

IN RE: PETITION FOR RESIDENTIAL VARIANCE* BEFORE THE
N/S Mays Chapel Road, 1369' W
of Brierleigh Court
(3 Brierleigh Court)
8th Election District
3rd Councilmanic District
Leonard G. Getschel, Jr., et ux
Petitioners

* ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 90-526-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein request a variance to permit a structure height of 45 feet in lieu of the maximum permitted 35 feet for a proposed single family dwelling in accordance with Petitioner's Exhibit 1.

The Petitioners had filed a Petition for Residential Variance in an effort to file through the administrative variance process. Due to the nature of the request, the Zoning Commissioner requested that a public hearing be scheduled and the property was posted and advertised.

The Petitioners, by Kenneth F. Davies, Esquire, appeared and testified. Also appearing on behalf of the Petition was Donald Radcliffe, Architect. There were no Protestants.

Testimony indicated that the subject property, known as 3 Brierleigh Court, consists of 4.376 acres zoned R.C. 5 and is presently unimproved. Petitioners are desirous of constructing a single family dwelling of Georgian architecture in accordance with that depicted in Petitioner's Exhibit 1. Mr. Radcliffe testified that the plans for the home have been submitted to the Architectural Board which represents this community and said plans have been approved. The dimensions and style of the proposed dwelling results in a roof pitch with a height greater than that permitted by the zoning regulations. Testimony indicated that the topography of the subject property is such that the proposed dwelling will

sit 19 feet below grade and will not appear disproportionately tall. Further testimony indicated that the subject property contains a wealth of very mature, tall trees which will also visually diminish the height of the proposed dwelling. The relief requested will not result in any detriment to the health safety or general welfare of the surrounding community.

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

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 27th day of August, 1990 that the Petition for Residential Variance to permit a structure height of 45 feet in lieu of the maximum permitted 35 feet for a proposed single family dwelling, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions which are conditions precedent to the relief granted:

1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is

reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.

2) Upon request and reasonable notice, Petitioners shall permit a representative of the Zoning Enforcement Division to make an inspection of the subject property to insure compliance with this Order.

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

JRH:bjs

ORDER RECEIVED FOR FILING
Date
By

- 3 -

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

J. Robert Haines
Zoning Commissioner

August 27, 1990



Kenneth F. Davies, Esquire
Wright, Constable & Skown
250 W. Pratt Street, 13th Floor
Baltimore, Maryland 21201-2423

RE: PETITION FOR RESIDENTIAL VARIANCE
N/S Mays Chapel Road, 1369' W of Brierleigh Court
(3 Brierleigh Court)
8th Election District - 3rd Councilmanic District
Leonard G. Getschel, Jr., et ux - Petitioners
Case No. 90-421-7A

Dear Mr. Davies:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Residential Variance has been granted 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 887-3351.

Very truly yours,

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

JRH:bjs

cc: People's Counsel

File

PETITION FOR RESIDENTIAL VARIANCE

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

90-526-A

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, petition for a Variance from Section

1A04.3.A to allow a structure height of 45 feet in lieu of the maximum permitted 35 feet.

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

SEE ATTACHED PAGE

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

I, or we, agree to pay expenses of the above Variance posting and, if necessary, advertising, upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser:

(Type or Print Name)

Signature

Address

City/State/Zip Code

Attorney for Petitioners

(Type or Print Name)

Signature

Address

Attorney's telephone number

Legal Owner(s):

Leonard G. Getschel, Jr.

(Type or Print Name)

Signature

Address

City/State/Zip Code

Signature

Address

City/State/Zip Code

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

Leonard G. Getschel, Jr.

206 Edgevale Road 21210 435-2726

Address

ORDERED by the Zoning Commissioner of Baltimore County, this 21st day of May, 1990, that the subject matter of this petition be posted on its property on or before the 13 day of June, 1990.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER OF BALTIMORE COUNTY

IT IS FURTHER ORDERED by the Zoning Commissioner of Baltimore County, this 11 day of July, 1990, that the subject of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that the property be posted before the Zoning Commissioner of Baltimore County in Room 108, County Office Building in Towson, Baltimore County, on the 21 day of August, 1990, at 3:30 o'clock, P.M.

ESTIMATED LENGTH OF HEARING - 1/2HR. - 1HR.

