87-429-A #326	SW/S Oakleigh Rd., 180' NW of the c/l Roshley Rd. (8744 Oakleigh Rd.)	9th Elec.	Dist.
. 3/9/87	Variance - filing fee \$35.00 - Richard J. Mazmanian, et ux		
3/9/87 4/22/87	Hearing set for 4/22/87, at 10:45 a.m. (Mr. Jablon) Advertising and Posting - \$91.93		
4/23/87	Ordered by the Zoning Commissioner that the Petition for Zoning to permit an accessory use (swimming pool) in the side and rear of the required rear yard is GRANTED with conditions.		lieu

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 most result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance requested wilk/will not adversely affect the health, safety, and general welfare of the community, the variance should xshould xnot be granted.

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.

oning Commissioner of Baltimore County

AJ/srl

cc: Mr. & Mrs. Richard J. Mazmanian

People's Counsel

Baltimore Zoning Commission 111 V. Chesapeake Ave. fowson, Md. 21204

February 11, 1987

10

pr.Richard & Lisa Magnanian 8744 Oakleich Rd. Parkville, Md. 21234

Dear Sir:

We, the undersigned, hereby attest that we have no objections to the construction of a swimming pool partially on the side yard at 8744 Oakleigh Road.

> 3807 Oakleigh Rd. Candel Q Hagnel Mr. Ronald Meckel 8809 Jakleigh Rd. Charge Fills Mr. George Horn Mrs. Halena Voelkel Mr. Robert Remeikis 8742 Oakleigh Rd. Kolert Sand

Mr. Mazmanian has notified us of his intention to construct subject in-ground pool and has asked for our cooperation.

If further information is required please contact me at your convience.

> Sincerely, Richard J. Mymorian Richard J. Mazmanian

PETITION FOR ZONING VARIANCE

9th Election District - 6th Councilmanic District Case No. 87-429-A

LOCATION

Southwest Side Oakleigh Road, 180 feet Northwest of the Centerline of Roshley Road (8744 Oakleigh Road)

Wednesday, April 22, 1987, at 10:45 a.m.

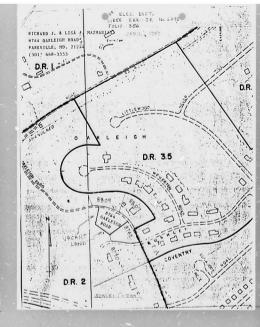
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue,

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 an accessory structure (swimming pool) to be partially in the side yard in lieu of the required rear yard

Being the property of Richard J. Mazmanian, et ux , as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building poratt may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain my 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, at below or made at the hearing, at



RE: PETITION FOR VARIANCE SW/S Oakleigh Rd., 180' NW of C/L of Roshley Rd. (8744 Oakleigh Rd.), 9th District

: PEFORE THE ZONING COMMISSIONER OF BALTIMORE COUNTY

RICHARD J. MAZMANIAN, et ux, Case No. 87-429-4

ENTRY OF APPEARANCE

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

> Physic Cole Fredman Phyllis Cole Friedman People's Counsel for Baltimore County

Setu Max Zumen a Peter Max Zimmerman Deputy People's Counsel Room 223, Court Mouse Towson, Maryland 21204 494-2188

I HEREB! CERTIFY that on this 31st day of March, 1987, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Richard J. Mazmanian, 8744 Oakleigh Rd., Parkville, MD 21234, Petitioners.

> Ster Max Zumennan Peter Max Zinmerman

326 PETITIO: FOR ZONING VAR. NCE 87-429-A

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY.

The undersigned, legal owner(s) of the property situa'e in Baltimore County and which is described in the description and piat attached hereto and made a part hereof, hereby petition for a Variance from Section 400.1 To permit an acc. sect. structure (symming

pool) to be located in the side yard (parcially) in lieu of the required rear yard.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; to the

To facilitate construction of private swimming pooparily on side yard due to location and configuration of sentir everes

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 s, tition, and further agree to and are to be bound by the zoning regulations and restrictions of more 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) Richard J. Mazmanian Richard J. Mazmanian Bulland J. Mayoranis Richard J. magnisman.

8744 Oakleigh Road . Lina J. Marmani.n... Parkville, Macyland 21234 Sexual Massmania

Attorney for Petitioner:

(Type or Print Name)

Name, address and phone number of legal owner, con-tract purchaser or representative to be contacted ****** Richard J. Maznanian

Attorney's Telephone No.

