

94-505-A

793



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W. V. 25401

SCALE	LOCATION	SHEET
1" = 200' ±	GLYNDON REISTERSTOWN AREA	N.W. 17-J
DATE OF PHOTOGRAPHY JANUARY 1986		

Baltimore County Government
Office of Zoning Administration
and Development Management



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

July 1, 1994

Mr. and Mrs. David M. Porter
4611 Butler Road
Glyndon, Maryland 21071

RE: Case No. 94-505-A, Item No. 493
Petition for Administrative Variance
Petitioner: David M. Porter, et ux.

Dear Mr. and Mrs. Porter:

The Zoning Plans Advisory Committee (ZAC) has reviewed the plans submitted with the above-referenced petition, which was accepted for filing on June 13, 1994 and scheduled for a hearing accordingly. Any attached comments from a reviewing agency are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties, i.e., zoning commissioner, attorney and/or the petitioner, are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the hearing file.

The following comments are related only to the filing of future zoning petitions and are aimed at expediting the petition filing process with this office.

1. The director of Zoning Administration and Development Management has instituted a system whereby seasoned zoning attorneys who feel that they are capable of filing petitions that comply with all aspects of the zoning regulations and petitions filing requirements can file their petitions with this office without the necessity of a preliminary review by zoning personnel.

Zoning Plans Advisory Committee Comments
Mr. and Mrs. David M. Porter
Date: July 1, 1994
Page 2

2. Anyone using this system should be fully aware that they are responsible for the accuracy and completeness of any such petition. All petitions filed in this manner will be reviewed and commented on by zoning personnel prior to the hearing. In the event that the petition has not been filed correctly, there is always a possibility that another hearing will be required or the zoning commissioner will deny the petition due to errors or incompleteness.

3. Attorneys, engineers and applicants who make appointments to file petitions on a regular basis and fail to keep the appointment without a 72-hour notice will be required to submit the appropriate filing fee at the time future appointments are made. Failure to keep these appointments without proper advance notice, i.e. 72 hours, will result in the forfeiture loss of the filing fee.

If you have any questions concerning the enclosed comments, please feel free to contact Charlotte Minton in the zoning office at 887-3391 or the commenting agency.

Sincerely,
W. Carl Richards, Jr.
W. Carl Richards, Jr.
Zoning Supervisor

WCR:cmh

Baltimore County Government
Fire Department



700 East Joppa Road, Suite 901
Towson, MD 21286-5500

(410) 887-4500

DATE: 06/23/94

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

LOCATION: SEE BELOW

Item No.: SEE BELOW Zoning Agenda:

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.

2. The Fire Marshal's Office has no comments at this time, IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 493, 494, 495, 496, 497, 498, 499, 500 AND 501.

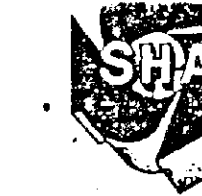
RECEIVED
JUN 23 1994

ZADM

REVIEWED: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4681, MS-1105P

cc: File

Printed on Recycled Paper



Maryland Department of Transportation
State Highway Administration

Secretary
Hal Kassoff
Administrator

Ms. Charlotte Minton
Zoning Administration and
Development Management
County Office Building
Room 109
111 W. Chesapeake Avenue
Towson, Maryland 21204

Re: Baltimore County
Item No.: 493 (TIL)

Dear Ms. Minton:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not effected by any State Highway Administration project.

