

IN RE: PETITION FOR ADMIN. VARIANCE  
W/S Park Drive, 414' S of  
Magruder Avenue  
(111 Park Drive)  
1st Election District  
1st Councilmanic District  
  
Charles W. Kautz, et ux  
Petitioners

\* BEFORE THE  
\* DEPUTY ZONING COMMISSIONER  
\* OF BALTIMORE COUNTY  
\* Case No. 97-581-A  
\*

\* \* \* \* \*

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner for consideration of a Petition for Administrative Variance filed by the owners of the subject property, Charles W. and Mary A. Kautz. The Petitioners seek relief from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure height of 17 feet in lieu of the maximum permitted 15 feet for a proposed 22' x 25' shed. The subject property and improvements thereon are more particularly described on the site plan submitted which was accepted and marked into evidence as Petitioner's Exhibit 1.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. The subject property having been posted and there being no requests for a public hearing, a decision shall be rendered based upon the documentation contained within the case file. 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 surrounding community 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 307.1 of the

ORDER RECEIVED FOR FILING

Date

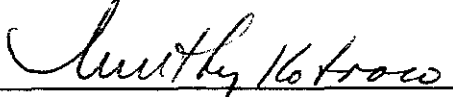
By

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.

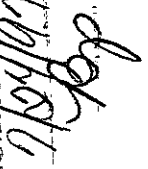
Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 24<sup>th</sup> day of July, 1997 that the Petition for Administrative Variance seeking relief from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure height of 17 feet in lieu of the maximum permitted 15 feet for a proposed 22' x 25' shed, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, 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 proposed accessory structure to be converted to a second dwelling unit and/or apartments. The proposed shed shall contain no living or sleeping quarters, and no kitchen or bathroom facilities.
- 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 RECEIVED FOR FILING  
Date 7/24/97  




Baltimore County  
Zoning Commissioner  
Office of Planning

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386

July 24, 1997

Mr. & Mrs. Charles W. Kautz  
111 Park Drive  
Catonsville, Maryland 21228

RE: PETITION FOR ADMINISTRATIVE VARIANCE  
W/S Park Drive, 414' S of Magruder Avenue  
(111 Park Drive)  
1st Election District - 1st Councilmanic District  
Charles W. Kautz, et ux - Petitioners  
Case No. 97-581-A

Dear Mr. & Mrs. Kautz:

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 Permits 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: People's Counsel

☒ File





# Petition for Administrative Variance

## to the Zoning Commissioner of Baltimore County

for the property located at 111 PARK DR CATONSVILLE MD 21228

which is presently zoned DR 2

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 Variance from Section(s) 400.3, BOZR TO PERMIT A SHED WITH A HEIGHT OF 17 FT IN LIEU OF THE REQUIRED 15 FT.

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

IT WOULD BE IMPOSSIBLE TO PUT A DRAWING BOARD AND CHAIR ON 2<sup>ND</sup> FLOOR OF GARAGE AT PRESENTLY ALLOWED 15' EXTERIOR HEIGHT. ALSO I WOULD HAVE TO CRAWL AROUND STORAGE AREA.

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.

(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

Name

Address

Phone No

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this \_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_ that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted.

Zoning Commissioner of Baltimore County

REVIEWED BY: JAM

DATE: 6-24-97

ESTIMATED POSTING DATE: 7-6-97

Printed with Soybean Ink  
on Recycled Paper

ITEM #: 581

ORDER RECEIVED FOR FILING

Date

By

# 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) is/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 111 PARK DR  
address  
CATONSVILLE MD 21228-5153  
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)

I WISH TO ADD TWO(2) FEET ABOVE THE LOCAL  
CODES TO A GARAGE THAT I WANT TO BUILD. THE  
REASON FOR THE ADDITIONAL HEIGHT IS SO THAT  
I WILL HAVE MUCH NEEDED ADDITIONAL STORAGE  
SPACE AND A PLACE TO SET UP A DRAWING BOARD  
AND CHAIR. AT THE PRESENT RESTRICTIONS ALLOW  
ONLY FIFTEEN(15) FEET, THIS WOULD BE IMPOSSIBLE.  
I WOULD ONLY HAVE ENOUGH HEIGHT TO BE ABLE TO CRAWL  
IN THE UPPER PORTION OF THE GARAGE.

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.