March. 19...S7, that the subject matter of this peticlon be advertised, as tired 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 missioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore

unty, on the 22nd day of April 19.87, at 10:45 o'clock

Zoning Commissioner of Pattimore County

0

CERTIFICATE OF POSTING DEPARTMENT OF BALTIMORE COUNTY

Dete of Posting 2/07/27 Posted for Voriones er Richard I Mazmonion 12/0x Location of property 50/5 Oak leigh Rd, 100' NW Rochley Rd 8749 Ontly 6 Rd

Location of Signe Factory Last Loyd Hit , agana 10 Fr. restrey on fre party of let having

Poster by Alltholy

Date of return 4/3/87

Number of Signes ______

LIBER EHR JE No. 689 FOLIO 356 0.60 Acres February 4, 1987

Richard J. & Line J. Managerian Parkville, Md. 21234

BEGINNING FOR THE FIRST in or year the center of Dakleigh Road at a distance of 180 feet! Northwest of the centerline of Rushley Road and cumping thence North 32 degrees 40 minutes West 14.27 feet along centerlines of the following six lines; North 38 degrees 27 minutes West 50.00 feer to the end of said fifth line, a d North 42 degrees 29 minutes West 50,00 feet to the end of said forth line, and North 54 degrees 54 minutes West 48.92 feetto the end of said third line, and North 52 degrees 19 minute West 50.00 feet to the end of said second line, and North 69 degrees 54 minutes West 19,00 feet to the end of said degrees 51 minutes 30 seconds West (running to an iron pipe)

CONTAINING: 0.60 of an acre of land, more or less

THE IMPROVEMENTS thereon being known as No. 8744 Dakleigh Rd.

THE above description was prepared by Richard J. Mazmanian. Civil Engineer, according to a survey done 5, William M. Maynadier, Civil Engineer, dated April 8,1959.

Richard J. marmanian 2/4/89



ARNOLD JADION

April 14, 1987

Mr. Richard J. Mazmanian Mrs. Lisa J. Mazmanian 8744 Oakleigh Road Parkville, Maryland 21234

RE: PETITION FOR ZONING VARIANCE SAYS Oakleigh Rd., 180' NW of the c/l Bowhley Rd. (874 Oakleigh Rd.) 9th Election District 6th Councilmant District Richard J. Mazamian, at ax - Petitioners Case No. 87-429-A

Bear Mr. and Mrs. Mazmanian:

this is to advise you that 591.93 is due for advertising and posting of the above property. This fee out be pard 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

County, Maryland, and remiting, Towson, Maryland No. 35820 BALTIMORE COUNTY, MARYLAND

OFFICE OF FINANCE REVENUE DIVISION

VALIDATION OR SIGNATURE OF CASHIER

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 9th day of ________, 19 87.

Petitioner Richard J. Mazmenian. Attorney

Zoning Commissioner

County Office Building

Towson, Maryland 21204

COMMENTS ARE AS FOLLOW:

into the atmosphere.

Office of Planning and Zoning

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

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon TO.Zaning_Commissionec____ Date___April_10, 1987_____

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

Zoning Petitions No. 87-415-A, 87-421-A, 87-421-A, 87-424-A, 87-425-A, SUBJECT 87-426-A. 87-427-A. 87-428-A. 87-429-A. 87-430-A. 87-431-A. 87-434-A. 87-435-A, 87-436-SpH, 87-438-A, 87-443-SpH, 87-445-A and 87-446-A

There are no comprehensive planning factors requiring comment on these petitions.

NEG: JGH: slb

WWQ 2 4/86

Zoning Item # 326 Zoning Advisory Committee Meeting of () Prior to razing of existing structure/s, petitioner must contact the Division

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

of Water Quality and Waste Management at 494-3768, regarding removal and/or

Management at 494-3768. () Soil percolation tests (have been/must be) conducted.

The results are valid until Soil percolation test results have expired. Petitioner should contact the Division of E.wironmental 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 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.

12 others setutionic should consider an alternate location for pool since present plan does not allow for adequate expansion area for the

Ian J. Forrest / Director

BUREAU OF ENVIRONMENTAL SERVICES

() Prior to any new construction or substantial alteration of public swimming pool, wading pool, bathhouse, saunas, whirlpools, hot tubs, water and sewerage facilities or other appurtenances pertaining to health and safety; two (2) copies of plans and specifications must be submitted to the Baltimore County Department of Health for review and approval. For more complete information, contact the Recreational Hygiene Section, Division of Environmental Support Services.

