

"DUPLICATE"
CERTIFICATE OF PUBLICATION

TOWSON, MD. March 10, 1988

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 March 10, 1988

THE JEFFERSONIAN,

Susan Studer Orbert
Publisher

NOTICE OF HEARING
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland as follows:
Petition for Zoning Variance - Case number: 88-389-A
NE/End & c/l of Berkwood Court, 213' NE of Berkwood Road (8306 Berkwood Court) 15th Election District - 7th Councilmanic District
Petitioner(s): Paul C. Y. Chen, et ux
Hearing Date: Thursday, March 31, 1988 at 9:00 a.m.
Variance to permit a 1 ft. front yard and side yard setback in lieu of the required 25 ft. and 8 ft. respectively, and to permit a sum of both side yard setbacks of 14 ft. in lieu of the required 20 ft.
In the event that this Petition 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 in writing and received in this office by the date of the hearing set above or presented at the hearing.
J. ROBERT HAINES
Zoning Commissioner of Baltimore County

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21284
494-3353

J. Robert Haines
Zoning Commissioner

Mr. & Mrs. Paul C. Y. Chen
8306 Berkwood Ct.
Baltimore, Maryland 21237

Re: Petition for Zoning Variance
Case number: 88-389-A
NE/End & c/l of Berkwood Court, 213' NE of Berkwood Road (8306 Berkwood Court)
Petitioner(s): Paul C. Y. Chen, et ux
HEARING SCHEDULED: THURSDAY, MARCH 31, 1988 at 9:00 a.m.

Dear Mr. & Mrs. Chen:

Please be advised that \$90.00 is due for advertising and posting of the above-referenced property. All advertising and posting fees must be paid prior to the hearing. Do not remove the sign(s) from the property from the time it posted by this office until the day of the hearing itself.

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.

Please make your check payable to Baltimore County, Maryland and forward to the Zoning Office, County Office Building, Room 113, Towson, Maryland 21204.

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 50566
DATE 3/30/88 ACCOUNT R-01-615-000
AMOUNT \$ 90.00
RECEIVED Paul C. Y. Chen
FOR 88-389-A
VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF PUBLICATION

OFFICE OF
Dundalk Eagle

4 N. Center Place
P.O. Box 8936
Dundalk, Md. 21222 March 10, 1988

THIS IS TO CERTIFY, that the annexed advertisement of J. Robert Haines in the matter of Zoning Hearings - Case #88-389-A - P.O. #98050 - Req. #M11786 - 75 line was inserted in **The Dundalk Eagle** a weekly newspaper published in Baltimore County, Maryland, once a week for one successive week before the 11th day of March 1988; that is to say, the same was inserted in the issues of March 10, 1988

Kimbel Publication, Inc.
per Publisher.

By J. C. O'Neil

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Baltimore County
Zoning Commissioner
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Towson, Maryland 21284
494-3353