Charles William Kautz  Mary Alice Kautz  
(signature) (signature)  
CHARLES WILLIAM KAUTZ MARY ALICE KAUTZ  
(type or print name) (type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 9<sup>TH</sup> day of JUNE, 19 92, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

CHARLES WILLIAM KAUTZ AND MARY ALICE KAUTZ

the Affiants(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/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

JUNE 9, 1992  
date

Mary V. Miller  
NOTARY PUBLIC  
My Commission Expires: 9-5-99

Zoning Description For 111 Park Dr.

Beginning at a point on the West side of Park Dr. which is 70' wide at the distance of 414' South of the centerline of Magruder Avenue which is 25' wide. Being lot # 6 Block n/a, Section # E in the sub-division of Summit Park as recorded in Balto. County Plat Book # 8, Folio # 75 containing 11760 square feet. Also known as 111 Park Dr. and located in the 1st Election District, 1st Councilmanic District.

581

BALTIMORE COUNTY, MARYLAND  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

No.

038175

DATE 6-24-97 ACCOUNT Poc-6150

AMOUNT \$ 40.00

RECEIVED FROM: C. Kautz 111 Park Dr.

FOR: (CIC) Ad. VAR.

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

JCM

PAID RECEIPT

PROCESS ACTUAL TIME  
6/24/1997 6/24/1997 10:19:53

REG NO. 02 CASHIER JRIC JMR DRAWER 2

\$ MISCELLANEOUS CASH RECEIPT

Receipt # 001738

OFLN

CR NO. 038175

\$40.00 CASH

Baltimore County, Maryland

CASHIER'S VALIDATION

# CERTIFICATE OF POSTING

RE: Case No.: 97-581-A

Petitioner/Developer: ~~FF~~

C. WILLIAM KAUTZ

Date of Hearing/Closing: 7-21-97

Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Avenue  
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law  
were posted conspicuously on the property located at \_\_\_\_\_

111 PARK DRIVE, BALTO MD 21228

The sign(s) were posted on \_\_\_\_\_

JULY 5, 1997

( Month, Day, Year)

Sincerely,

Garland E. Moore

(Signature of Sign Poster and Date)

GARLAND E. MOORE

(Printed Name)

3225 RYERSON CIRCLE

(Address)

BALTIMORE, MD 21227

(City, State, Zip Code)

(410) 242-4263

(Telephone Number)



# ZONING NOTICE

## ADMINISTRATIVE VARIANCE

CASE #97-581-A

### PUBLIC HEARING ?

PURSUANT TO SECTION 17-17A(1)(1), THE ZONING COMMISSION MAY  
AN ELIGIBLE INDIVIDUAL OR GROUP MAY  
REQUEST A PUBLIC HEARING CONCERNING  
THE PROPOSED VARIANCE, PROVIDED IT  
IS DONE IN THE ZONING OFFICE BEFORE  
4:00 P.M. ON JULY 14, 1997.  
ADDITIONAL INFORMATION IS AVAILABLE RE  
ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT  
TEL. 807-339-1391

# ZONING NOTICE

## ADMINISTRATIVE VARIANCE

CASE #97-581-A

VARIANCE TO PERMIT A GARAGE  
SHED WITH A HEIGHT OF 14 FEET  
IN LIEU OF THE REQUIRED  
15 FEET

### PUBLIC HEARING ?

PURSUANT TO SECTION 17-17A(1)(1), THE ZONING COMMISSION MAY  
AN ELIGIBLE INDIVIDUAL OR GROUP MAY  
REQUEST A PUBLIC HEARING CONCERNING  
THE PROPOSED VARIANCE, PROVIDED IT  
IS DONE IN THE ZONING OFFICE BEFORE  
4:00 P.M. ON JULY 14, 1997.

