

IN RE: PETITION FOR SPECIAL HEARING * BEFORE THE
S/S Longbottom Court, 750' S of * DEPUTY ZONING COMMISSIONER
the c/l of Connection Road * OF BALTIMORE COUNTY
(2 Longbottom Court) * Case No. 97-310-SPH
11th Election District *
6th Councilmanic District *
Milton Borowy, et ux *
Petitioners *

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner for consideration of a Petition for Special Hearing for the subject property known as 2 Longbottom Court, located in the vicinity of Mt. Vista Road in Kingsville. The Petition was filed by the owners of the property, Milton and Rosemary Borowy. The Petitioners seek approval of an in-law apartment with kitchen facilities in a single family dwelling. The subject property and relief sought are more particularly described on the site plan submitted, which was accepted and marked into evidence as Petitioner's Exhibit 1.

Appearing at the hearing on behalf of the Petition were Milton and Rosemary Borowy, property owners, Patrick O'Keefe, Zoning Consultant, and Thomas Gisreal, Esquire, attorney for the Petitioners. There were no Protestants or other interested persons present.

Testimony and evidence offered revealed that the subject property consists of 1.3477 acres, more or less, zoned R.C.5 and is improved with a single family dwelling. The Petitioners are desirous of constructing an addition on the south side of the dwelling to create an in-law apartment for Mrs. Borowy's mother. The Petitioners would like to include kitchen facilities within the apartment so that Mrs. Borowy's mother can prepare her own meals and live independently. In order to proceed as proposed, however, a special hearing is necessary to approve same.

ORDER RECEIVED FOR FILING
Date 3/19/92
By [Signature]

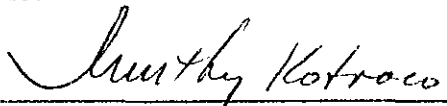
RECORDED

After due consideration of the testimony and evidence presented, I am persuaded to grant the special hearing. It has been established that the proposed apartment is for an elder family member who, while living with her family, can live independently. In addition, the relief requested will not result in any detriment to the health, safety, or general welfare of the surrounding community, and meets the spirit and intent of the zoning regulations.

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

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 19th day of March, 1997 that the Petition for Special Hearing seeking approval of an in-law apartment with kitchen facilities within the single family dwelling on the subject property, 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 relief granted herein is limited to members of the Petitioners' family, only. The Petitioners shall be prohibited from renting this apartment to the general public.
- 3) 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
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

ORDER RECORDED FOR FILE
Date 3/19/97
By [Signature]



Baltimore County
Zoning Commissioner
Office of Planning and Zoning

Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204
(410) 887-4386

March 19, 1997

Thomas J. Gisriel, Esquire
901 Dulaney Valley Road, Suite 400
Towson, Maryland 21204

RE: PETITION FOR SPECIAL HEARING
S/S Longbottom Court, 750' S of the c/l of Connection Road
(2 Longbottom Court)
11th Election District - 6th Councilmanic District
Milton Borowy, et ux - Petitioners
Case No. 97-310-SPH

Dear Mr. & Mrs. Borowy:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Special Hearing 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 and Development Management office at 887-3391.

Very truly yours,

A handwritten signature in cursive script, reading "Timothy Kotroco".

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: Mr. & Mrs. Milton Borowy
7123 Mount Vista Road, Kingsville, Md. 21087

People's Counsel

✓ File





Petition for Special Hearing

to the Zoning Commissioner of Baltimore County

for the property located at #2 LONGBOTTOM COURT

which is presently zoned RC-5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

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 Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve

**AN IN-LAW APARTMENT
WITHIN THE SINGLE FAMILY-DWELLING COMMUNITY FOR
THE OWNERS PARENT WHO MUST PREPARE FOOD IN A
SEPERATE KITCHEN**

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

I, or we, agree to pay expenses of above Special Hearing 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/Lessee:

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner:

(Type or Print Name)

Signature

Address

Phone No.

City

State

Zipcode

Legal Owner(s):

(Type or Print Name)

Signature

(Type or Print Name)

Signature

Address

Phone No.

City

State

Zipcode

Name, Address and phone number of representative to be contacted.

PATRICK O'KEEFE

Name

523 PENNY LANE

666-5366

Address

HUNT VALLEY 21030

Phone No.

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING

unavailable for Hearing

the following dates

Next Two Months

ALL

OTHER

REVIEWED BY:

DATE

1/24/97



ORDER RECEIVED FOR FILING

Date

By

3/19/97
[Signature]

310

ZONING DESCRIPTION FOR #2 LONGBOTTOM COURT

Beginning at a point on the SOUTH side of
LONGBOTTOM COURT, which is A 50 FOOT R/W
wide at the distance of 750.0 FEET SOUTH of the
centerline of the nearest improved intersecting street: CONNECTION ROAD
which is 50.0 FEET wide. *Being Lot # 16
Block —, Section # I in the subdivision of LONGFIELD ESTATES
as recorded in Baltimore County Plat Book # 66, Folio # 63,
containing 1.3477 ACRES. Also known as #2 LONGBOTTOM CT.
and located in the 11th Election District, 6th Councilmanic District.

