

410 87-509-A 014 # 4405-60 **PETITION FOR ZONING VARIANCE**

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 1802.31 to permit lot widths of 50' in lieu of 55' And a side street setback of 10' in lieu of the required 25'.

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

Lots have been in my ownership since 1974 and I now must sell them for building lots to supplement my income. Similar lot width variances have been granted in this area.

Side street setback was included if needed.

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):

Marie K. Jones

(Type or Print Name) _____

Signature _____

Address _____

City and State _____

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

Name _____

Address _____

City, Md. 21043 6th _____ day

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _____, 1987, at 9:30 o'clock.

Zoning Commissioner of Baltimore County.

(over)

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

June 8, 1987

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

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

Ms. Marie K. Jones
3492 Loganview Drive
Baltimore, Maryland 21222

RE: Item No. 410 - Case No. 87-509-A
Petitioner: Marie K. Jones
Petition Zoning Variances

Dear Ms. Jones:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above-referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

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

JED:kbb

Enclosures

cc: Mr. Vincent Serio
P.O. Box 304
Ellicott City, Maryland 21043

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner
Date: June 4, 1987

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

Zoning Petition Nos. 87-509-A, 87-510-X7,
SUBJECT: 87-510-A and 87-520-B

Please consider the Chesapeake Bay Critical Area Findings (see memorandum from Gerber to Jablon dated June 1, 1987) to be the comments of this office.

Norman E. Gerber
Norman E. Gerber, AICP
Director

NEG:JGH:sib

RECEIVED
JUN 8 1987
ZONING OFFICE

CP5-008

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner
Date: June 1, 1987

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

Chesapeake Bay Critical Area Findings
SUBJECT: Marie K. Jones (87-509-A), Item #410

In accordance with Section 8-1813 of the Chesapeake Bay Critical Area Law and the July 8, 1985 Opinion from the County Attorney, it is hereby my "findings" that the proposed development will comply with the terms of Section 8-1813(a) for minimizing adverse impacts on water quality and protecting identified habitats, provided that the variance petition is conditioned on compliance with the following requirements:

- One (1) major deciduous trees, or two (2) conifers, or two (2) minor deciduous trees are planted and maintained on the lot. A combination of these three tree types is acceptable provided that 1,000 square feet of tree cover is provided. A large deciduous tree is estimated to cover 1,000 square feet and a minor deciduous or conifer 500 square feet. Any existing trees that are to remain can be credited toward meeting these requirements.
- Storm water runoff from impervious surfaces associated with this petition should be directed over previous areas such as lawn to encourage maximum infiltration.

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

NEG/PJS/jat
cc: Tim Dugan
David Fields
Jim Howell
Tom Vidmar
People's Counsel

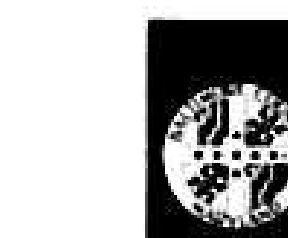
CP5-008

Baltimore County
Fire Department
Towson, Maryland 21204-2586
494-4500

Paul H. Reincke
Chief

April 23, 1987

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



Re: Property Owner: Marie K. Jones (Critical Area)

Location: E/S 8th Street, 200' N. Cuckold Point Road

Item No.: 410

Zoning Agenda: Meeting of 4/21/87

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 or _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
2. A second means of vehicle access is required for the site.
3. The vehicle dead end condition shown at _____ EXCEEDS the maximum allowed by the Fire Department.
4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code," 1976 edition prior to occupancy.
6. Site plans are approved, as drawn.
7. The Fire Prevention Bureau has no comments at this time.

REVIEWED: *John F. O'Neill*
Noted and Approved: Fire Prevention Bureau
Planning Group
Special Inspection Division

/31

12/2/87
5/1/87
TO
S
April 30, 1987

Mr. Jablon
Zoning Department
Towson, Md. 21204

Dear Mr. Jablon:

Ref: Variance for 120-121 Swan Pt., 21219

I would like to request you to make the hearing for the above variance as soon as possible. I am presently not working and need the income from the sale of these lots. Also the people moving in will have to settle their existing properties in July. Thank you.

Marie Jones
MARIE JONES
Variance # 410

RECEIVED
MAY 1 1987
ZONING OFFICE

Mr. Serio called and said that Sat. 5-2 ran out of water.

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 _____ day of _____, 1987.

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

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

ORDER RECEIVED FOR FILING
Date 6/24/87
By *John F. O'Neill*

87-509-A
410

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 15th
Posted for: Marie K. Jones
Location of property: E/S 8th St., 200' N. Cuckold Point
Location of signs: Front 7th St. 4' x 6' 1/2' 2 signs
on property of R. L. H. H. H.
Remarks: None
Posted by: W. H. H. H.
Number of signs: 1

CERTIFICATE OF PUBLICATION

TOWSON, MD., June 4, 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 June 4, 1987.

THE JEFFERSONIAN,

Susan S. S. S. S.
Publisher

Ms. Marie K. Jones
3492 Loganview Drive
Baltimore, Maryland 21222

May 15, 1987

NOTICE OF HEARING

RE: PETITION FOR ZONING VARIANCES
E/S 8th St., 200' N of Cuckold Point Rd.
15th Election District - 7th Councilmanic District
Marie K. Jones - Petitioner
Case No. 87-509-A

TIME: 9:30 a.m.

DATE: Tuesday, June 23, 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. 32536

DATE 6/2/87 ACCOUNT 01-613

AMOUNT \$ 35.00

RECEIVED FROM MARIE JONES

FOR FEES FOR VARIANCE 17th 410

0 0070*****35001a 3098F

VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

4 N. Center Place
P.O. Box 8936
Dundalk, Md. 21222

June 10,

1987

THIS IS TO CERTIFY, that the annexed advertisement of Kimbel Publication, Inc. was inserted in The Dundalk Eagle a weekly newspaper published in Baltimore County, Maryland, once a week for one week before the 10th day of June 1987; that is to say, the same was inserted in the issues of June 4, 1987

Kimbel Publication, Inc.
per Publisher.

By W. H. H. H.