J. Robert Haines
Zoning Commissioner

Mr. & Mrs. Paul C. Y. Chen
8306 Berkwood Ct.
Baltimore, Maryland 21237

Re: Petition for Zoning Variance
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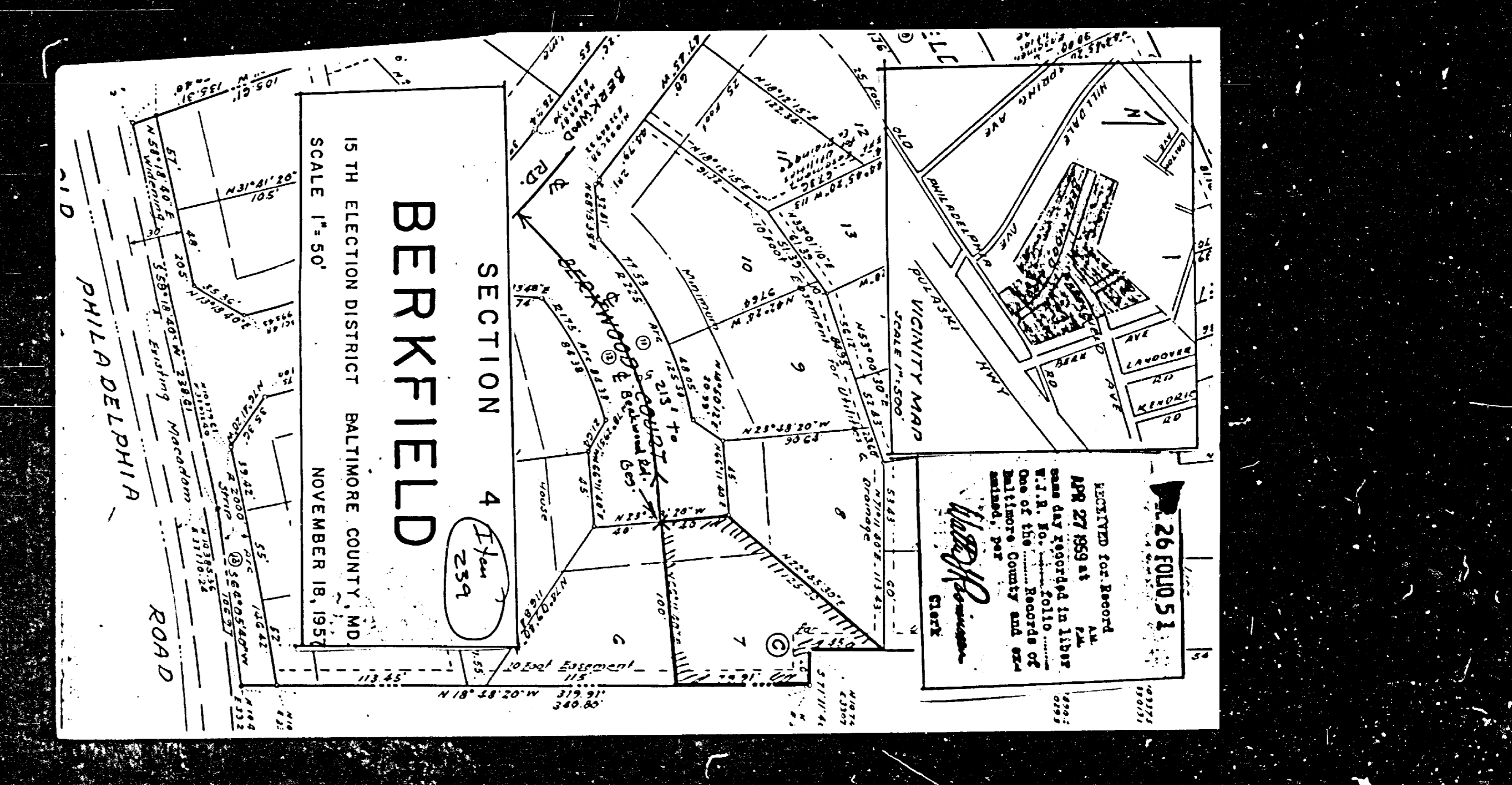
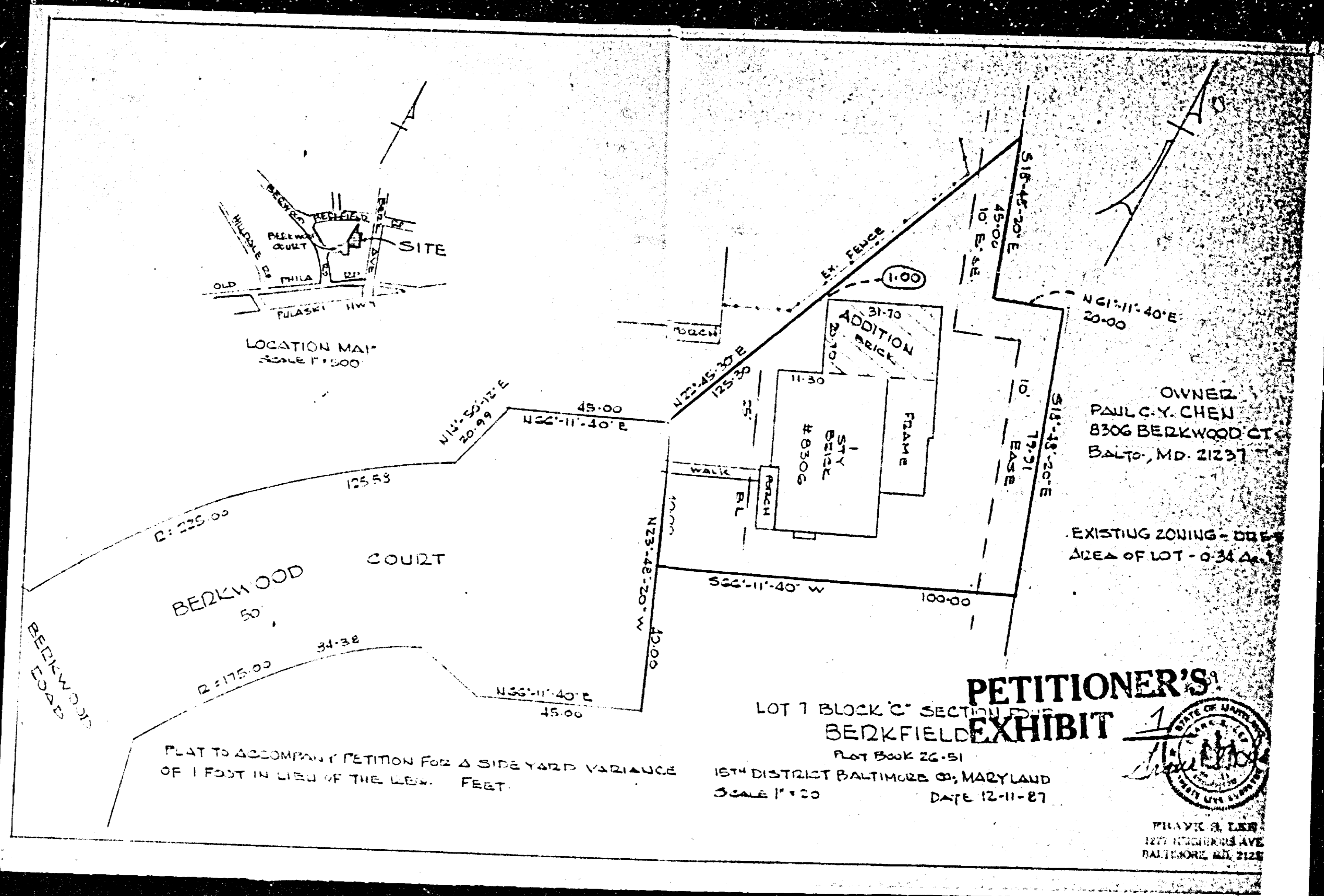
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BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 50566
DATE 3/30/88 ACCOUNT R-01-615-000
AMOUNT \$ 90.00
RECEIVED Paul C. Y. Chen
FOR 88-389-A
VALIDATION OR SIGNATURE OF CASHIER

