

INTER-OFFICE CORRESPONDENCE

RECOMMENDATION FORM



TO: Director, Office of Planning & Community Conservation
 Attn: Ervin McDaniel
 County Courts Bldg, Rm 406
 401 Bosley Av
 Towson, MD 21204

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

Permit Number

RE: **Undersized Lots**

Pursuant to Section 304.2(Baltimore County Zoning Regulations) effective June 25, 1992; this office is requesting recommendations and comments from the Office of Planning & Community Conservation prior to this office's approval of a dwelling permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

NIRMAL H. THOMAS 2509 POPLAR DR, BALTO MD 21207 410-298-6014
Print Name of Applicant Address Telephone Number

Lot Address **1320 DORSEY AVE** Election District **15** Council District _____ Square Feet **7,250**

Lot Location: N E S W / side corner of **ESSEX AVE**, **300** feet from N E S W corner of **EYRING AVE**
(street) (street)

Land Owner **STAR VALLEY INC** Tax Account Number **150 86 500 80**

Address **2509 POPLAR DR** Telephone Number **410 298 6014**
BALTIMORE MD 21207

CHECKLIST OF MATERIALS: to be submitted for design review by the Office of Planning & Community Conservation

	PROVIDED?	
	YES	NO
1. This Recommendation Form (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Permit Application	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Site Plan	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Property (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Topo Map (available in Rm 206 C.O.B.) (2 copies) (please label site clearly)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Building Elevation Drawings	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Photographs (please label all photos clearly)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Adjoining Buildings	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Surrounding Neighborhood	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Residential Processing Fee Paid
 Codes 030 & 080 (\$85)

Accepted by _____
 ZADM

Date _____

TO BE FILLED IN BY THE OFFICE OF PLANNING & COMMUNITY CONSERVATION ONLY!!

RECOMMENDATIONS/COMMENTS:

Approval Disapproval Approval conditioned on required modifications of the permit to conform with the following recommendations:

The applicant should consider improving right elevation with windows.

APPLICANT/PETITIONER ATTESTS THAT THERE HAS BEEN NO CONTIGUOUS OWNERSHIP FOR AT LEAST 5 PREVIOUS YEARS.

Nirmal H. Thomas
 Pres - Star Valley Inc
 8/20/98

Signed by: Jeffrey W. Lay
for the Director, Office of Planning & Community Conservation

Date:

SCHEDULED DATES, CERTIFICATE OF FILING AND POSTING
FOR A BUILDING PERMIT APPLICATION PURSUANT TO SECTION 304.2
DEPARTMENT OF PERMITS & DEVELOPMENT MANAGEMENT
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

The application for your proposed Building Permit Application has been accepted for filing by J. MERREY on 8-20-98
Date (A)

A sign indicating the proposed Building must be posted on the property for fifteen (15) days before a decision can be rendered. The cost of filing is \$50.00 and posting \$35.00; total \$85.00.

In the absence of a request for public hearing during the 15-day posting period, a decision can be expected within approximately four weeks. However, if a valid demand is received by the closing date, then the decision shall only be rendered after the required public special hearing.

*SUGGESTED POSTING DATE 9-1-98 D (15 Days Before C)

DATE POSTED _____

HEARING REQUESTED-YES _____ NO _____ -DATE _____

CLOSING DAY (LAST DAY FOR HEARING DEMAND) 9-16-98 C (B-3 Work Days)

TENTATIVE DECISION DATE 9-21-98 B (A + 30 Days)

*Usually within 15 days of filing

CERTIFICATE OF POSTING

District _____

Location of property: _____

Posted by: _____ Date of Posting: _____
Signature

Number of Signs: _____

Exhibit C

Date to be posted: Anytime before but no later than 9-1-98

Request for Use Permit: Class A Child Care, Parking, Undersized Lot, Farmer's Roadside Stand

Format for Use Permit Sign, Black Letters on White Background:

ZONING NOTICE

BUILDING PERMIT APPLICATION

APPLICATION HAS BEEN MADE FOR A BUILDING
PERMIT ON AN UNDERSIZED LOT ~~(50ft width)~~ of
50ft. IN WIDTH IN LIEU OF THE REQUIRED 55ft.