ADDITIONAL INFORMATION IS AVAILABLE RE  
ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT  
TEL. 807-339-1391

MEETING IS NECESSARY

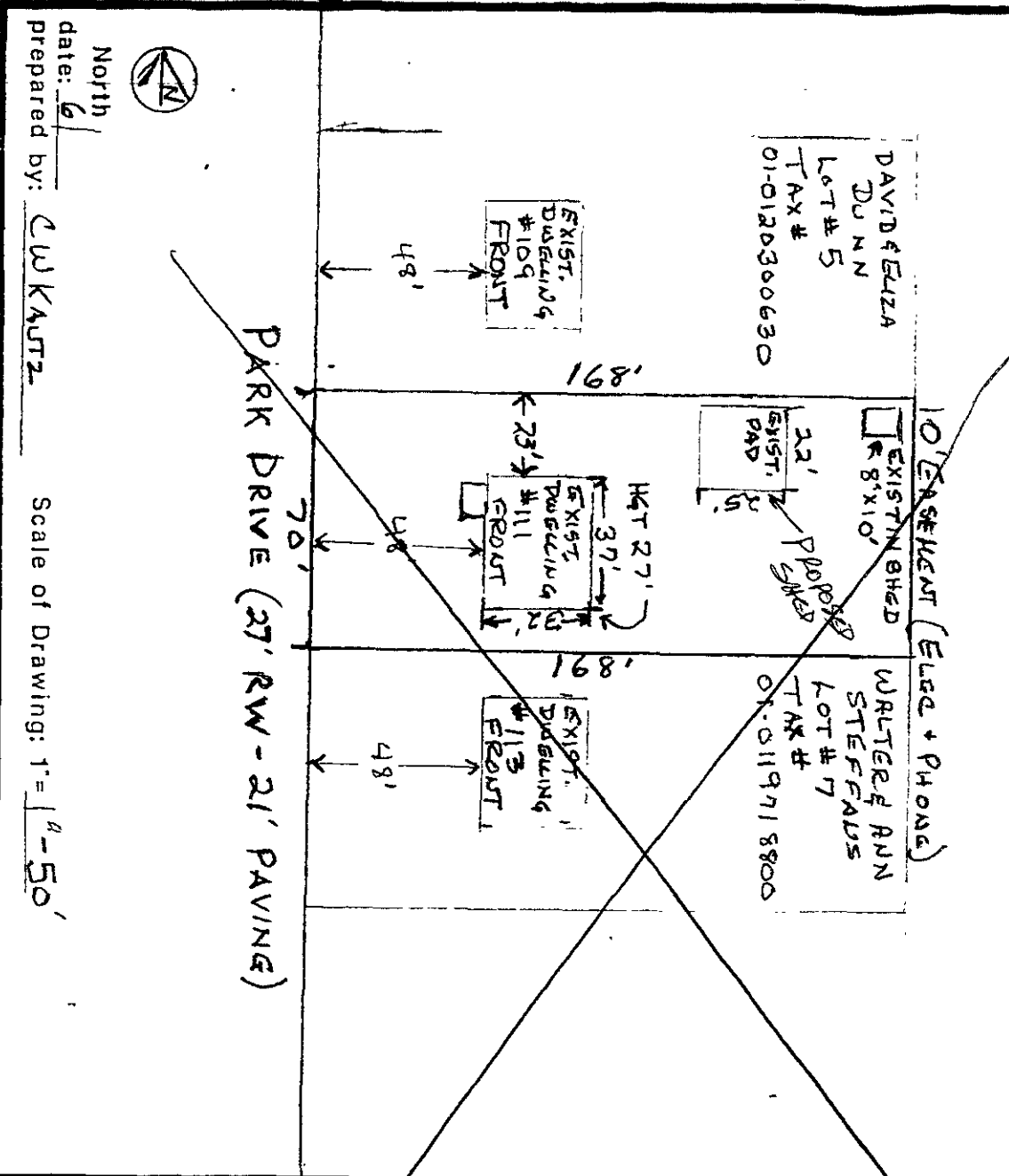
# Plat to accompany Petition for Zoning ☐ Variance ☐ Special Hearing

PROPERTY ADDRESS: 111 Park Dr. Lakesville MD 21228 see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name: BEACHT PARK

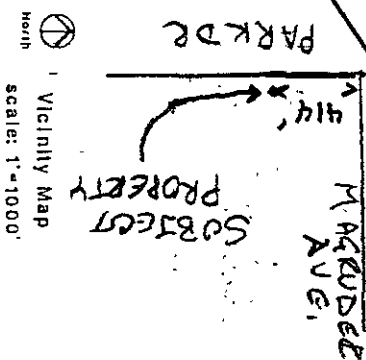
plat book # 8, folio # 75, lot # 6, section # E

OWNER: CHARLES W. KAUTZ & Mary A. KAUTZ - TAX # 01-0118000010



North  
date: 6/1  
prepared by: CW KAUTZ

Scale of Drawing: 1" = 10'-50'