J. ROBERT HAINES
Zoning Commissioner of Baltimore County

cc: Paul C. Y. Chen, et ux
James R. Orson, Esq.
File



CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 1574 Date of Posting 3/13/88
Posted for: Variance
Petitioner: Paul C. Y. Chen, et ux
Location of property: NE/End of Berkwood Ct., 213' NE of Berkwood Rd. - 8306 Berkwood Ct.
Location of Sign: Facing Berkwood Ct. approx. 20' E. road way on property of P.C. Chen
Remarks:
Posted by: [Signature] Date of return: 3/18/88
Number of Signs: 1

In the event that this Petition 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 in writing and received in this office by the date of the hearing set above or presented at the hearing.

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

cc: Paul C. Y. Chen, et ux
James R. Orson, Esq.
File

RECORDED FOR RECORD
APR 27 1988 at 2:41 PM
This map was recorded in Liber
P.L. 100-100-100-100
One of the records of
Baltimore County and was
submitted for
recording by
[Signature]
Clark

88-389-A

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
7th day of January, 1988.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Petitioner: Paul C. Y. Chen
Petitioner's Attorney: James B. Carson, Esquire
Received by: James E. Dyer
Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE
March 16, 1988

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

James B. Carson, Esquire
Slavie Building - Second Floor
3700 East Northern Parkway
Baltimore, Maryland 21206

Item No. 239 - Case No. 88-389-A
Petitioners: Paul C. Y. Chen
Petitions for Zoning Variance

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

Dear Mr. Carson:

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

JFD:car

Enclosures

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
Courts Building, Suite 405
Towson, Maryland 21204
494-3534

February 18, 1988



Dennis F. Rasmussen
County Executive

Mr. J. Robert Haines
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 236, 237, 238 and 239.