PUBLIC HEARING ?

PURSUANT TO SECTION 304.4, BALTIMORE COUNTY REGULATIONS,
AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING
CONCERNING THE PROPOSED BUILDING PERMIT, PROVIDED THE REQUEST
IS RECEIVED IN THE ZONING REVIEW BUREAU BEFORE 5:00 P.M. ON

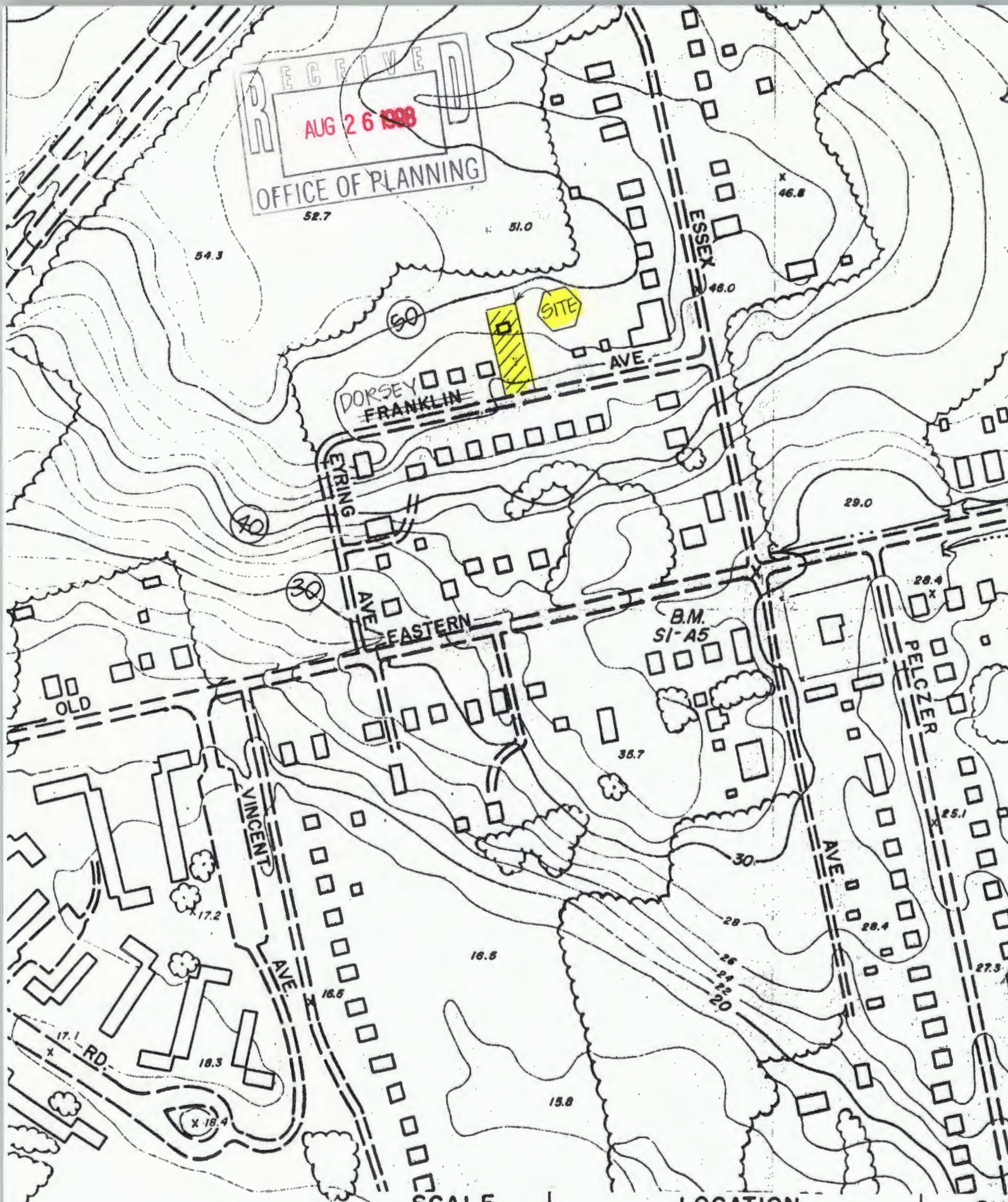
9-16-98

REQUEST FOR HEARING MUST REFERENCE THE ADDRESS ON THIS SIGN.
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 DAY OF HEARING UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

RECEIVED
AUG 26 1998
OFFICE OF PLANNING



SCALE
1" = 200'

LOCATION
#1320 DORSEY AVENUE

STEMMERS RUN

BACK DIVISION

CERTIFICATE OF POSTING

**RE: Case # Bldg. Permit
Petitioner/Developer:
(Nirmal Thomas)
Date of Hearing/~~Clearing~~:
(Sept. 16, 1998)**

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

Attention : Ms. Gwendolyn Stephens

Ladies and Gentleman:

**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 _____
1320 Dorsey Ave. Baltimore, Maryland 21221 _____**

**The sign(s) were posted on _____ August 31, 1998 _____
(Month, Day, Year)**

Sincerely,

(Signature of Sign Poster & Date)

_____**Thomas P. Ogle, Sr.**_____

_____**325 Nicholson Road**_____

_____**Baltimore, Maryland 21221**_____

_____**(410)-687-8405**_____ **(Telephone Number)**



**BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT**

No. **056145**

PAID RECEIPT

DATE 5 20 98 ACCOUNT Pool-6150

PROCESS	ACTUAL	TIME
8/21/1998	8/20/1998	15:15:43
REG MS02	CASHIER JRIC JMR	DRAWER 2
5 MISCELLANEOUS CASH RECEIPT		
Receipt #	060055	DFLN
CR NO.	056145	

AMOUNT \$ 50.00

RECEIVED FROM: N. Thomas 1320 Dorsey Rd

50.00 CASH
Baltimore County, Maryland

FOR: UNDERSIZED for Review.

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

Jam

CASHIER'S VALIDATION

RECEIVED
 AUG 26 1998
 OFFICE OF PLANNING



DISTURBED AREA: UNDER
 5000 S.F.

