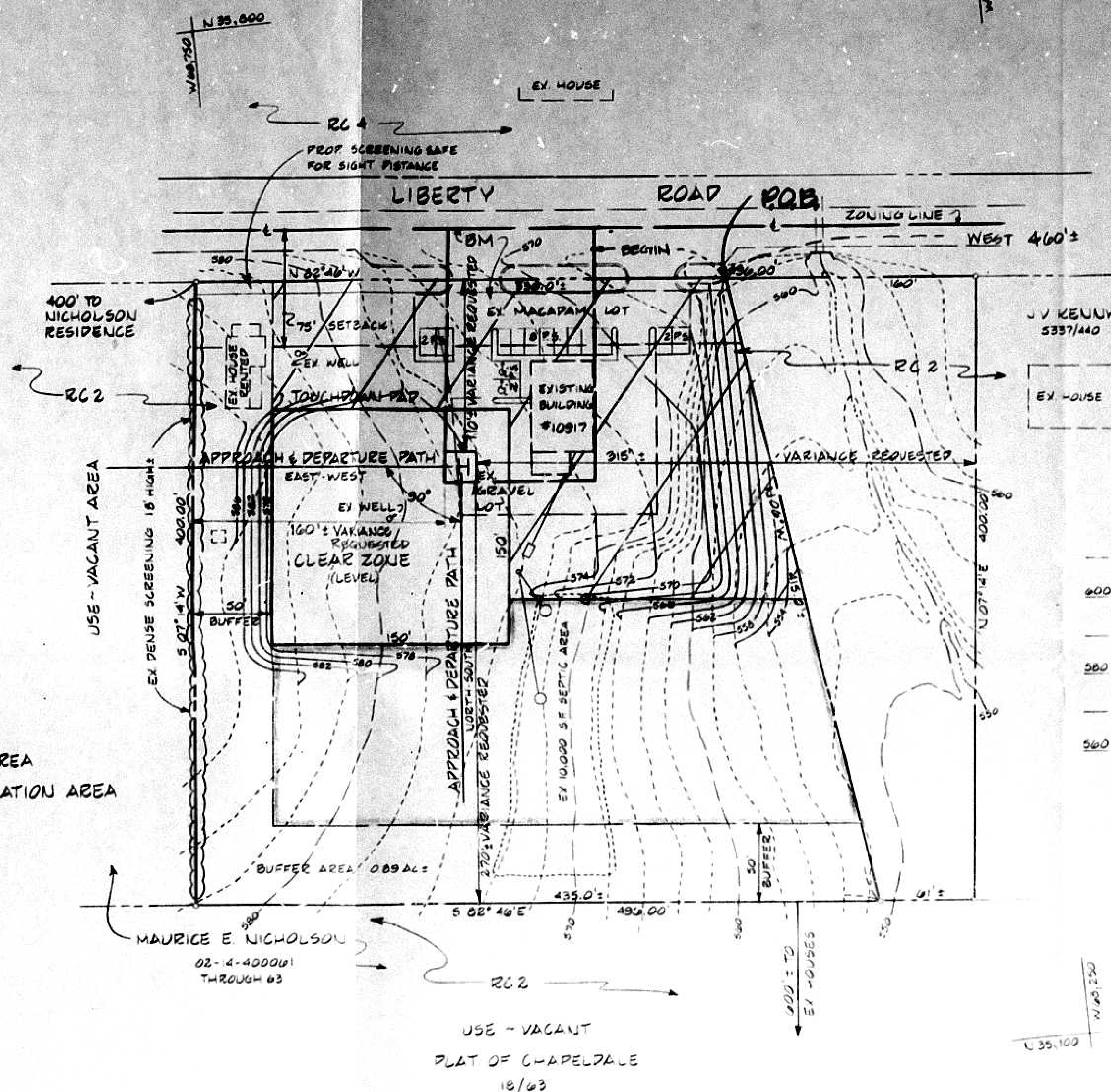


LOCATION MAP
SCALE: 1" = 2000'

RE: PETITION FOR SPECIAL EXCEPTION
S/S of Liberty Rd., 400' W of
Chapel Dale Rd., 2nd Election
District
Petitioner
No. 05-189-X (Item No. 177)

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 2nd day of January, 1985, that the herein Petition for Special Exception for the sale, storage, and service of farm machinery in a R.C.F. Zone, be approved with the site plan, revised January 5, 1985, ordered Petitioner's EXHIBIT 1, is GRANTED, from and after the date of this Order, subject to the following:

1. The site plan shall indicate the same changes which resulted from the adoption of the 1980 Comprehensive Zoning Map.
2. The display area shall extend no more than 75 feet to the rear of the R.C.F. Zone line. Displays may be located on the grass so long as it is well maintained. Failure to do so will result in paving being required, i.e., macadam or chip.
3. A landscaping plan, in accordance with Petitioner's Exhibit 7, shall be submitted to and approved by the Current Planning and Development Division.
4. All service shall be provided inside the building in accordance with the requirements of the Department of Permits and Licenses, and any refuse, including used parts, shall be stored in the building.
5. Waste oil shall be disposed of in accordance with Health Department regulations.
6. The hours of operation shall be between 7:30 a.m. and 6:00 p.m., Monday through Friday and between 7:30 a.m. and 4:30 p.m., Saturday.
7. Any exterior lighting shall be located on the R.C. zone and display portions of the property, shall be of the cut-off variety not over 12 feet high, and shall be arranged to reflect away from residential lots.
8. The equipment displayed and sold shall be farm equipment used for agricultural purposes as distinguished from farm equipment and shall not include trucks, flatbeds, or tractor trailers.
9. No temporary signs shall be allowed and all signs shall be located on the R.C. zone section of the property.
10. All additional requirements of the County Review Group (CRG) shall be met.
11. A revised site plan shall be submitted to and approved by the Office of Planning and Zoning.



VARIANCES REQUESTED

- FROM SECTION 101 OF B.C.C.
- TO PERMIT DISTANCES OF:
1. 110 FEET FROM LIBERTY ROAD PROPERTY LINE
 2. 100 FEET FROM WEST PROPERTY LINE
 3. 220 FEET FROM SOUTH PROPERTY LINE
 4. 95 FEET FROM EAST PROPERTY LINE
- IN LIEU OF THE REQUIRED 500 FEET

WAVIER REQUESTED

FROM POLICY BM 24 (CONSTRUCTION & SAFETY REGULATIONS)
TO PERMIT DEVIATE NORTH EAST QUADRANT OF CLEAR ZONE IN LIEU OF BEING CENTERED

PLAT TO ACCOMPANY A PETITION FOR A SPECIAL HEARING FOR A HELISTOP IN A BM ZONE AND TO AMEND AN EXISTING SPECIAL EXCEPTION FOR FARM MACHINERY (SALES, STORAGE & SERVICE) IN AN RC2 ZONE (CASE #05-189-X), & WAVIER AND VARIANCES

ELECTION DISTRICT #2
BALTIMORE COUNTY, MD

SCALE: 1" = 50'
JULY 2, 1985



GWS

GEORGE WILLIAM STEPHENS, JR. AND ASSOCIATES, INC.

CIVIL ENGINEERS & LAND SURVEYORS

303 ALLEGHENY AVENUE
TOWSON, MARYLAND 21204
(301) 825-8120

OWNER

DAVID M. CALUS ET AL
C/O DELMAR FORT TRACTOR CO
ROUTE 42 WEST OF ROUTE 3
CHESNOLD, DELAWARE 19936