Sevage Disposal Drubte

() Prior to approval for a nursery school, owner or applicant must comply with all Baltimore County regulations. For more complete information, contact the Division of Maternal and Child Health.

BALTIMORE COUNTY DEPARTMENT OF HEALTH

Zoning Item # 326, Zoning Advisory Committee Meeting of 2-17-87

() Prior to approval of a Building Permit for construction, renovation and/or

complete plans and specifications must be submitted to the Plans Review Section, Environmental Support Services, for final review and approval.

() Prior to new installation/s of fuel burning equipment, the owner should contact the Division of Air Pollution Control, 494-3775, to obtain require-

() A permit to construct from the Division of Air Pollution Control is required

() Prior to approval of a Building Permit Accidination for renovations to exist-

specifications of the building, food service area and type of equipment to

be used for the food service operation must be submitted to the Plans Review and Approval Section, Division of Engineering and Maintenance, State Department

ing or construction of new health care facilities, complete plans and

of Health and Mental Hygiene for review and approval.

ments for such installation/s before work begins.

A permit to construct from the Division of Air Pollution Control is required

for such items as spray paint processes, underground gasoline storage tank/e (5,000 gallons or more) and any other equipment or process which exhausts

for any chartroiler operation which has a total cooking surface area of five (5) square feet or more.

installation of equipment for any existing or proposed food service facility.

Richard J. Harmanian

() If lubrication work and oil changes are performed at this location, the method providing for the elimination of waste oil must be in accordance with Water Resources Administration requirements.

WWQ 1 4/86

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

April 15, 1987

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

Mr. Richard J. Mazmanian 8744 Oakleigh Road Parkviile, Maryland 21234

Chairman

MEMBERS

Bureau of Engineering Department of Traffic Engineering State Poad: Commission

Bureau of Fire Prevention Health Department Project Planning Building Department board of Education

Industrial

Development

Coming Administration

Dear Mr. Mazmanian:

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.

Chairman

Zoning Plans Advisory Committee

RE: Item No. 326 - Case No. 87-429-A

Petition for Zoning Variance

Petitioner: Richard J. Mazmanian, et ux

JED:kkb

Enclosures

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

STEPHEN E. COLLINS DIRECTOR

March 19, 1987

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

Dear Mr. Jablon:

MSF:1t

The Department of Traffic Engineering has no comments foritems number 306, 317, 318, 319, 320, 321, 323, 324, 325, and 326.

Very truly yours,

Michael S. Flanigan Traffic Engineer Associate II

TOWSON, MARYLAND 21204-2586 ---

PAUL H REINCKE

February 18, 1987

Mr. Arnold Jublos Zoning Commissioner Office of Planning and Zoning Baltimore County Office Building Towsor "aryland 21204

EL: Property Owner:

Richard J. Mazmanian, et ux

Item No.:

Location:

SW/S Oakleigh Rd., 180 ft. NW of centerline Rushley Rd.

Zoning Agenda: Meeting of 2/17/87

Centlemen:

Pursuant to your request, the referenced property has been surveyed by this Sureau and the comments below marked with an "x" are applicable and required

() 1. Fire hydrants for the referenced property are required and shall be located at intervals or _____feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

1 2. A second means of vehicle access is required for the site.

to be corrected or incorporated into the final plans for the property.

() 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.

() 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.

) 5. Site plans are approved, as orawn.

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

Planning Group Noted and Special Inspection Division

Mre Prevention Bureau

TED ZALESKI, JR. DIRECTOR

February 12, 1987

Mr. Armold Jeblon, Soning Commissioner Office of Flarming and Joning

TOWSON, MARYLAND 21204

Comments on Item # 326 Zoning Advisory Committee Meeting are as follows:

BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES

Property Owner: Richard J. Mazmanian Locations Districts

SW/S Oakleigh Rd, 180 feet NW of centerline Rushley Rd. APPLICABLE ITIES AND CINCIED.

All structures shall conform to the Baltimore County Building Code as adopted by Council Bill #17-55, the Maryland Code for the Randicapped and Aged (A.N.S.I. #117-1 - 1950) and other applicable Octor and Standards. () A building and other miscellaneous permits shall be required before the start of any construction. Pool and fence permits are required.

C Residential: Two sets of construction drawings are required to file a permit application. The seal of a registered in Maryland Architect or Engineer is/is not required on plans and technical data. Commercial: Three sets of construction drawings scaled and signed by a registered in Maryland Architect or Engineer shall be required to file with a permit application. Reproduced scale and not acceptable.