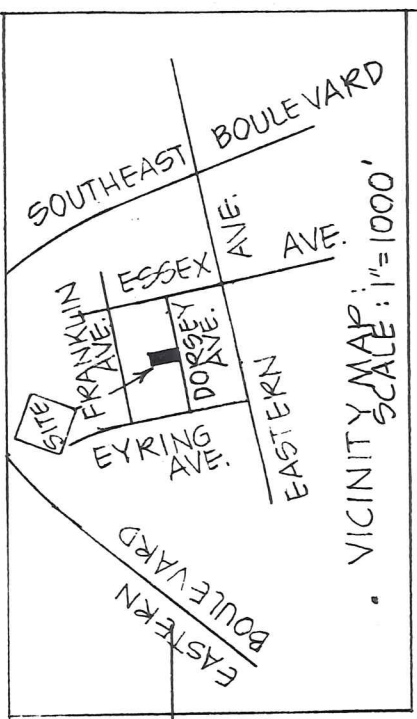
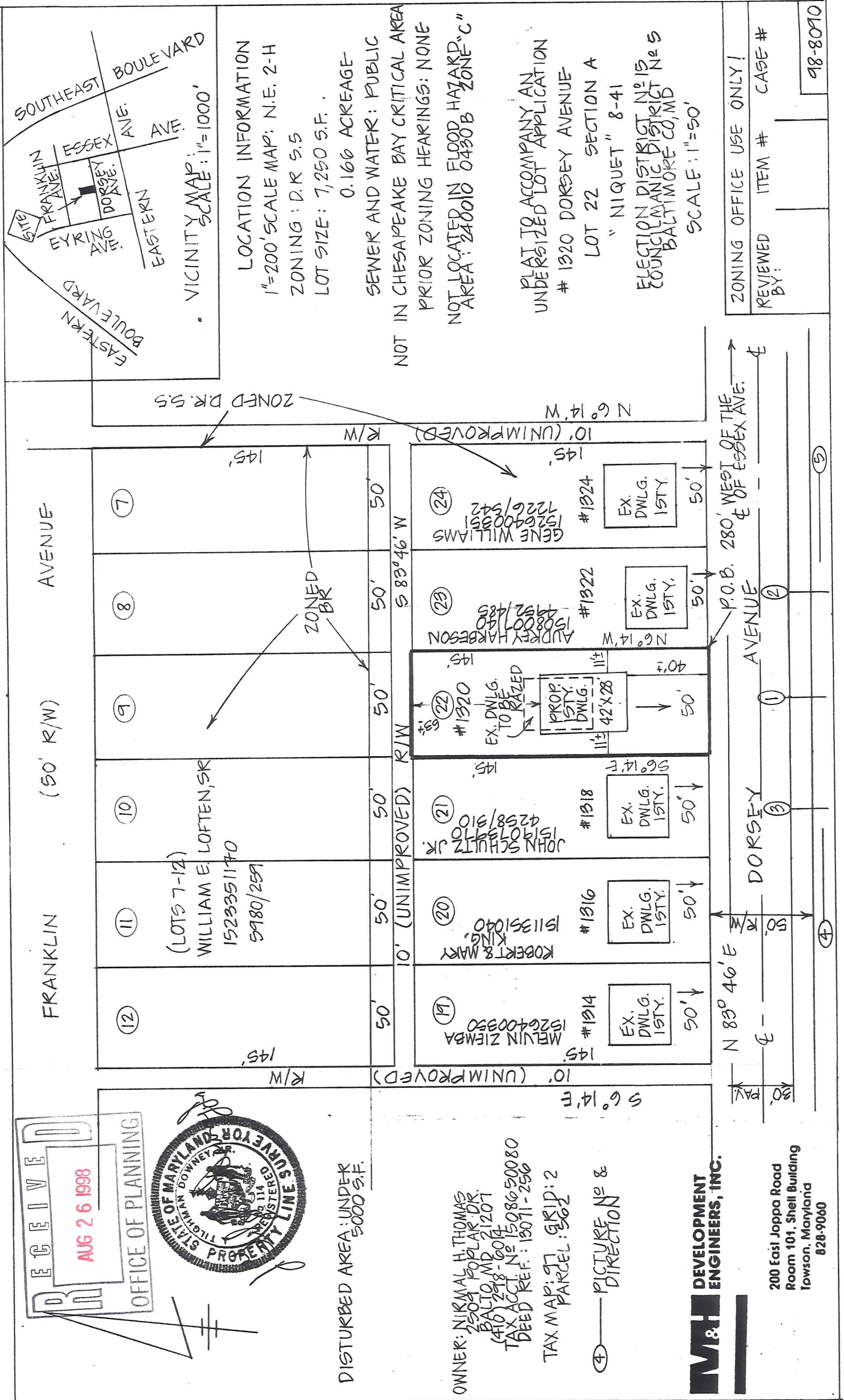
OWNER: NIRMAL H. THOMAS
 2504 POPLAR DR.
 BALTO, MD 21207
 (410) 298-6074
 TAX ACCT. No 1508650080
 DEED REF.: 13071-256

