PETITION FOR	ZONING	VARIANCE	88-238-1	A 1	1000000	-
THE ZONING COMMISSIO : F BA The undersigned, legal owner(s) of the scribed in the description and plat attack	e property situate	in Baltimore County	and which is	fo!		
riance from Section1B02.3.61(30-	4.b.) to permi	it a lot width	of 50 feet			
in lieu of the require	d 55 feet,					
the Zoning Regulations of Baltimore Cou flowing reasons: (indicate hardship or pr						
Practical Difficulty: Not enough	gh setback on si	des to build singl	e family			
	. Proposed dimen ft. (front) by 4	siens of single fa	mily dwelling			
are 30	ft. (front) by 4	orc.				
Property is to be posted and advert	ised as prescribed	by Zoning Regulation	s.			
I, or we, agree to pay expenses of ab- etition, and further agree to and are to a laitimore County adopted pursuant to the	ove Variance adverti be bound by the ro Zoning Law For B.	ising, posting, etc., up ming regulations and altimore County.	on filing of this restrictions of			
	unde	I/We do solemnly dec r the penalties of per the legal owner(s) of h is the subject of this	dare and affign.	SE-74	Earl Ste S/S waid Lincoln	
	are which	the legal owner(s) of h is the subject of this	of the property Petition.	4A	Steve S kaldman	
Contract Purchaser:	41547	er(s):	E. D.	2-17-48	an a Sch	
Rocky L. Harper (Type or Print N		Steve Schaffer Print Name)	1000	BF	Schaffer in Avenue.	
OUNTY MARYLAND OUNTY MARYLAND REVENUE ONYBON		The Schoffe			F 487'W c	
OUNTY MARYLAND REVENUE ONYHON SH RECEIPT	6/3	STEVE.	SCHAFFE	F 7/10	Uman O. M.L.	
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AMOUNT \$	_	-\ "			88-238-A W of c/1 of an Avenue)	
1 2 1 Augo	The Alon	n Ave	477-1329 Phone No.			
to Miles	wallet	ary and				
Quelital Dalua						
VALIDATION OR WOMATUR	es cashies	users and phone number chaser or representative	of legal owner, con- to be contacted			
	Ric			SERVICE AV. 5	100000	
VALIDATION	Name	hard A. Rogers				
Telephone No.:	160	14 Searles Rd. 212		262-3355		
ey's Telephone No.:	160 Addre)4 Searles Rd. 212	Priorie No.	262-3355		
ey's Telephone No.:	160 Addre)4 Searles Rd. 212	Priorie No.	262-3355		
ey's Telephone No.:	160 Addre)4 Searles Rd. 212	Priorie No.		900	
ey's Telephone No.:	160 Addre	14 Searles Rd. 212 ss County, this 322 County of this petition waspapers of general ci public hearing be had Office Building in 1 Dec. 1987.	be advertised, as reulation through- before the Zoning 'owson, Baltimore at ### O'clock		d.	
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1) The Petitioner may apply for his building permit and be granted same upon receipt of lais Ordery towever. Petit itimer is briefly made same that the same the period of the petit of the period of the period of the period of the petit of the period of the petit of the petitioner would be required to return, and the petitioner would be required to return, and the petitioner would be required to return, and the petitioner would be petitioned to the petitioner with the petitioner would be petitioned to the petition of the petitioner with the petitioner would be petitioned to the petition of IN RE: PETITION FOR ZONING VARIANCE S/S Waldman Averue, 487' W of c/L Lincoln Avenue (73% Sidman Avenue) 15th Election District 7th Councilmanic District BEFORE THE ZONING COMMISSIONER OF BALTIMORE COUNTY Case No. 88-238-A Earl J. Schaffer

MEMORANDUM AND ORDER

The Petitioner herein requests a variance to permit a lot width of 50 feet in lieu of the required 55 feet to construct a single family dwelling, as more particularly described on Petitioner's Exhibit 1.

The Petitioner, the Contract Purchaser, and the Real Estate Agent involved in the subject property appeared on behalf of the Petition. There were

no Protestants. Based upon the testimony and evidence presented at the hearing, all of which was uncontradicted, it is the opinion of the Zoning Commissioner that the relief requested sufficiently complies with the requirements of Section 307 of the Baltimore County Zoning Regulations (B.C.Z.K.) and therefore, the variances should be granted. There is no evidence in the record that the subject variances would adversely affect the health, safety, and/or general welfare of the public. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held. in the opinion of the Zoning Commissioner, the re-

THEREFORE, IT IS ORDERED by the Zoning Commissioner of Baltimore County this both day of January, 1988 that a lot width of 50 feet in lieu of the required 55 feet to construct a single family dwelling, in accordance with Petitioner's Exhibit 1, be approved, and as such, the Petition for Zoning Variance is hereby GRANTED, subject, however to the following restriction:

J. ROBERT HAINES

ZONING COMMISSIONER

Nr. Earl Steve Schaffer 7222 Waldman Avenue Beltimore, Maryland 21219

Posting Vedsertises B BOSS ----- 755610 01697 22 9

RE: Petition for Zoning Variance 3/3 Waldman Avenue, 487' W of c/l of Lincoln Avenue (7345 Waldman Avenue) 15th Election District; 7th Councilmanic District Case No. 08-236-A

This is to advise you that \$78.56 is due for advertising Order to issued.

THIS FEE MUST BE PAID AND THE ZONING SIGN AND POST RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL MOT BE ISSUED.

