IN RE: PETITION FOR SPECIAL EXCEPTION
W/S Thornton Mill Road, 506.7'
S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District
3rd Councilmanic District

John E. Martin
Petitioner

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 90-132-X

* * * * * * * * * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioner herein requests a special exception to permit a house trailer on the subject property in accordance with Petitioner's Exhibit 1.

The Petitioner appeared and testified. The following persons appeared as Protestants in the matter: Monita Cooke, William M. Dugdale, Jr., Lucille Tweed, Anna M. Canalas, and George L. Hester, Jr.

Testimony indicated that the subject property, known as 14320 Thornton Mill Road, consists of 1.242 acres more or less zoned R.C. 4 and is presently unimproved. Said property was purchased by the Petitioner approximately one year ago with the intention of placing a house trailer on the property. Mr. Martin testified that he is highly allergic to environmental odors such as fuel oil, furnaces, vehicle exhaust, paint, etc. and that even if he were to build a house that would be compatible with surrounding homes in the area, it may still be uninhabitable due to the materials required in construction of same, such as sealant, glues, paints, carpets, etc.

Section 415.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) reads as follows:

> 415.1 -- Residential Use of Trailers -- No person shall occupy a trailer for residential use except as follows and subject to the provisions of Section 415.6:

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Date 11/14/89
By Kathy Smithers

> a) In an approved trailer park, in those zones where permitted as a special exception;
>
> b) On a farm comprising 25 acres or more, in those zones where permitted and subject to Section 415.4;
>
> c) On a tract comprising 25 acres or more, outside the Metropolitan District of Baltimore County, but any trailer so used must be located not less than 1,000 feet from any other trailer used for residence;
>
> d) On a tract of from 1 to 25 acres, outside the Metropolitan District of Baltimore County, in those zones where permitted as a special exception."

The evidence presented indicates that the subject property does not meet the requirements of Section 415.1a, b or c. The testimony was undisputed that the subject property is located inside the Metropolitan District of Baltimore County and therefore subject to the requirements of Section 415.1d set forth above. Apparently at the time of filing, Mr. Martin was not aware of this fact. Prior to commencement of the hearing, Mr. Martin was asked whether or not he was aware of these requirements and whether he was desirous of obtaining a continuance to re-evaluate his request and seek the assistance of an attorney to review the alternatives available to him. He was further questioned as to whether or not he understood the requirements to be granted a special exception as set forth in Section 502.1. Mr. Martin stated he had been advised of the problem after the acceptance of the Petition and indicated he was desirous of proceeding rather than request a continuance. Mr. Martin's testimony was limited to those facts briefly summarized above.

The Protestants questioned the ability of the Zoning Office to grant the relief requested due to the fact that the subject property is located inside the Metropolitan District of Baltimore County and therefore not in compliance with Section 415.1.d of the Zoning Regulations set forth above. The testimony presented by the Protestants and letters submitted

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathy Smithers

in addition indicated their objections to a trailer home being adjacent to their properties.

After reviewing all of the testimony and evidence presented, it appears that the special exception should not be granted. Petitioner has failed to show compliance with Section 415.1 or that such use would be permitted under any alternative provision of the B.C.Z.R. Furthermore, Petitioner had the burden of adducing testimony and evidence which would show that the proposed use met the prescribed standards and requirements set forth in Section 502.1 of the B.C.Z.R. In fact, the Petitioner has not shown that the proposed use is permitted and/or would be conducted without detriment to the neighborhood. The facts and circumstances show that the proposed use at the particular location described by Petitioner's Exhibit 1 would have an adverse impact above and beyond that inherently associated with such a special exception use, irrespective of its location within the zone. Schultz v. Pritts, 432 A.2d 1319 (1981).

The proposed use will be detrimental to the health, safety, or general welfare of the locality, and will be inconsistent with the purposes of the property's zoning classification, and inconsistent with the spirit and intent of the B.C.Z.R.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, it appears that the use proposed is not permitted, that the requirements of Section 502.1 have not been met and the health, safety, and general welfare of the community shall be adversely affected. Therefore, the relief requested should be denied.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 14th day of November, 1989 that the Petition for Special Exception to permit a house trailer on the subject property, in accordance with Petitioner's Exhibit 1, be and is hereby DENIED.

ANN M. NASTAROWICZ
Deputy Zoning Commissioner
for Baltimore County

AMN:bjs

543

SPELLMAN, LARSON & ASSOCIATES, INC.
SUITE 107 — JEFFERSON BUILDING
105 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
823-3535

ROBERT E. SPELLMAN, P.L.S.
JOSEPH L. LARSON
HENRY W. APPEL
ALFRED F. JUNGERS, P.L.S.

DESCRIPTION OF A PART OF THE STROH PROPERTY, EIGHTH DISTRICT,

BALTIMORE COUNTY, MARYLAND

Beginning for the same at a nail set in Thornton Mill Road, said nail being at the beginning of the fourth line of the second parcel of land which by deed dated March 31, 1954 and recorded among the Land Records of Baltimore County in Liber GLB No. 2455 Folio 388 was conveyed by Grace A. Ensor, et al. to Edward A. Stroh and wife and running thence and binding on said fourth line and in Thornton Mill Road South 20 Degrees 04 Minutes 17 Seconds East 234.88 feet to a nail set thence binding on the fifth line of said second parcel of land and in Thornton Mill Road South 40 Degrees 16 Minutes 13 Seconds East 249.96 feet to a point East of said Thornton Mill Road, 2.3 feet Northwest of a pipe found and to the end of the fourth line of that parcel of land which by deed dated September 1, 1941 and recorded among the aforesaid Land Records in Liber CHK No. 1192 Folio 369 was conveyed by John Virgil Whittington to George Tweed and wife, and running thence and binding reversely on said fourth line, as now surveyed, North 71 Degrees 22 Minutes 41 Seconds West 411.10 feet to an iron bar set and to intersect the third line of the second parcel of land first herein referred to and

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GRADING STUDIES • LOCATION SURVEYS • TECHNICAL CONSULTATION

543

SPELLMAN, LARSON & ASSOCIATES, INC.
SUITE 107 — JEFFERSON BUILDING
105 W. CHESAPEAKE AVENUE
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DESCRIPTION OF A PART OF THE STROH PROPERTY, EIGHTH DISTRICT

BALTIMORE COUNTY, MARYLAND

Page 2

running thence and binding on a part of said third line North 27 Degrees 45 Minutes 29 Seconds East 316.48 feet to the place of beginning.

Containing 1.242 acres of land, more or less.

Being part of the second parcel of land which by deed dated March 31, 1954 and recorded among the Land Records of Baltimore County in Liber GLB No. 2455 Folio 388 was conveyed by Grace A. Ensor, et al to Edward A. Stroh and wife.

Nail set in Thornton Mill Road being nearest to Rocky Hill Road is 506.7 feet from center of Rocky Hill Road.

6/8/89

STATE OF MARYLAND — ROBERT E. SPELLMAN — No. 4603 — REGISTERED PROFESSIONAL LAND SURVEYOR

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LAND PLANNING • SUBDIVISION LAYOUT • FEASIBILITY STUDIES • ESTIMATING
GRADING STUDIES • LOCATION SURVEYS • TECHNICAL CONSULTATION

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ZONING DESCRIPTION

For health reasons, parking a house trailer on a 1.2 acre lot located at 14320 Thornton Mill Road. Liber 7983, Folio 0651. Is located in the 6th Election district.

90-132-X

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 8th
Date of Posting September 21, 1989
Posted for: Special Exception
Petitioner: John E. Martin
Location of property: W/s Thornton Mill Road 506.7'S of c/l of Rocky Hill Road 14320 Thorton Mill Road
Location of Signs: W/S of Thorton Mill Road at entrance to subject property
Remarks:
Posted by S. J. Arota (Signature) Date of return: September 29, 1989
Number of Signs: 1

543

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 077880

DATE 10/12/89 ACCOUNT R-01-615-100
AMOUNT $ 115.53
RECEIVED FROM John E. Martin
FOR P+A fee 10/10/89 Hearing 90-132-X

B 077*****115:53a 5:1..F

VALIDATION OR SIGNATURE OF CASHIER

DISTRIBUTION WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

DATE 9/27/89

Dennis F. Rasmussen
County Executive

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

Re: Petition for Special Exception
CASE NUMBER: 90-132-X
WS Thorton Mill Road, 506.7' S from c/l of Rocky Hill Road
14320 Thorton Mill Road
8th Election District - 3rd Councilmanic
Petitioner(s): John E. Martin
HEARING SCHEDULED: TUESDAY, OCTOBER 10, 1989 at 2:00 p.m.

Dear Mr. Martin:

Please be advised that $ 115.53 is due for advertising and posting of the above captioned property.

THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please make your check payable to Baltimore County, Maryland. Bring the check and the sign & post set(s) to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland fifteen (15) minutes before your hearing is scheduled to begin.

Unless fee is paid, signs / posts returned, the order shall not be issued. Should you fail to return the sign & post set(s), there will be an additional charge of $50.00 per sign and post set(s) not returned. Please make a separate check payable to Baltimore County, Maryland in the amount for each such set

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

August 23, 1989

Dennis F. Rasmussen
County Executive

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 Special Exception
CASE NUMBER: 90-132-X
WS Thorton Mill Road, 506.7' S from c/l of Rocky Hill Road
14320 Thorton Mill Road
8th Election District - 3rd Councilmanic
Petitioner(s): John E. Martin
HEARING SCHEDULED: TUESDAY, OCTOBER 10, 1989 at 2:00 p.m.

Special Exception: For a trailer.

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
BALTIMORE COUNTY, MARYLAND

JRH:gs

cc: John E. Martin
File

IN THE MATTER THE APPLICATION OF JOHN E. MARTIN FOR A SPECIAL EXCEPTION ON PROPERTY LOCATED ON THE WEST SIDE THORNTON MILL ROAD, 506.7' SOUTH OF THE CENTER-LINE OF ROCKY HILL ROAD (14320 THORNTON MILL ROAD) 8TH ELECTION DISTRICT 3RD COUNCILMANIC DISTRICT

* BEFORE THE
* COUNTY BOARD OF APPEALS
* OF
* BALTIMORE COUNTY
* CASE NO. 90-132-X

* * * * * * * * *

ORDER OF DISMISSAL

This matter comes before this Board on appeal from a decision of the Deputy Zoning Commissioner dated November 14, 1989.

WHEREAS, by letter dated April 16, 1992, the Board of Appeals notified the parties of record in the above-entitled matter that the appeal would be dismissed for lack of prosecution after a period of 30 days; and

WHEREAS, the Board has not received a reply from its letter of April 16, 1992, within 30 days as requested;

THEREFORE, the Board will, on its own Motion, dismiss the within appeal.

IT IS HEREBY ORDERED this 19th day of June, 1992 by the County Board of Appeals of Baltimore County that the above-referenced appeal in Case No. 90-132-X be and the same is hereby DISMISSED.

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

William T. Hackett
William T. Hackett, Chairman

County Board of Appeals of Baltimore County
OLD COURTHOUSE, ROOM 49
400 WASHINGTON AVENUE
TOWSON, MARYLAND 21204
(410) 887-3180

June 19, 1992

Mr. John E. Martin
5 Belfast Road
Timonium, MD 21093

RE: Case No. 90-132-X
John E. Martin

Dear Mr. Martin:

Enclosed is a copy of the Order of Dismissal issued this date by the County Board of Appeals in the subject matter.

