

IN RE: PETITION FOR ADMIN. VARIANCE
W/S Dogwood Road, 2,000' S of
the c/1 Old Court Road
(9307 Dogwood Road)
2nd Election District
1st Councilmanic District

Mitchell A. Anest, et ux
Petitioners

* BEFORE THE
* ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 98-18-A
*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner for consideration of a Petition for Administrative Variance filed by the owners of the subject property, Mitchell A. and Cathy H. Anest. 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 18.5 feet in lieu of the maximum permitted 15 feet for a detached garage. 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.

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 Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 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.

ORDER RECEIVED FOR FILING

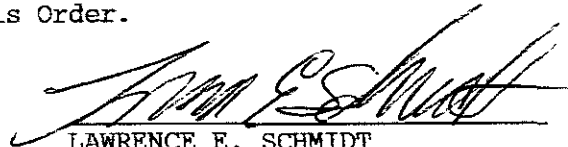
Date

By

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 Zoning Commissioner for Baltimore County this 14th day of August, 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 18.5 feet in lieu of the maximum permitted 15 feet for a detached garage, 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 the 30-day appeal period from the date of this Order has expired. If an appeal is filed and 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.
- 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.


LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs



Baltimore County
Zoning Commissioner
Office of Planning

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

August 14, 1997

Mr. & Mrs. Mitchell A. Anest
9307 Dogwood Road
Baltimore, Maryland 21244

RE: PETITION FOR ADMINISTRATIVE VARIANCE
W/S Dogwood Road, 2,000' S of the c/l Old Court Road
(9307 Dogwood Road)
2nd Election District - 1st Councilmanic District
Mitchell A. Anest, et ux - Petitioners
Case No. 98-18-A

Dear Mr. & Mrs. Anest:

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 "Lawrence E. Schmidt".

LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs

cc: People's Counsel

File





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

98-18-A

for the property located at 9307 Dogwood Road; Baltimore, MD 21244
which is presently zoned RCZ

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 to permit an 18 1/2' hgt in lieu of 15' for a detached garage

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) The garage will be used for the storage of personal items, including miscellaneous lawn and garden equipment; farm tractor, snow blower, etc. The building was designed and constructed to maintain a consistent harmonious appearance with the roof line of our single family dwelling and attached garage.

We live in a rural area off the main road and does not in any way detract from the area properties. The garage/storage building is situated in the corner of our property and surrounded by tall pine trees. The existing height has no negative impact whatsoever on the neighboring lots. To try and alter the size/height would not be practical and create a financial hardship.

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.

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:

(same as legal owners)
(Type or Print Name)

Signature

Address

City State Zipcode

Attorney for Petitioner

N/A
(Type or Print Name)

Signature

Address Phone No.

City State Zipcode

Legal Owner(s):

Mitchell Anthony Anest
(Type or Print Name)

Signature

Cathy Hidey Anest
(Type or Print Name)

Signature

9307 Dogwood Road 410-750-4763
Address Phone No

Baltimore Maryland 21244
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: mjk DATE: 7/16/97

ESTIMATED POSTING DATE: 7/27/97



Printed with Soybean Ink
on Recycled Paper

ITEM #: 18

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 9307 Dogwood Road
address
Baltimore, Maryland 21244
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 requesting variance for the height of our detached garage building at the above address.
The garage will be used for the storage of personal items including miscellaneous lawn and garden equipment; farm tractor, snow blower, etc. The building was designed and constructed to maintain a consistent harmonious appearance with the roof line of our single family dwelling and attached garage.
We live in a rural area off the main road and does not in any way detract from the area properties. The garage/storage building is situated in the corner of our property and surrounded by tall pine trees.

(Please note: When building permit #B308726 was issued to us, we were not advised at that time that the height of the roof was determined from the grade to the highest point of the roof. We understood that the roof height was defined as the mean height level between the eaves and the ridge of the roof making the roof height within the allowable 15' height.)

Thank you.

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.