AVAILABLE FOR HEARING

MON.-FRI., 9:00 A.M. - 5:00 P.M.

ALL OTHERS - BY APPOINTMENT

REVIEWED BY: 309 DATE 5/21/90

90-526-A

Our planned home is a two story, 8,300 square foot, Georgian colonial home with a hip roof. Because of the dimensions and style of the house it requires the currently planned pitch of the roof to maintain it's proportion.

The house is to sit 19 feet below the grade at the circle so it will not appear disproportionately tall.

Our home will be on 4.2 acres protected by many very mature and tall trees which with their height will visually diminish the height of our home.

Therefore, we are requesting a 10 foot height variance.

McKEE & ASSOCIATES, INC.

Engineering - Surveying - Real Estate Development

SHAWAN PLACE, 5 SHAWAN ROAD

HUNT VALLEY, MARYLAND 21030

Telephone: (301) 527-1555

Facsimile: (301) 527-1563

90-526-A

April 25, 1990

DESCRIPTION OF 3 BRIERLEIGH COURT

Beginning at a point on the north side of Mays Chapel Road which is 60 feet wide, at a distance of 1,368.51 feet west of the centerline of Brierleigh Court which is 50 feet wide.

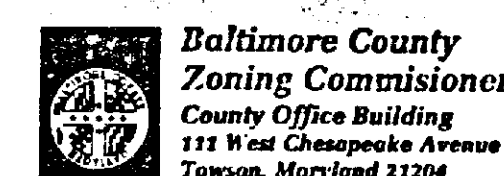
Being Lot 11 in the subdivision of "Brierleigh" as recorded in Baltimore County Plat Book 59, folio 135. Containing 4.376 acres of land. Also known as 3 Brierleigh Court.

#410

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

90-526-A

District: 8th
Posted for: Variance Date of Posting: July 31, 1990
Petitioner: Leonard G. Getschel, Jr., et ux
Location of property: N/S Mays Chapel Road, 1369' W of Brierleigh Court
Location of Sign: 3 Brierleigh Court on front of subject property
Remarks: See above
Posted by: J. Robert Haines Date of return: August 3, 1990
Number of Signs: 1



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

Account: R-001-6150

Number

receipt
No. - 2546

Date

5/20/90

H9000410

FOR IT HEARING FEEL

QTY

PRICE

10 - ZONING VARIANCE (1FL)

1 X

\$35.00

000 - POSTING SIGNS / ADVERTISING 1 X

1 X

\$25.00

LAST NAME OF OWNER: GETSCHEL

TOTAL: \$60.00

Cashier Validation:

B 8152*****6000: 8226F
Please make checks payable to: Baltimore County

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 Residential Variance
Case Number: 90-526-A
N/S Rays Chapel Road, 1369' W of Brierleigh Court
3 Brierleigh Court
8th Election District
3rd Councilmanic District
Petitioner(s): Leonard G. Getschel, Jr., et ux
Hearing Date: Tuesday, Aug. 21, 1990 at 3:30 p.m.
Variance: To allow a structure height of 45 feet in lieu of the maximum permitted 35 feet.
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 the office by the date of the hearing set above or presented at the hearing.
J. ROBERT HAINES
Zoning Commissioner
Baltimore County
JT 8090 August 5, 1990

CERTIFICATE OF PUBLICATION

TOWSON, MD., 8/10, 1990
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 2 successive weeks, the first publication appearing on 8/1, 1990

THE JEFFERSONIAN,

State Order

Publisher
PO 106023
\$ 102.41

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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:
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N/S Rays Chapel Road, 1369' W of Brierleigh Court
3 Brierleigh Court
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J. ROBERT HAINES
Zoning Commissioner
Baltimore County
JT 8090 August 5, 1990

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TOWSON, MD., 8/10, 1990
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TOWSON TIMES
THE JEFFERSONIAN,

State Order

Publisher
PO 106023
\$ 102.41

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland
District: South Date of Posting: June 7, 90
Posted for: Residential Variance
Petitioner: Leonard G. Getschel, Jr., et ux
Location of property: N/S of Rays Chapel Road, 1369' W of Brierleigh Court, 3 Brierleigh Court
Location of Sign: Along front of #3 Brierleigh Court
Remarks: _____
Posted by: J. Robert Haines Date of return: June 15, 90
Number of Signs: 1