2. All Use Groupe except B-L Single Family Detected Deallingo require a minimum of 1 hour fire rating for exterior walls closer than 6'-O to an interior lot line. B-L Use Groupe require a one hour wall if closer than 3'-O to an interior lot line. Any wall built on an interior lot line shall require a fire or party wall. See Table 101, Section 107, Section 106.2 and Table 1002. So openings are paralited in an exterior wall within 3'-O of an interior lot line.

7. The structure does not appear to comply with Table 505 for paraleosale height/area. Reply to the requested variance by this office cannot be considered until the necessary data pertaining to height/area and construction type is provided. See Table 601 and 505 and have your Architect/Engineer contact this department.

G. The requested variance appears to conflict with Section(s) _______, of the Baltimore County Building Code.

I. The proposed project appears to be located in a Flood Flain, Tidal/Riverine. Flease one the attached copy of Section 516.0 of the Building Code as adopted by Bill \$17-85. Site plans shall thow the correct elevations above sea level for the lot and the finish floor levels including becauset.

J. Commenter

E. These abbreviated comments reflect only on the information provided by the drawings submitted to the Office of Planning and Boning and are not intended to be construed as the full extent of any permit. If desired the applicant may obtain additional information by visiting Boom 122 of the County Office Building at 111 w. Chesapeans Avenue, Towers. Maryland T. N. Marke E Suntan

Mi C. E. Burnham, Chief Building Plans Sevies

4/22/95

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING County Office Building 111 W. Chesspeake Avenue Towson, Maryland 21204

Your petition has been received and accepted for filing this on day of March , 19 ar.

James E. Dyer Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon Date ____April_10, 1382_____

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

Zoning Petitions No. 87-415-A, 87-420-A, 87-421-A, 87-424-A, 87-425-A, SUBJECT...87±824-A, 87-427-A, 87-428-A, 87-428-A, 87-428-A, 87-430-A, 87-431-A, 67-431-A, 87-434-A, 87-435-A, 87-436-SpH, 87-436-A, 87-445-A and 87-446-A

There are no comprehensive planning factors requiring comment

Zoning Item # 326 Zoning Advisory Committee Meeting of 2-17-87

Prior to razing of existing structure/s, petitioner must contact the Division of Water Quality and Waste Management at 16/1-3765, regarding removal and/or disposal of potentially hazardous materials and solid wastes.

() Any shandoned underground storage tanks containing gasoline, wasto oil, solvents, etc., must have the contents removed by a licensed hauler and either be removed from the property or properly backfilled. Pirc to recevo

() Soil percolation tests (have been/must be) conducted,
() The results are valid until
() Soil percolation test results have expired. Petitioner should contact
the Sivision of Environmental Surjort Services to determine whether
additional tests are required.

() In accordance with Section 13-117 of the Baltimore County Code, the water

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 Court Review Compt is required, a Hydrogeological Study and an Environmental Enfects Report must be submitted.

(**X) Others outsidence Should Concider an Albumate

septic septem

WWO 2 4/86

where water wells are to be used as a source of water supply, a well meeting the minimum Paltimore County Standards must be drilled.

In accordance with Section 13-117 of the Baltimore County Code, the water well yield test of the state well yield test of the state will until [] state accomplained and must be retented. This must be accomplished prior to conveyance of property and approval of Building Fermit Applications.

location for pool since present plan does not

allow for adequate expansion area for the

NEG: JGH: s1b



ZONING OFFICE

CPS-ODA

3-9-87

BALTIMORE COUNTY DEPARTMENT OF HEALTH

0

Zoning Commissioner Office of Planning and Zoning County Office Building Towson, Maryland 2120h

Zoning Item # 326. Zoning Advisory Committee Meeting of 2-17-87 Property Owner: Richard J. Maymanian __ District __

Location 5W/S Capleigh Rd. Water Supply public ____ Sewage Disposal Prubit COMMENTS ARE AS FOLLOWS:

() Prior to approva: of a Building Permit for construction, renovation and/or installation of equipment for any existing or proposed food service facility, complete plans and specifications must be submitted to the Plans Review Section, Environmental Support Services, for final review and approval.

Prior to new installation/s of fuel burning equipment, the owner should contact the Division of Air Pollution Control, 194-3775, to obtain requirements for such installation/s before work begins.

A permit to construct from the Division of Air Pollution Control is required.

A permit to construct from the bivision of Air Formand conviction to a few for such items as spray paint processes, underground gaseline storage tank/s (5,000 gallons or more) and any other equipment or process which exhausts

into the atmosphere.