Very truly yours,

Michael S. Flanigan
Michael S. Flanigan
Traffic Engineer Associate II

MSF/jml-b

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

January 11, 1988

Paul H. Reincke
Chief

J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204



Dennis F. Rasmussen
County Executive

Re: Property Owner: Paul C. Y. Chen

Location: NE/End and c/l of Berkwood Court, 213' NE of c/l of Berkwood Rd.
Item No.: 239 Zoning Agenda Meeting of 1/12/88

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.
- (X) 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.

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

/s/

APPLICATION FOR PERMIT
BALTIMORE COUNTY MARYLAND
OFFICE OF THE BUILDING ENGINEER
TOWSON, MARYLAND 21204

DATE SUBMITTED: 1/13/88
DATE ISSUED: 1/15/88

PROJECT: 8706 BERKWOOD CT.
OWNER: PAUL CHEN & ANNE
ADDRESS: 8706 BERKWOOD CT., 21237

CONTRACTOR: BRIARE ENTS., #12530

TYPE OF PERMIT: SFD & ADD

A. TYPE OF IMPROVEMENT
RESIDENTIAL
RESIDENTIAL ONLY
SINGLE FAMILY UNITS

C. TYPE OF USE
RESIDENTIAL ONLY
SINGLE FAMILY UNITS

D. TYPE OF CONSTRUCTION
TYPE OF WATER SUPPLY
TYPE OF HEATING FUEL
TYPE OF SEWAGE DISPOSAL

E. RESIDENTIAL ONLY
SINGLE FAMILY UNITS

OWNER: BRIARE ENTERPRISES
ADDRESS: 6723 1/2 KENWOOD AVE.
CITY: BALTIMORE, MD 21237
PHONE: 410-321-1111

PROPOSAL NO. 1
SHEET NO. 1
DATE: 9/1/83

PROPOSAL SUBMITTED TO: Paul Chen
WORK TO BE PERFORMED AT: Street 8706 Berkwood Ct., City Balto., State Md., Date of Plans: Sept. 1, 1983, Architect: [Signature]

I hereby propose to furnish all the materials and perform all the labor necessary for the completion of:
1) Build an addition approx. 20 - 30 on left rear of dwelling.
2) Addition to include one bathroom approx. 6' x 8' OUTSIDE WALL 3 1/2" OFF SLAB.
3) Addition will be of wood frame with brick veneer.
4) Addition will have one window (more windows may be required at an additional cost).
5) All electric, plumbing, and heating will be supplied.
(This proposal is void if permit is seen obtainable.)

All material is guaranteed to be as specified, and the above work to be performed in accordance with the drawings and specifications submitted for above work and completed in a substantial workmanlike manner for the sum of Dollars \$17,000.00
with payments to be made as follows:
1/3 Down \$5,666.67
1/3 Half way \$5,666.67
1/3 Bal. on Completion \$5,666.67

Any alteration or deviation from above specifications involving extra costs, will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance upon above work. Workmen's Compensation and Public Liability Insurance on above work to be taken out by Briare Enterprises.

Respectfully submitted: [Signature]
Per: Ornez

Note - This proposal may be withdrawn by us if not accepted within 15 days

The above prices, specifications and conditions are satisfactory and I authorize you to do the work as specified. Payment will be made as outlined above.

ACCEPTED: [Signature]
Signature: [Signature]
Date: [Date]

BRIARE ENTERPRISES
FROM 6723 1/2 Kenwood Ave.
Baltimore, Md. 21237
Phone: 410-321-1111

Proposal No. 1
Sheet No. 1
Date 9/1/83

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ACCEPTED: [Signature]
Signature: [Signature]
Date: [Date]

PETITION OF: PAUL C. Y. CHEN and ANNE K. M. CHEN, his wife
8706 Berkwood Court
Baltimore, Maryland 21237

FOR ZONING VARIANCE

BEFORE THE ZONING COMMISSIONER
FOR BALTIMORE COUNTY
Case No. 88-389-A

STATE OF MARYLAND, to wit:
To: WILLIAM J. SMITH
7405-B Goldfield Court
Baltimore, Maryland 21237

You are hereby commanded to personally appear at the hearing of the above captioned case in Room 106 of the County Office Building located at 111 West Chesapeake Avenue, Towson, Maryland 21204, on Thursday, March 31, 1988 at 9:00 a.m.

Subpoena requested by Petitioners, and any questions should be referred to Petitioners' counsel: James B. Carson, Esquire, Slavie Building - Second Floor, 3700 East Northern Parkway, Baltimore, Maryland 21206, Tel: 444-1851.