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

Date: 8/21/90
PUBLIC HEARING FEES QTY PRICE
090 - POSTING SIGNS / ADVERTISING 1 X \$127.41
TOTAL: \$127.41
LAST NAME OF OWNER: GETSCHEL

receipt
No 3234

Account: R-001-6150
Number: M9106137
D4004W0027CHRC
\$4 C011131AM08-27-90 \$127.41
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

Mr. & Mrs. Leonard G. Getschel, Jr.
205 Edgevale Road
Baltimore, Maryland 21210

Re: Petition for Residential Variance
CASE NUMBER: 90-526-A
N/S Rays Chapel Road, 1369' W of Brierleigh Court
3 Brierleigh Court
8th Election District - 3rd Councilmanic District
Petitioner(s): Leonard G. Getschel, Jr., et ux
HEARING: TUESDAY, AUGUST 21, 1990 at 3:30 p.m.

Dear Petitioners:

Please be advised that \$ 127.41 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 21204 (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

JRH:gs

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

Mr. & Mrs. Leonard G. Getschel, Jr.
205 Edgevale Road
Baltimore, Maryland 21210

Re: CASE NUMBER: 90-526-A
ITEM NUMBER: 410
LOCATION: 3 Brierleigh Court

Dear Petitioner:

Please be advised that your Petition for Residential Zoning Variance has been assigned the above case number. Any contact made to this office should reference the case number.

Your property will be posted on or before June 13, 1990. After the closing date (June 28, 1990) for filing a request for hearing has passed, the file will be taken to the Zoning Commissioner for review. You will next receive from this office:

1) Notice that a formal request for hearing has been filed, taking the matter out of the administrative process. This will mean advertising of the public hearing and reposting of the property. The public hearing will be scheduled approximately 30 - 45 days from receipt of said notice.

OR

2) Notice that the matter has completed the administrative process and that you may return the sign/post and pick-up your Order.

Very truly yours,

G. G. Stephens
G. G. Stephens

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

July 12, 1990

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 Residential Variance
CASE NUMBER: 90-526-A
N/S Rays Chapel Road, 1369' W of Brierleigh Court
3 Brierleigh Court
8th Election District - 3rd Councilmanic District
Petitioner(s): Leonard G. Getschel, Jr., et ux
HEARING: TUESDAY, AUGUST 21, 1990 at 3:30 p.m.

Variance to allow a structure height of 45 feet in lieu of the maximum permitted 35 feet.

In the event that this petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be in writing and received in this office by the date of the hearing set above or presented at the hearing.

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

cc: Leonard G. Getschel, Jr., et ux

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

June 18, 1990

Mr. & Mrs. Leonard G. Getschel
206 Edgevale Road
Baltimore, MD 21210

RE: Item No. 410, Case No. 90-526-A
Petitioner: Leonard G. Getschel, et ux
Petition for Residential Variance

Dear Mr. & Mrs. Getschel:

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

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

Your petition has been received and accepted for filing this 21st day of May, 1990.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Received By:

James E. Dyer
Chairman,
Zoning Plans Advisory Committee

Petitioner: Leonard G. Getschel, et ux

Petitioner's Attorney:

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
Courts Building, Suite 405
Towson, Maryland 21204
(301) 887-3354

June 6, 1990

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

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 355, 395, 408, 409, 410, 411, 412, 413, 414, 416, 417, 418, and 421.

Very truly yours,

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

MSF/lvw

RECORDED
JUN 13 1990
ZONING OFFICE

Baltimore County
Fire Department
700 East Joppa Road, Suite 901
Towson, Maryland 21204-5500
(301) 587-4500

Paul H. Reincke
Chief

JUNE 6, 1990



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: LEONARD G. GETSCHEL, JR.
Location: #3 BRIERLEIGH COURT
Item No.: 410 Zoning Agenda: JUNE 12, 1990

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.