Very truly yours,

Kathleen C. Weidenhammer
Kathleen C. Weidenhammer
Administrative Assistant

encl.

cc: Ms. Monita Cooke
Mr. William M. Dugdale, Jr.
Ms. Lucille Tweed
Ms. Anna M. Caralas
Mr. George L. Hester, Jr.
Mr. Jack Leonard
People's Counsel for Baltimore County
P. David Fields
Lawrence E. Schmidt
W. Carl Richards, Jr.
Docket Clerk -Zoning
Arnold Jablon, Director of
Zoning Adminstration

Printed on Recycled Paper

IN RE: PETITION FOR SPECIAL EXCEPTION
W/S Thornton Mill Road, 506.7'
S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District
3rd Councilmanic District

John E. Martin
Petitioner

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 90-132-X
*

* * * * * * * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioner herein requests a special exception to permit a house trailer on the subject property in accordance with Petitioner's Exhibit 1.

The Petitioner appeared and testified. The following persons appeared as Protestants in the matter: Monita Cooke, William M. Dugdale, Jr., Lucille Tweed, Anna M. Canalas, and George L. Hester, Jr.

Testimony indicated that the subject property, known as 14320 Thornton Mill Road, consists of 1.242 acres more or less zoned R.C. 4 and is presently unimproved. Said property was purchased by the Petitioner approximately one year ago with the intention of placing a house trailer on the property. Mr. Martin testified that he is highly allergic to environmental odors such as fuel oil, furnaces, vehicle exhaust, paint, etc. and that even if he were to build a house that would be compatible with surrounding homes in the area, it may still be uninhabitable due to the materials required in construction of same, such as sealant, glues, paints, carpets, etc.

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> 415.1 -- Residential Use of Trailers -- No person shall occupy a trailer for residential use except as follows and subject to the provisions of Section 415.6:
>
> a) In an approved trailer park, in those zones where permitted as a special exception;
>
> b) On a farm comprising 25 acres or more, in those zones where permitted and subject to Section 415.4;
>
> c) On a tract comprising 25 acres or more, outside the Metropolitan District of Baltimore County, but any trailer so used must be located not less than 1,000 feet from any other trailer used for residence;
>
> d) On a tract of from 1 to 25 acres, outside the Metropolitan District of Baltimore County, in those zones where permitted as a special exception."

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathleen Weidenhammer

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The evidence presented indicates that the subject property does not meet the requirements of Section 415.1a, b or c. The testimony was undisputed that the subject property is located inside the Metropolitan District of Baltimore County and therefore subject to the requirements of Section 415.1d set forth above. Apparently at the time of filing, Mr. Martin was not aware of this fact. Prior to commencement of the hearing, Mr. Martin was asked whether or not he was aware of these requirements and whether he was desirous of obtaining a continuance to re-evaluate his request and seek the assistance of an attorney to review the alternatives available to him. He was further questioned as to whether or not he understood the requirements to be granted a special exception as set forth in Section 502.1. Mr. Martin stated he had been advised of the problem after the acceptance of the Petition and indicated he was desirous of proceeding rather than request a continuance. Mr. Martin's testimony was limited to those facts briefly summarized above.

The Protestants questioned the ability of the Zoning Office to grant the relief requested due to the fact that the subject property is located inside the Metropolitan District of Baltimore County and therefore not in compliance with Section 415.1.d of the Zoning Regulations set forth above. The testimony presented by the Protestants and letters submitted

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathleen Weidenhammer

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in addition indicated their objections to a trailer home being adjacent to their properties.

After reviewing all of the testimony and evidence presented, it appears that the special exception should not be granted. Petitioner has failed to show compliance with Section 415.1 or that such use would be permitted under any alternative provision of the B.C.Z.R. Furthermore, Petitioner had the burden of adducing testimony and evidence which would show that the proposed use met the prescribed standards and requirements set forth in Section 502.1 of the B.C.Z.R. In fact, the Petitioner has not shown that the proposed use is permitted and/or would be conducted without detriment to the neighborhood. The facts and circumstances show that the proposed use at the particular location described by Petitioner's Exhibit 1 would have an adverse impact above and beyond that inherently associated with such a special exception use, irrespective of its location within the zone. Schultz v. Pritts, 432 A.2d 1319 (1981).

The proposed use will be detrimental to the health, safety, or general welfare of the locality, and will be inconsistent with the purposes of the property's zoning classification, and inconsistent with the spirit and intent of the B.C.Z.R.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, it appears that the use proposed is not permitted, that the requirements of Section 502.1 have not been met and the health, safety, and general welfare of the community shall be adversely affected. Therefore, the relief requested should be denied.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 14th day of November, 1989 that the Petition for

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathleen Weidenhammer

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Special Exception to permit a house trailer on the subject property, in accordance with Petitioner's Exhibit 1, be and is hereby DENIED.

ANN M. NASTAROWICZ
Deputy Zoning Commissioner
for Baltimore County

AMN:bjs

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathleen Weidenhammer

MICROFILMED

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

November 14, 1989

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

RE: PETITION FOR SPECIAL EXCEPTION
W/S Thornton Mill Road, 506.7' S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District - 3rd Councilmanic District
John E. Martin - Petitioner
Case No. 90-132-X

Dear Mr. Martin:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Special Exception has been denied in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

Very truly yours,

ANN M. NASTAROWICZ
Deputy Zoning Commissioner
for Baltimore County

AMN:bjs

cc: Ms. Monita Cooke
14307 Thornton Mill Road, Sparks, Md. 21152

Mr. William M. Dugdale, Jr.
7 Quaker Court, Sparks, Md. 21152

Ms. Lucille Tweed
14310 Thornton Mill Road, Sparks, Md. 21152

Ms. Anna M. Caralas
14530 Quaker Bottom Road, Sparks, Md. 21152

Mr. George L. Hester, Jr.
7 Quaker Court, Sparks, Md. 21152

People's Counsel
File

MICROFILMED

11-14-89 543
DENIED

PETITION FOR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: 90-132-X

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 Special Exception under the Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property for a trailer

Section 1A03.3.B.12 and 415.1.d

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Exception 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:	Legal Owner(s):
(Type or Print Name)	~~John E. Martin~~ (Type or Print Name)
Signature	John E. Martin Signature
Address	(Type or Print Name)
City and State	Signature
Attorney for Petitioner:	
(Type or Print Name)	~~5 Belfast Road~~ Address — home - 561-0118 ~~work - 628-3905~~ Phone No. 6581-8804
Signature	~~Timonium, MD 21093~~ City and State — South Bel Beach Apt-2 666-1400
Address	Name, address and phone number of legal owner, contract purchaser or representative to be contacted
City and State	Name
Attorney's Telephone No.:	Address Phone No.

MAP NW 31B
3D
E.D. 8th
DATE 2-11-91
300 BF.
1000 X
DP Del.

ORDERED By The Zoning Commissioner of Baltimore County, this 12th day of July, 1989, 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 10th day of October, 1989, at 2 o'clock P.M.

J. Robert Haines
Zoning Commissioner of Baltimore County

Z.C.O.—No. 1 (over)

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathleen Weidenhammer

MICROFILMED

Supplemental information about my allergy problems

1. The only soap that I can use for showering and for doing my laundry and for all other washing is Neutrogena fragrence free hand soap.
2. Because of my allergies, I can not use fuel oil or propane to heat my trailer. I have to use an electrically heated hot water heating system.
3. When I buy new clothes, I have to wash them at least three times and leave them air out at least three months before I can wear them.
4. When I buy new shoes, I have to wash them and leave them air out at least six months before I can wear them.
5. I not only have allergy problems at home, but also have major allergy problems at work.
6. I also have alot of problems with automobile fumes while driving to work and elsewhere, especially from the large diesel engines.
7. My allergy symptoms tend to go away when I am out in the woods where the air is alot cleaner.

MICROFILMED

land owner John E Martin 6/2/89

a. Severity of allergies;

I am highly allergic especially to environmental odors such as from fuel oil furnaces, vehicles, paint - even when dry, ammonias, bleaches, gasoline, roofing tar, and many other vapors which contaminate the air. The allergic reactions to these contaminants include severe headaches and drowsiness and feeling sick. The level of these contaminants have drastically increased in the last year or so in the trailer park that I am living in now, and is now a major problem. A letter from my allergy doctor is attached.

b. Reason for parking house trailer on my land;

A newly built house, even if it were built for someone who is allergic may still end up being unlivable by me because of the many materials that are required in building a house such as sealents, glues, paints, carpets, and etc. I therefore want to park a house trailer on my property for me to live in. The house trailer would be about 10X40 feet in size and would need to be at least 5 years old because of my allergies.

Note: I'm not sure about how much of the specifics about my health problem I want made public because someone smashed in many of the mail boxes along Thornton Mill Rd. and if that same person wanted to get back at someone who is highly allergic, he would definitely find many ways of enjoying his destructiveness.

owner's signature John Martin

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543

SPELLMAN, LARSON & ASSOCIATES, INC.

ROBERT E. SPELLMAN, P.L.S.
JOSEPH L. LARSON
HENRY M. APPEL
ALFRED F. JUNGERS, P.L.S.

SUITE 107 — JEFFERSON BUILDING
105 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
823-3535

DESCRIPTION OF A PART OF THE STROH PROPERTY, EIGHTH DISTRICT,

BALTIMORE COUNTY, MARYLAND

Beginning for the same at a nail set in Thornton Mill Road, said nail being at the beginning of the fourth line of the second parcel of land which by deed dated March 31, 1954 and recorded among the Land Records of Baltimore County in Liber GLB No. 2455 Folio 388 was conveyed by Grace A. Ensor, et al, to Edward A. Stroh and wife and running thence and binding on said fourth line and in Thornton Mill Road South 20 Degrees 04 Minutes 17 Seconds East 234.88 feet to a nail set thence binding on the fifth line of said second parcel of land and in Thornton Mill Road South 40 Degrees 16 Minutes 13 Seconds East 249.96 feet to a point East of said Thornton Mill Road, 2.3 feet Northwest of a pipe found and to the end of the fourth line of that parcel of land which by deed dated September 1, 1941 and recorded among the aforesaid Land Records in Liber CHK No. 1192 Folio 369 was conveyed by John Virgil Whittington to George Tweed and wife, and running thence and binding reversely on said fourth line, as now surveyed, North 71 Degrees 22 Minutes 41 Seconds West 411.10 feet to an iron bar set and to intersect the third line of the second parcel of land first herein referred to and

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LAND PLANNING • SUBDIVISION LAYOUT • FEASIBILITY STUDIES • ESTIMATING
GRADING STUDIES • LOCATION SURVEYS • TECHNICAL CONSULTATION

SPELLMAN, LARSON & ASSOCIATES, INC.

ROBERT E. SPELLMAN, P.L.S.
JOSEPH L. LARSON
HENRY M. APPEL
ALFRED F. JUNGERS, P.L.S.

SUITE 107 — JEFFERSON BUILDING
105 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
823-3535

DESCRIPTION OF A PART OF THE STROH PROPERTY, EIGHTH DISTRICT

BALTIMORE COUNTY, MARYLAND

Page 2

running thence and binding on a part of said third line North 27 Degrees 45 Minutes 29 Seconds East 316.48 feet to the place of beginning.

Containing 1.242 acres of land, more or less.

Being part of the second parcel of land which by deed dated March 31, 1954 and recorded among the Land Records of Baltimore County in Liber GLB No. 2455 Folio 388 was conveyed by Grace A. Ensor, et al to Edward A. Stroh and wife.

Nail set in Thornton Mill Road being nearest to Rocky Hill Road is 506.7 feet from center of Rocky Hill Road.

6/8/89

STATE OF MARYLAND — ROBERT E. SPELLMAN — No. 4502 — REGISTERED PROFESSIONAL LAND SURVEYOR

MICROFILMED

RESIDENTIAL & COMMERCIAL DEVELOPMENT DESIGN • LAND SURVEYING
LAND PLANNING • SUBDIVISION LAYOUT • FEASIBILITY STUDIES • ESTIMATING
GRADING STUDIES • LOCATION SURVEYS • TECHNICAL CONSULTATION

543

ZONING DESCRIPTION

For health reasons, parking a house trailer on a 1.2 acre lot located at 14320 Thornton Mill Road. Liber 7983, Folio 0651. Is located in the 8th Election district.