Please contact Bob Small at 410-333-1350 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Bob Small
BOB SMALL, ACTING CHIEF
John Contestabile, Chief
Engineering Access Permits
Division

BS/

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration &
Development Management

FROM: Pat Keller, Director
Office of Planning and Zoning

DATE: June 28, 1994

SUBJECT: 4611 Butler Road

INFORMATION:

Item Number: 493

Petitioner: Porter Property

Property Size: _____

Zoning: D.R. 2

Requested Action: _____

Hearing Date: 1/1

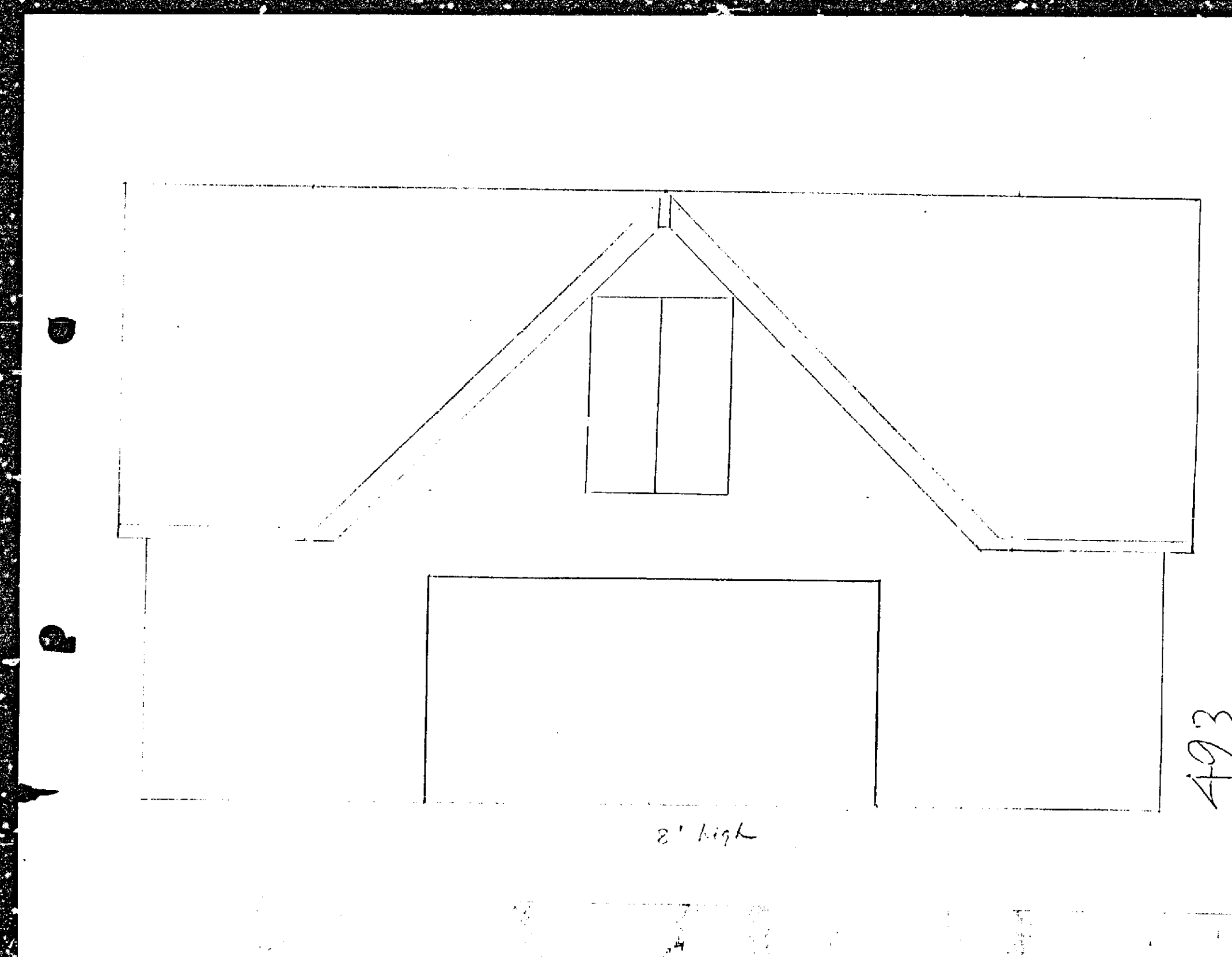
SUMMARY OF RECOMMENDATIONS:

The applicant proposes to erect a very large building that could provide an opportunity for non-residential uses. Therefore, should the applicants' request be granted, use of the building should be limited to storage purposes only.