7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *Noted and Approved*
Planning Group
Special Inspection Division

JK/KEK

S M Y T H

ALBERT S. SMYTH COMPANY, INC. ESTD. 1914
29 Greenmeadow Drive • Timonium, Maryland 21093-3285
301/252-6666

July 24, 1990

RECEIVED
JUL 26 1990

ZONING OFFICE

Mr. J. Robert Haines
Baltimore County Zoning Commissioner
Office Of Planning And Zoning
Towson, MD 21204

Dear Mr. Haines:

To obtain a building permit for our proposed home at 3 Brierleigh Court in Lutherville, we have filed for a variance for height. We have been assigned Case #90-526A, Item #410, Building Permit #B-053012. Our hearing is scheduled for August 21st, 1990, at 3:30PM.

We will be out of town at the time of the hearing, and will be represented by our attorney, Mr. Ken Davies of Wright, Constable and Skeen; and by our architect Mr. Donald Ratcliffe.

Our builder, Don Huber is handling all of our permit requirements and we would appreciate it if you would direct all correspondence directly to him at:

606 East Joppa Road
Towson, Maryland 21204

Since we will be away on vacation, if you have any questions or should any problems arise, please contact our architect, Mr. Donald Ratcliffe at 484-7010. He will know how to reach us at all times.

Sincerely,

Leonard G. Getschel, Jr.
Leonard G. Getschel, Jr.

LIG:dn
CC: Mr. Donald Huber
Mr. Donald Ratcliffe
Mr. Ken Davies

DIAMONDS • JEWELRY • CHINA • GIFTWARE • STERLING • CRYSTAL



File

July 20, 1990

Ms. Ann Nastarowicz
Deputy Zoning Commissioner
Baltimore County
Department of Permits & Licenses
111 West Chesapeake Avenue
Towson, Maryland 21204

Re: Getschel Residence
Request for Height Variance
Case #: 90-526-A

Dear Ann:

Thank you very much for discussing the above matter with me yesterday. I understand your position since it is the law. However, as we discussed, we proceeded with the request for variance in accordance with the County's instructions, posted the property as required, received no protestants and then were told the procedure was not in accordance with the County requirements although we followed the exact procedure as required by Mr. John Alexander of the Zoning Office.

It is my understanding now that another hearing on the case has been scheduled for August 21, 1990. I appreciate the fact that you will help us to receive an early decision so that we might proceed with the construction.

Thank you for your kindness in this matter.

Yours very truly,

Donald B. Ratcliffe, AIA
DONALD B. RATCLIFFE, AIA
Architect

DBR:cag

cc: Mr. Leonard Getschel, Jr.

DONALD B. RATCLIFFE / AIA



RECEIVED
JUL 25 1990

ZONING OFFICE

DONALD B. RATCLIFFE / AIA / ARCHITECT / 10404 STEVENSON ROAD / STEVENSON, MARYLAND 21153 / 484-7010 / FAX 484-3819

READ A. McAFFREY

C. GORDON HAINES
THOMAS F. COMBER, 3RD
R. KEVIN COCHRAN
JOHN A. SCALDARA
JOHN BRENTNALL POWELL, JR.
W. HARVEY POTTER
MICHAEL J. ABROGHATIS
JAMES W. CONSTABLE
DAVID W. SKEEN
MICHAEL C. WARLOW
JAMES D. SKEEN
KEVIN F. DAVIES
STEPHEN F. WHITE
BRIAN S. GOODMAN
SHARON L. BUTLER
STEPHEN P. KAUFFMAN

WRITER'S DIRECT DIAL NUMBER

(301) 659-1303

WRIGHT, CONSTABLE & SKEEN

ATTORNEYS AT LAW
250 WEST PRATT STREET, 13TH FLOOR
BALTIMORE, MARYLAND 21201-2423
TELEPHONE (301) 539-5541
TELEX 710 234-2483 CALDAS
FAX (301) 659-1350

ELKTON OFFICE
136 E. MAIN STREET
ELKTON, MD. 21921
(301) 388-1844

FREDERICK L. ROBB

DOUGLAS M. BELLE
PAUL F. CYCLUS
ROBERT L. KAHN III
WENDY A. ROTHMILLER
OF COUNSEL
GEORGE W. CONSTABLE
EMMA B. ROBERTSON
WILLIAM A. SKEEN
WILLIAM PEPPER CONSTABLE
HEARST
JOHN D. WRIGHT
1803-1876

*ADMITTED IN D.C. AND MARYLAND
*ADMITTED IN PA. AND MARYLAND

August 23, 1990

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

ATTN: Mrs. Schuhmann

Re: Case Number: 90-526A
Advertising and Posting Fees

Dear Ms. Schuhmann:

Per your request, enclosed please find a check in the amount of \$127.41 for the advertising and posting fees due in the above-referenced case.