MICROFILMED

90-132-X

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 8 th. Date of Posting September 21, 1989
Posted for: Special Exception
Petitioner: John E. Martin
Location of property: W/S Thorton Mill Road, 506.7' S. of c/L of Rocky Hill Road 14320 Thorton Mill Road
Location of Signs: W/S of Thorton Mill Road at entrance to subject property
Remarks:
Posted by S. J. Arata (Signature) Date of return: September 29, 1989
Number of Signs: 1

MICROFILMED

90-132-X

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 8 th. Date of Posting January 22, 1990
Posted for: Appeal
Petitioner: John E. Martin
Location of property: W/S Thornton Mill Road, 506.7' S. of the c/L of Rocky Hill Road. 14320 Thornton Mill Road
Location of Signs: West side of Thornton Mill Road at entrance to subject property
Remarks:
Posted by S. J. Arata (Signature) Date of return: February 2, 1990
Number of Signs: 1

Tracking System
Baltimore County
Zoning Commissioner
Office of Planning & Zoning

Date (Day Month Year)	Receipt Number	FEE TYPE	Identification Number	Council District	Election District	Zip Code
12 06 89	066393	05	-		08	

Petitioner: Martin (Last) John (First) (Middle Initial)

Property Address: 14320 (Number) Thorton (Street) Mill Rd

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 066393
DATE 12 June 89 ACCOUNT R-01-615-000
AMOUNT $ 100.00
RECEIVED FROM: J. L. Martin
FOR: Spec Ex Hrg 543
B 009*****10000:a 12F
DISTRIBUTION: WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER
VALIDATION OR SIGNATURE OF CASHIER

MICROFILMED

CERTIFICATE OF PUBLICATION

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 21204 as follows:

Petition for Special Exception
Case number: 90-132-X
W/S Thorton Mill Road, 506.7' S from c/l of Rocky Hill Road
14320 Thorton Mill Road
8th Election District
3rd Councilmanic
Petitioner(s):
John E. Martin
Hearing Date: Tuesday, Oct. 10, 1989 at 2:00 p.m.

Special Exception: For a trailer.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal p.riod. 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

T/39/006 Sept. 7.

TOWSON, MD., Sept 7, 1989

THIS IS TO CERTIFY, that the annexed advertisement was published in TOWSON TIMES, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Sept 7, 1989.

THE JEFFERSONIAN
TOWSON TIMES,

S. Zahe Ordman
Publisher

PO16304
req M34189
ca 90-132-X
price $90.53

MICROFILMED

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

receipt
Account: R-001-6150
Number № 951

Date 1/10/90 A9000027

	QTY		PRICE
APPEAL FEES			
100 -OF A SPECIAL EXC. ORDER	1	X	$175.00
150 -POSTING SIGNS / ADVERTISING	1	X	$25.00
		TOTAL :	$200.00

LAST NAME OF OWNER: MARTIN

90-132-X

MICROFILMED

B B032*****20000:a $10FF

Cashier Validation:

Please make checks payable to: Baltimore County

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 077830
DATE 10/10/89 ACCOUNT R-01-615-100
AMOUNT $ 115.53
RECEIVED FROM: John E. Martin
FOR: PH Appeal 10/10/89 Hearing 90-132-X
B B107*****11553:a $16AF
DISTRIBUTION: WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER
VALIDATION OR SIGNATURE OF CASHIER

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

DATE 9/27/89

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

Re: Petition for Special Exception
CASE NUMBER: 90-132-X
WS Thorton Mill Road, 506.7' S from c/l of Rocky Hill Road
14320 Thorton Mill Road
8th Election District - 3rd Councilmanic
Petitioner(s): John E. Martin
HEARING SCHEDULED: TUESDAY, OCTOBER 10, 1989 at 2:00 p.m.

Dear Mr. Martin:

Please be advised that $ 115.53 is due for advertising and posting of the above captioned property.

THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please make your check payable to Baltimore County, Maryland. Bring the check and the sign & post set(s) to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland fifteen (15) minutes before your hearing is scheduled to begin.

Be advised that should you fail to return the sign & post set(s), there will be an additional $50.00 added to the above amount for each such set not returned.

Very truly yours,

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

JRHrgs

cc: File

MICROFILMED

BALTIMORE COUNTY, MARYLAND
DEPARTMENT ORDER FOR DIRECT PAYMENT

Number DP- 478464
DATE May 11, 1992

PAYEE'S NAME AND ADDRESS	DESCRIPTION	CHECK AMOUNT
John E. Martin	Partial Refund of Appeal Fee	$100.00
5 Belfast Road	Case No. 90-132-X	VENDOR/ SOCIAL SECURITY#
Timonium, Maryland 21093		ACCOUNTING PERIOD M M Y Y
TYPE CODE #(SEE REVERSE) 20	NEW VENDOR FEDERAL I.D. #	

LN	PURCHASE ORDER	LN	VENDOR INVOICE	FUND	AGENCY	ORG	SUB ORG	OBJ	REV SOURCE	SUB REV	REPT CATG	BS ACCT	AMOUNT	ID	PF
01				001	012	1202			6150				$100.00		
02															
03															
04															
05															
06															
07															
08															
09															
10															
11															
12															

EXTENSIONS VERIFIED		DISBURSEMENT APPROVED	

REQUESTED BY: Office of Zoning Administration and Development Management MS# 1105
NAME OF AGENCY OR DEPARTMENT

APPROVED FOR PAYMENT:

[XX] Send Check to Above Department
[ ] Mail Check to Payee
[ ] Enclosure to be Mailed with Check
[ ]

Stella R. Lowery — May 11, 1992
AUTHORIZED SIGNATURE — DATE

OFFICE OF FINANCE — DATE

White Copy - To Finance Office
Green Copy - For Purchasing Department
Yellow Copy - For Department's File

REV. 6/91

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

August 23, 1989

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 Special Exception
CASE NUMBER: 90-132-X
WS Thorton Mill Road, 506.7' S from c/l of Rocky Hill Road
14320 Thorton Mill Road
8th Election District - 3rd Councilmanic
Petitioner(s): John E. Martin
HEARING SCHEDULED: TUESDAY, OCTOBER 10, 1989 at 2:00 p.m.

Special Exception: For a trailer.

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
BALTIMORE COUNTY, MARYLAND

MICROFILMED

JRHrgs

cc: John E. Martin
File

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

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

September 27, 1989

Mr. John E. Martin
5 Belfast Road
Timonium, MD 21093

RE: Item No. 543, Case No. 90-132-X
Petitioner: John E. Martin
Petition for Special Exception

Dear Mr. Martin:

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. 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.

IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE WINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

Very truly yours,

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

JED:jw

Enclosures

MICROFILMED

BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

9/10/89
Date

Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Zoning Item # 543, Zoning Advisory Committee Meeting of June 27, 1989
Property Owner: John E. Martin
Location: W/S Thornton Mill Road District: 8
Water Supply: private Sewage Disposal: metro
COMMENTS ARE AS FOLLOWS:

( ) Prior to approval 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, Bureau of Regional Community Services, for final review and approval.

( ) Prior to new installation(s) of fuel burning equipment, the owner shall contact the Bureau of Air Quality Management, 887-3775, to obtain requirements for such installation(s) before work begins.

( ) A permit to construct from the Bureau of Quality Management is required for such items as spray paint processes, underground gasoline 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 Bureau of Air Quality Management is required for any charbroiler generation which has a total cooking surface area of five (5) square feet or more.

( ) Prior to approval of a Building Permit Application for renovations to existing or construction of new health care facilities, complete plans and 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 of Health and Mental Hygiene for review and approval.

( ) 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 Environmental Protection and Resource Management for review and approval. For more complete information, contact the Water Quality Monitoring Section, Bureau of Regional Community Services, 687-6500 x 315.

( ) 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.

( ) 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 the State Department of the Environment.

( ) Prior to razing of existing structure(s), petitioner must contact the Division of Waste Management at 887-3745, regarding removal and/or disposal of potentially hazardous materials and solid wastes. Petitioner must contact the Bureau of Air Quality Management regarding removal of asbestoes, 887-3775.

( ) Any abandoned underground storage tanks containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and tank removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of Waste Management at 887-3745.

( ) 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 Water and Sewer 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. For more information contact the Division of Environmental Management at 887-3980.

( ) In order to subdivide this property, the owner or developer will be required to comply with the subdivision regulations of the State of Maryland and Baltimore County. If there are any questions regarding the subdivision process, please contact the Land Development Section at 887-2762.

( ) Others ___

G. D. Zeitwitz
BUREAU OF WATER QUALITY AND RESOURCE MANAGEMENT

MICROFILMED

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

Your petition has been received and accepted for filing this 12th day of July, 1989.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Received By:

James E. Dyer
Chairman,
Zoning Plans Advisory Committee

Petitioner: John E. Martin

Petitioner's Attorney:

MICROFILMED

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
Courts Building, Suite 405
Towson, Maryland 21204
(301) 887-3554

July 24, 1989

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

RECEIVED
AUG 3 1989
ZONING OFFICE

Dennis F. Rasmussen
County Executive

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 525, 526, 527, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 557, 558 and 559.

Very truly yours,

Michael S. Flanigan
Traffic Engineer Associate II

MSF/lab

MICROFILMED

Baltimore County
Fire Department
800 York Road
Towson, Maryland 21204-2586
(301) 887-4500

Paul H. Reincke
Chief

JUNE 26, 1989

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: JOHN E. MARTIN

Location: WS THORTON MILL ROAD

Item No.: 543 Zoning Agenda: JUNE 27, 1989

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

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", 1988 edition prior to occupancy.

REVIEWER: Capt Lon N Kelly 6-26-89 Noted and Approved: Capt Wm Brady
Planning Group — Fire Prevention Bureau
Special Inspection Division

JK/KEK

MICROFILMED

OCT 10, 1989

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: J. Robert Haines
Zoning Commissioner

DATE: October 3, 1989

FROM: Pat Keller, Deputy Director
Office of Planning and Zoning

SUBJECT: John E. Martin, Item 543
Zoning Petition No. 89-132X

The petitioner requests a Special Exception to store a trailer.

In reference to this request, staff supports the petitioner's request and offers the following comment:

- Staff sympathizes with the petitioner's plight. (Dr. Alan R. Gaby attests to the fact that Mr. Martin suffers from "environmental allergies."

Should this petition be granted, the following conditions are offered.

- The lot should be extensively screened to preserve the rural character of the Thornton Mill Road area.

- Restrictive convenants should be recorded to ensure the removal of the trailer upon Mr. Martin's vacation of the property.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/pat

OCT 0 3 1989

RECEIVED

rec. late mailed gov.

RE: PETITION FOR SPECIAL EXCEPTION
W/S Thornton Mill Rd., 506.7'
S of the C/L of Rocky Hill Rd.
(14320 Thornton Mill Rd.)
8th Election District
3rd Councilmanic District

JOHN E. MARTIN, Petitioner

BEFORE THE COUNTY BOARD OF APPEALS

OF BALTIMORE COUNTY

Case No. 90-132-X

: : : : : : :

ENTRY OF APPEARANCE

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

Phyllis Cole Friedman
People's Counsel for Baltimore County

Peter Max Zimmerman
Deputy People's Counsel
Room 304, County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204
887-2188

I HEREBY CERTIFY that on this 16th day of January, 1990, a copy of the foregoing Entry of Appearance was mailed to Mr. John E. Martin, 5 Belfast Rd., Timonium, MD 21093.