TAX MAP: 97 GRID: 2
 PARCEL: 562

④ — PICTURE NO &
 DIRECTION

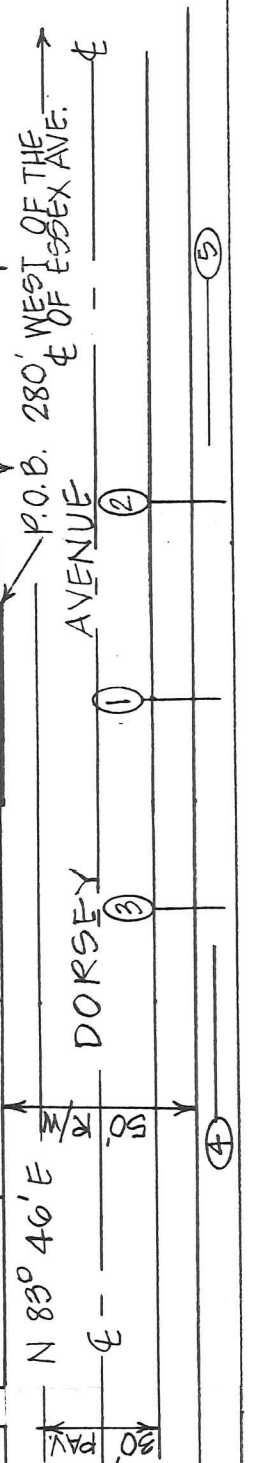
M&H DEVELOPMENT
 ENGINEERS, INC.

200 East Joppa Road
 Room 101, Shell Building
 Towson, Maryland
 828-9060



VICINITY MAP: 1"=1000'
 LOCATION INFORMATION
 1"=200' SCALE MAP; N.E. 2-H
 ZONING: D.R. S.5
 LOT SIZE: 7,250 S.F.
 0.166 ACREAGE
 SEWER AND WATER: PUBLIC
 NOT IN CHESAPEAKE BAY CRITICAL AREA
 PRIOR ZONING HEARINGS: NONE
 NOT LOCATED IN FLOOD HAZARD "C"
 AREA: 240010 0430B ZONE "C"
 PLAT TO ACCOMPANY AN
 UNDERSIZED LOT APPLICATION
 # 1320 DORSEY AVENUE
 LOT 22 SECTION A
 "NIQUET" 8-41
 ELECTION DISTRICT N^o 15
 COUNCILMANIC DISTRICT N^o 5
 BALTIMORE CO, MD
 SCALE: 1"=50'

ZONING OFFICE USE ONLY!
 REVIEWED BY: _____ ITEM # _____ CASE # _____
 98-8090



PLAN NOTES

- All Non-Treated Wood shall be a minimum of 8" above Finish grade
- All Partitions shall be 2x4 construction unless otherwise noted
- All egress windows shall have a min. net clear opening of 5.7 s.f. with a min. net opening height of 24" and width of 20" and a max sill height of 44"
- Sliding glass doors shall be tempered glass
- Entry closet and bedroom closet shall have pre-finished open metal shelf. Linen closet and pantry shall have 5 shelves
- 22" x 30" attic access shall be provided per plan
- Railings or handrails shall be installed on any exterior porch or stair three risers or more in height
- Floor - Wall finishes per specifications
- Minimum clear glass area shall be at least 8% in each required space. Minimum clear ventilation area shall be at least 4% in each required space.

FOUNDATION NOTES

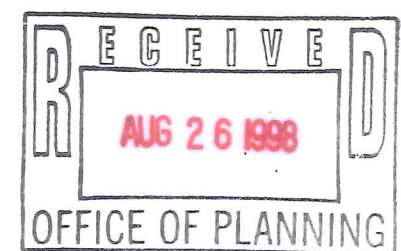
- Concrete Slab and Footing shall be 2500 P.S.I. min (5 bag)
- Minimum Soil Bearing Pressure is 3,000 P.S.F.
- Basement Floor slab shall be min. 4" concrete on 6mil vapor barrier over 4" gravel bed
- Foundation drains and sump pump shall be installed and located at builders discretion
- Steel reinforcing in slab and footings as dictated by site conditions
- Builder to install 1/2 dia. zinc coated steel anchor strap 8'0" o/c max. with a min. of two fasteners per wall and max. 1'0" from end of each section of plate
- Porch slab shall be 4" minimum #3500 air entrained conc. with 6x6 x 10 w.w.m.
- Column spacing shall be installed according to specific model foundation plans.
- Builder shall install sill sealer between and sill plates and top of foundation wall