Very truly yours,

Kenneth F. Davies
Kenneth F. Davies

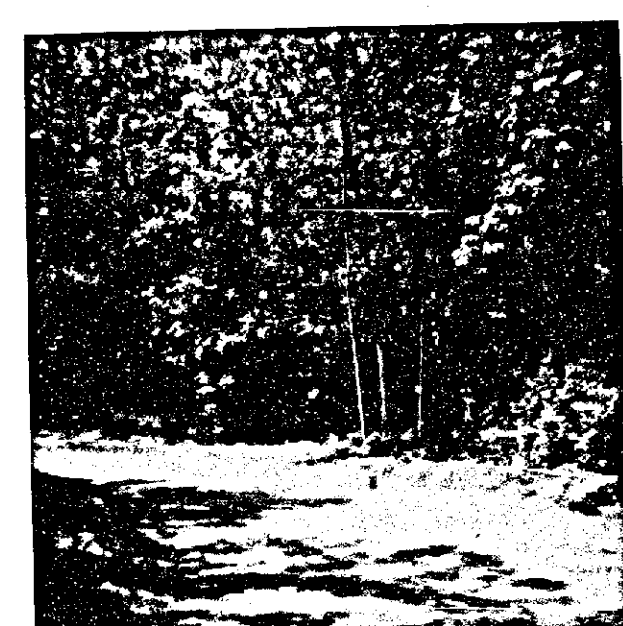
KFD:ped
cc: Mr. and Mrs. Getschel
206 Edgevale Rd., 21210
3461P 4

Dear Mr. Davies: Please be advised that posting and advertising in the above-captioned matter was paid on August 27, 1990 by the Getschel's builder. We are therefore returning your check. Thank you for your assistance in this matter.