## LOCATION INFORMATION

Election District: 1  
Councilmanic District: 1

1"=200' scale map#: SW 3F

Zoning: DE2

Lot size: 288 acreage 11,760 square feet

SEWER: ☒ public ☐ private  
WATER: ☒ yes ☐ no  
Chesapeake Bay Critical Area: ☐ yes ☒ no  
Prior Zoning Hearings: NONE

## Zoning Office USE ONLY

reviewed by: ITEM #: CASE #:

Jan 581

Request for Zoning: Administrative Variance

Date to be Posted: Anytime before but no later than \*7-6-97

Format for Sign Printing, Black Letters on a White Background:

**ZONING NOTICE****ADMINISTRATIVE  
VARIANCE**Case No.: 97-581-A

VARIANCE TO PERMIT A GARAGE/SHED  
WITH A HEIGHT OF 17ft. IN LIEU OF  
THE REQUIRED 15ft.

**PUBLIC HEARING ?**

**PURSUANT TO SECTION 26-127(b) (1), BALTIMORE COUNTY CODE.  
AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING  
CONCERNING THE PROPOSED VARIANCE, PROVIDED THE REQUEST IS  
RECEIVED IN THE ZONING REVIEW BUREAU BEFORE 5:00 P.M. ON**

\*

7-21-97

**ADDITIONAL INFORMATION IS AVAILABLE AT THE DEPARTMENT OF  
PERMITS AND DEVELOPMENT MANAGEMENT, COUNTY OFFICE BUILDING,  
111 WEST CHESAPEAKE AVE., TOWSON, MD 21204, (410) 887-3391**

**DO NOT REMOVE THIS SIGN AND POST UNTIL AFTER ABOVE DATE UNDER PENALTY OF LAW**

**HANDICAPPED ACCESSIBLE**

File Copy



Baltimore County  
Department of Permits and  
Development Management

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

July 17, 1997

ABOUT YOUR ADMINISTRATIVE VARIANCE

CASE NUMBER: 97-581-A

111 Park Drive

W/S Park Drive, 414' +/- S of c/l Magruder Avenue

1st Election District - 1st Councilmanic

Legal Owner(s): Charles William Kautz and Mary Alice Kautz

Post by Date: 07/06/97

Closing Date: 07/21/97

Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice serves as a refresher regarding the administrative process.

- 1) The Zoning Notice sign must be visible on the property under petition on or before the "Post by Date" noted above. It should remain there until after the closing date.
- 2) The "Closing Date" noted above, is the deadline for a neighbor to file a formal request for a public hearing.
- 3) After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. He/She may (a) grant the requested relief, (b) deny the requested relief, or (c) Order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days) as to whether or not your petition has been granted, denied, or will go to public hearing.
- 4) In cases that must go to a public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), notification of same will be forwarded to you. The sign on the property must be changed giving notice of the hearing's date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign, must be forwarded to this office.

PLEASE UNDERSTAND THAT ON THE CLOSING DATE, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

A handwritten signature in cursive script, appearing to read "Arnold Jablon".

Arnold Jablon  
Director

cc: John and Denise Hoffman



Printed with Soybean Ink  
on Recycled Paper



Baltimore County  
Department of Permits and  
Development Management

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

July 23, 1997

Mr. and Mrs. Charles Kautz  
111 Park Drive  
Catonsville, MD 21228

RE: Item No.: 581  
Case No.: 97-581-A  
Petitioner: Charles Kautz, et ux

Dear Mr. and Mrs. Kautz:

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 June 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 (410-887-3391).

Sincerely,

A handwritten signature in dark ink, reading "W. Carl Richards, Jr.", is written over a circular stamp that partially obscures the signature.