Phyllis Cole Friedman
Phyllis Cole Friedman

90 JAN 16 PM 2:10

RECEIVED

543

BALTIMORE COUNTY MARYLAND
DEPARTMENT OF PERMITS AND LICENSES
TOWSON, MARYLAND 21204

BUILDING ENGINEER

BUILDING PERMIT

PERMIT #: B006459 CONTROL #: NA DIST: 08 PREC: 01
DATE ISSUED: 06/07/89 TAX ACCOUNT #: 0815071477 CLASS:

PLANS: CONST 2 PLOT 6 R PLAT 0 DATA 0 ELEC YES PLUM YES
LOCATION: 14320 THORNTON MILL RD
SUBDIVISION:

OWNERS INFORMATION
NAME: MARTIN, JOHN
ADDR: 5 BELFAST RD. TIMONIUM, MD 21093

TENANT:
CONTR: UNDETERMINED
ENGNR:
SELLR:
WORK: CONSTRUCT 1 SFD WITH NO FIREPLACE.
1750 SQ. FT. 25X35X20.

THIS PERMIT EXPIRES ONE YEAR FROM DATE OF ISSUE

BLDG. CODE: 1 AND 2 FAM. CODE
RESIDENTIAL CATEGORY: DETACHED OWNERSHIP: PRIVATELY OWNED

ESTIMATED $ PROPOSED USE: SFD
50000.00 EXISTING USE: VACANT LOT

TYPE OF IMPRV: NEW BUILDING CONSTRUCTION
USE:
FOUNDATION: CONCRETE BASEMENT: FULL
SEWAGE: PUBLIC EXIST WATER: PRIV. EXISTS

LOT SIZE AND SETBACKS
SIZE: 478/0 X 401/316
FRONT STREET:
SIDE STREET:
FRONT SETB: 50'
SIDE SETB: 100/50
SIDE STR SETB:
REAR SETB: 300'

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

January 5, 1990

Baltimore County Board of Appeals
County Office Building, Room 315
Towson, Maryland 21204

RE: Petition for Special Exception
W/S Thornton Mill Road, 506.7'
S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District, 3rd Councilmanic District

John E. Martin, Petitioner
Case No. 90-132-X

Dear Board:

Please be advised that an appeal of the above-referenced case was filed in this office on December 11, 1989 by John E. Martin, Petitioner. All materials relative to the case are being forwarded herewith.

Please notify all parties to the case of the date and time of the appeal hearing when it has been scheduled. If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

J. Robert Haines

J. ROBERT HAINES
Zoning Commissioner

JRH:jat

Enclosures

90 JAN 11 PM 3:22

Appeal - Case No. 90-132-X
January 5, 1990
Page 2

cc: John E. Martin, 5 Belfast Road, Timonium, Md. 21093
Ms. Monita Cooke, 14307 Thornton Mill Road, Sparks, Md. 21152
Mr. William M. Dugdale, Jr., 7 Quaker Court, Sparks, Md. 21152
Ms. Lucille Tweed, 14310 Thornton Mill Road, Sparks, Md. 21152
Ms. Anna M. Caralas, 14530 Quaker Bottom Road, Sparks, Md. 21152
Mr. George L. Hester, Jr., 12 Quaker Court, Sparks, Md. 21152
Mr. Jack Leonard, 29 Chesterfield Court, Monkton, Md. 21111

People's Counsel of Baltimore County
Rm. 304, County Office Bldg., Towson, Md. 21204

File

APPEAL

Petition for Special Exception
W/S Thornton Mill Road, 506.7'
S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District - 3rd Councilmanic District
John E. Martin - Petitioner
Case No. 90-132-X

Petition for Special Exception

Description of Property

Certificate of Posting

Certificate of Publication

Zoning Plans Advisory Committee Comments

Director of Planning & Zoning Comments, dated October 3, 1989

Petitioner's Exhibits: Plat

Zoning Commissioner's Order, dated November 14, 1989

Notice of Appeal received December 11, 1989

List all Names of parties involved

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

Ms. Monita Cooke
14307 Thornton Mill Road
Sparks, Md. 21152

Mr. William M. Dugdale, Jr.
7 Quaker Court
Sparks, Md. 21152

Ms. Lucille Tweed
14310 Thornton Mill Road
Sparks, Md. 21152

Ms. Anna M. Caralas
14530 Quaker Bottom Road
Sparks, Md. 21152

Mr. George L. Hester, Jr.
12 Quaker Court
Sparks, Md. 21152

MICROFILMED

Appeal Case No. 90-132-X
January 8, 1990
Page 2

Mr. Jack Leonard
29 Chesterfield Court
Monkton, Md. 21111

People's Counsel of Baltimore County
Rm. 304, County Office Bldg., Towson, Md. 21204

Request Notification: P. David Fields, Director of Planning & Zoning
Patrick Keller, Office of Planning & Zoning
J. Robert Haines, Zoning Commissioner
Ann M. Nastarowicz, Deputy Zoning Commissioner
James E. Dyer, Zoning Supervisor
W. Carl Richards, Jr., Zoning Coordinator
Docket Clerk
Arnold Jablon, County Attorney

MICROFILMED

2/9/90 - Following parties notified of hearing set for Wed.,July 11, 1990 at 10:00 a.m.:

Mr. John E. Martin
Ms. Monita Cooke
Mr. William M. Dugdale, Jr.
Ms. Lucille Tweed
Ms. Anna M. Caralas
Mr. George L. Hester, Jr.
Mr. Jack Leonard
People's Counsel
P. David Fields
Pat Keller
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
W. Carl Richards, Jr.
Docket Clerk - Zoning
Arnold Jablon

6/6/90 - Above parties notified of POSTPONEMENT - no reset date until requested by Appellant.

5/10/91 - Appellant, John E. Martin, came into the office to advise that he is still in poor health and to request that the case continue to be held at this time.

4/16/92 -Letter to Mr. John E. Martin and People's Counsel:
/forthcoming Order of Dismissal for lack of prosecution; 30 days allowed for response.

County Board of Appeals of Baltimore County

OLD COURTHOUSE, ROOM 49
400 WASHINGTON AVENUE
TOWSON, MARYLAND 21204
(410) 887-3180

April 16, 1992

Mr. John E. Martin
5 Belfast Road
Timonium, MD 21093

RE: Case No. 90-132-X
John E. Martin

Dear Mr. Martin:

The Board of Appeals has been reviewing its docket, particularly with reference to inactive cases. By this review, the Board intends to dismiss as many of these cases as possible.

Pursuant to the above intent, the purpose of this letter is to advise you that an Order of Dismissal for lack of prosecution will be entered in the above-captioned matter after the expiration of 30 days from the date of this Notice. On Motion filed at any time before 30 days after date of this Notice, the Board, for good cause, may defer entry of the Order of Dismissal for the period and on the terms it deems proper.

Very truly yours,

William T. Hackett

William T. Hackett, Chairman
County Board of Appeals

WTH/KCW

cc: Phyllis Cole Friedman, People's Counsel
for Baltimore County

Printed on Recycled Paper

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

May 18, 1992

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

RE: Case No. 90-132-X
John E. Martin, Petitioner

Dear Mr. Martin:

Enclosed please find a check in the amount of $100 which reflects a partial refund of the appeal fee charged in the above-referenced case.

As I previously advised you, the appeal fee was $250; however, in light of the fact that the file was processed and transmitted to the County Board of Appeals for Baltimore County, the property was posted, a hearing was scheduled, and notification of the appeal and the scheduled hearing date was forwarded to the concerned residents, we are unable to return the entire fee.

If I can be of any further assistance, please do not hesitate to contact me.

Sincerely,

Stella R. Lowery

STELLA R. LOWERY
Management Assistant

srl

Attachment

Printed on Recycled Paper

County Board of Appeals of Baltimore County

COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
(301) [redacted] 887-3180
February 9, 1990

HEARING ROOM -
Room 301, County Office Bldg.

NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 59-79.

CASE NO. 90-132-X JOHN E. MARTIN, W/s Thornton Mill Road, 506.7' S of the c/l of Rocky Hill Rd. (14320 Thornton Mill Road)
8th Election District; 3rd Councilmanic District

SE -to permit house trailer

11/14/89 - D.Z.C.'s Order DENYING Petition.

ASSIGNED FOR: WEDNESDAY, JULY 11, 1990 at 10:00 a.m.

cc: Mr. John E. Martin Petitioner/Appellant
Ms. Monita Cooke
Mr. William M. Dugdale, Jr.
Ms. Lucille Tweed
Ms. Anna M. Caralas
Mr. George L. Hester, Jr.
Mr. Jack Leonard
People's Counsel for Baltimore County
P. David Fields
Pat Keller
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
W. Carl Richards, Jr.
Docket Clerk - Zoning
Arnold Jablon, County Attorney

LindaLee M. Kuszmaul
Legal Secretary

6/6/90 ppd. - no reset date until requested by Appellant.

County Board of Appeals of Baltimore County

COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
(301) [redacted] 887-3180

HEARING ROOM -
Room 301, County Office Bldg.

June 6, 1990

NOTICE OF POSTPONEMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 59-79.

CASE NO. 90-132-X JOHN E. MARTIN, W/s Thornton Mill Road, 506.7' S of the c/l of Rocky Hill Rd. (14320 Thornton Mill Road)
8th Election District; 3rd Councilmanic District

SE -to permit house trailer

11/14/89 - D.Z.C.'s Order DENYING Petition.

which was scheduled for hearing on July 11, 1990 has been POSTPONED at the request of Appellant not to be reset until requested to do so by Appellant.

cc: Mr. John E. Martin Petitioner/Appellant
Ms. Monita Cooke
Mr. William M. Dugdale, Jr.
Ms. Lucille Tweed
Ms. Anna M. Caralas
Mr. George L. Hester, Jr.
Mr. Jack Leonard
People's Counsel for Baltimore County
P. David Fields
Pat Keller
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
W. Carl Richards, Jr.
Docket Clerk - Zoning
Arnold Jablon, County Attorney

LindaLee M. Kuszmaul
Legal Secretary

GREATER SPARKS-GLENCOE
COMMUNITY COUNCIL

P.O. Box 396 • Sparks, Maryland 21152

October 5,1988

Mr. J. Robert Haines
Zoning Commissioner
Office of Planning & Zoning
111 West Chesapeake Ave.
Towson, Maryland 21204

Re: Special Exception 90-132-X (#543)
for a trailer on
14320 Thorton Mill Road
8th Election District- 3rd Councilmanic

Dear Mr. Haines,

A review of the application 90-132-X to allow for a Special Exception to place a trailer on this property at 14320 Thorton Mill Road seems to be inconsistent with the Baltimore County Zoning Regulations (B.C.Z.R.). The property at 14320 Thorton Mill Road is located in a RC4 zone and within the Metropolitan District of Baltimore County. The B.C.Z.R does allow for a Special Exception to place a trailer on the property, with the zoning commissioners approval, when the property is outside the Metropolitan District (Sections 1A03.3.B.12 and 415.d) and the property meets the other requirements.

The Greater Sparks-Glencoe Community Council requests that the Special Exception to place a trailer on this property be denied because the request is inconsistent with the spirit and intent of the B.C.Z.R..

Paul A. Hupfer
Zoning Representative

cc:

Mrs. Phyllis Friedman
Peoples Counsel Baltimore County

RECEIVED
OCT 10 1988
ZONING OFFICE

MICROFILMED

December 8, 1989

Ms. Charlotte Radcliffe
County Office Building
Zoning Office
111 W. Chesapeake Ave
Towson, Md. 21204

Dear Ms. Radcliffe:

I Would like to file an appeal. The case number is 90-132-X and the hearing was held on October 10, 1989 at 2:00 p.m. The zoning commissioner was Ann M. Nastarowicz.