Bette Schulmann
Bette Schulmann
Zoning Commissioner's Office
9/6/90



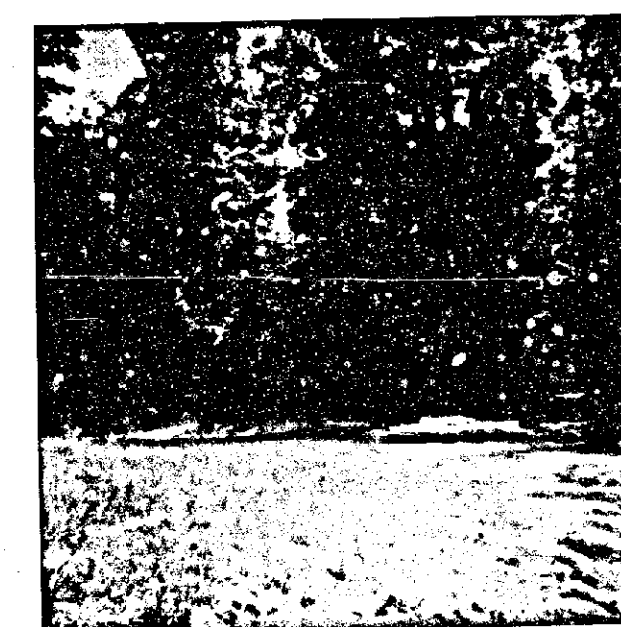
#410 90-526-A