W. Carl Richards, Jr.  
Zoning Supervisor

WCR/re.  
Attachment(s)



Baltimore County Government  
Fire Department



17:07

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

(410) 887-4500

JUL 10, 1997

Arnold Fabian, Director  
Planning Administration and Development Management  
Baltimore County Office Building  
Towson, MD 21204  
MAIL STOP 4105

RE: Property Owner, SEE BELOW

LOCATION: DISTRIBUTION MEETING OF JULY 10, 1997

Item #: SEE BELOW

Issuing Agency:

Comments:

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

The Fire Marshal's Office has no comments at this time.  
REFERENCE TO THE FOLLOWING ITEM NUMBERS:

570, 581, 582, 583, 584, 585, 586, 587, and 589

REVIEWER: LT. ROBERT P. BAUERWALD  
Fire Marshal Office, PHONE 957-4881, MS-1102F  
cc: File



BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

Date: July 11, 1997

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

SUBJECT: Zoning Advisory Committee Meeting  
for July 21, 1997  
Item Nos. 579, 580, 581, 582, 583,  
584, 585, 586, 587, 588, & 589

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

RWB:HJO:jrb

cc: File

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: July 8, 1997

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

SUBJECT: Zoning Advisory Petitions

The Planning Office has no comments on the following petitions (s):

Item Nos. 579, 581, 582, 583, 584, 586, 588, and 589

If there should be any questions or if this office can provide additional information,  
please contact Jeffrey Long in the Office of Planning at (401) 887-3495.

Prepared by: Jeffrey W. Long

Division Chief: Carol L. Kerns

AFK/JL



BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT  
INTER-OFFICE CORRESPONDENCE

TO: PDM

DATE: 7/10/97

FROM: R. Bruce Seeley *RBS/sp*  
Permits and Development Review  
DEPRM

SUBJECT: Zoning Advisory Committee

Meeting Date: July 14, 1997

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s: 579  
581  
582  
584  
586  
587  
588  
589

RBS:sp

BRUCE2/DEPRM/TXTS8P



**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 7.14.97  
Item No. 581 JCM

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,

*P. J. Burns*  
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

C.W. Kautz  
111 Park Dr.  
Balto., Md.  
21228-5153

zoning commissioner  
County Office bldg.  
Towson, Md.

We the undersigned neighbors of 111 Park Dr. have  
have reviewed the plans for the proposed garage that Mr. Kautz  
wishes to build on the above-mentioned property. We have no  
objections to the height being increased by two (2) feet  
over the fifteen feet allowed by the present zoning laws, to  
a height of seventeen (17) feet.

Name:

*J. Patrick Shinn*

Name:

*Loetta M. Clark*

Address: 110 PARK Drive

Phone#: (410) 288-5286

581

C.W. Kautz  
111 Park Dr.  
Balto., Md.  
21228-5153

zoning commissioner  
County Office bldg.  
Towson, Md.

We the undersigned neighbors of 111 Park Dr. have  
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objections to the height being increased by two (2) feet  
over the fifteen feet allowed by the present zoning laws, to  
a height of seventeen (17) feet.

Name: *Halter J. Steffens*

Name: *Ann Steffens*

Address: *113 Park Dr.*

Phone#: *410-788-8778*

581

C.W. Kautz  
111 Park Dr.  
Balto., Md.  
21228-5153

Zoning Commissioner  
County Office Bldg.  
Towson, Md.

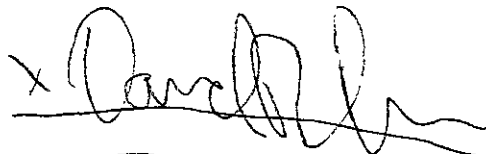
We the undersigned neighbors of 111 Park Dr. have reviewed the plans for the proposed garage that Mr. Kautz wishes to build on the above-mentioned property. We have no objection to the height being increased by two (2) feet over the fifteen feet allowed by the present zoning laws, to a height of (17) feet.

Name: DAVE & ELIZA DUNN

Name:

Address: 109 Park Drive

Phone: 410-747-0314

X   
X 

581

C.W. Kautz  
111 Park Dr.  
Balto., Md.  
21228-5153

Zoning Commissioner  
County Office Bldg.  
Towson, Md.

We the undersigned neighbors of 111 Park Dr. have reviewed the plans for the proposed garage that Mr. Kautz wishes to build on the above-mentioned property. We have no objection to the height being increased by two (2) feet over the fifteen feet allowed by the present zoning laws, to a height of (17) feet.