Sincerely Yours,

John E. Martin

John E. Martin

5 Belfast Rd.
Timonium, Md. 21093

MICROFILMED

RECEIVED
DEC 11 1989
ZONING OFFICE

ALAN R. GABY, M.D.

March 16, 1989

TO WHOM IT MAY CONCERN:

RE: John E. Martin

John Martin is currently under my care. The patient has severe environmental allergies, and is highly sensitive to many inhalants, which cause various symptoms, including severe headaches.

Sincerely,

Alan Gaby, MD

Alan R. Gaby, M.D.

ARG/jhs

MICROFILMED

19 WALKER AVENUE PIKESVILLE, MARYLAND 21208 TELEPHONE 484-5656

Petition denied in Zoning

Postponement requested by Appellant / Petitioner

Granted - req by Pet
Not to be reset until
Pet notifies MO he is
well enough to proceed

re: Pet for 7/11/90 at 10:00 am

JUNE 1, 1990

RECEIVED
COUNTY BOARD OF APPEALS
90 JUN -5 AM 11:21

DEAR SIR:

I WOULD LIKE TO POSTPONE CASE NO. 90-132-X. I HAVE BEEN BATTLING WITH AN ULCER AND NERVE PROBLEMS ~~WITH~~ SINCE JANUARY AND MY DR., DR ALAN GABY (PIKESVILLE) SUGGESTS THAT I AVOID STRESSFUL SITUATIONS UNTIL I REGAIN MY HEALTH. YOU MAY CONTACT DR ALAN GABY IF NECESSARY TO VERIFY MY HEALTH PROBLEM. RIGHT NOW I HAVE TO BE CONCERNED WITH SURVIVING SINCE I AM ALLERGIC TO THE MEDICINES THAT THE DOCTOR PRESCRIBED AND I DON'T WANT TO HAVE TO WORRY ABOUT THE HEARING.

PLEASE LET ME KNOW IF THIS LETTER IS ALL THAT IS NEEDED.

SINCERELY YOURS,

John Martin

October 9, 1989

Zoning Commission
Baltimore County

To whom it may concern:

This letter is being written to express my concerns in case 90-132-X.

I chose to live in Sparks for two main reasons. The first is that Sparks is the kind of community that is offering good quality, attractive housing opportunities that add to the beauty of northern Baltimore County and a drive through any area of Sparks will show that this is happening.

The second reason is the return to my family on our investment dollar. We carefully chose our location knowing that should we ever have to re-locate some day in the future, we could get a good return on our investment dollar because of the re-sale values this area (Sparks) has.

Allowing a trailer on this property would not only detract from the (planned and un-planned) beauty of our community but it would also substantially ~~lower~~ lower any potential return on investment that

MICROFILMED

(2)

all homeowners seek and are entitled to.

I ask the zoning commission to not grant this exception. There are areas set aside elsewhere for trailers and trailer parks and this landowner should either build a home here that adds to the beauty of our area or re-locate his trailer to areas set aside specifically for that purpose.

Sincerely

Daniel Coyle
4 Quaker Court
Sparks, Md. 21152

MICROFILMED

Reference to Case #90-132-X

I am unable to attend the zoning hearing on October 10, 1989, but I'm opposed to any trailer on parcel of land on Thornton Mill Rd. My property is adjacent to the lot wanting a trailer and I feel such a move will lower the value of my land. This area is not suited for trailers.

George L. Hester, Sr.
14308 Thornton Mill Rd
Sparks, Md. 21152
10-10-89

MICROFILMED

5/7/92 — 5/8/92

TO: PLEASE bring me file

MR RANDY JABON
ZONING OFFICE
111 W. CHESAPEAKE AVE
ROOM 104
TOWSON, MD 21204

5/8/92 - Called to confirm address. Released Mr. Martin's book

DEAR SIR:

A FEW YEARS AGO I FILED A ZONING APPEAL CASE # 90-132-X AND, BECAUSE I DEVELOPED SEVERE BACK PAIN & SICKNESS, I CAN NOT PURSUE THE HEARING. THE APPEALS DEPT. SENT ME A LETTER A FEW WEEKS AGO SAYING THAT THEY WILL BE CLOSING MY CASE IF IT IS NOT REACTIVATED. THE HEARING SIGN & COST HAS BEEN RETURNED.

I AM UNEMPLOYED, IN SEVERE BACK PAIN, AND OUT OF MONEY.

IF THERE IS ANY WAY THAT YOU CAN REFUND ME ANY OF THE ABOUT $150. OR $250. THAT I PAID FOR THE APPEAL HEARING IT WILL BE VERY MUCH APPRECIATED.

RECEIVED
MAY 7 1992
ZONING OFFICE

SINCERELY YOURS,

John E. Martin
5 Belfast Road
Timonium, Md. 21093
561-0118

County Board of Appeals of Baltimore County
ROOM 49 OLD COURTHOUSE
TOWSON, MARYLAND 21204

PRESORTED
FIRST-CLASS

U.S. POSTAGE
$.29
02/24/92

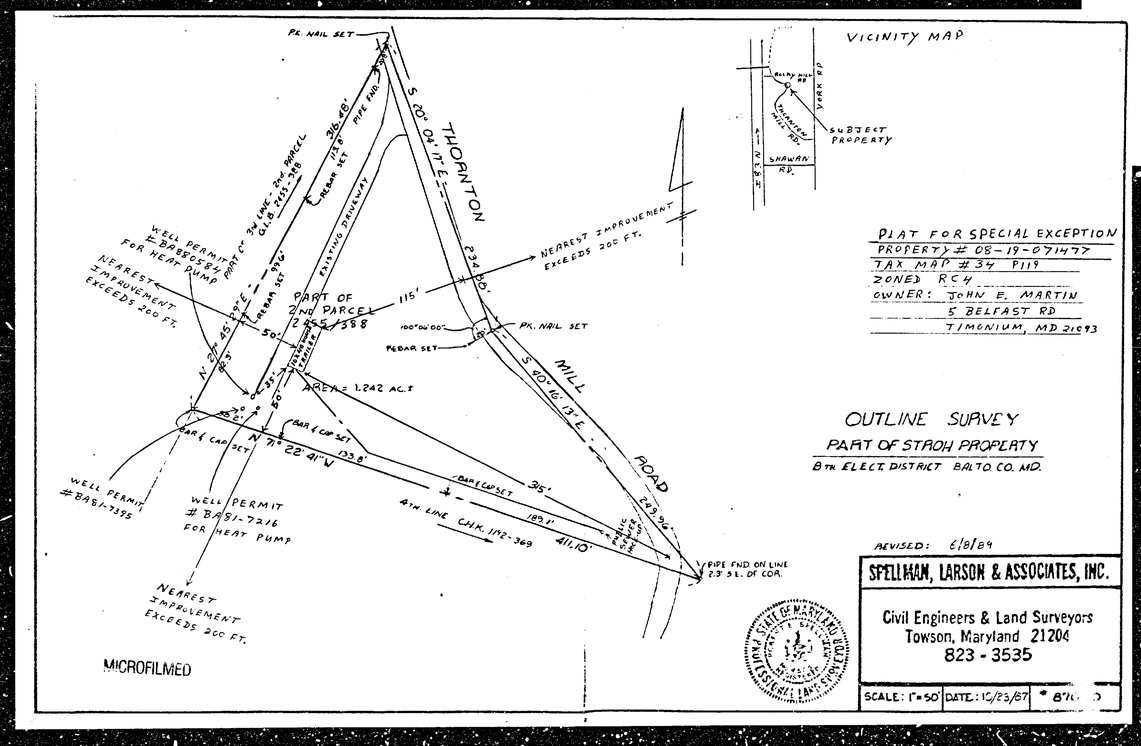
Ms. Monita Cooke
14307 Thornton Mill Road
Sparks, Md. 21152

RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD
NO ATTEMPTED DELIVERY
NO REASONABLE ACCESS
NOT DELIVERABLE AS ADDRESSED
UNCLAIMED
VACANT
FOR FURWARDING HAS
FOE

PLEASE PRINT CLEARLY — PROTESTANT(S) SIGN-IN SHEET

NAME	ADDRESS
Monita Cooke	14307 Thornton Mill Rd
William M. Dugholy	7 Quaker Ct. Sparks 21152
Linda Lucas	14310 Thornton Mill Rd.
Anna M. Gaylor	14530 Quaker Bottom Rd 21152
George L. Hester Jr.	12 Quaker Ct. Sparks 21152

MICROFILMED



11-14-89 543
DENIED

PETITION FOR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: 90-132-X

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 Special Exception under the Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property for a trailer

Section 1A03.3.B.12 and 415.1.d

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Exception 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:	Legal Owner(s):
(Type or Print Name)	John E. Martin (Type or Print Name)
Signature	John E. Martin Signature
Address	(Type or Print Name)
City and State	Signature
Attorney for Petitioner:	5 Balfast Road (Address) — home - 561-0118, work - 628-3905 (Phone No.)
(Type or Print Name)	Timonium, MD 21093 (City and State) — 583-8804 (Swell board) 666-1400
Signature	Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Address	Name
City and State	Address — Phone No.
Attorney's Telephone No.:	

MAP NW 21E, 3D, 8th, E. D., DATE 2-11-91, 300 RF, 1000 X, DP Dd.

ORDERED By The Zoning Commissioner of Baltimore County, this 12th day of July, 19 89, 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 10th day of Oct, 19 89, at 2 o'clock P.M.

J. Robert Haines
Zoning Commissioner of Baltimore County

ORDER RECEIVED FOR FILING
Date 11/14/89
By Kathy Hartman

Z.C.O.—No. 1 (over)

Supplemental information about my allergy problems

1. The only soap that I can use for showering and for doing my laundry and for all other washing is Neutrogena fragrence free hand soap.
2. Because of my allergies, I can not use fuel oil or propane to heat my trailer. I have to use an electrically heated hot water heating system.
3. When I buy new clothes, I have to wash them at least three times and leave them air out at least three months before I can wear them.
4. When I buy new shoes, I have to wash them and leave them air out at least six months before I can wear them.
5. I not only have allergy problems at home, but also have major allergy problems at work.
6. I also have alot of problems with automobile fumes while driving to work and elsewhere, especially from the large diesel engines.
7. My allergy symptoms tend to go away when I am out in the woods where the air is alot cleaner.

Land owner John E Martin 6/2/89

Tracking System
Baltimore County
Zoning Commissioner
Office of Planning & Zoning

Date (Day Month Year)	Receipt Number	FEE TYPE	Identification Number	Council District	Election District	Zip Code
12 06 89	066393	05	-		08	

Petitioner: Martin (Last) John (First) (Middle Initial)

Property Address: 14320 (Number) Thorton (Street) Mill Rd

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 066393
DATE 12-06-89 ACCOUNT R-001-6150
AMOUNT $ 100.00
RECEIVED FROM: J. H. Haines
FOR: Special Ex. Hrg. 543

ALAN R. GABY, M.D.

March 16, 1989

TO WHM IT MAY CONCERN:

RE: John E. Martin

John Martin is currently under my care. The patient has severe environmental allergies, and is highly sensitive to many inhalants, which cause various symptoms, including severe headaches.

Sincerely,

Alan Gaby, MD

Alan R. Gaby, M.D.

ARG/jhs

---

a. Severity of allergies;

I am highly allergic especially to environmental odors such as from fuel oil furnaces, vehicles, paint - even when dry, ammonias, bleaches, gasoline, roofing tar, and many other vapors which contaminate the air. The allergic reactions to these contaminants include severe headaches and drowsiness and feeling sick. The level of these contaminants have drastically increased in the last year or so in the trailer park that I am living in now, and is now a major problem. A letter from my allergy doctor is attached.

b. Reason for parking house trailer on my land;

A newly built house, even if it were built for someone who is allergic may still end up being unlivable by me because of the many materials that are required in building a house such as sealents, glues, paints, carpets, and etc. I therefore want to park a house trailer on my property for me to live in. The house trailer would be about 10X40 feet in size and would need to be at least 5 years old because of my allergies.