A permit to construct from the Division of Air Pollution Control is required for any charbroller operation which has a total gooking surface area of five (5) square feet or more.

() Prior to approval of a initing Frent application for reconstions to existing on construction of now leads to any facilities, complied plans and the construction of the leads of the construction for a service area and type of equipment to be used for the food service operation not; be exhibited to the Plans Briver and Approval Section, Division of Engineering and Nationeous, State Department of Enalth and Mental Engineer for review and approval.

() Prior to any new construction or substantial alteration of public swiming Prior to any new construction or substantial alteration of public estimates pool, wading pool, bathouse, saumas, whit-pools, hot tubes, water and esserage facilities or other appurtenances pertaining to health and eafery; two (2) copies of plans and specifical ions must be submitted to the Baltimore County Department of feat's for review and approval. For more complete information, contact the Revrational Register Section, Pulsion of Environmental Dupport

Prior to approval for a nursery school, owner or applicant must comply with all Baltimore County regulations. For more complete information, contact the Division of Naternal and Child Health.

If lubrication work and oil changes are performed at this location, the method providing for the elimination of waste oil must be in accordance with Water Resources Administration requirements.

WWO 1 4/86

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

April 15, 1987

Mr. Richard J. Mazmanian 8744 Gakleigh Road Parkville, Maryland 21234

Charles

Conume Administration integerial

BE: Item No. 326 - Came No. 87-429-4 Petitioner: Bichard J. Mazmanian, et ux Petition for Zoning Variance

Dear Mr. Mazmanian.

Barney of Economics The Josing Plans Advisory Cormittee has reviewed the plans most that the above-efferenced position. The following the plans most property of the plans and the Joseph Company of Department of State State State foreau of Scaleb Senarement Project Planning Building Department

Reclored are all coments substitute from the members of the Committee at this time that offer or request information on your petition. If stillne commonst from the remaining any common that a full formed than to you, Others less, any common that is full formed than to you. Others less, the period of the common that is full formed than to you. Others less, having file. This petitive was accepted for filing on the date of the enclosed filing certificate and a hearing schebild accordingly.

Very truly yours. ames E. Dyen lune JAMES E. DYER

Zoning Plans Advisory Committee

JED. byb



March 19, 1987

Mr. Arrold Jables Zoning Commissioner County Office Building Towson, Maryland 21204

Dear Mr. Jahlens

MSF-1+

The Department of Traffic Engineering has no comments for items number 306, 317, 318, 319, 320, 321, 323, 324, 325, and 26. Very truly yours.

Triebal.

Michael S. Flanigan Traffic Engineer Associate II

1/22/429.1



February 18, 1987

Zoning Cormissioner
Office of Planning and Zoning
Baltimore County Office Building
Townse "Aruland 21204

PAUL H REINCKE

FL: Property Owner: Richard J. Mazmanian, et ux

Locations

SW/S Oakleigh Rd., 180 ft. NW of centerline Rushlev Rd. Item No. -Zoning Agenda: Meeting of 2/17/87

Fursuant 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.

I. Fire bydrants for the referenced property are required and shall be located at intervals or feet along an approved road in accordance with shallmore County Standards as published by the repartment of Public Mosas.

/) 2. A second means of whicle access is required for the site. | |]. 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

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

) 6. Site plans are approved, as drawn.

12) 7. The Fire Prevention Bureau has no committe, at this time.

REVIEWER: Cost 1 1 2 774 Approved

Thomas Good Policies

The Prevention Bureau



February 12, 1987

8

Mr. Armold Fablom, Boning Commissioner Office of Flamming and Boning Townson, Maryland 2120.

Comments on Item # 326 Doming Advisory Committee Meeting are as follows:

Property Ocean Richard J. Mazmenian lestines SW/C Oakleigh Rd. 180 feet NW of centerline Rushley Rd.

APPLICABLE TIME ARE CONCED-

All structures shall conferm to the Paltimore County Building Dode as adopted by Council Bill #17-85, the Partiant Code for the Emplicagest and Association (A.S.A.); #110-1 - 1980) and other applicable Dodes and Disable Codes. 2 A building and other sterellmonus permits shall be required before the start of any construction. Pool and fence permits are required.

FOOI And Lerico Permillo have requirement Sevidential, Towards of nonetworking features are required to file a permit application. The seal of a registered in Naryland Architect or Decises: 10/16 not required on place and technical data.