Cathy Hidey Anest
(signature)
Cathy Hidey Anest
(type or print name)



Mitchell Anthony Anest
(signature)
Mitchell Anthony Anest
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 15th day of July, 19 97, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Cathy Hidey Anest and Mitchell Anthony Anest

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

date

7/15/97

David C. Trappitt
NOTARY PUBLIC

My Commission Expires:

12/1/00

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 9307 Dogwood Road
address
Baltimore, Maryland 21244
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 requesting variance for the height of our detached garage building at the above address.

The garage will be used for the storage of personal items including miscellaneous lawn and garden equipment; farm tractor, snow blower, etc. The building was designed and constructed to maintain a consistent harmonious appearance with the roof line of our single family dwelling and attached garage.

We live in a rural area off the main road and does not in any way detract from the area properties. The garage/storage building is situated in the corner of our property and surrounded by tall pine trees.

(Please note: When building permit # B08726 was issued to us, we were not advised at that time that the height of the roof was determined from the grade to the highest point of the roof. We understood that the roof height was defined as the mean height level between the eaves and the ridge of the roof making the roof height within the allowable 15' height.)

Thank you.

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.

Cathy Hidey Anest
(signature)
Cathy Hidey Anest
(type or print name)



Mitchell Anthony Anest
(signature)
Mitchell Anthony Anest
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 1st day of July, 19 97, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Cathy Hidey Anest and Mitchell Anthony Anest

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiantt(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

date

7/15/97

NOTARY PUBLIC

My Commission Expires:

12/1/00



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

98-18-A

for the property located at 9307 Dogwood Road; Baltimore, MD 21244
which is presently zoned RL2

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 to permit an 18 1/2' hgt in lieu of 15' for a detached garage

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) The garage will be used for the storage of personal items, including miscellaneous lawn and garden equipment; farm tractor, snow blower, etc. The building was designed and constructed to maintain a consistent harmonious appearance with the roof line of our single family dwelling and attached garage.

We live in a rural area off the main road and does not in any way detract from the area properties. The garage/storage building is situated in the corner of our property and surrounded by tall pine trees. The existing height has no negative impact whatsoever on the neighboring lots. To try and alter the size/height would not be practical and create a financial hardship.

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.

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

(same as legal owners)

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner:

N/A

(Type or Print Name)

Signature

Address

Phone No.

City

State

Zipcode

Legal Owner(s).

Mitchell Anthony Anest

(Type or Print Name)

Signature

Cathy Hidey Anest

(Type or Print Name)

Signature

9307 Dogwood Road

Address

410-750-4763

Phone No.

Baltimore

City

Maryland

State

21244

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: MDK

DATE: 7/16/97

ESTIMATED POSTING DATE: 7/27/97



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on Recycled Paper

ITEM #: 18

Zoning Description

Address: 9307 Dogwood Rd
Baltimore, MD 21244

98-18-A

BEGINNING IRON PIPE found and held at the end of
N 83 13' 22" E 874.94' line as shown on plat H16 CONCRETE INC
PLAT BOOK E.H.K.J.R NO 43 FOLIO 44 RUNNING WITH S 05 32' 10" W
140.14' line above plat (1) S 03 56' 28" E 140.08 to an iron pipe
found and held. RUNNING WITH N 83 12' 22" E 219.77
(2) N 73 42' 11" EAST 219.94 to an IRON BAR (ALUMINUM CAP) RUNNING
S 05 23' 00" W 121.85 line to (3) S 04 10' 58" EAST 20.29'
to a CONCRETE MONUMENT (4) S 73 42' 11" W 220.03 to
an iron bar (ALUMINUM CAP) to (5) S 73 42' 53" W 287.63 to
an iron bar (6) N 03 56' 28" W 160.39 to a concrete monument
being 587.31 feet from N 83 13' 22" E 874.94 from above plat
(7) N 73 42' 53" E 287.63 to place of beginning. CONTAINING 1.135
ACRES.