Note: I'm not sure about how much of the specifics about my health problem I want made public because someone smashed in many of the mail boxes along Thornton Mill Rd. and if that same person wanted to get back at someone who is highly allergic, he would definitely find many ways of enjoying his destructiveness.

owner's signature John Martin

County Board of Appeals of Baltimore County
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
(301) 887-3180

HEARING ROOM - Room 301, County Office Bldg.

February 9, 1990

NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 59-79.

CASE NO. 90-132-X JOHN E. MARTIN, W/s Thornton Mill Road, 506.7' S of the c/l of Rocky Hill Rd. (14320 Thornton Mill Road)
8th Election District: 3rd Councilmanic District
SE -to permit house trailer
11/14/89 - D.Z.C.'s Order DENYING Petition.

ASSIGNED FOR: WEDNESDAY, JULY 11, 1990 at 10:00 a.m.

cc: Mr. John E. Martin Petitioner/Appellant
Ms. Monita Cooke
Mr. William M. Dugdale, Jr.
Ms. Lucille Tweed
Ms. Anna M. Caralas
Mr. George L. Hester, Jr.
Mr. Jack Leonard
People's Counsel for Baltimore County
P. David Fields
Pat Keller
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
W. Carl Richards, Jr.
Docket Clerk - Zoning
Arnold Jablon, County Attorney

LindaLee M. Kuszmaul
Legal Secretary

County Board of Appeals of Baltimore County
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
(301) 887-3180

HEARING ROOM - Room 301, County Office Bldg.

June 6, 1990

NOTICE OF POSTPONEMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 59-79.

CASE NO. 90-132-X JOHN E. MARTIN, W/s Thornton Mill Road, 506.7' S of the c/l of Rocky Hill Rd. (14320 Thornton Mill Road)
8th Election District: 3rd Councilmanic District
SE -to permit house trailer
11/14/89 - D.Z.C.'s Order DENYING Petition.

which was scheduled for hearing on July 11, 1990 has been POSTPONED at the request of Appellant not to be reset until requested to do so by Appellant.

cc: Mr. John E. Martin Petitioner/Appellant
Ms. Monita Cooke
Mr. William M. Dugdale, Jr.
Ms. Lucille Tweed
Ms. Anna M. Caralas
Mr. George L. Hester, Jr.
Mr. Jack Leonard
People's Counsel for Baltimore County
P. David Fields
Pat Keller
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Ann M. Nastarowicz
James E. Dyer
W. Carl Richards, Jr.
Docket Clerk - Zoning
Arnold Jablon, County Attorney

LindaLee M. Kuszmaul
Legal Secretary

GREATER SPARKS-GLENCOE
COMMUNITY COUNCIL
P.O. Box 396 • Sparks, Maryland 21152

October 5,1988

Mr. J. Robert Haines
Zoning Commissioner
Office of Planning & Zoning
111 West Chesapeake Ave.
Towson, Maryland 21204

Re: Special Exception 90-132-X (#543)
for a trailer on
14320 Thorton Mill Road
8th Election District- 3rd Councilmanic

Dear Mr. Haines,

A review of the application 90-132-X to allow for a Special Exception to place a trailer on this property at 14320 Thorton Mill Road seems to be inconsistent with the Baltimore County Zoning Regulations (B.C.Z.R.). The property at 14320 Thorton Mill Road is located in a RC4 zone and within the Metropolitan District of Baltimore County. The B.C.Z.R does allow for a Special Exception to place a trailer on the property, with the zoning commissioners approval, when the property is outside the Metropolitan District (Sections 1A03.3.B.12 and 415.d) and the property meets the other requirements.

The Greater Sparks-Glencoe Community Council requests that the Special Exception to place a trailer on this property be denied because the request is inconsistent with the spirit and intent of the B.C.Z.R..

Paul A. Hupfer
Zoning Representative

cc:
Mrs. Phyllis Friedman
Peoples Counsel Baltimore County

RECEIVED
OCT 10 1988
ZONING OFFICE

Baltimore County
Zoning Commissioner
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Account: R-001-6150

receipt
Number № 951

Date 1/10/90

APPEAL FEES	QTY		PRICE
120 -OF A SPECIAL EXC. ORDER	1	X	175.00
150 -POSTING SIGNS / ADVERTISING	1	X	425.00
LAST NAME OF OWNER: MARTIN		TOTAL:	600.00

90-132-X

B 0082*****2000:a 5102F

Cashier Validation:

Please make checks payable to: Baltimore County

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

January 5, 1990

Baltimore County Board of Appeals
County Office Building, Room 315
Towson, Maryland 21204

RE: Petition for Special Exception
W/S Thornton Mill Road, 506.7'
S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District, 3rd Councilmanic District

John E. Martin, Petitioner
Case No. 90-132-X

Dear Board:

Please be advised that an appeal of the above-referenced case was filed in this office on December 11, 1989 by John E. Martin, Petitioner. All materials relative to the case are being forwarded herewith.

Please notify all parties to the case of the date and time of the appeal hearing when it has been scheduled. If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

J. ROBERT HAINES
Zoning Commissioner

JRH:jat

Enclosures

cc: John E. Martin, 5 Belfast Road, Timonium, Md. 21093
Ms. Monita Cooke, 14307 Thornton Mill Road, Sparks, Md. 21152
Mr. William M. Dugdale, Jr., 7 Quaker Court, Sparks, Md. 21152
Ms. Lucille Tweed, 14310 Thornton Mill Road, Sparks, Md. 21152
Ms. Anna M. Caralas, 14530 Quaker Bottom Road, Sparks, Md. 21152
Mr. George L. Hester, Jr., 12 Quaker Court, Sparks, Md. 21152
Mr. Jack Leonard, 29 Chesterfield Court, Monkton, Md. 21111

People's Counsel of Baltimore County
Rm. 304, County Office Bldg., Towson, Md. 21204

✓File

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

November 14, 1989

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

RE: PETITION FOR SPECIAL EXCEPTION
W/S Thornton Mill Road, 506.7' S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District - 3rd Councilmanic District
John E. Martin - Petitioner
Case No. 90-132-X

Dear Mr. Martin:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Special Exception has been denied in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

Very truly yours,

ANN M. NASTAROWICZ
Deputy Zoning Commissioner
for Baltimore County

AMN:bjs

cc: Ms. Monita Cooke
14307 Thornton Mill Road, Sparks, Md. 21152

Mr. William M. Dugdale, Jr.
7 Quaker Court, Sparks, Md. 21152

Ms. Lucille Tweed

PLEASE PRINT CLEARLY

PROTESTANT(S) SIGN-IN SHEET

NAME	ADDRESS
Monita Cooke	14307 Thornton Mill Rd
William M. Dugdale Jr	7 Quaker Ct. Sparks 21152
Lucille Tweed	14310 Thornton Mill Rd.
Anna M. Caralas	14530 Quaker Bottom Rd 21152
George L. Hester Jr	12 Quaker Ct., Sparks 21152

December 8, 1989

Ms. Charlotte Radcliffe
County Office Building
Zoning Office
111 W. Chesapeake Ave
Towson, Md. 21204

Dear Ms. Radcliffe:

I Would like to file an appeal. The case number is 90-132-X and the hearing was held on October 10, 1989 at 2:00 p.m. The zoning commissioner was Ann M. Nastarowicz.

Sincerely Yours,

John E. Martin

John E. Martin

5 Belfast Rd.
Timonium, Md. 21093

Appeal Case No. 90-132-X
January 8, 1990
Page 2

Mr. Jack Leonard
29 Chesterfield Court
Monkton, Md. 21111

People's Counsel of Baltimore County
Rm. 304, County Office Bldg., Towson, Md. 21204

Request Notification: P. David Fields, Director of Planning & Zoning
Patrick Keller, Office of Planning & Zoning
J. Robert Haines, Zoning Commissioner
Ann M. Nastarowicz, Deputy Zoning Commissioner
James E. Dyer, Zoning Supervisor
W. Carl Richards, Jr., Zoning Coordinator
Docket Clerk
Arnold Jablon, County Attorney

543

BALTIMORE COUNTY MARYLAND
DEPARTMENT OF PERMITS AND LICENSES
TOWSON, MARYLAND 21204

BUILDINGS ENGINEER

BUILDING PERMIT

PERMIT #: B006459 CONTROL #: NR DIST: 09 PREC: 01
DATE ISSUED: 06/07/89 TAX ACCOUNT #: 0819071477 CLASS:

PLANS: CONST 2 PLOT 6 R PLAT 0 DATA 0 ELEC YES PLUM YES
LOCATION: 14320 THORNTON MILL RD
SUBDIVISION:

OWNERS INFORMATION
NAME: MARTIN, JOHN
ADDR: 5 BELFAST RD. TIMONIUM, MD

THIS PERMIT EXPIRES ONE YEAR FROM DATE OF ISSUE

TENANT:
CONTR: UNDETERMINED
ENGNR:
SELLR:
WORK: CONSTRUCT A SFD WITH NO FIREPLACE.
1750 SQ. FT. 25X35X20.

BLDG. CODE: 1 AND 2 FAM. CODE
RESIDENTIAL CATEGORY: DETACHED OWNERSHIP: PRIVATELY OWNED

ESTIMATED $ PROPOSED USE: SFD
50000.00 EXISTING USE: VACANT LOT

TYPE OF IMPRV: NEW BUILDING CONSTRUCTION
USE:
FOUNDATION: CONCRETE BASEMENT: FULL
SEWAGE: PUBLIC EXIST WATER: PRIV. EXISTS

LOT SIZE AND SETBACKS
SIZE: 478/0 X 401/316
FRONT STREET:
SIDE STREET:
FRONT SETB: 50'
SIDE SETB: 100/50
SIDE STR SETB:
REAR SETB: 300'

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

Reference to Case #90-132-X

I am unable to attend the zoning hearing on October 10, 1989, but I'm opposed to any trailer on parcel of land on Thornton Mill Rd. My property is adjacent to the lot working a trailer and I feel such a move will lower the value of my land. This area is not zoned for trailers.

George W. Tweed Sr.
14308 Thornton Mill Rd.
Sparks, Md. 21152
10-10-89

APPEAL

Petition for Special Exception
W/S Thornton Mill Road, 506.7'
S of the c/l of Rocky Hill Road
(14320 Thornton Mill Road)
8th Election District - 3rd Councilmanic District
John E. Martin - Petitioner
Case No. 90-132-X

Petition for Special Exception

Description of Property

Certificate of Posting

Certificate of Publication

Zoning Plans Advisory Committee Comments

Director of Planning & Zoning Comments, dated October 3, 1989

Petitioner's Exhibits: Plat

Zoning Commissioner's Order, dated November 14, 1989

Notice of Appeal received December 11, 1989

List all Names of parties involved

Mr. John E. Martin
5 Belfast Road
Timonium, Maryland 21093

Ms. Monita Cooke
14307 Thornton Mill Road
Sparks, Md. 21152

Mr. William M. Dugdale, Jr.
7 Quaker Court
Sparks, Md. 21152

Ms. Lucille Tweed
14310 Thornton Mill Road
Sparks, Md. 21152

Ms. Anna M. Caralas
14530 Quaker Bottom Road
Sparks, Md. 21152

Mr. George L. Hester, Jr.
12 Quaker Court
Sparks, Md. 21152

October 9, 1989

Zoning Commission
Baltimore County

To whom it may concern:

This letter is being written to express my concerns on case 90-132-X.

I chose to live in Sparks for two main reasons. The first is that Sparks is the kind of community that is offering good quality, attractive housing opportunities that add to the beauty of northern Baltimore County and A drive through any area of Sparks will show that this is happening.