RECEIVED

CERTIFICATE OF PUBLICATION

TOWSON, MD., 2/13, 1997

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 1 successive weeks, the first publication appearing on 2/13, 1997.

THE JEFFERSONIAN,

LEGAL AD. - TOWSON

A. H. emick

2/20/1997

C119391



Baltimore County
Department of Permits and
Development Management

#310

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighboring 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 (responsibility of which, lies with the petitioner/applicant) 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 advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

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 JABLON, DIRECTOR

For newspaper advertising:

Item No.: 310

Petitioner: MILTON AND ROSEMARY BAROWY

Location: #2 LONGBOTTOM COURT

PLEASE FORWARD ADVERTISING BILL TO:

NAME: MILTON & ROSEMARY BAROWY

✓ ADDRESS: 7123 MOUNT VISTA RD

✓ KINGSVILLE MD 21087

PHONE NUMBER: 592-5093

AJ:ggs

(Revised 09/24/96)

11/11/96

ALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No.

032307

DATE 1/24/96 ACCOUNT 01-615

By: MDK
-tn: 310

AMOUNT \$ 50.00

RECEIVED #2 LONG BOTTOM CT,
FROM: Rt O'Leary - 2 Long Bottom Ct.

030

FOR: Res Sp Hwy - #50.00

26/03/96 09:40:00
BY DWM/000-003-24-97

MICROFILMED

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER
VALIDATION OR SIGNATURE OF CASHIER

Request for Zoning: Variance, Special Exception, or Special Hearing

Date to be Posted: Anytime before but no later than _____.

Format for Sign Printing, Black Letters on White Background:

ZONING NOTICE

Case No.: _____

A PUBLIC HEARING WILL BE HELD BY
THE ZONING COMMISSIONER
IN TOWSON, MD

PLACE: _____

DATE AND TIME: _____

REQUEST: an in-law apartment within a single-family
community

POSTPONEMENTS DUE TO WEATHER OR OTHER CONDITIONS ARE SOMETIMES NECESSARY.
TO CONFIRM HEARING CALL 887-3391.

DO NOT REMOVE THIS SIGN AND POST UNTIL DAY OF HEARING UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

TO: PUTUXENT PUBLISHING COMPANY
2/13/97 Issue - Jeffersonian

Please forward billing to:

Milton and Rosemary Barowy
7123 Mount Vista Road
Kingsville, MD 21087
592-5093

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 in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 97-310-SPH (Item 310)
2 Longbottom Court
S/S Longbottom Court, 750' S of Connection Road
11th Election District - 6th Councilmanic
Legal Owner(s): Milton and Rosemary Borowy

Special Hearing to approve an in-law apartment within the single family dwelling community.

HEARING: FRIDAY, MARCH 7, 1997 at 2:00 p.m. in Room 106, County Office Building.

LAWRENCE E. SCHMIDT
ZONING COMMISSIONER FOR BALTIMORE COUNTY

NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL 887-3353.
(2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, PLEASE CALL 887-3391.

RECEIVED
MARCH 10 1997
BALTIMORE COUNTY



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

February 7, 1997

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 in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 97-310-SPH (Item 310)
2 Longbottom Court
S/S Longbottom Court, 750' S of Connection Road
11th Election District - 6th Councilmanic
Legal Owner(s): Milton and Rosemary Barowy

Special Hearing to approve an in-law apartment within the single family dwelling community.

HEARING: FRIDAY, MARCH 7, 1997 at 2:00 p.m. in Room 106, County Office Building.

A handwritten signature in cursive script, reading "Arnold Jablon".

Arnold Jablon
Director

cc: Milton and Rosemary Barowy
Patrick O'Keefe

- NOTES: (1) YOU MUST HAVE THE ZONING NOTICE SIGN POSTED ON THE PROPERTY BY 2/20/97
(2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL 887-3353.
(3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THIS OFFICE AT 887-3391.





Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

February 28, 1997

Mr. and Mrs. Milton Borowy
7123 Mount Vista Road
Kingsville, MD 21087

RE: Item No.: 310
Case No.: 97-310-SPH
Petitioner: Milton Borowy, et ux

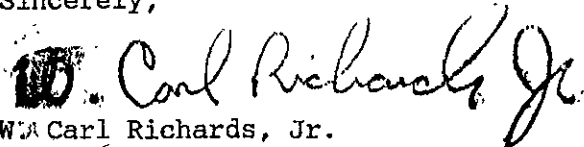
Dear Mr. and Mrs. Borowy:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on January 24, 1997.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Roslyn Eubanks in the zoning office (887-3391).