Prepared by: *Jeffrey M. Jones*

Division Chief: *Pat Keller*

PK/JL:lw



IN RE: PETITION FOR ADMIN. VARIANCE
SE/Corner Butler Road and
Worthington Hill Drive
(4611 Butler Road)
4th Election District
3rd Councilmanic District
David M. Porter, et ux
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 94-505-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the owners of the property, David M. and Mary Ellen Porter. The Petitioners seek relief from Section 1.1 of the 1945 Baltimore County Zoning Regulations (B.C.Z.R.) to permit a height of 22 feet in lieu of the maximum permitted 15 feet for a proposed accessory structure (detached garage) in accordance with the plat submitted into evidence as Petitioner's Exhibit 1.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted and there being no requests for public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 107.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship

upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 13th day of July, 1994 that the Petition for Administrative Variance seeking relief from Section 1.1 (1945 B.C.Z.R.), as to its definition of an accessory structure, to permit a height of 22 feet in lieu of the maximum permitted 15 feet for a proposed detached garage in accordance with the plat submitted into evidence as Petitioner's Exhibit 1, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restrictions:

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 relief granted herein shall be rescinded.

2) The Petitioners shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartments. The garage shall contain no living or sleeping quarters, and no kitchen or bathroom facilities. The garage shall be limited to use for storage purposes only.

3) 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 in the event it becomes necessary to do so as a result of a complaint.

4) When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

ORDER RECEIVED
Date 7/13/94
By [Signature]

TMK:bjs

- 2 -

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning

Suite 113 Courthouse
400 Washington Avenue
Towson, MD 21204

July 13, 1994

(410) 887-4386

Mr. & Mrs. David M. Porter
4611 Butler Road
Glyndon, Maryland 21071

RE: PETITION FOR ADMINISTRATIVE VARIANCE
SE/Corner Butler Road and Worthington Hill Drive
(4611 Butler Road)
4th Election District - 3rd Councilmanic District
David M. Porter, et ux - Petitioners
Case No. 94-505-A

Dear Mr. & Mrs. Porter:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative 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 the Zoning Administration Office at 887-3391.

Very truly yours,

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel

Vfile

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 4th Date of Posting 6/13/94
Posted for: Variance
Petitioner: David & Mary Porter
Location of property: 4611 Butler Rd., Glyndon, Md. 21071
Location of Sign: Along roadways on property boundaries
Remarks: None
Posted by: [Signature] Date of return: 6/13/94
Number of Signs: 4

Baltimore County
Zoning Administration &
Development Management
113 West Chesapeake Avenue
Towson, Maryland 21204

Account: R-001-4190

receipt
94-505-A

Date 6/13/94

ADMIN VAR FILING FEE \$50.00
1 SIGN POSTING FEE \$35.00
TOTAL \$85.00

OWNER PORTER
LOC 4611 BUTLER RD.

Please Make Checks Payable To: Baltimore County

Cashier Validation



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 4611 Butler Road, Glyndon MD 21071

which is presently zoned DR2

This Petition shall be filed with the Office of Zoning Administration & Development Management. The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1.1 (1945 B.C.Z.R.) DEFINITION OF AN ACCESSORY STRUCTURE. I/WE REQUEST THAT THE VARIANCE BE GRANTED TO PERMIT A HEIGHT OF 22 FEET FOR A PROPOSED DETACHED GARAGE.

The Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (indicate hardship or practical difficulty). We are demolishing a dilapidated 2-car shed-type garage and want to erect a larger 3-car garage in the style of a Victorian garage. The height variance is requested so that we may build in a loft for additional storage space and so that we may install a cross-gabled roof more in keeping with the style of our house and the contiguous Glyndon Historic District.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contact Person(s):
Type or Print Name: David M. Porter
Signature: [Signature]
Address: 4611 Butler Road, Glyndon, Maryland 21071
City: Glyndon, Maryland 21071
State: Maryland
Zip: 21071
Name: David M. Porter
Address: Same
City: Same
State: Same
Zip: Same

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 13th day of July, 1994, that the subject matter of this petition be set for a public hearing, to be held at the Zoning Administration Office, 113 West Chesapeake Avenue, Towson, Maryland, on the 13th day of July, 1994, at 10:00 A.M.

By: [Signature] Date: 6/13/94

ESTIMATED POSTING DATE: 6/24/94

Printed with Soybean Ink on Recycled Paper

ITEM #: 173

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 4611 Butler Road
Glyndon Maryland 21071
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)
We are demolishing a dilapidated 2-car shed-type garage and want to erect a larger 3-car garage in the style of a Victorian barn. The height variance is requested so that we may build in a loft for additional storage space and so that we may install a cross-gabled roof more in keeping with the style of our house and the contiguous Glyndon Historic District.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

David M. Porter
David M. Porter
Type or Print Name
Signature
Type or Print Name

STATE OF MARYLAND, COUNTY OF BALTIMORE, to-wit:
I HEREBY CERTIFY, this 10th day of June, 1994, before me, a Notary Public of the State of Maryland, in and for the County of Baltimore, personally appeared
City David M. and Mary Ellen Porter

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal

June 10, 1994
My Commission Expires: 7-1-95

EXAMPLE 3 - Zoning Description - 3 copies

Three copies are required. Copies of deeds cannot be used in place of this description. Use this fill-in format provided whenever possible; otherwise, type or print on 8-1/2" x 11" sheet.

ZONING DESCRIPTION FOR 4611 BUTLER RD, GLYNDON 21071
Election District 4th Councilmanic District 3rd
Beginning at a point on the SOUTH side of BUTLER RD
(north, south, east or west)
which is 50
(street on which property fronts) (number of feet of right-of-way width)
wide at a distance of 0 (LONGER LOT) EAST of the
(number of feet) (north, south, east or west)
centerline of the nearest improved intersecting street WORTHINGTON HILL DR.
(name of street)
which is 50
(number of feet of right-of-way width) wide. *Being Lot # 1
Block _____, Section # _____ in the subdivision of
WORTHINGTON HILL as recorded in Baltimore County Plat
(name of subdivision)
Block # 16, Folio # 5, containing
78,669 sq. ft. / 1.806 acres
(square feet and acres)

*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in deed liber _____, Folio _____" and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Example of metes and bounds: N. 87° 12' 13" E. 321.1 ft., S. 18° 27' 03" E. 87.2 ft., S. 62° 19' 00" W. 318 ft., and N. 08° 15' 22" W. 80 ft. to the place of beginning.

Baltimore County Government
Office of Zoning Administration
and Development Management

111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County Zoning Regulations require that notice be given to the general public/neighborhood property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be assessed and paid to this office at the time of filing.
- 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

Arnold Jarlon
ARNOLD JARLON, DIRECTOR

For newspaper advertising:

Item No.: 423

Petitioner: DAVID M. PORTER

Location: 4611 BUTLER RD GLYNDON MD 21071

PLEASE FORWARD ADVERTISING BILL TO:

NAME: DAVID M. PORTER

ADDRESS: 4611 BUTLER RD GLYNDON MD 21071

PHONE NUMBER: (410) 333-6813

AJ:ggg

(Revised 04/09/93)

94-505-A

793



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W. V. 25401

SCALE	LOCATION	SHEET
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DATE OF PHOTOGRAPHY JANUARY 1986		

Baltimore County Government
Office of Zoning Administration
and Development Management



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

July 1, 1994

Mr. and Mrs. David M. Porter
4611 Butler Road
Glyndon, Maryland 21071

RE: Case No. 94-505-A, Item No. 493
Petition for Administrative Variance
Petitioner: David M. Porter, et ux.