Date Issued: 3-24-88
J. Robert Haines
Zoning Commissioner of Baltimore County

MR. SHERIFF/Private Process Server:
Please process in accordance with the Zoning Commissioner's Rule IV(c)

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

Mr. J. Robert Haines
TO: Zoning Commission
Date: February 22, 1988

P. David Fields
FROM: Director of Planning and Zoning
Zoning Petition No. 88-389-A,
SUBJECT: 88-382-A, 88-383-A

RECEIVED
MAR 1 1988
ZONING OFFICE

There are no comprehensive planning factors requiring comment on this petition.

P. David Fields per J. Haines
P. David Fields
Director

PDF:JGH:dme
cc: Ms. Shirley M. Hess, Legal Assistant, People's Counsel
File

10-04-83

This letter states that William Smith and Paul Chen both agree that the dividing line between their houses starts from the telephone pole and diagonally cuts through Mr. Chen's and Mr. Smith's house.

Paul Chen
Paul Chen 10/4/83

William J. Smith
William J. Smith

PETITIONER'S EXHIBIT 4

Permit

BALTIMORE COUNTY MARYLAND
OFFICE OF THE BUILDING ENGINEER
TOWSON, MARYLAND 21284

APPLICATION FOR PERMIT
DATE ISSUED: 1/13/83
DATE EXPIRES: 5/9/83

OWNER: PAUL CHEN AND ANNE
ADDRESS: 8306 BERKWOOD CT., TOWSON, MD 21287

CONTRACTOR: CHASE BROS. #13530

TYPE OF IMPROVEMENT: RESIDENTIAL
 NEW BUILDING CONSTRUCTION
 ADDITION
 ALTERATION
 REPAIR OR MAINTENANCE
 OTHER

TYPE OF IMPROVEMENT: RESIDENTIAL
 ONE FAMILY
 TWO FAMILY
 THREE AND FOUR FAMILY
 FIVE OR MORE FAMILY ENTER NO UNITS
 GARAGE
 OTHER

CONSTRUCTION: CONSTRUCT ADDITION ON SIDE OF EXISTING DWELLING TO BE USED AS THREE BEDROOM BATHROOM. CHANGE IN CONTRACTOR ONLY. TO REMAIN ONE FAMILY DWELLING.

