88-199-A #47	N/S Second Ave., E/S Saratoga Ave. (400 Second Ave.) 13th E.D.
10/26/87	Variance - filing fee \$35.00 - John R. Latham, et ux
10/26/87	Hearing set for 11/24/87, at 9:00 a.m., before Mrs. Nastarowicz
11/25/87	ORDERED by the Deputy Zoning Commissioner, that the herein Petiton for Variance to permit a side yard (side street) setback of 12 feet in lieu of the required 25 feet, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, with restrictions.

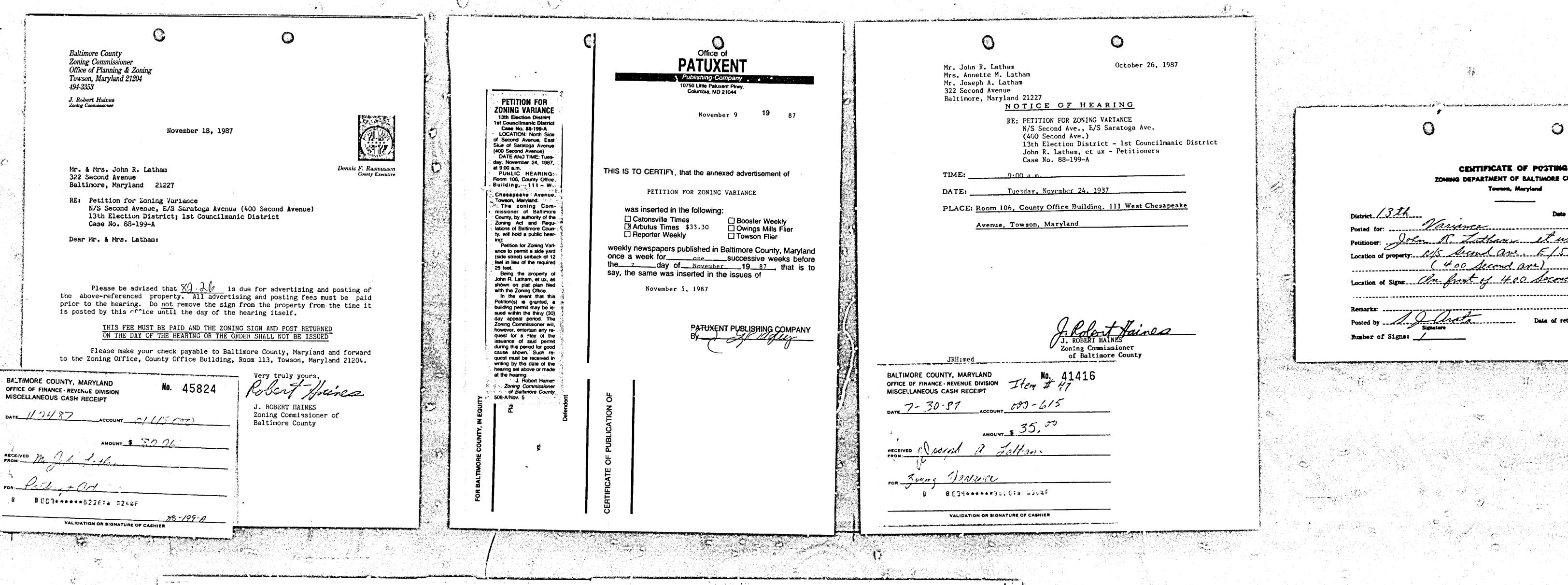
88 -199 - A Baltimore County Fire Department PETITI N FOR ZONING VI IANCE Towson, Maryland 21204-2586 Property Description TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: 494-4500 The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Paul H. Reincke August 26, 1987 Beginning on the north side of Second Avenue (50' wide) where same as intersected by the easterly side of Saratoga Avenue (50' wide) with a frontage of 50' on Second Avenue and a depth of 100'. Being lots 948 and 949, Block 26 in the subdivision of Lansdowne. Book J.W.S. No. 1, Folio 49. Also known as 400 Second Avenue in the 13th E.D. Variance from Section 1802.3C1, to permit a side yard (side street) J. Robert Haines November 25, 1987 Zoning Commissioner setback of 12' in lieu of the required 25'. Office of Planning and Zoning Baltimore County Office Building Towson, MD 21204 Mr. & Mrs. John R. Latham 322 Second Avenue of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) 447 Re: Property Owner: Joseph Latham, et ux Baltimore, Maryland 21227 1. Baltimore County Zoning Laws require offsets of 25 feet from any road. RE: Petition for Zoning Variance Location: N/S Second Avenue, corner of Saratoga Avenue Lots 348 and 949 combined make a corner lot with a 25 foot offset in N/S Second Avenue, E/S Saratoga Avenue (400 Second Avenue) front and a 12 foot offset on the side where an umimproved roadway 13th Election District; 1st Councilmanic District