#410 90-526-A



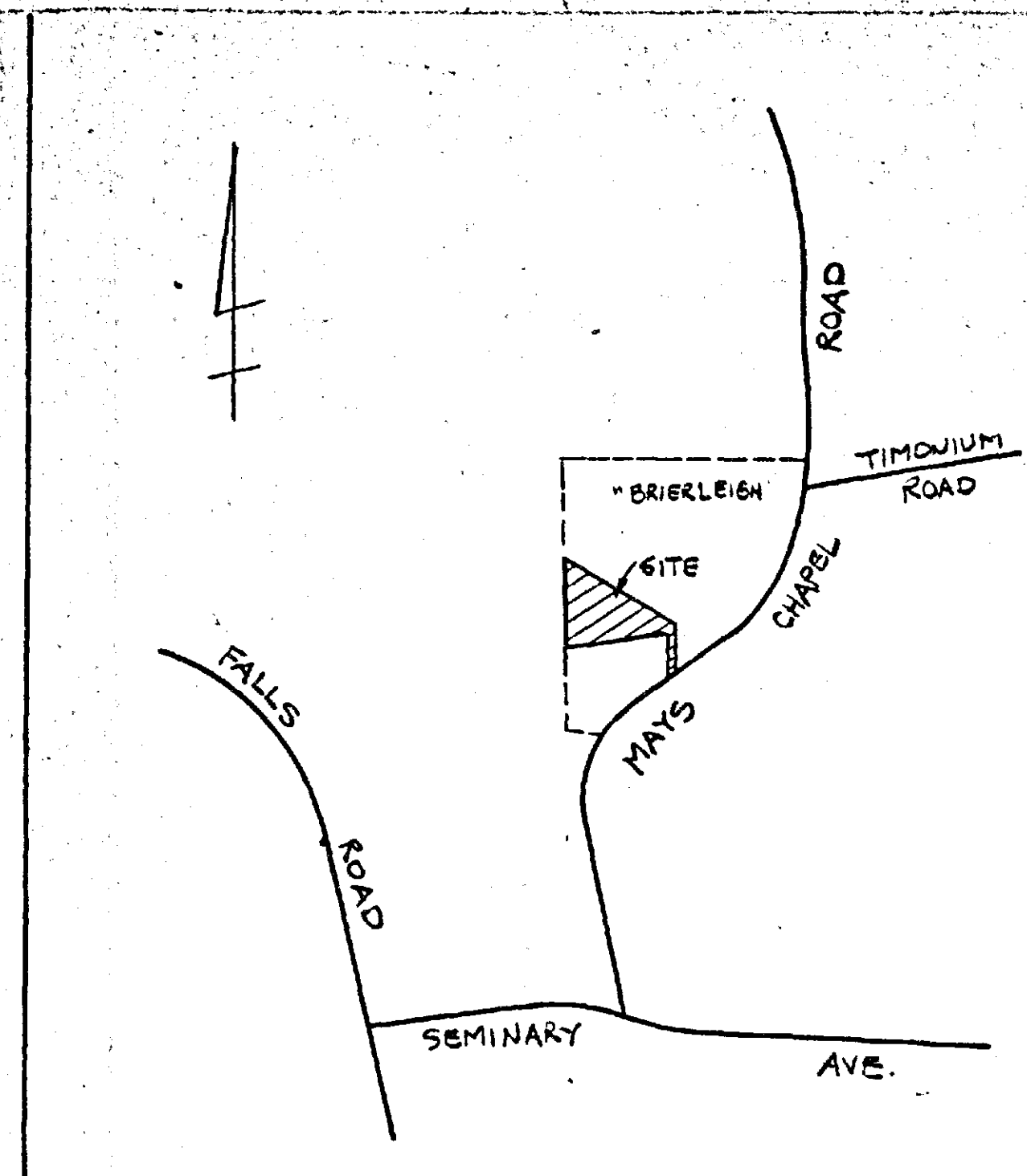
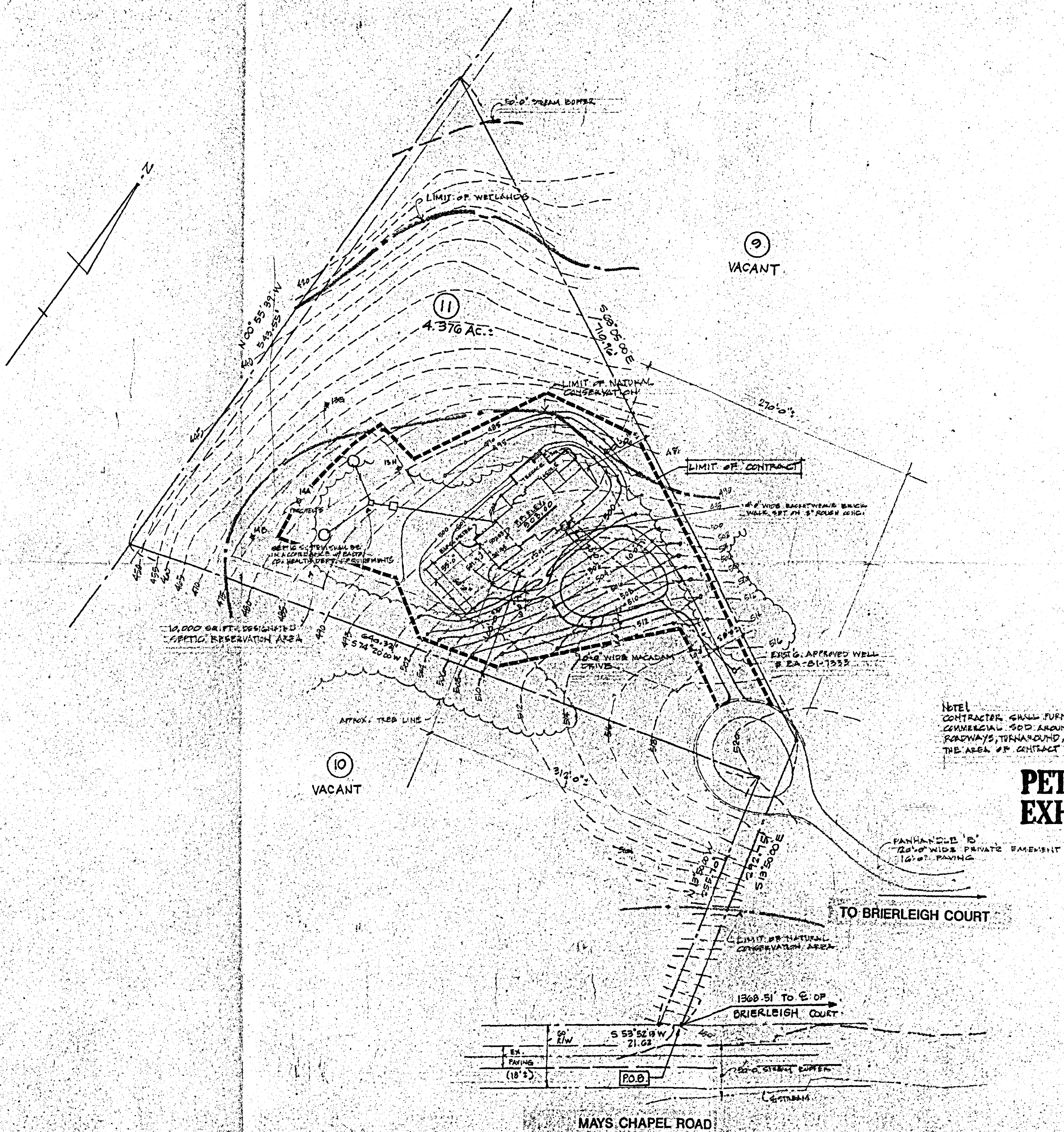
#410 90-526-A