OWNERSHIP: PRIVATELY OWNED

THIS PERMIT MUST BE POSTED
SEE OTHER SIDE FOR INSPECTIONS

Permit

BALTIMORE COUNTY MARYLAND
OFFICE OF THE BUILDING ENGINEER
TOWSON, MARYLAND 21284

APPLICATION FOR PERMIT
DATE ISSUED: 1-13-83
DATE EXPIRES: 5-7-83

OWNER: PAUL CHEN AND ANNE
ADDRESS: 8306 BERKWOOD COURT, 21237

CONTRACTOR: OWNER

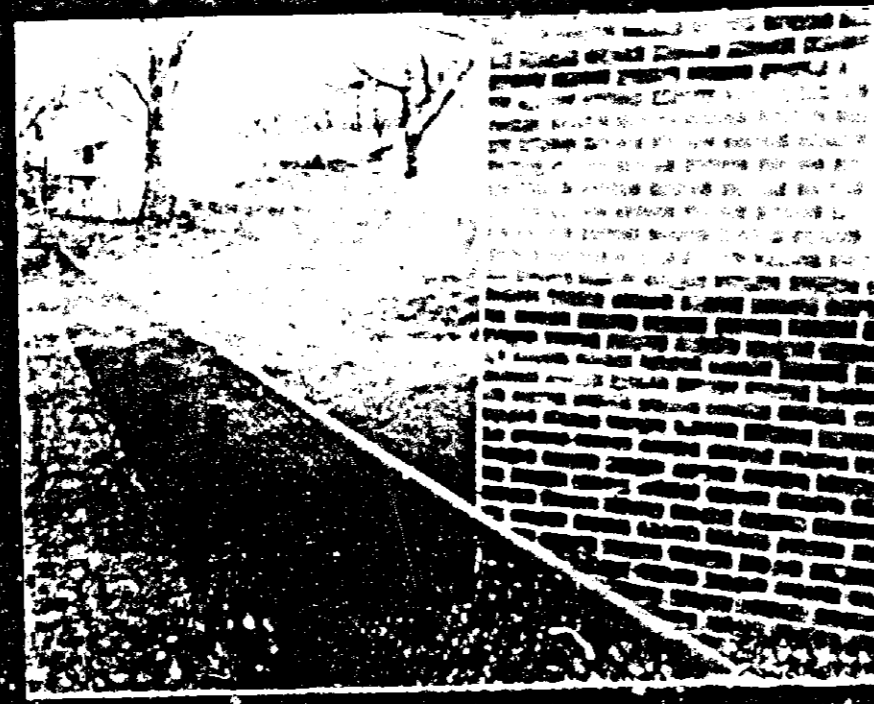
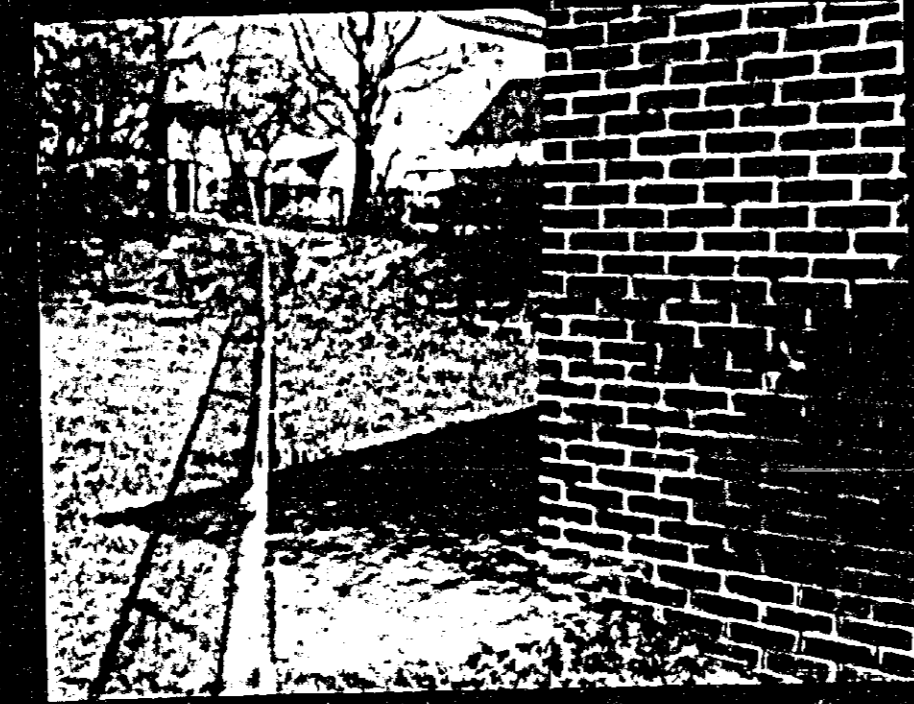
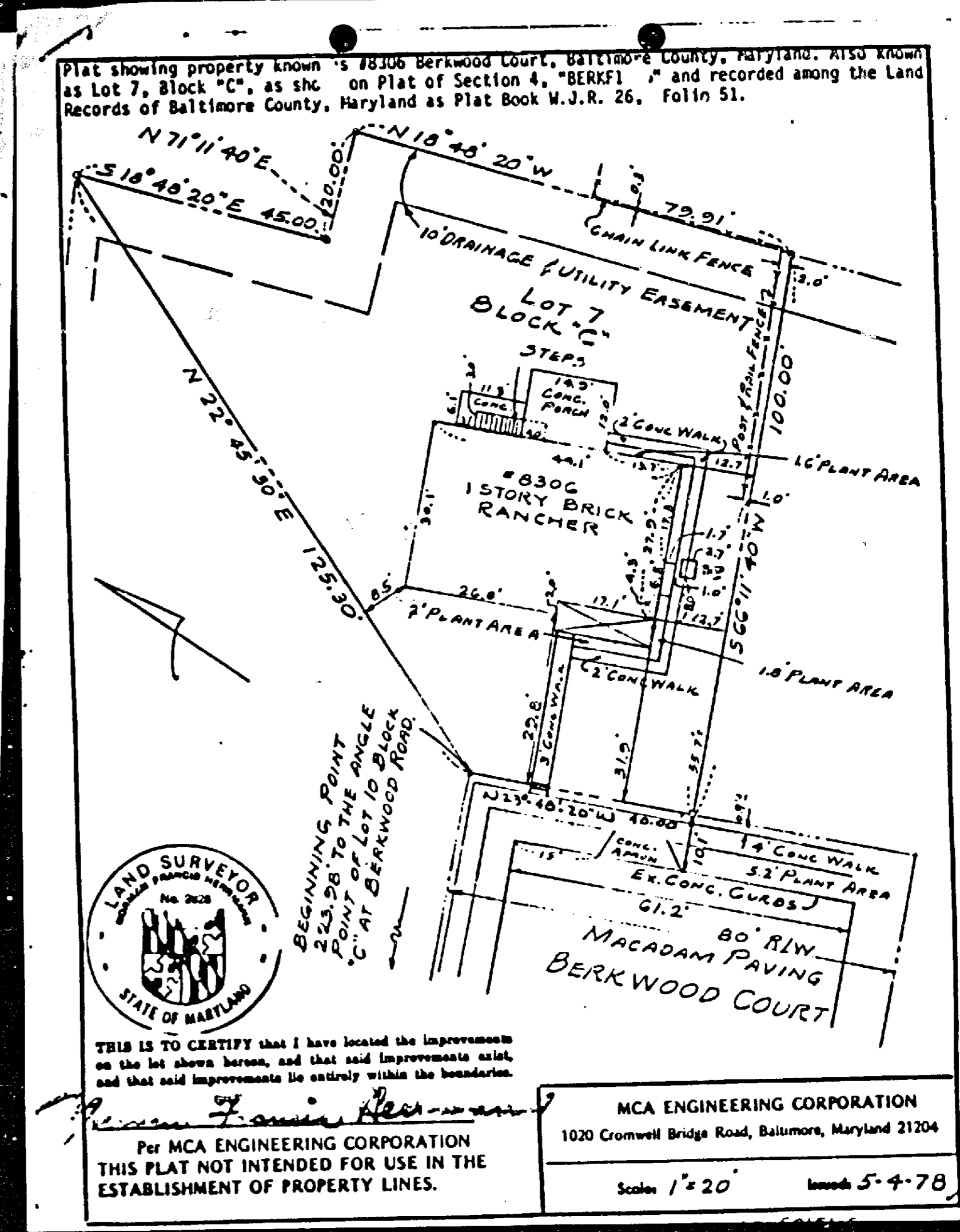
TYPE OF IMPROVEMENT: RESIDENTIAL
 NEW BUILDING CONSTRUCTION
 ADDITION
 ALTERATION
 REPAIR OR MAINTENANCE
 OTHER