Item No.: 47 Zoning Agenda: Meeting of 8/18/87 Case No. 88-199-A Gentlemen: Dear Mr. & Mrs. Latinam: 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 Pursuant to the recent hearing held on the subject case, please be advised that your Petition for Zoning Variance has been Granted, subject to the to be corrected or incorporated into the final plans for the property. Property is to be posted and advertised as prescribed by Zoning Regulations. restriction noted in the attached Order. 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. () 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 In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal to the County Board of Appeals. for further information on filing an appeal, please contact this office. of Public Works. I/We do solemnly declare and affirm, () 2. A second means of vehicle access is required for the site. under the penalties of perjury, that I/1.3 W-11,493 are the legal owner(s) of the property 5-19,455 which is the subject of this Petition. Very truly yours, () 3. The vehicle dead end condition shown at Legal Owner(s): ANN M. NASTAROWICZ EXCEEDS the maximum allowed by the Fire Department. Deputy Zoning Commissioner AMN:bjs of Baltimore County () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation. BALTIMORE COUNTY OFFICE OF PLANNING & ZONING Enclosures cc: Mr. Joseph A. Latham, Contract Purchaser County Office Building (x) 5. The buildings and structures existing or proposed on the site shall 111 W. Chesapeake Avenue 322 Second Avenue, Baltimore, Md. 21227 comply with all applicable requirements of the National Fire Pro-Annette M. Latham Towson, Maryland 21204 tection Association Standard No. 101 "Life Safety Code," 1976 edition People's Counsel prior to occupancy. Your petition has been received and accepted for filing this 27th day of September , 1987. File () 6. Site plans are approved, as drawn. Attorney for Petitioner: () 7. The Fire Prevention Bureau has no comments at this time. 322 second ave. (Type or Print Name) Baltimore, Md. 21227 Petitioner John R. Latham, et ux Name, address and phone number of legal owner, con-Received by: <u>James E. Dyer</u>