The second reason is the return to my family on our investment dollar. We carefully chose our location knowing that should we ever have to re-locate some day in the future, we could get a good return on our investment dollar because of the re-sale values this area (Sparks) has.

Allowing a trailer on this property would not only detract from the (planned and un-planned) beauty of our community but it would also substantially ~~detract~~ from lower any potential return on investment that

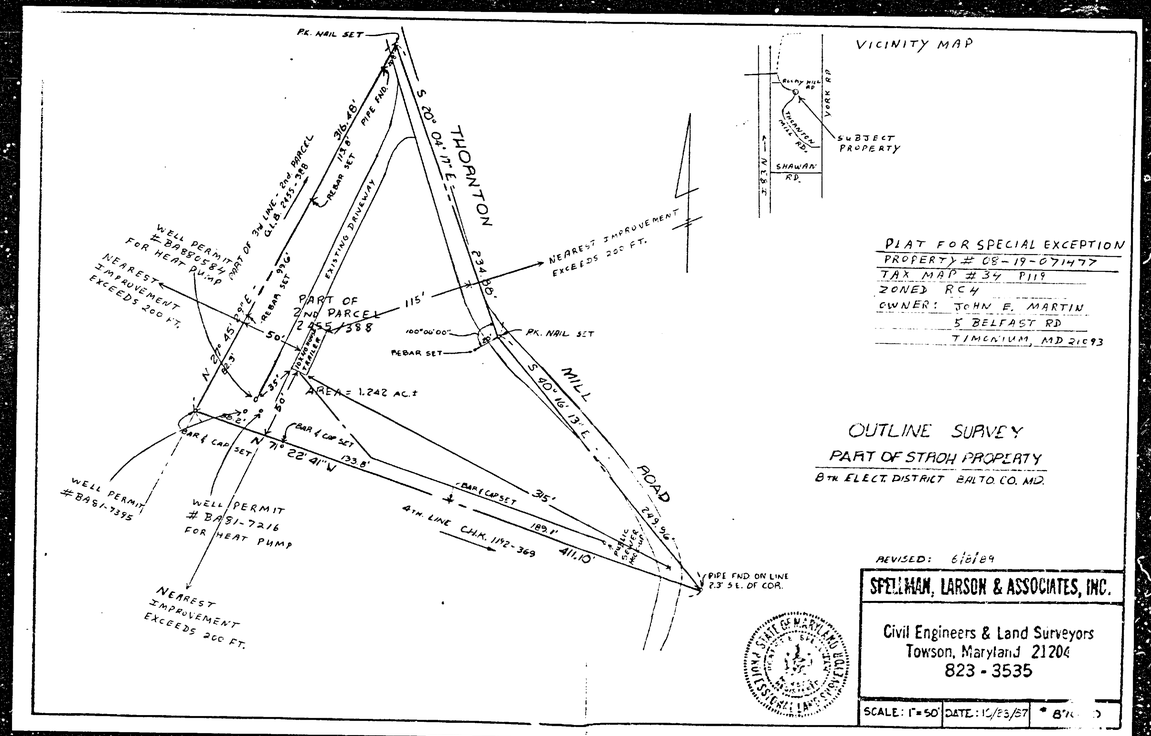
(2)

all homeowners seek and are entitled to.

I ask the zoning commission to not grant this exception. There are areas set aside elsewhere for trailers and trailer parks and this landowner should either build a home here that adds to the beauty of our area or re-locate his trailer to areas set aside specifically for that purpose.

Sincerely

David Cogle
4 Dunkirk Court
Sparks, Md. 21152



BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

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

090

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

September 27, 1989

Mr. John E. Martin
5 Belfast Road
Timonium, MD 21093

RE: Item No. 543, Case No. 90-132-X
Petitioner: John E. Martin
Petition for Special Exception

Dear Mr. Martin:

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. 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.

IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE WINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

Very truly yours,

JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

JED:jw

Enclosures

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

Your petition has been received and accepted for filing this 12th day of July, 1989.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Received By:

James E. Dyer
Chairman,
Zoning Plans Advisory Committee

Petitioner: John E. Martin

Petitioner's Attorney:

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
Courts Building, Suite 405
Towson, Maryland 21204
(301) 887-3554

July 24, 1989

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

RECEIVED
AUG 3 1989
ZONING OFFICE

Dennis F. Rasmussen
County Executive

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 525, 526, 527, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 557, 558 and 559.

Very truly yours,

Michael S. Flanigan
Traffic Engineer Associate II

MSF/lab

BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

7/10/89
Date

Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

JUL 3 1 1989

Zoning Item # 543, Zoning Advisory Committee Meeting of June 27 1989
Property Owner: John E. Martin
Location: W/S Thornton Mill Road District: 8
Water Supply: private Sewage Disposal: metro

COMMENTS ARE AS FOLLOWS:

( ) Prior to approval 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, Bureau of Regional Community Services, for final review and approval.

( ) Prior to new installation(s) of fuel burning equipment, the owner shall contact the Bureau of Air Quality Management, 887-3775, to obtain requirements for such installation(s) before work begins.

( ) A permit to construct from the Bureau of Quality Management is required for such items as spray paint processes, underground gasoline 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 Bureau of Air Quality Management is required for any charbroiler generation which has a total cooking surface area of five (5) square feet or more.

( ) Prior to approval of a Building Permit Application for renovations to existing or construction of new health care facilities, complete plans and 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 of Health and Mental Hygiene for review and approval.

( ) 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 Environmental Protection and Resource Management for review and approval. For more complete information, contact the Water Quality Monitoring Section, Bureau of Regional Community Services, 687-6500 x 315.

( ) 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.

( ) 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 the State Department of the Environment.

( ) Prior to razing of existing structure(s), petitioner must contact the Division of Waste Management at 887-3745, regarding removal and/or disposal of potentially hazardous materials and solid wastes. Petitioner must contact the Bureau of Air Quality Management regarding removal of asbestoes, 887-3775.

( ) Any abandoned underground storage tanks containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and tank removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of Waste Management at 887-3745.

( ) 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 Water and Sewer 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. For more information contact the Division of Environmental Management at 887-3980.

( ) In order to subdivide this property, the owner or developer will be required to comply with the subdivision regulations of the State of Maryland and Baltimore County. If there are any questions regarding the subdivision process, please contact the Land Development Section at 887-2762.

( ) Others _____

G. D. Fitrich
BUREAU OF WATER QUALITY AND RESOURCE MANAGEMENT

Baltimore County
Fire Department
800 York Road
Towson, Maryland 21204-2586
(301) 887-4500

Paul H. Reincke
Chief

JUNE 26, 1989

Dennis F. Rasmussen
County Executive

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

RE: Property Owner: JOHN E. MARTIN

Location: WS THORTON MILL ROAD

Item No.: 543 Zoning Agenda: JUNE 27, 1989

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

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", 1988 edition prior to occupancy.

REVIEWER: Capt Lon M Kelly 6-26-89
Planning Group
Special Inspection Division

Noted and Approved: Capt Wm Brady
Fire Prevention Bureau

JK/KEK

JUL 2 7 1989

OCT 10, 1989

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: J. Robert Haines
Zoning Commissioner

DATE: October 3, 1989

FROM: Pat Keller, Deputy Director
Office of Planning and Zoning

SUBJECT: John E. Martin, Item 543
Zoning Petition No. 89-132X

The petitioner requests a Special Exception to store a trailer.

In reference to this request, staff supports the petitioner's request and offers the following comment:

- Staff sympathizes with the petitioner's plight. (Dr. Alan R. Gaby attests to the fact that Mr. Martin suffers from "environmental allergies."

Should this petition be granted, the following conditions are offered.

- The lot should be extensively screened to preserve the rural character of the Thornton Mill Road area.

- Restrictive convenants should be recorded to ensure the removal of the trailer upon Mr. Martin's vacation of the property.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/pat

OCT 0 5 1989

rec. late mailed jw.

CERTIFICATE OF PUBLICATION

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 21204 as follows:

Petition for Special Exception
Case number: 90-132-X
W/S Thorton Mill Road, 500' +/- S from c/l of Rocky Hill Road
14320 Thorton Mill Road
8th Election District
3rd Councilmanic
Petitioner(s):
John E. Martin
Hearing Date: Tuesday: Oct. 10, 1989 at 2:00 p.m.

Special Exception: For a trailer.

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

TJ/9/026 Sept. 7

TOWSON, MD., Sept 7, 1989

THIS IS TO CERTIFY, that the annexed advertisement was published in TOWSON TIMES, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Sept 7, 1989.

THE JEFFERSONIAN

TOWSON TIMES,

S. Zeke Orlans
Publisher

PO 16304
req M 34189
cs 90-132-X
price $90.53

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427457.5mE

208710.8mN
432944.0mE

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432944.1mE

PRICEVILLE

PHILOPOLIS

SPARKS

HARRISBURG

BALTIMORE

EXPRESSWAY

STATE OF MD.

MAP 33 - P. 28

MAP 33 - P. 98

MAP 28 - P. 78

MAP 28 - P. 218

MAP 28 - P. 177

MAP 35 - P. 154

MAP 42 - P. 1

MAP 42 - P. 10

MAP 42 - P. 41

MAP 33 - P. 285

MAP 35 - P. 52

MAP 35 - P. 77

BRIAN D. SCHAFER 6783/232 21.39 A P. 319

WILBUR PEARCE 1586/122 62.47 A. P. 32

WM. G. CUMBERLAND 5975/428 84.32 A. P. 41

WM. G. CUMBERLAND 5975/426 16.18 A. P. 188

E. WAUGH MATTHEWS 1485/492 7.88 A. P. 43

DONALD H. MATTHEWS 5370/818 15.15 A. P. 300

MARGARET MATTHEWS 1181/309 & 2620/447

GLENN M. BOSLEY, SR. 7075/18 19.48 A. P. 10

MERCANTILE-SAFE DEPOSIT & TRUST CO 5270/625 125.90 A. P. 11

LEONIEL K. ENSOR 847/151 102.00 A. P. 14

LEONIEL K. ENSOR, JR. 5058/360 96.75 A. P. 290

CHARLES L. HUFFARD 832/607 18.05 A. P. 100

JAMES H. SEELY 1104/28 10.29 A. P. 154

GEORGE D. YANNAKAKIS 6075/130 22.67 A. P. 101

DONALD S. STUBBS 6449/175 45.15 A. P. 249

JAMES A. WALSH 6991/120 93.69 A P. 256

CHARLES V. ROLLER 1400/118 61.22 A P. 133

ALLEN C. HOPKINS 4795/476 30.00 A. P. 278

DONALD S. STUBBS 1090/360 60.95 A. P. 373 1 OF 2

HERBERT TRACEY 6785/143

MARY HORNER 3383/344 15.90 A P. 36

JOSHUA HORNER 3283/242 50.64 A P. 34

M. E. HANLEY 3283/246 3.62 A P. 38

JOHN B. MERRYMAN 7827/598 100.24 A. P. 86

JOHN GRASON TURNBULL 2ND 5596/789 102.57 A. P. 83

ROBERT L. BARNEY 5843/479 99.62 A. P. 95

BALTO. CO. MD. 4069/44 26.39 A P. 114

CHARLES F. SCHOMANN JR. 4719/335 11.59 A. P. 56

DD OF ED. 347/349 & 651/379 10.04 A. P. 67 (SPARKS BLDG)