Name: Elizabeth V. Tays

Name:

Address: 110 Fairfield DR

Phone: 410 744 2911

581

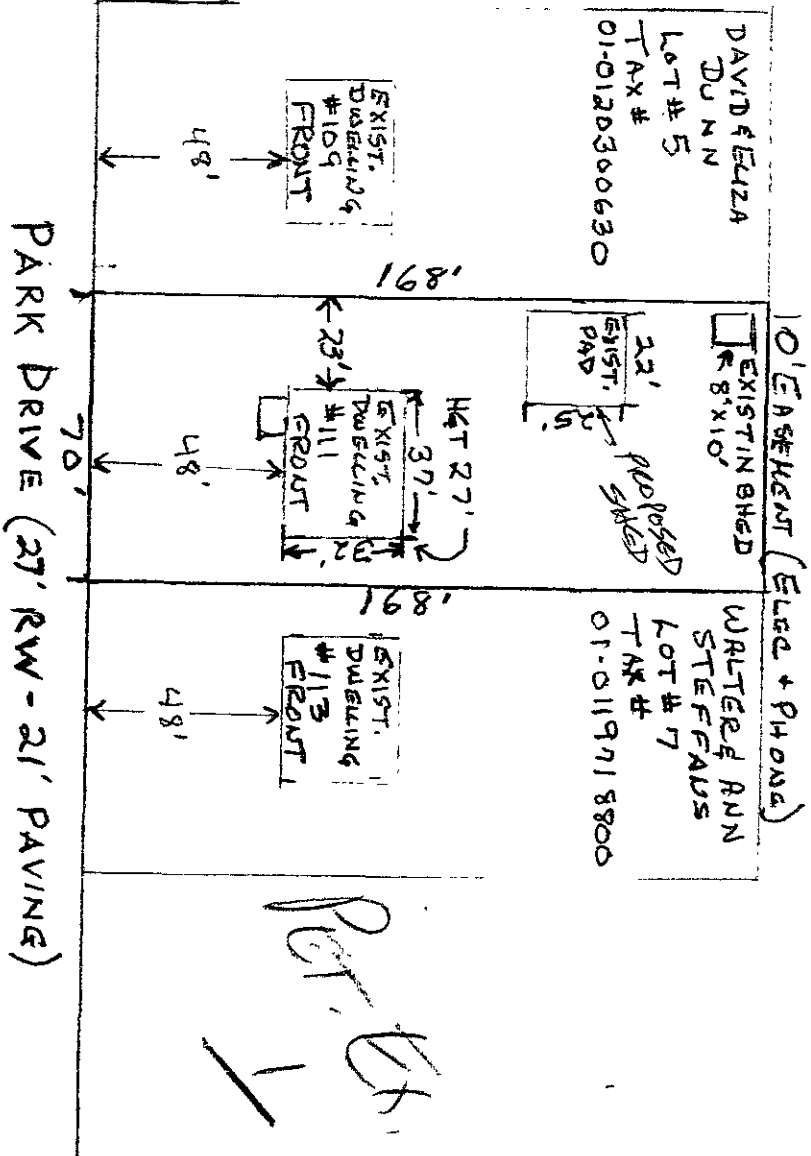
# Plat to accompany Petition for Zoning ☐ Variance ☐ Special Hearing

PROPERTY ADDRESS: 111 Park Dr. Catonsville MD 21228 see pages 5 & 6 of the CHECKLIST for additional required information

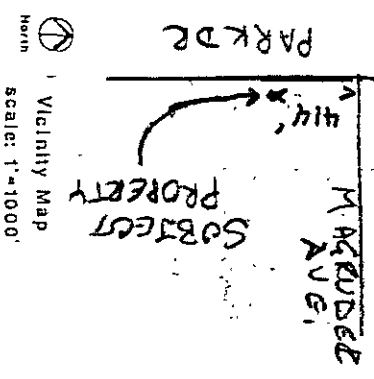
Subdivision name: BECKET PARK

plat book # 8, folio # 75, lot # 6, section # E

OWNER: CHARLES W. KAUTZ & Mary A. KAUTZ - TAX # 01-0118000010



North  
date: 6/1  
prepared by: CW KAUTZ  
Scale of Drawing: 1" = 1/4" - 50'



## LOCATION INFORMATION

Election District: 1  
Councilmanic District: 1

1"=200' scale map: SW 3F

Zoning: D2-2  
Lot size: 288 11,760  
Acreage square feet

Public Private  
SEWER: ☒ ☐  
WATER: ☒ ☐  
Chesapeake Bay Critical Area: ☐ ☒  
Prior Zoning Hearings: NONE

Zoning Office USE ONLY!  
reviewed by: ITEM #: CASE#:

OCW 581

581





photograph

Case 97-581-A