Chairman, Zoning Plans tract purchaser or representative to be contacted Petitioner's Attorney Advisory Committee Attorney's Telephone No.: ______Address ORDERED By The Zoning Commissioner of Baltimore County, this ____26th____ day of _____October_____, 19_87_, 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 24th November 19 87, at 9:00 o'clock BALTIMORE COUNTY, MARYLAND BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE INTER-OFFICE CORRESPONDENCE PETITION FOR ZONING VARIANCE November 17, 1987 Mr. J. Robert Haines TO Zoning Commissioner November 4, 1987 Case No. 88-199-A COUNTY OFFICE BLDG. 111 W. Chesapeake Ave. Towson, Maryland 21204 Norman E. Gerber, AICP Mr. John R. Latham FROM Director of Planning and Zoning 322 Second Avenue Baltimore, Maryland 21227 SUBJECT Zoning Petition No. 88-199-A LOCATION: RE: Item No. 47 - Case No. 88-199-A (400 Second Avenue) Petitioner: John R. Latham, et ux Baltimore County Petition for Zoning Variance Department of Public Works Bureau of Traffic Engineering There are no comprehensive planning factors requiring comment on this Dear Mr. Latham: Courts Building, Suite 405 Bureau of Towson, Maryland Towson, Maryland 21204 The Zoning Plans Advisory Committee has reviewed the plans submit-494-3554 ted with the above-referenced petition. The following comments Department of are not intended to indicate the appropriateness of the zoning Traffic Engineering action requested, but to assure that all parties are made aware of State Roads Commission plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a Bureau of Fire Prevention written report with the Zoning Commissioner with recommendations Health Department as to the suitability of the requested