Mr. Rocky L. Harper 1352 Broening Highway, Baltimore, Md. 21224

No. 45267 the time it is placed by P-01-615-000 sore County, Maryland, and remit

Zoning Commissioner of Baltimore County

CERTIFICATE OF POSTING

ZONING DESCRIPTION

distance of 487 feet west of the centerline of Lincoln Avenue. Being Lot 143, Section B in the subdivision of Chesapeake Terrace.

Book No. 5 Folio 36. Also known as 7345 Waldman Avenue in the

15th Election District.

Beginning on the south side of Waldman Avenue 30 feet wide, at the

District 15 Et Date of Posting 1/24/1-Posted for Variance Petitioner Fort Stove Schaffer Location of property 3/3 World many then, 19 85: all himselve the 7345 Wildmine Are Location of Signer Fasting Wal dones dry spore 15 to mand stry

on freporty y letitionex. Posted by All Many...

Data of return: 1/27/87 Number of Signet

Baltimore County Zoning Commissioner Office of Planning & Zoning Towson, Maryland 21204 494-3353 J. Robert Haines

January 6, 1988

Mr. Earl S. Schaffer 7222 Waldman Avenue Baltimore, Maryland 21219

RE: Petition for Zoning Variance S/S Waldman Avenue, 487' W of c/l of Lincoln Avenue (7345 Waldman Avenue) 15th Election District; 7th Councilmanic District Case No. 88-238-A

Enclosed please find the decision rendered on the above-referenced case. The Petition for Zoning Variance has been Granted, subject to the restriction noted in the attached Order.

In the event the decision rendered is un'avorable 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.

J. Robert Haines
J. ROBERT HAINES
Zoning Commissioner
of Baltimore County

cc: Mr. Rocky L. Harper, Contract Purchaser 1352 Broening Highway, Baltimore, Md. 21224

Mr. Richard A. Rogers 1604 Searles Road, Baltimore, Md. 21222

People's Counsel

TOWSON, MD. Nov 26 1987 THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore Courty, Md., appearing on Nov 26 1987

CERTIFICATE OF PUBLICATION

THE JEFFERSONIAN. Susan Sender Obrect

82-738-A

Publisher

00 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 lot width of 50 feet in lieu of the required 55 feet. one 28th day of , as shown on plat In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing. ZONING OFFICE

Fire Department Towson, Maryland 21204-2586 494-4500 Paul H. Reincke September 11, 1987 J. Robert Haines Zoning Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, MD 21204 CERTIFICATE OF PUBLICATION Re: Property Owner: Earl Steve Schaffer OFFICE OF Dundalk Eagle Location: S/S Waldman Avenue Item No.: 88 4 N. Center Place P. O. Box 8936 Dundalk, Md. 21222 November 27, 19 87 THIS IS TO CERTIFY, that the annexed advertisement of case #88-283-A - P.O. #94877 - Reg. #M68740 - 71 M68740 - 72 M68740 - 74 paper published in Baltimore County, Maryland, once a week suscessive weeks before the () 3. The vehicle dead end condition shown at ___ November 19 87; that is to say, the same was inserted in the issues of November 26, 1987 EXCERS the maximum allowed by the Fire Department. Kimbel Publication, Inc. prior to occupancy. per Publisher () 6. Site plans are approved, as drawn. /51

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

There are no comprehensive planning factors requiring comment on this

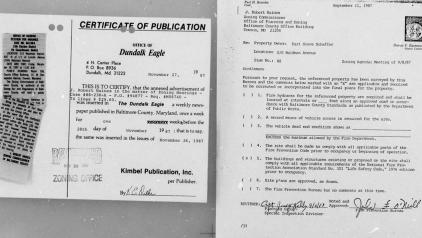
cc: Ms. Shirley M. Hess, Legal Assistant, People's Counsel

Date November 23, 1987

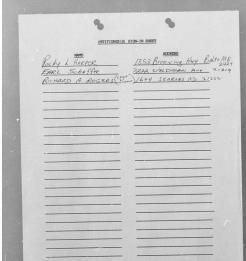
Mr. J. Robert Haines

TO Zoning Commissioner Norman E. Gerber, AICP

FROM Director of Planning and Zoning
Zoning Fertitions No. 88-223-A,
88-242-A, (88-238-A) 88-213-A,
SUBJECT 88-246-A, 88-213-A, 88-220-A



Baltimore County



00

15th Election District: 7th Councilmanic District

DATE AND TIME: Friday, December 18, 1987 at 11:00 AM

LOCATION: S/S Waldman Avenue, 487' W of c/l of Lincoln Avenue

Petition for Zoning Variance

Being the property of Earl S

Case No. 88-238-A

00

NOTICE OF HEARING

Earl Steve Schaffer

J. ROBERT HAINES ZONING COMMISSIONER OF BALTIMORE COUNTY



-

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

Mr. Earl Steve Schaffer

Dear Mr. Schaffers

JED-With

MENDERS

State Foads Com

Health Department

Building Departmen

Board of Discussion Ioning Administrat

Industrial Development

Department of Traffic Engineering

7222 Waldman Avenue Baltimore, Maryland 21219

December 14, 1987

The Zoning Flans Advisory Committee has reviewed the plans submitted with the above-referenced perition. The following comments action reported, but to assure that all parameters of the zoning action reported, but to assure that all parameters are plans or problems with regard to the development plans that may plans or problems with regard to the development plans that may reason a bearing on this case. The Director of Plansing may file a written report with the Zoning Commissioner with recommendations at to the dutability 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 smilar 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 correlitors and nearing dechebles according to

Very truly yours.

JAMES E. DYER

James & Dejec /KKB

Chairman Zoning Plans Advisory Committee

RE: Item No. 88 - Case No. 88-238-A Petitioner: Earl Steve Schaffer Petition for Zoning Variance