Dear Mr. and Mrs. Porter:

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Zoning Plans Advisory Committee Comments
Mr. and Mrs. David M. Porter
Date: July 1, 1994
Page 2

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If you have any questions concerning the enclosed comments, please feel free to contact Charlotte Minton in the zoning office at 887-3391 or the commenting agency.

Sincerely,
W. Carl Richards, Jr.
W. Carl Richards, Jr.
Zoning Supervisor

WCR:cmw

Baltimore County Government
Fire Department



700 East Joppa Road, Suite 901
Towson, MD 21286-5500

(410) 887-4500

DATE: 06/23/94

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

LOCATION: SEE BELOW

Item No.: SEE BELOW Zoning Agenda:

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.

2. The Fire Marshal's Office has no comments at this time, IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 493, 494, 495, 496, 497, 498, 499, 500 AND 501.

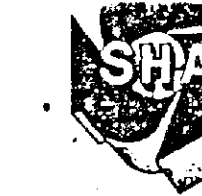
RECEIVED
JUN 23 1994

ZADM

REVIEWED: LT. ROBERT P. SAUERWOLD
Fire Marshal Office, PHONE 887-4681, MS-1105P

cc: File

Printed on Recycled Paper



Maryland Department of Transportation
State Highway Administration

Secretary
Hal Kassoff
Administrator

Ms. Charlotte Minton
Zoning Administration and
Development Management
County Office Building
Room 109
111 W. Chesapeake Avenue
Towson, Maryland 21204

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Very truly yours,

Bob Small
BOB SMALL, ACTING CHIEF
John Contestabile, Chief
Engineering Access Permits
Division

BS/

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration &
Development Management

FROM: Pat Keller, Director
Office of Planning and Zoning

DATE: June 28, 1994

SUBJECT: 4611 Butler Road

INFORMATION:

Item Number: 493

Petitioner: Porter Property

Property Size: _____

Zoning: D.R. 2

Requested Action: _____

Hearing Date: 1/1

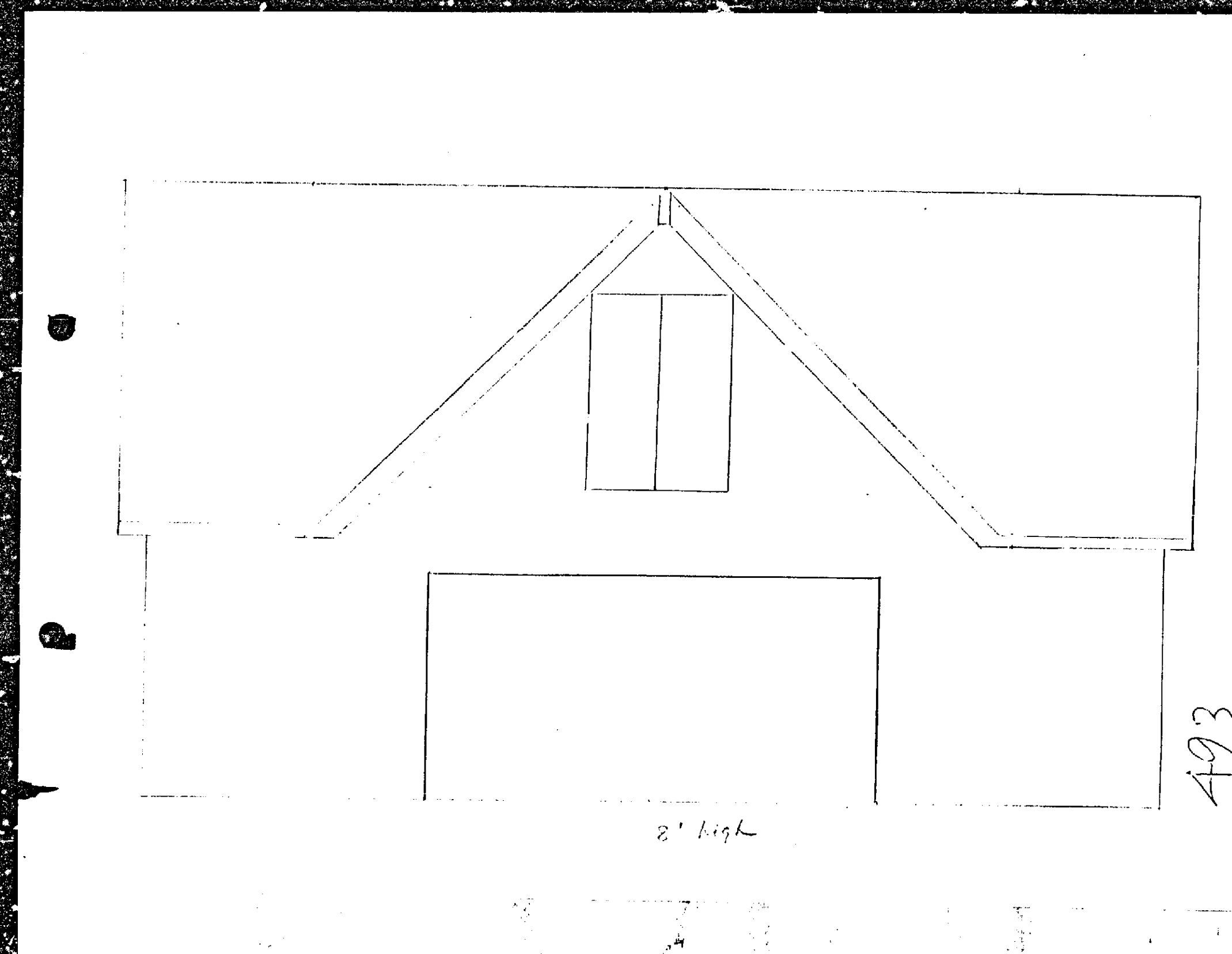
SUMMARY OF RECOMMENDATIONS:

The applicant proposes to erect a very large building that could provide an opportunity for non-residential uses. Therefore, should the applicants' request be granted, use of the building should be limited to storage purposes only.

Prepared by: *Jeffrey M. Jones*

Division Chief: *Pat Keller*

PK/JL:lw



IN RE: PETITION FOR ADMIN. VARIANCE
SE/Corner Butler Road and
Worthington Hill Drive
(4611 Butler Road)
4th Election District
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David M. Porter, et ux
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
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upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 13th day of July, 1994 that the Petition for Administrative Variance seeking relief from Section 1.1 (1945 B.C.Z.R.), as to its definition of an accessory structure, to permit a height of 22 feet in lieu of the maximum permitted 15 feet for a proposed detached garage in accordance with the plat submitted into evidence as Petitioner's Exhibit 1, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restrictions:

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 relief granted herein shall be rescinded.

2) The Petitioners shall not allow or cause the accessory structure to be converted to a second dwelling unit and/or apartments. The garage shall contain no living or sleeping quarters, and no kitchen or bathroom facilities. The garage shall be limited to use for storage purposes only.

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4) When applying for a building permit, the site plan filed must reference this case and set forth and address the restrictions of this Order.

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

ORDER RECEIVED
Date 7/13/94
By [Signature]

TMK:bjs

- 2 -

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning

Suite 113 Courthouse
400 Washington Avenue
Towson, MD 21204

July 13, 1994

(410) 887-4386

Mr. & Mrs. David M. Porter
4611 Butler Road
Glyndon, Maryland 21071

RE: PETITION FOR ADMINISTRATIVE VARIANCE
SE/Corner Butler Road and Worthington Hill Drive
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David M. Porter, et ux - Petitioners
Case No. 94-505-A

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Very truly yours,

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel

Vfile

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 4th Date of Posting 6/13/94
Posted for: Variance
Petitioner: David & Mary Porter
Location of property: 4611 Butler Rd., Glyndon, Md. 21071
Location of Sign: Along roadways on property boundaries
Remarks: None
Posted by: [Signature] Date of return: 6/13/94
Number of Signs: 4

Baltimore County
Zoning Administration &
Development Management
113 West Chesapeake Avenue
Towson, Maryland 21204

Account: R-001-4190

Number: 493

Date: 6/13/94

ADMIN VAR FILING FEE \$50.00
1 SIGN POSTING FEE \$35.00
TOTAL \$85.00

OWNER PORTER
LOC 4611 BUTLER RD.