#410 90-526-A



#410 90-526-A



VICINITY MAP SCALE 1"=1000'

SITE DATA

3RD. COUNCILMANIC DISTRICT
EX. ZONING RC-5
PRIVATE WELL + SEPTIC
NOT IN CBQA
NO PRIOR ZONING HEARINGS

OWNER

LEONARD + LAURA GETSCHEL
206 EDGEVALE ROAD
BALTIMORE, MARYLAND 21210

90.526-A

PLAT TO ACCOMPANY
PETITION FOR ZONING VARIANCE

#3 BRIERLEIGH COURT

8th Election District Baltimore County, MD.
Scale 1"=50' April 25, 1990

#410

DONALD B. RATCLIFFE & ASSOC.
ARCHITECTS AND PLANNERS
10404 Stevenson Road, Stevenson, Maryland 21153
484-7010

RESIDENCE FOR
MR. & MRS. LEONARD G. GETSCHEL, JR.
BALTIMORE COUNTY, MARYLAND
LOT #11 BRIERLEIGH

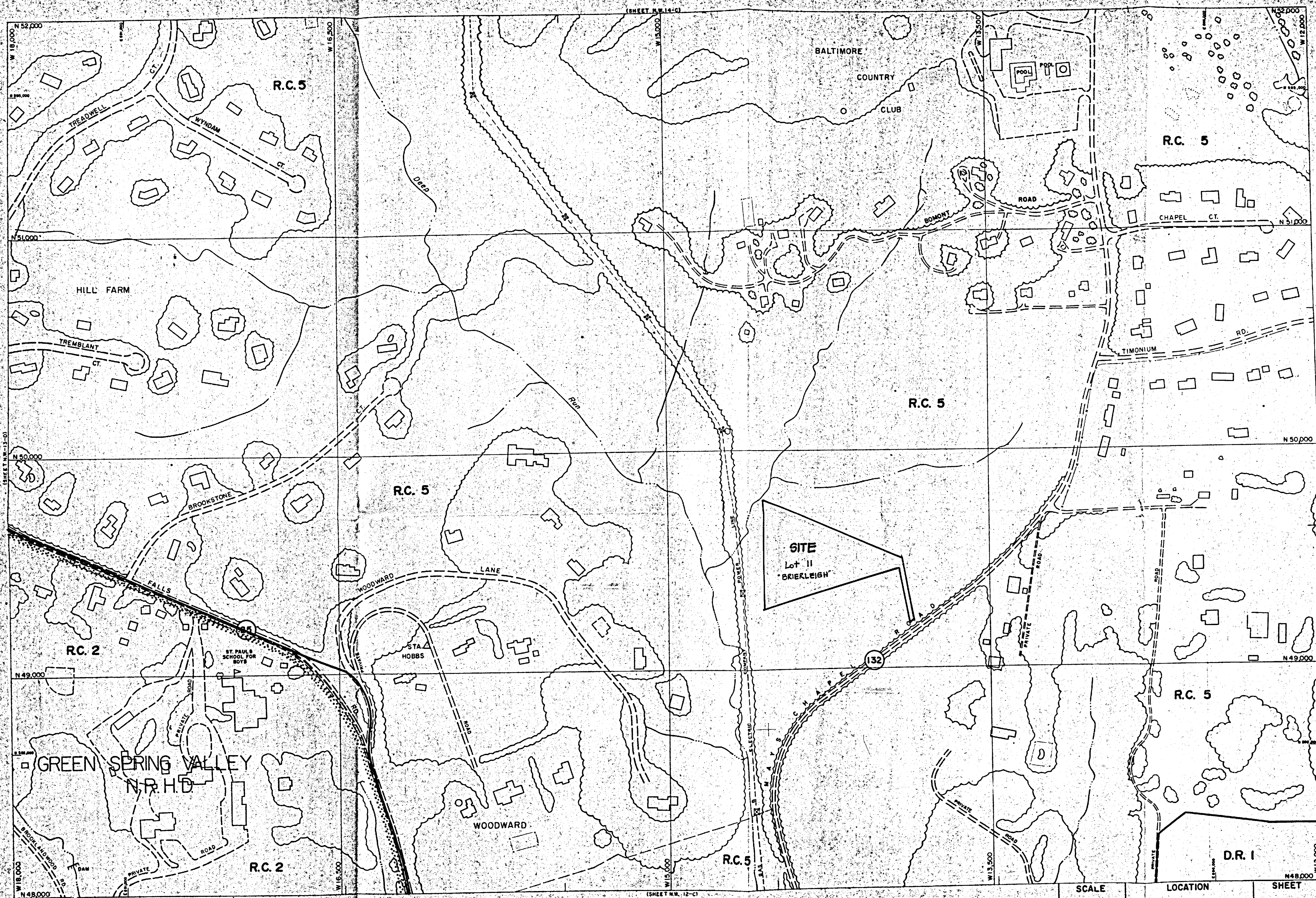
Sheet Title
SITE PLAN

Drawn Jan
Scale AS NOTED

Revised
Date 3/21/90
Drawing

SP-1

Sheet 1 of 1



S-SW S-SE
S-NW S-NE

1988 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 13, 1988
BM Nos. 144-88, 145-88, 146-88, 147-88, 148-88, 149-88, 150-88

THIS MAP HAS BEEN REVISED IN SELECTED AREAS.
TOPOGRAPHY COMPILED BY PHOTOGRAMMETRIC METHODS
BY BUCHART-HORN, INC. BALTIMORE, MD. 21210

Chairman, County Council

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING OFFICIAL ZONING MAP

SCALE
1" = 200' ±
DATE
OF
PHOTOGRAPHY
JANUARY
1986

LOCATION
TIMONIUM

SHEET
N. W.
13-C

#40 90-526-A