Conserval: Three sets of construction drawings scaled and eigned by a registered in Maryland Architect of Dautheer shall be required to file with a permit application. Reproduced scale are not acceptable.

7. All the Orange every had lingle Posity Detacted Neillings require a statem of 1 how the ratio for extensive value of some time to the total to an internet belong. As an internet continuous manufacture of the large will had in an internet to the set had been seen in the process while the Association of the Association of the Contract of the Co

7. The climatum does not appear to comply with falls 505 for parallels. In high farms. Peoply to the requested variance by this office agency be considered until the necessary data pertaining to being farms and construction type is provided, for Table 20 med 50 and for and heavy your destination that construction the provided that the forest this forest than the provided that th

0. The requested variance appears to conflict with Settlem(s) _______, of the Saltimore E. When filing for a required Change of Deschooper's Penett, as alterating spent application shall also be filed adone with these sets of comprising nontravaling plans indicated any applications of the contravaling plans indicated and the contravaling plans of the contravaling

200000G VARIANCE 9th Election District 6th Councilmanic Distric Case No. 87-429-A

Oakleigh Road, 180 feet North-west of the Centertine of Roshley Road (8784 Oakleigh Road) DATE AND TIME: Wednesday, April 22, 1967, at 10.45 a.m. PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Bal-timore County, by authority of the Zoning Act and Regulations of Balt-more County, will hold a public Petition for Zoning Variance to permit an accessory structure (swim-ming pool) to be partially in the sid-yard in lieu of the required rear yard Being the property of Richard J.

Mazmanian, 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 therty (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.

PETITION FOR ZONING VARIANCE SIN Election District SIN Councimans District Case No. 87-499-A

LOLATION Southwest Solv Con-wigh Road 190 bert Northwest of the Centerine of Roadiny Road (874) Openings Road; DATE AND TIME Vaccinatory April 22, 1987 at 10.45 am FUBLIC HEARING Room 106 County Office Busing 111 W Ches-species Avenue Towner, Maryland

The Zoring Commissions of Plan-more County by authority of the Zoning Act and Regulations 1, Butt-none County, will hold a public hear-

Petition for Zoning Visiance to permit an accessory structure

the total part in the partiety in

Being the property of Richard J Max-menian, of us, an shown on pier plan Med with the Zoning Office

In the event that the Patheress of

grand a building permit may be stand ather the Puty (20) day account party permit for Junes (20) day account permit for a stay of the standard of tool permit during this period for sool cause shown. Such impured for sool cause shown, Such impured to sool cause shown, Such impured the standard of the learning set above or made of the learning set above.

MANAGEMENT PART 1

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CERTIFICATE OF PUBLICATION

TOWSON, MD., April 2, 1987

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 April 2, 1987

THE JEFFERSONIAN,

32.17

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in the TOWSON TIMES, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on April 1 19_87

TOWSON TIMES,

Publisher

44.76

Mr. Richard J. Mazmanian Mrs. Lisa J. Mazmanian 8744 Oakleigh Road Parkville, Maryland 21234

March 17, 1987

NOTICE OF HEARING

RE: PETITION FOR ZONING VARIANCE SW/S Oakleigh Rd., 180' NW of the c/l Roshley Rd. (8744 Oakleigh Rd.) 9th Election District - 6th Councilmanic District Richard J. Mazmania, et ux - Petitioners Case No. 87-429-A

10:45 a.m. Wednesday, April 22, 1987

PLACE: Room 106, County Office Building, 111 West Chesapeake

Avenue, Towson, Maryland

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT 8 8135******350014 80991 VALIDATION OR SIGNATURE OF CASHIER

RICHARD J. & LISA J. MAZMANIAN 8744 OAKLEIGH ROAD PARKVILLE, MD. 212 (301) 668-3553 D.R. L D.R. D.R. 2 SCALE: 1"=200' ZIIDO

funished 12/2:186 \$... DATEL October, 1985 - Swimming Pool 9th Flee Dist. 8 RE: Lite Plan LIBER EHK JR No. 6895 9744 Oakleigh Rd. ATTN: FOLIO 356 Parkwille, MO. 21234 0.60 ACRES 668-3553 (HOME) P. O. 🗌 NUMBER COPIES_ THTO & RUSHLEY RD. 1. V.B. (2'x 2' x 2) + Vault Rox 3. Vault Block BEB'x B'+ The ceptie tank is 2 3-4" SCALE: 1" = 50" - Public mater create in Road 87-429-A PREFARED BY FICHERO T. MAZMANIAN CIVIL ENGINEER

MILMUTTUREN