Sincerely,


W. Carl Richards, Jr.
Zoning Supervisor

WCR/re
Attachment(s)



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Permits and Development Management

DATE: January 31, 1997

FROM: Arnold F. 'Pat' Keller, III, Director
Office of Planning

SUBJECT: 2 Longbottom Court

INFORMATION:

Item Number: 310
Petitioner: Borowy Property
Property Size:
Zoning: RC 5
Requested Action:
Hearing Date: / /

SUMMARY OF RECOMMENDATIONS:

The applicant seeks approval to locate an in-law apartment within the single family-dwelling community [sic] for the owners' parent who must prepare food in a separate kitchen.

Staff does not oppose the subject request, however, the applicant should identify the home in the community where the in-laws will reside in order to eliminate any confusion relative to this matter.

Prepared by:

Jeffrey W. Long

Division Chief:

Gary C. Kerns

AFK/JL:rdn

TO: Mr. Arnold Jablon, Director
Zoning Administration and
Development Management
February 4, 1997

FROM: R. Bruce Seeley *RBS/gp*
DEPRM

SUBJECT: Zoning Item #310 - Borowy Property
Zoning Advisory Committee Meeting of February 3, 1997

BOROWY/DEPRM/TXTSBP



Maryland Department of Transportation
State Highway Administration

David L. Winstead
Secretary

Parker F. Williams
Administrator

Ms. Roslyn Eubanks
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County 1. 31. 97
Item No. 316 (MSK)

Dear Ms. Eubanks:

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 affected by any State Highway Administration projects.

Please contact Larry Gredlein at 410-545-5606 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

for

Ronald Burns, Chief
Engineering Access Permits
Division

LG

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

MICROFILMED

Baltimore County Government
Fire Department



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

(410) 887-4500

DATE: 02/06/97

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

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF FEB 03, 1997.

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.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 298, 299, 301, 302, 307,
308 AND 310.

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

MICROFILM



BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits & Development
Management

Date: February 18, 1997

FROM: *RWB* Robert W. Bowling, Chief
Development Plans Review Division

SUBJECT: Zoning Advisory Committee Meeting
for February 10, 1997
Item Nos. 298, 299, 303, 305, 307 & 310

The Development Plans Review Division has reviewed the subject zoning item, and we have no comments.

RWB:HJO:cab

cc: File

ZONE48

RE: PETITION FOR SPECIAL HEARING * BEFORE THE
2 Longbottom Court, S/S Longbottom Ct, * ZONING COMMISSIONER
750' S of Connection Road * OF BALTIMORE COUNTY
11th Election District, 6th Councilmanic *
Milton and Rosemary Borowy * CASE NO. 97-310-SPH
Petitioners *

* * * * *

ENTRY OF APPEARANCE

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

Peter Max Zimmerman
PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio
CAROLE S. DEMILIO
Deputy People's Counsel
Room 47, Courthouse
400 Washington Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 13th day of March, 1997, a copy of the foregoing Entry of Appearance was mailed to Patrick O'Keefe, 523 Penny Lane, Hunt Valley, MD 21030, representative for Petitioners.