BEING A portion of the property recorded in LIBEL GLB 3179
folio 506 and also being a portion of Lot 2 recorded
in plat book E.H.K.J.R NO 43 folio 44

ALSO KNOWN AS 9307 DOGWOOD RD and LOCATED
IN THE 2ND ELECTION DISTRICT and 11th PRECINCT.

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

No. **041018**

DATE 7/16/97 ACCOUNT 01-615

Item 18 AMOUNT \$ 50.00
is, -mdx

RECEIVED FROM: Arrest, Mitchell - 9307 Dequod R1

FOR: 010- Res Var. \$ 50.00

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

PAID RECEIPT

PROCESS ACTUAL TIME
7/16/1997 7/16/1997 09:40:17
REG 00904 CASHIER L9M0 LXS DRYMER
MISCELLANEOUS CASH RECEIPT
Receipt # 012494
CR NO. 041018

60.00 CHECK
Baltimore County, Maryland

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No.: 98-18-A

Petitioner/Developer: Cathy Anest

Date of Hearing/Closing: 8/11/97

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 9307 Dogwood Rd.

Baltimore, MD 21244

The sign(s) were posted on July 25, 1997
(Month, Day, Year)

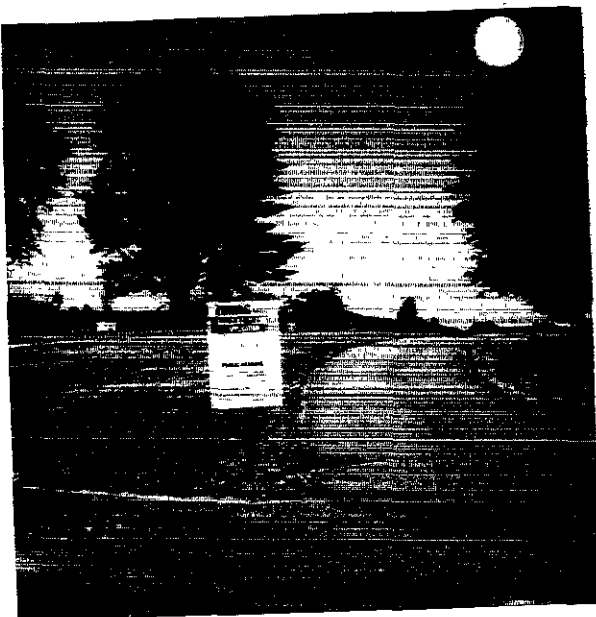
Sincerely,

Mark Fitzgerald
(Signature of Sign Poster and Date)

Mark Fitzgerald
(Printed Name)

SHANNON-BAUM SIGNS
105 COMPETITIVE GOALS DR.
(Address)
ELDERSBURG, MD 21784

(City, State, Zip Code)
(410) 781-4000
(Telephone Number)



Request for Zoning: Administrative Variance

Date to be Posted: Anytime before but no later than * 7/27/97

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

Item # 18

ZONING NOTICE**ADMINISTRATIVE
VARIANCE**Case No.: 98-18-Avariance to permit an 18ft. height in lieu of 15 ft.**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**

*

8/11/97

**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



Baltimore County
Department of Permits and
Development Management

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.: #18

Petitioner: Mitchell Anest

Location: 9307 Dogwood Road.

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Mitchell Anest

ADDRESS: 9307 Dogwood Road.

Baltimore, MD 21244

PHONE NUMBER: (410) 750-4763

AJ:ggs

(Revised 09/24/96)



Baltimore County
Department of Permits and
Development Management

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

July 24, 1997

ABOUT YOUR ADMINISTRATIVE VARIANCE

CASE NUMBER: 98-18-A
9307 Dogwood Road
W/S Dogwood Road, 2000' S of centerline Old Court Road
2nd Election District - 1st Councilmanic Distict
Legal Owner(s): Mitchell Anthony Anest & Cathey Hidey Anest
Post by Date: 7/27/97
Closing Date: 8/11/97

Contact made with this office regarding to 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.