TYPE OF IMPROVEMENT: RESIDENTIAL
 ONE FAMILY
 TWO FAMILY
 THREE AND FOUR FAMILY
 FIVE OR MORE FAMILY ENTER NO UNITS
 GARAGE
 OTHER

CONSTRUCTION: CONSTRUCT ADDITION ON SIDE OF EXISTING DWELLING. TO BE USED FOR 3 BEDROOMS AND BATHROOM. CHANGE IN CONTRACTOR ONLY. TO REMAIN ONE FAMILY DWELLING.

OWNERSHIP: PRIVATELY OWNED

PETITIONER'S EXHIBIT 6
THIS PERMIT MUST BE POSTED
SEE OTHER SIDE FOR INSPECTIONS



Protestant's Exhibits 1A, B & C

8309 Berkfield Rd.
Rosedale, Md. 21237
March 20, 1988

To Whom it may concern:

In behalf of my sister (Claire Doolong) and myself, we have no objection what-so-ever of the fence surrounding the property of: Mr. & Mrs. Bernard Bilinski.

As a matter-of-fact, we are extremely pleased with the fence, because it has stopped the party in question, from using our property as a public thorough fare. The very people who are complaining, have consistently disregarded our property rights by using it whenever they felt like it. We also feel that there was complete disregard in building the house next to the original house without putting a notice of intent. Mr. & Mrs. Bilinski have been our neighbors for many years.

PETITIONER'S EXHIBIT 2

and in that time have proved to be kind, understanding, congenial and above all-- have been most considerate of all their neighbors. We appreciate these people very much and certainly express our deep concern that they be given every consideration due them. It is our fervent hope that the rights of these people are recognized in every respect and that the outcome will be in their favor.

Sincerely,
William Doolong
Claire Doolong