INSULATION NOTES

- Ceiling Insulation min. R-30 (blown)
- Exterior walls R-13 insulation with vapor barrier
- Exterior perimeter ring joist areas shall be insulated with R-13 3 1/2 batt insulation

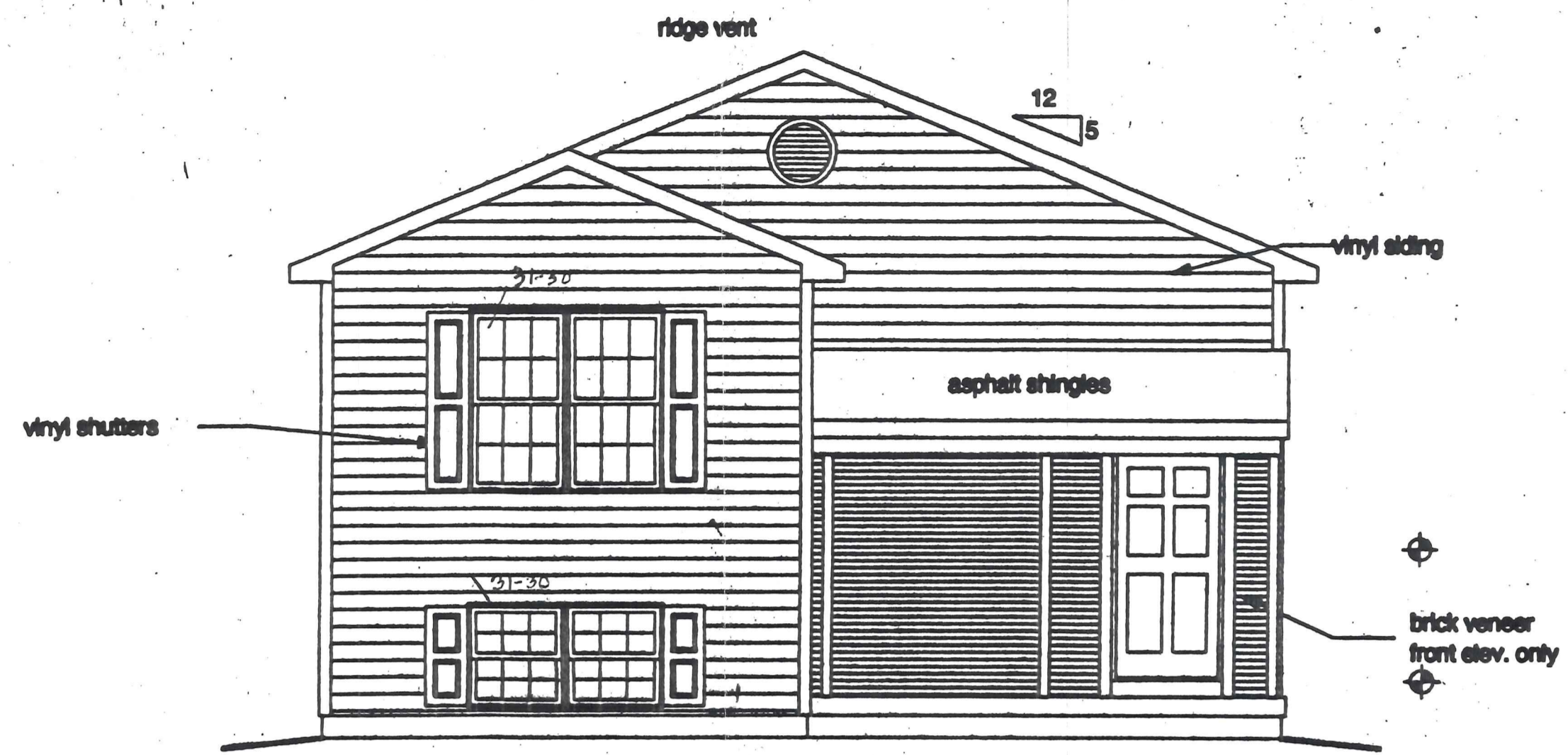
GRADE and SPECIE of LUMBER

- Hem Fir #2 or better

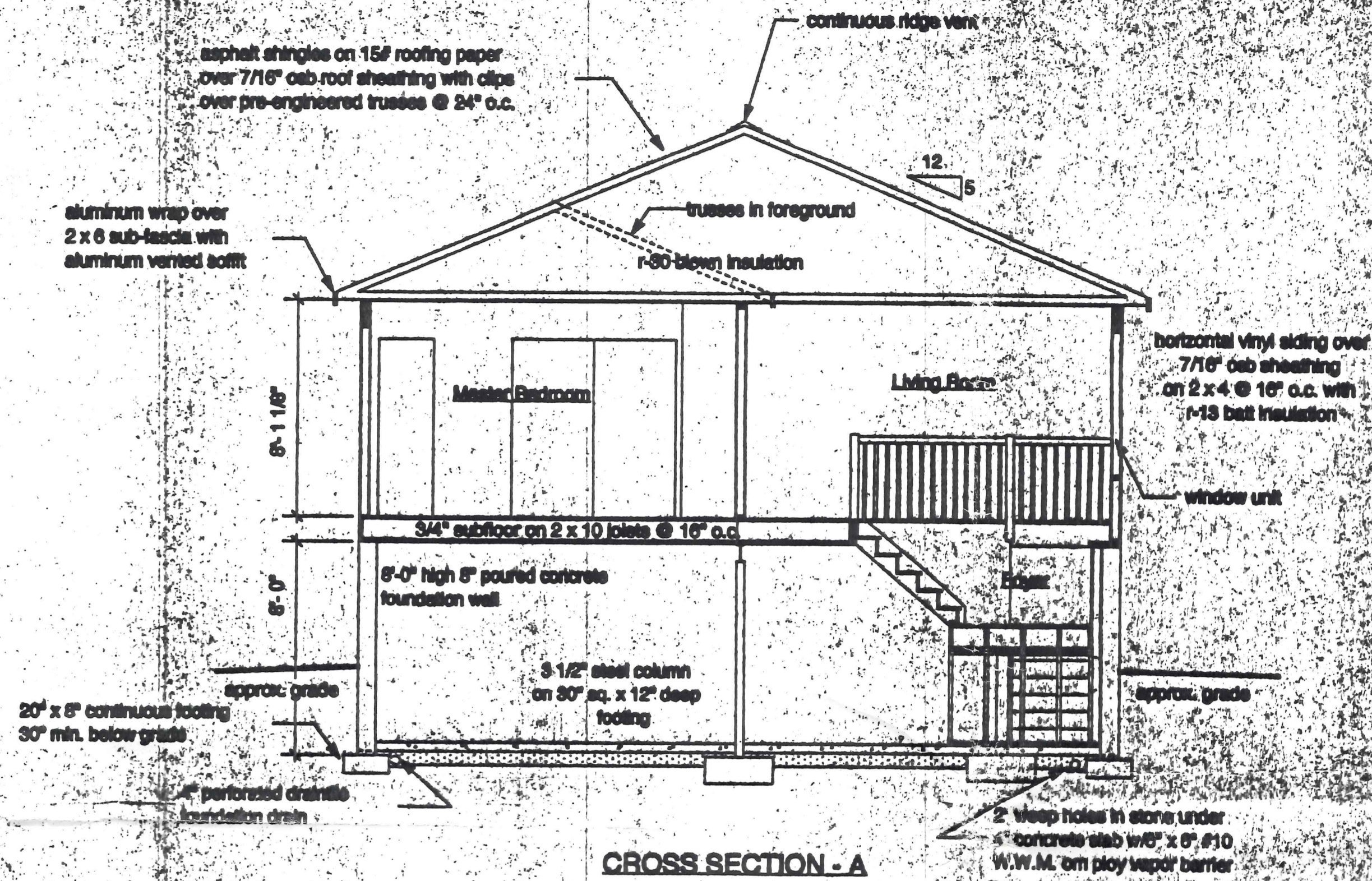


sheet