Arnold Jablon
Director

cc: Mitchell Anthony Anest & Cathey Hidey Anest





Baltimore County
Department of Permits and
Development Management

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

August 8, 1997

Mr. and Mrs. Mitchell Anest
9307 Dogwood Road
Baltimore, MD 21244

RE: Item No.: 018
Case No.: 97-18-A
Petitioner: Mitchell Anest, et ux

Dear Mr. and Mrs. Anest:

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 July 16, 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 black ink, reading "W. Carl Richards, Jr." in a cursive style.

W. Carl Richards, Jr.
Zoning Supervisor

WCR/re
Attachment(s)



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

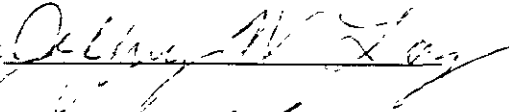
DATE: July 29, 1997

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

SUBJECT: 9307 Dogwood Road - Item No. 18

Staff does not oppose the applicant's request; however, a condition should be placed in the Order restricting the use of the garage for dwelling purposes.

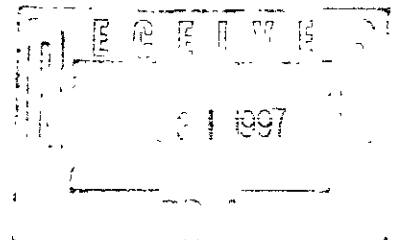
Prepared by:



Division Chief:



AFK/JL





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 7-25-97
Item No. 018 MJK

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

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

INTER-OFFICE CORRESPONDENCE

TO: PDM

DATE: 8/1/97

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

SUBJECT: Zoning Advisory Committee
Meeting Date: 7/28/97

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

Item #'s:

018
019

RBS:sp

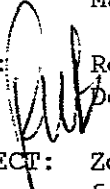
BRUCE2/DEPRM/TXTS8P

B A L T I M O R E C O U N T Y, M A R Y L A N D

I N T E R O F F I C E C O R R E S P O N D E N C E

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

Date: August 4, 1997

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

SUBJECT: Zoning Advisory Committee Meeting
 for August 4, 1997
 Item Nos. 010, 011, 016, 017, 018,
 & 019

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

RWB:HJO:jrb

cc: File



Baltimore County
Fire Department

Office of the Fire Marshal
700 East Joppa Road
Towson, Maryland 21286-5500
(410)887-4880

DATE: 10/07/96

Aug. 6.97

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 JULY 28, 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.

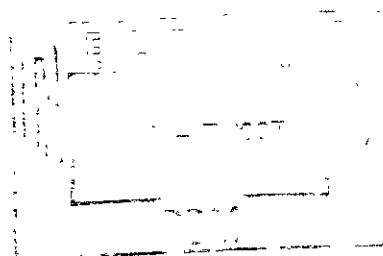
S. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

0.1, 012, 014, 015, 018, AND 019

REVIEWER: LT. ROBERT P. SAJEPUK

Fire Marshal's Office, PHONE 812 4881, MS-1105F

cc: [illegible]



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: July 29, 1997

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

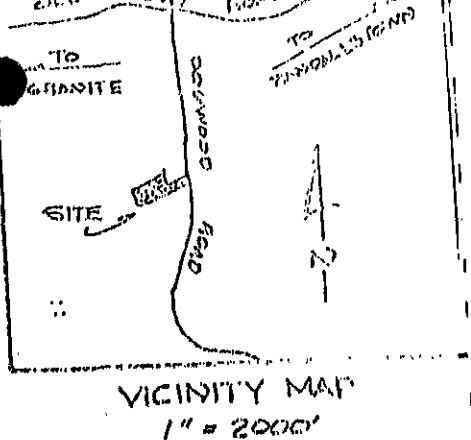
SUBJECT: 9307 Dogwood Road - Item No. 18

Staff does not oppose the applicant's request; however, a condition should be placed in the Order restricting the use of the garage for dwelling purposes.