Please Make Checks Payable To: Baltimore County

Cashier Validation



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 4611 Butler Road, Glyndon MD 21071
which is presently zoned DR2

This Petition shall be filed with the Office of Zoning Administration & Development Management. The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1.1 (1945 B.C.Z.R.) DEFINITION OF AN ACCESSORY BUILDING, which may not exceed 15 feet in height to permit a height of 22 feet for a proposed detached garage.

The Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (indicate hardship or practical difficulty). We are demolishing a dilapidated 2-car shed-type garage and want to erect a larger 3-car garage in the style of a Victorian garage. The height variance is requested so that we may build in a loft for additional storage space and so that we may install a cross-gabled roof more in keeping with the style of our house and the contiguous Glyndon Historic District.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contact Person: David M. Porter
Type of Person: Owner
Signature: [Signature]
Address: 4611 Butler Road City: Glyndon State: Maryland Zip: 21071
City: Glyndon State: Maryland Zip: 21071
Name: David M. Porter Phone No: 333-6813
City: Glyndon State: Maryland Zip: 21071

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 13 day of July, 1994, that the subject matter of this petition be set for a public hearing, to be held on July 13, 1994 at 4:00 PM in the Zoning Hearing Room, located at 113 West Chesapeake Avenue, Towson, Maryland 21204.

Printed with Soybean Ink on Recycled Paper

ITEM # 493

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 4611 Butler Road
City: Glyndon State: Maryland Zip: 21071

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)
We are demolishing a dilapidated 2-car shed-type garage and want to erect a larger 3-car garage in the style of a Victorian barn. The height variance is requested so that we may build in a loft for additional storage space and so that we may install a cross-gabled roof more in keeping with the style of our house and the contiguous Glyndon Historic District.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

David M. Porter
David M. Porter
Type or print name

STATE OF MARYLAND, COUNTY OF BALTIMORE, to-wit:
I HEREBY CERTIFY, this 10th day of June, 1994, before me, a Notary Public of the State of Maryland, in and for the County of Baltimore, personally appeared
City David M. and Mary Ellen Porter

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal

June 10, 1994
My Commission Expires: 7-1-95

EXAMPLE 3 - Zoning Description - 3 copies

Three copies are required. Copies of deeds cannot be used in place of this description. Use this fill-in format provided whenever possible; otherwise, type or print on 8-1/2" x 11" sheet.

ZONING DESCRIPTION FOR 4611 BUTLER RD, GLYNDON 21071
Election District 4th Councilmanic District 3rd
Beginning at a point on the SOUTH side of BUTLER RD
(north, south, east or west)
which is 50 (number of feet of right-of-way width)
(street on which property fronts)
wide at a distance of 0 (LONGER LOT) EAST of the
(number of feet) (north, south, east or west)
centerline of the nearest improved intersecting street WORTHINGTON HILL DR.
(name of street)
which is 50 (number of feet of right-of-way width) wide. *Being Lot # 1,
Block 16, Section # 5 in the subdivision of
WORTHINGTON HILL as recorded in Baltimore County Plat
(name of subdivision)
Block # 16, Folio # 5, containing
78,669 sq. ft. / 1.806 acres
(square feet and acres)

*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in deed liber , Folio " and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Example of metes and bounds: N. 87° 12' 13" E. 321.1 ft., S. 18° 27' 03" E. 87.2 ft., S. 62° 19' 00" W. 318 ft., and N. 08° 15' 22" W. 80 ft. to the place of beginning.