Peter Max Zimmerman
PETER MAX ZIMMERMAN

Plat to accompany Petition for Zoning ☐ Variance ☒ Special Hearing

PROPERTY ADDRESS: #2 Longbottom Court

Subdivision name: Longfield Estates - I

plat book # 66, folio # 63, lot # 16, section # Phase I

Lot 15 Vacant

OWNER: MILTON AND ROSEMARY BAROWY - 592-5093
 BUILDER: GARDON HOMES
 PERMIT: B-266350
 Lot 15 Vacant
 N/E - T. SPEEL

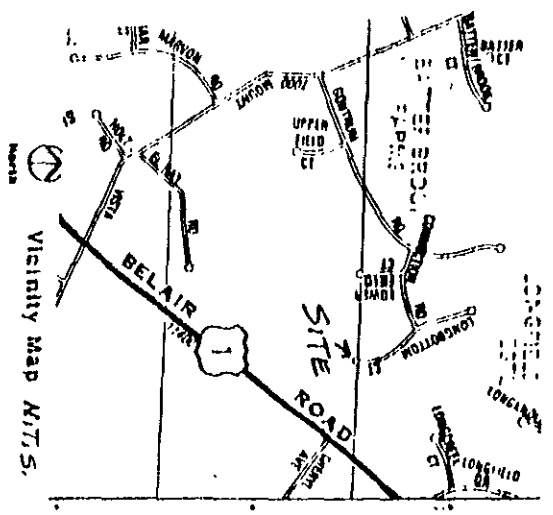
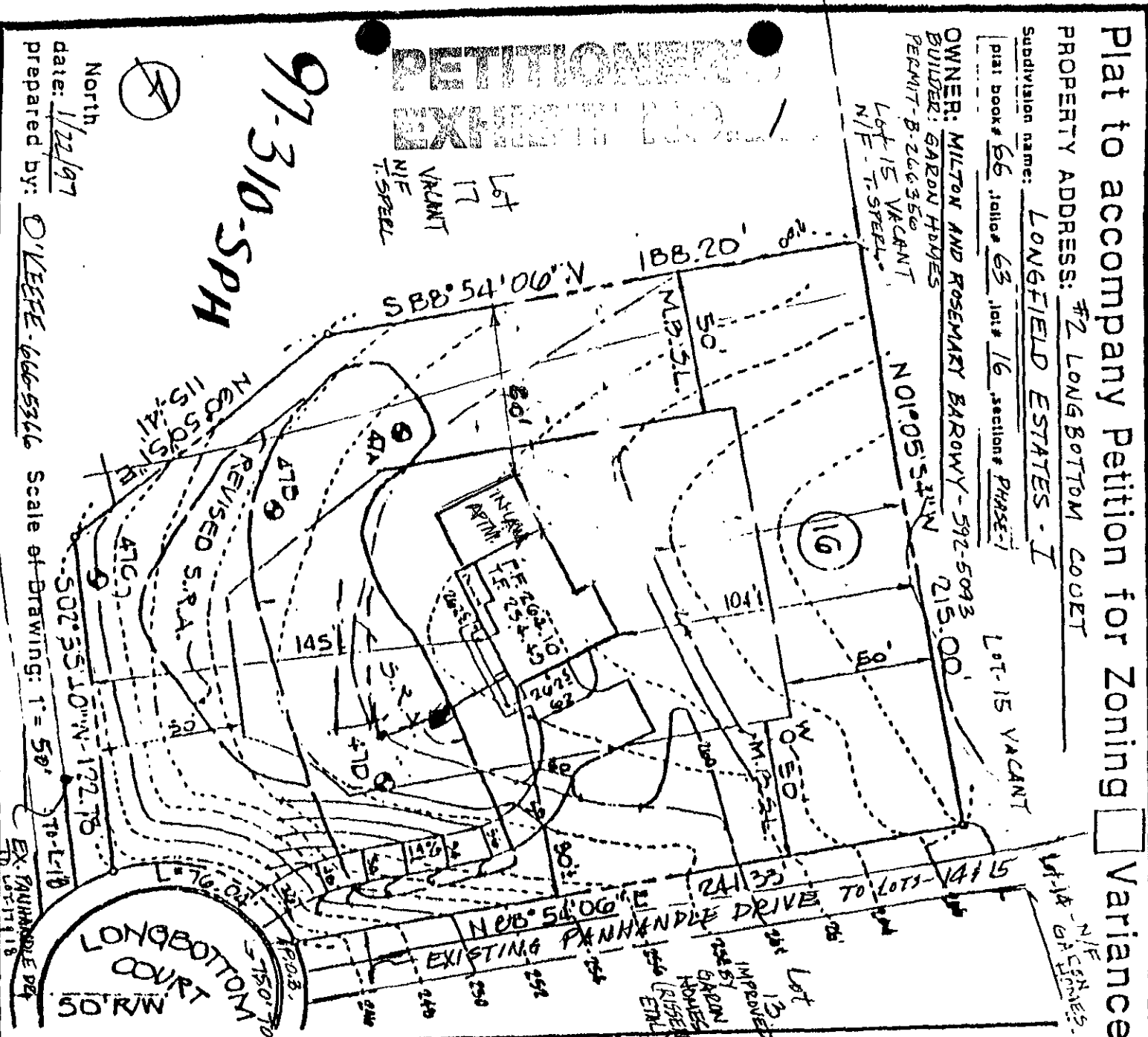
PETITIONER'S
 EXHIBIT 130.1

Lot 17
 VACANT
 N/E
 T. SPEEL

97-310-SPH

North
 date: 1/22/97
 prepared by: O'LEFFE - 666-5366

Scale of Drawing: 1" = 50'



LOCATION INFORMATION

Election District: 11

Councilmanic District: 6

1"=200' scale map: NE-14-I

Zoning: RC-5

Lot size: 1.3477 ACRES

acreage square feet

CONNECTION
 ROAD &

SEWER: ☒
 WATER: ☒
 Chesapeake Bay Critical Area: ☒

Prior Zoning Hearings: N/A

Zoning Office USE ONLY!

reviewed by: ITEM #: CASE#:

ML

310

R. C. 5

#2
LONG BOTTOM
COURT
SITE

NE-14 I

N 54,000

(SHEET NE-14-J)

#310

97310-SPH

N 53,000

R. C. 5

MICROFILMED

ROAD

586000