Prepared by: Jeffrey W. Lay
Division Chief: Paul Kern

AFK/JL

Zoning Variance
for Lot 1
(see sheet 2
for detail)



- LEGEND
- — MONUMENT
 - — RE-BAR OR IRON PIPE
 - ▨ — SEWAGE RESERVE AREA 10,000 SQUARE FEET
 - — PROPOSED HOUSE
 - ⊕ — EXISTING WELL

TRACT-1
"HI-6"
Δ 43/44
MBC3

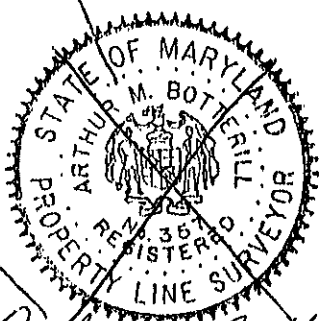
PET. EX. 1

OWNER:
MITCHELL & CATHY ANEST
9307 DOGWOOD ROAD
BALTO., MD. 21207

Zoned
RC2
Not in flood
zone or critical
Area

#18

DEPARTMENT
OF
ENVIRONMENTAL PROTECTION
AND
RESOURCE MANAGEMENT
Approved: *[Signature]* DATE 7-6-88

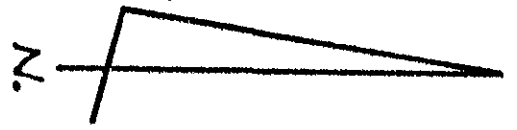
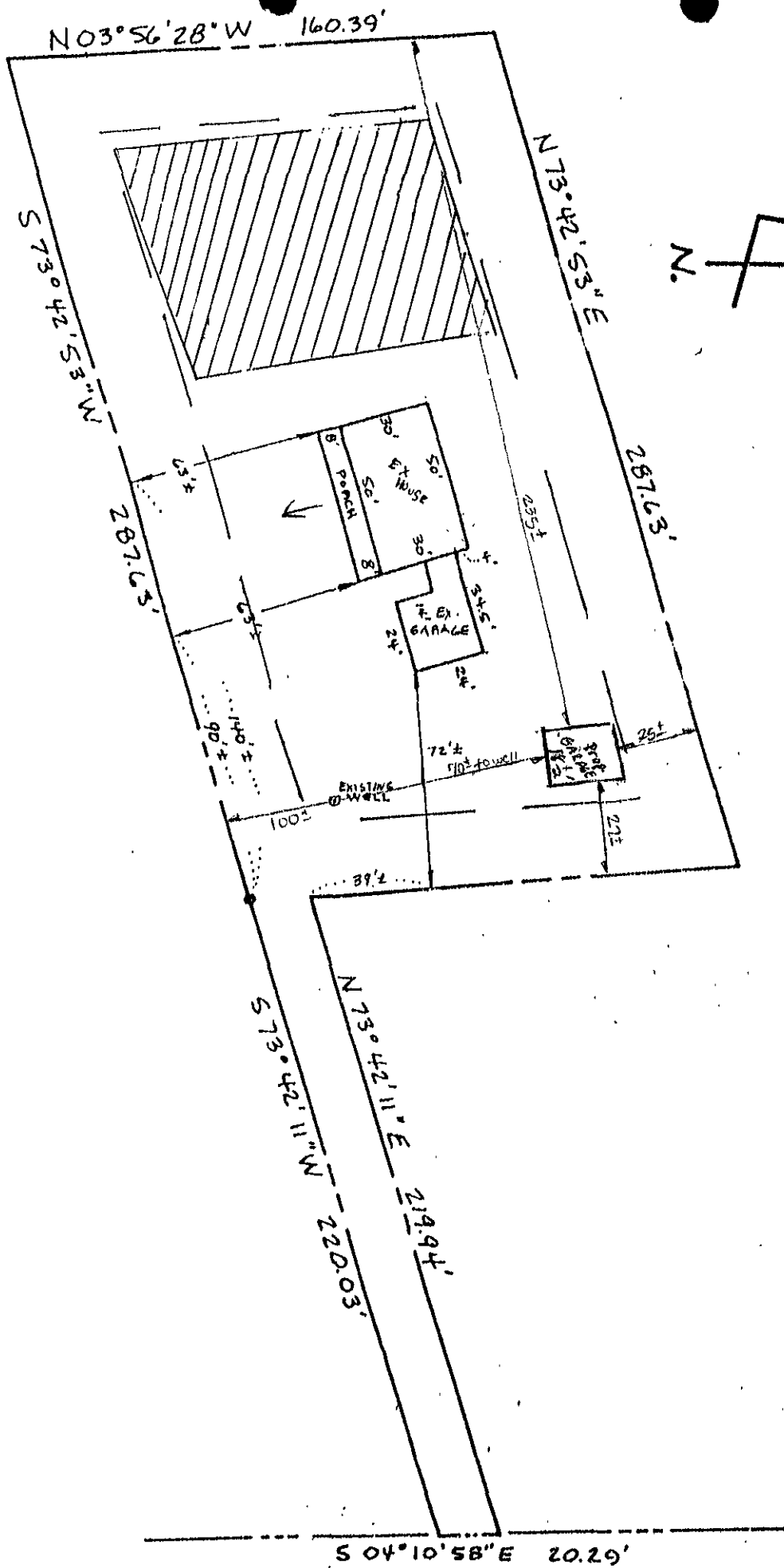