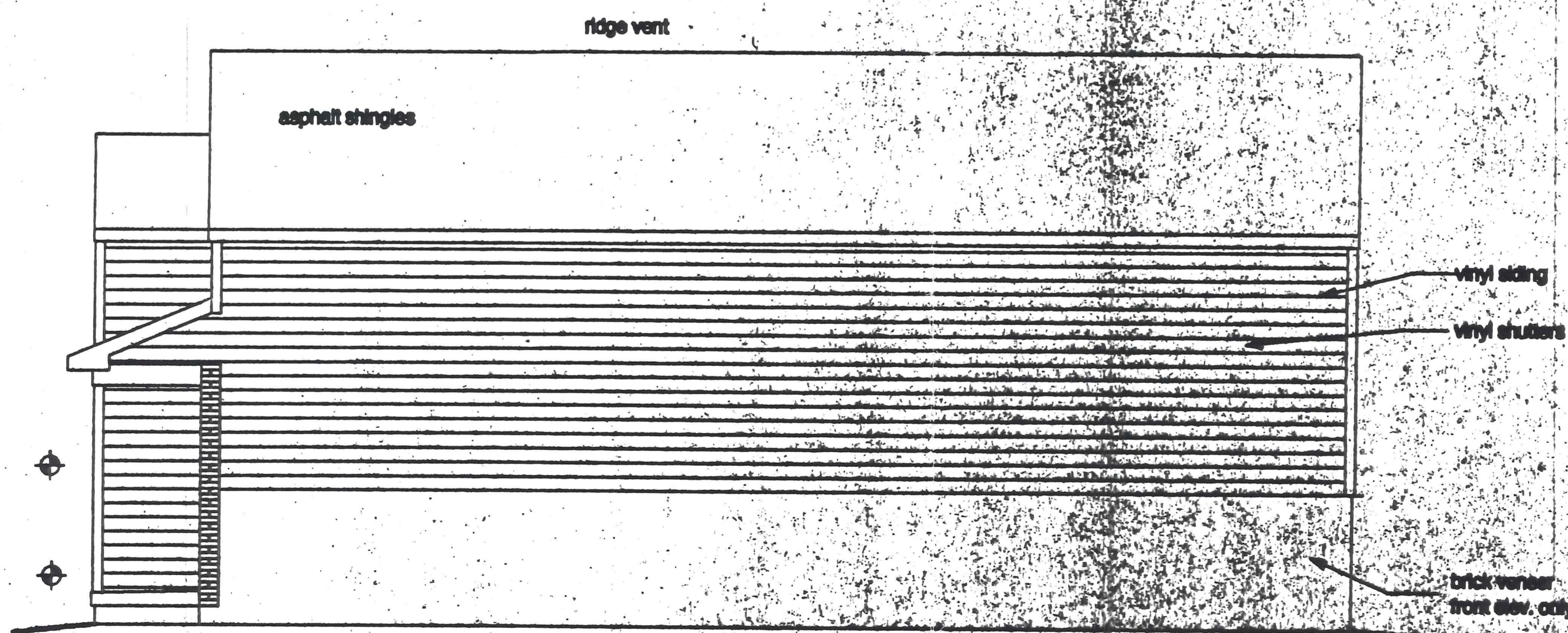
1



FRONT ELEVATION



CROSS SECTION - A



RIGHT ELEVATION



Carpentry Unlimited Inc.

2847 Gable from split foyer

scale 1/4" = 1'-0"

Sheet

23

16 AUG 97