zoning. Project Planning Zoning mmissioner Enclosed are all comments submitted from the members of the Building Department ice Building Committee at this time that offer or request information on your Towsor Dennis F. Rasmussen ryland 21204 Board of Education petition. If similar comments from the remaining members are Director of Planning and Zoning Zoning Administration received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This Industrial Commissioner: petition was accepted for filing on the date of the enclosed Development The Bureau of Traffic Engineering has no comments for items number 43, 44, 45, 46, 47, 48, 49, 52, 55, 56, 57, and 58. filing certificate and a hearing scheduled accordingly. NEG:JGH:dme Very truly yours, cc: Ms. Shirley M. Hess, Legal Assistant, People's Counsel JAMES E. DYER Very truly yours, Chairman Zoning Plans Advisory Committee JED:kkb hearing set above or made at the hearing. Micheal S. Flanigan Traffic Engineer Associate II Enclosures cc: American Engineering 6920 Donachier Road Baltimore, Maryland 21239 ZONING OFFICE

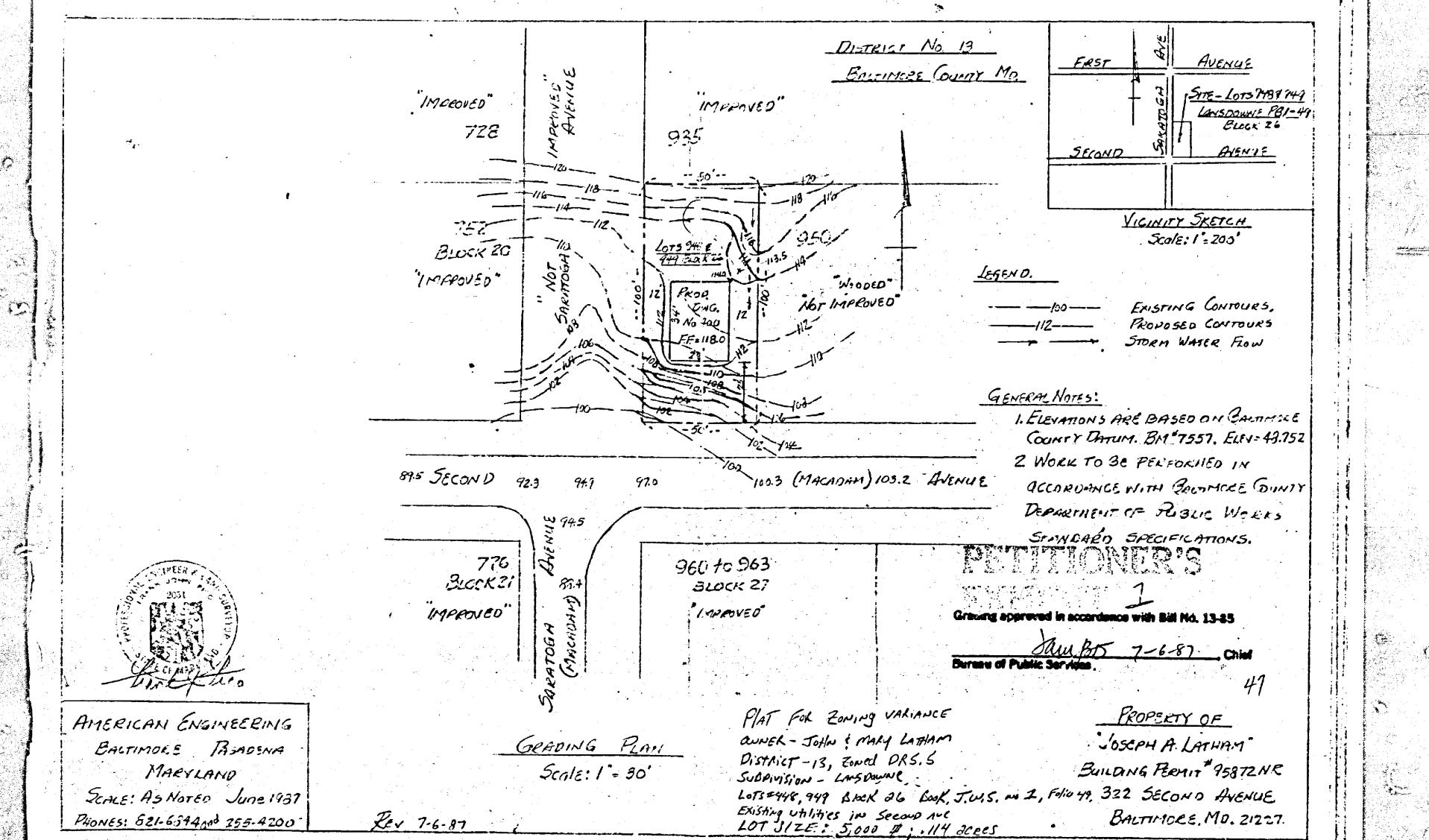
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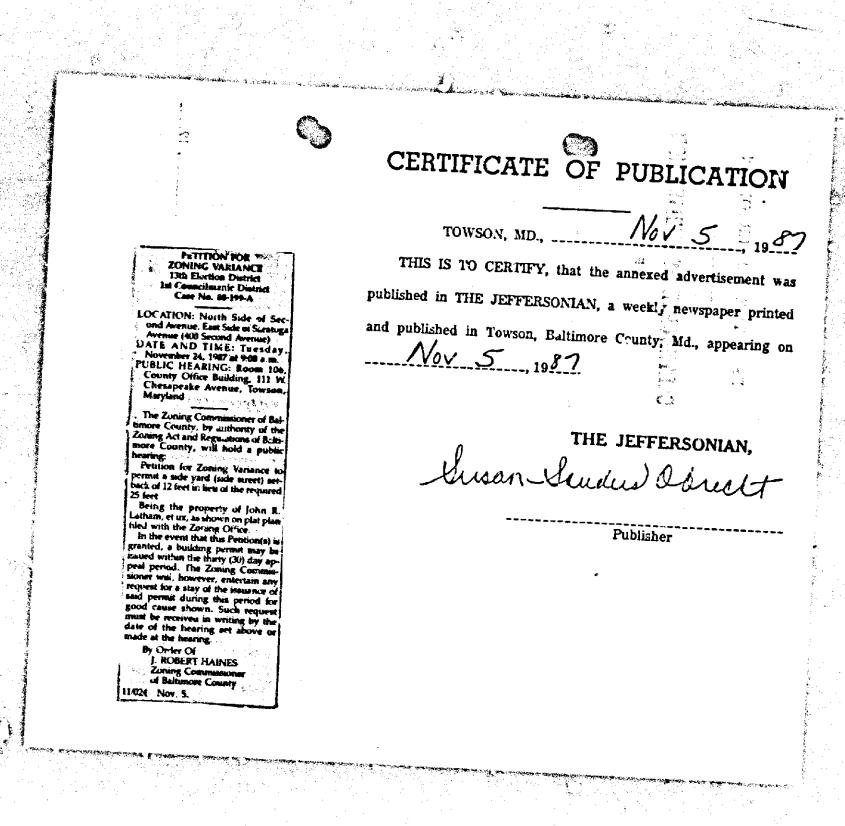
13th Election District - 1st Councilmanic District North Side of Second Avenue, East Side of Saratoga Avenue DATE AND TIME: Tuesday, November 24, 1987, at 9:00 a.m. PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing: Petition for Zoning Variance to permit a side yard (side street) setback of 12 feet in lieu of the required 25 feet Being the property of John R. Latham, et ux , as shown on plat plan filed with the Zoning Office. In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Coming 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 J. ROBERT HAINES ZONING COMMISSIONER OF BALTIMORE COUNTY

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Dennis F. Rasmussen







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