Arthur M. Botterill
MINOR SUBDIVISION PLAT
"ANEST" OUT-TAKE FROM
"HI-6" PROPERTY (Δ 43/44)
ELECTION DIST. NO. 2
REVISED 6-27-88
ARTHUR M. BOTTERILL
3601 DEWBERRY CIRCLE
WESTMINSTER, MD. 21157

GRBA

SCALE: 1" = 100'

DOGWOOD ROAD
60' R/W

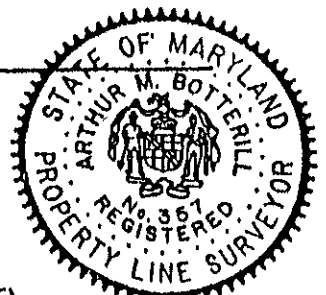


- GARAGE -
24' x 28'

I Certify That I Have
 Located The Improvements
 On The Parcel As Shown
 Hereon.
 This Plat Is Not Intended
 For Use In Establishing
 Property Lines.

DOGWOOD ROAD 60' R/W

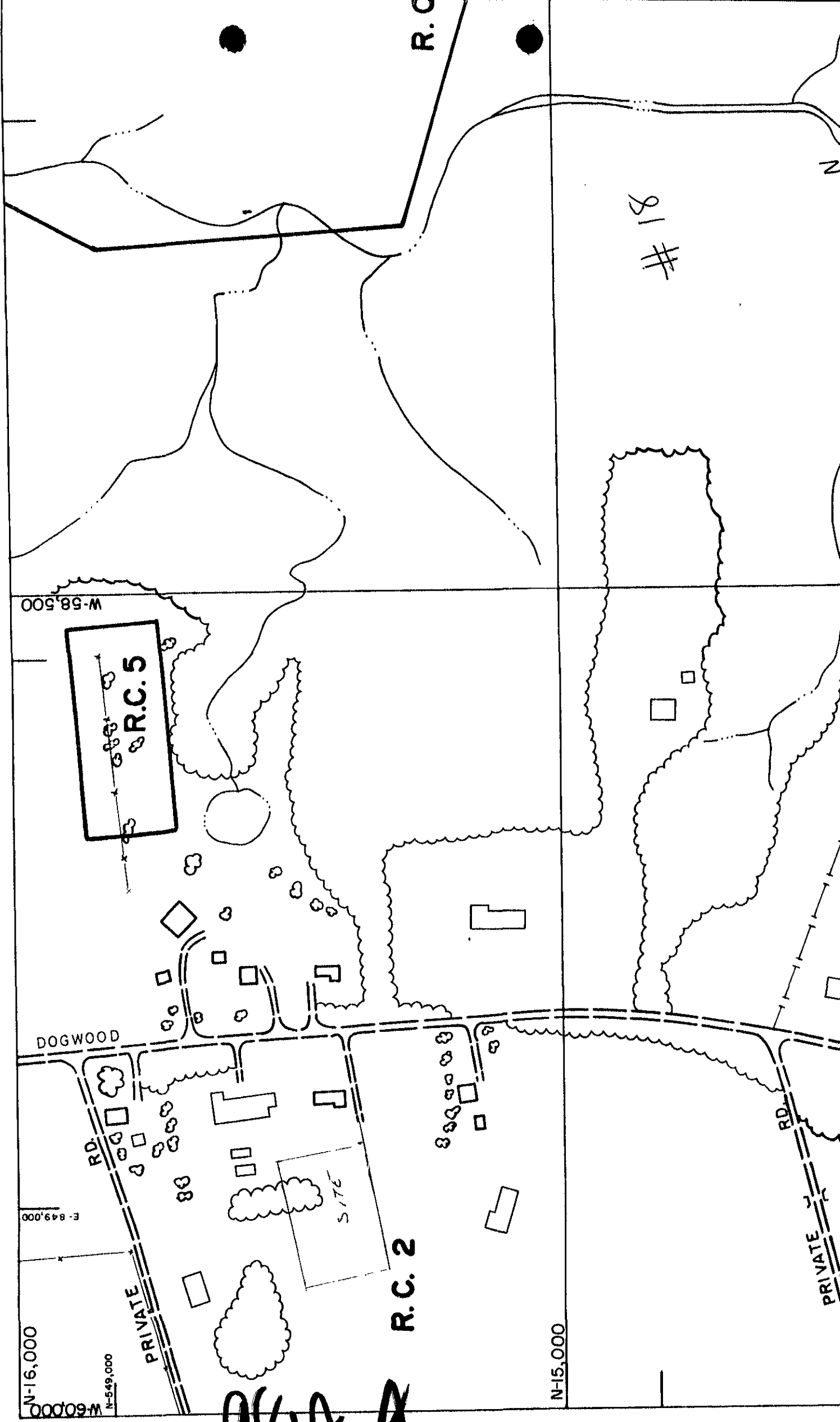
SCALE: 1" = 50'



BOTTERILL-HOBBS, INC.
 3601 DEWBERRY CIRCLE
 WESTMINSTER, MD. 21157

CATHY AND MITCHELL AUST
 HOUSE LOCATION
 9307 DOGWOOD ROAD
 2ND. ELECTION DISTRICT
 BALTO. CO., MD.

Arthur M. Botterill
 ARTHUR M. BOTTERILL
 PROPERTY LINE SURVEYOR #357
 7-30-1988



9818-A

#18

W-58,500

DOGWOOD

E-849,000

N-16,000

N-549,000

PRIVATE

RD.