ARTHUR W. HANNIBAL 2898/358 11.35 A. P. 55

JOHN H. DUNHAM 4036/423 10.51 A P. 161

WM. D. WILKERSON 1520/364 33.29 A. P. 31

PETER H. ROGNLEY 10.64 A. P. 54

MILTON B. SCHRUPER 3239/491 77.95 A. P. 30

SAX, CO. 4777/201 158.19 A P. 26

THOMAS T. TRUSSELL 3396/356 2.46 A P. 217

HAUSNER FAMILY LIMITED PARTNERSHIP 5712/623 32.37 A. P. 252

TAYLOR'S PURCHASE INC. 4639/496 53.55 A. P. 269

JOHN E. SIMKINS, JR. 4766/470 9.18 A P. 227

MARY C. PULLEN 4864/341 12.57 A P. 218

RENE E. FEYS 6441/511 55.00 A. P. 225

RENE E. FEYS 6441/511 91.64 A. P. 224

STEPHEN S. GEORGE 4729/489 23.99 A. P. 222

LOUIS SEMENOFF 5200/74 28.29 A. P. 25

KENNETH T. BOSLEY 4194/188, 4463/518 34.03 A P. 48

BALAMA FARMS, INC. 4866/382 91.65 A. P. 282

BAUSCH & LOMB INC 4750/269 27.94 A. P. 46

HIGHLAND PARK LIMITED PARTNERSHIP 7337/650 96.92 A. P. 44

HIGHLAND PARK I LIMITED PART. 7337/650 29.92 A. P. 276

PARCEL 1

PARCEL 2

LOT L P. 378

LOT K

LOT M

LOVELTON CENTER (SEE CARD)

RESTRICTION AREA

SADIE M. B. BAKER 4570/51 7.10 A P. 123

WM. M. WALKER 5159/96 7.76 A P. 124

WARREN KIBLER 4340/448 8.78 A. P. 238

CALVIN R. BENNETT JR. 5435/607 9.14 A P. 118

JOSEPHINE C. PRESTI 4032/285 28.00 A. P. 191

CORA E. FELDMAN 1519/55 114.03 A P. 19 PARI

MAYOR & CITY COUNCIL

BENNETT F. BUSSEY 5036/651 25.21 A. P. 138

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	JUNE 1989	8188	AAB	P. 380	276, 277	PIKESVILLE 1'50, HEREFORD 1'50

PROPERTY LINE
SUB-DIVISION BOUNDARY
CONTINUING OWNERSHIP - Z
PARCEL NUMBER - P. 349 (ASSIGNED TO IDENTIFY AND INDEX OWNERSHIP. MUST BE PRECEDED BY MAP NUMBER)

SCALE: 1" = 600'

SCALE IN FEET

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MAP NO. 34

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890 893 896 899 905 908

PRICEVILLE

BALTIMORE

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CHARLES F. SCHOMANN JR. 4799/135 17.59 A. P.56

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THOMAS T. TRUSSELL 3379/356 4.66 A. P.217

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KENNETH T. BOSLEY 4136/198, 4465/518 34.03 A P.48

LOUIS SEMENOFF 5200/74 28.29 A. P.29

CORA E. FELDMAN 1519/85 114.03 A P.19

BENNETT F. BUSSEY 5036/651 25.21 A. P198

MAYOR & CITY COUNCIL

E.D. 10

E.D. 8

MAP 28 - P. 218

MAP 28 - P. 177

MAP 33 - P. 28

MAP 33 - P. 98

MAP 42 - P. 1

MAP 42 - P. 10

MAP 35 - P. 154

MAP 35 - P. 52

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REVISED TO	DATE	LISER	BY	LAST P. NO.	PROJ.	LOCATION
	JUNE 1989	8188	AAB	P.380		

PROPERTY LINE
SUB-DIVISION BOUNDARY
CONTINUING OWNERSHIP - Z 16 - Z
PARCEL NUMBER - P. 5491 ASSIGNED TO IDENTIFY AND NOTE OWNERSHIP MUST BE PRECEDED BY MAP NUMBER)

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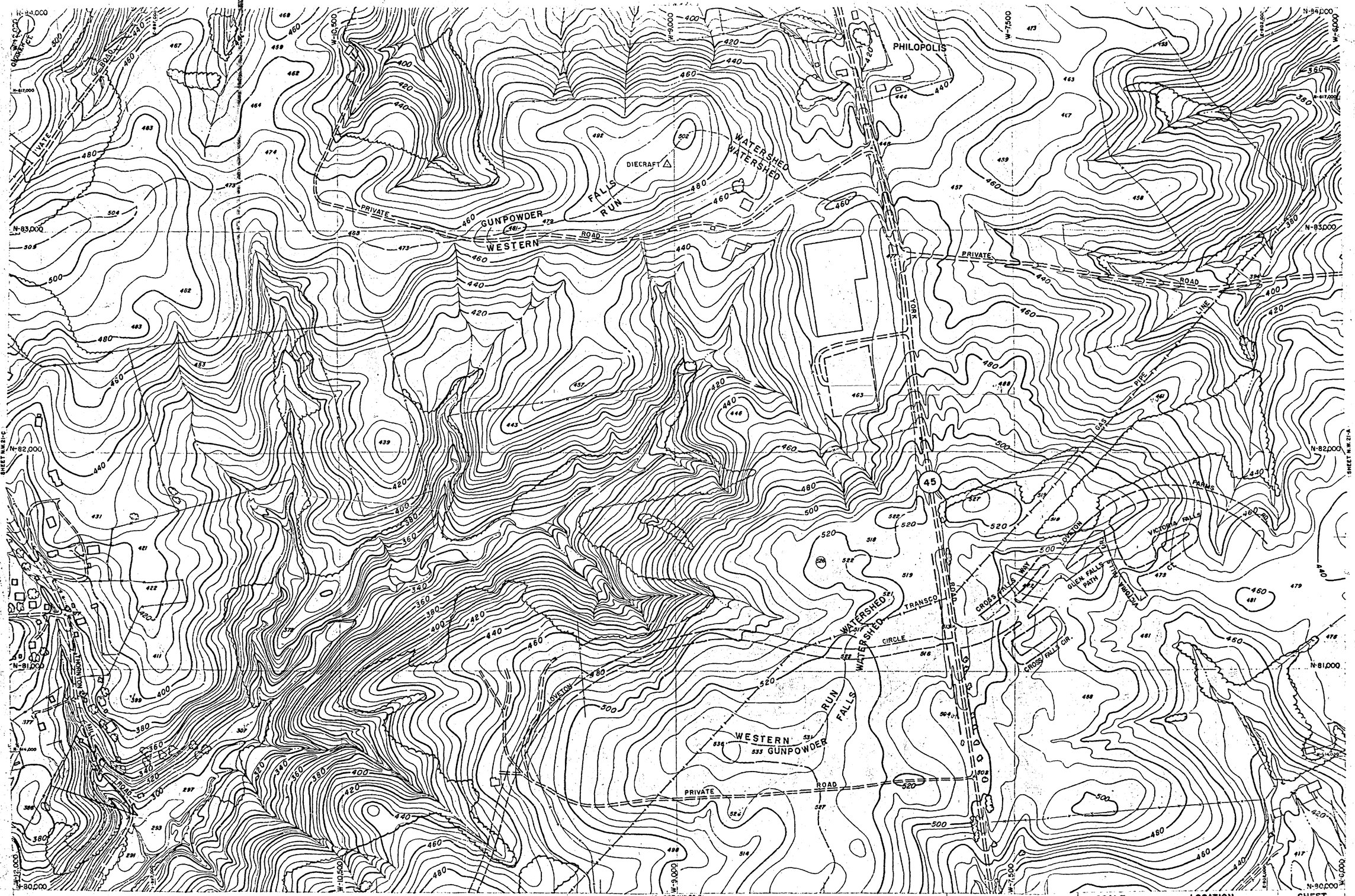
MAP NO. 34

BALTIMORE COUNTY, MARYLAND



DD - SE
V - NE

PHOTOGRAMMETRIC MAP OF
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REVISIONS		SCALE	LOCATION	SHEET
BY	DATE	1" = 200'	PHILOPOLIS	N.W.
	3/22/85	DATE OF PHOTOGRAPHY APRIL 1958		21-B

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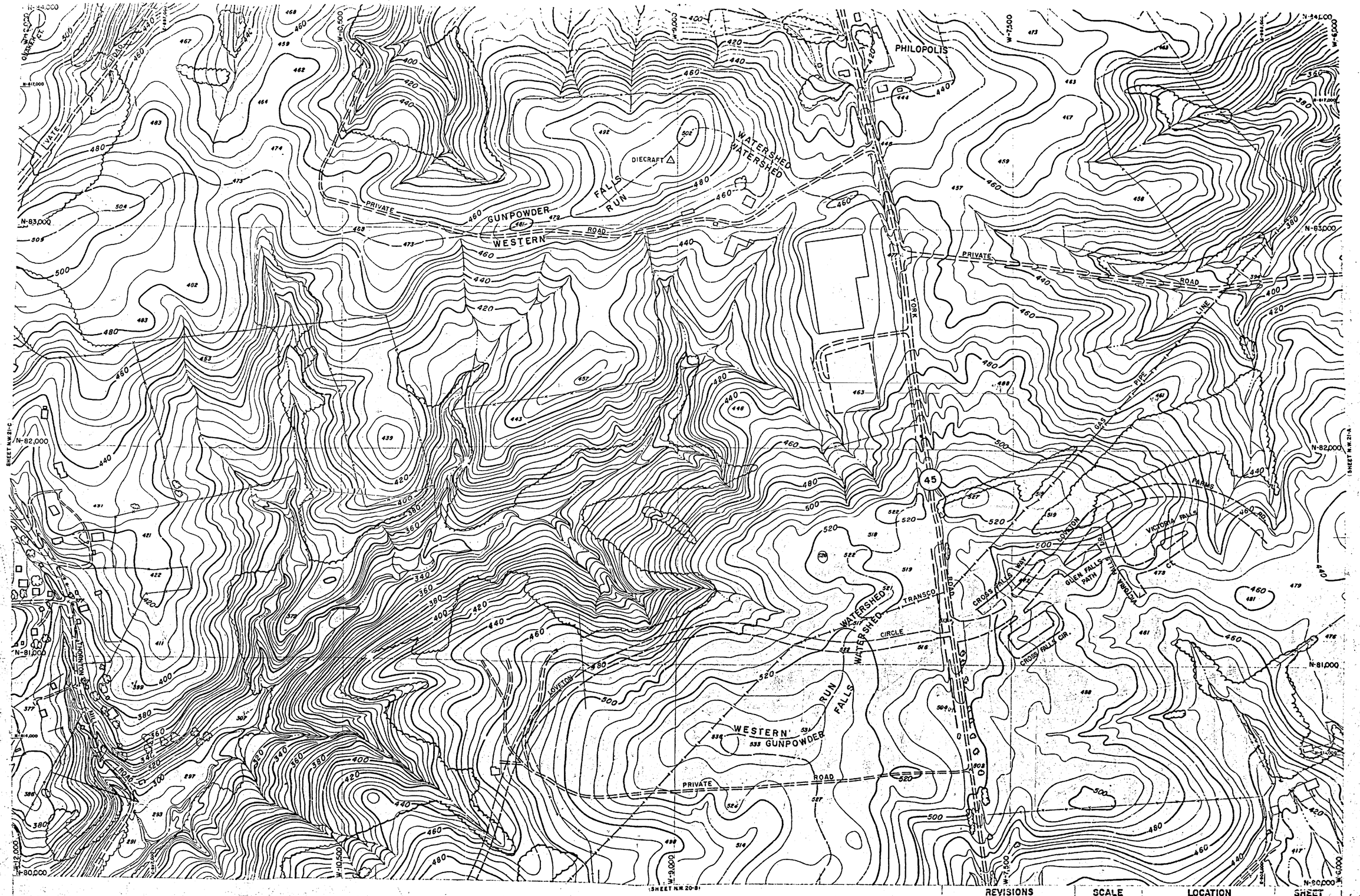

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V - NE

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