R.C. 2

SITE

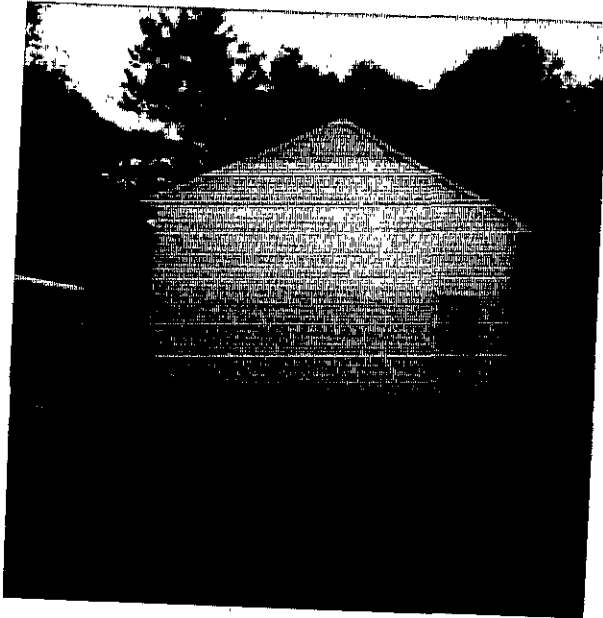
N-15,000

PRIVATE

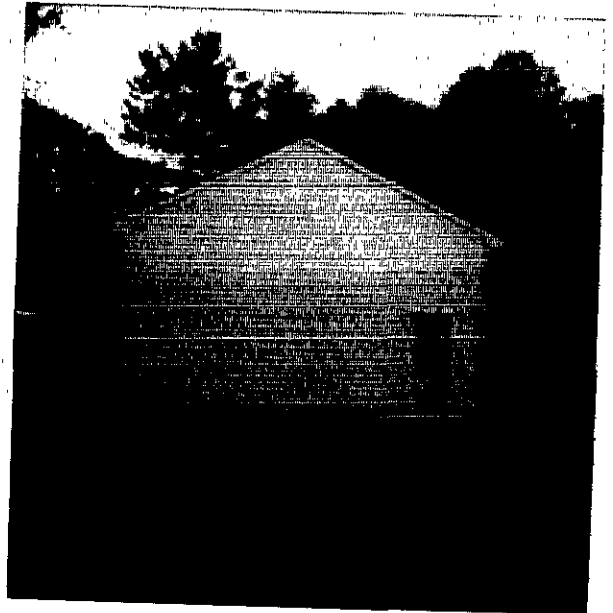
RD.

R.C.

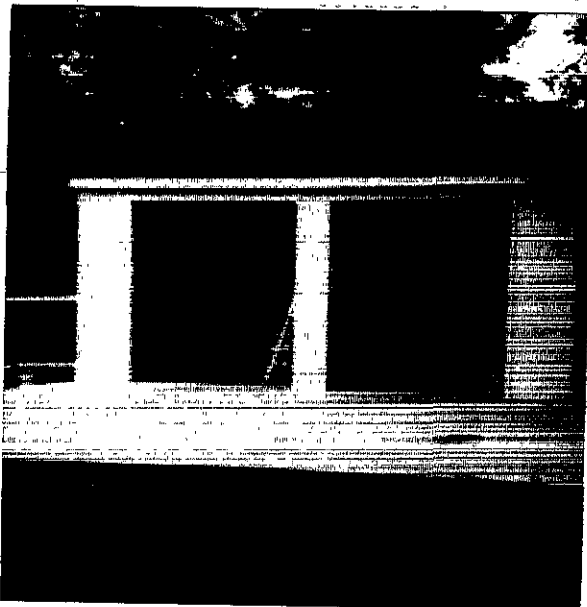
Case
98-18-A



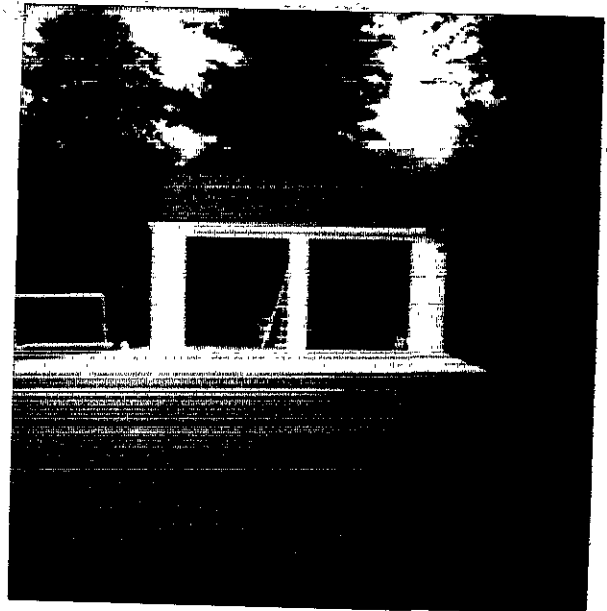
PERMIT B308726
9307 DOGWOOD RD
ANEST



PERMIT B308726
9307 DOGWOOD RD
ANEST



PERMIT B308726
9307 DOGWOOD RD
ANEST



PERMIT B308726
9307 DOGWOOD RD
ANEST



**BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP**

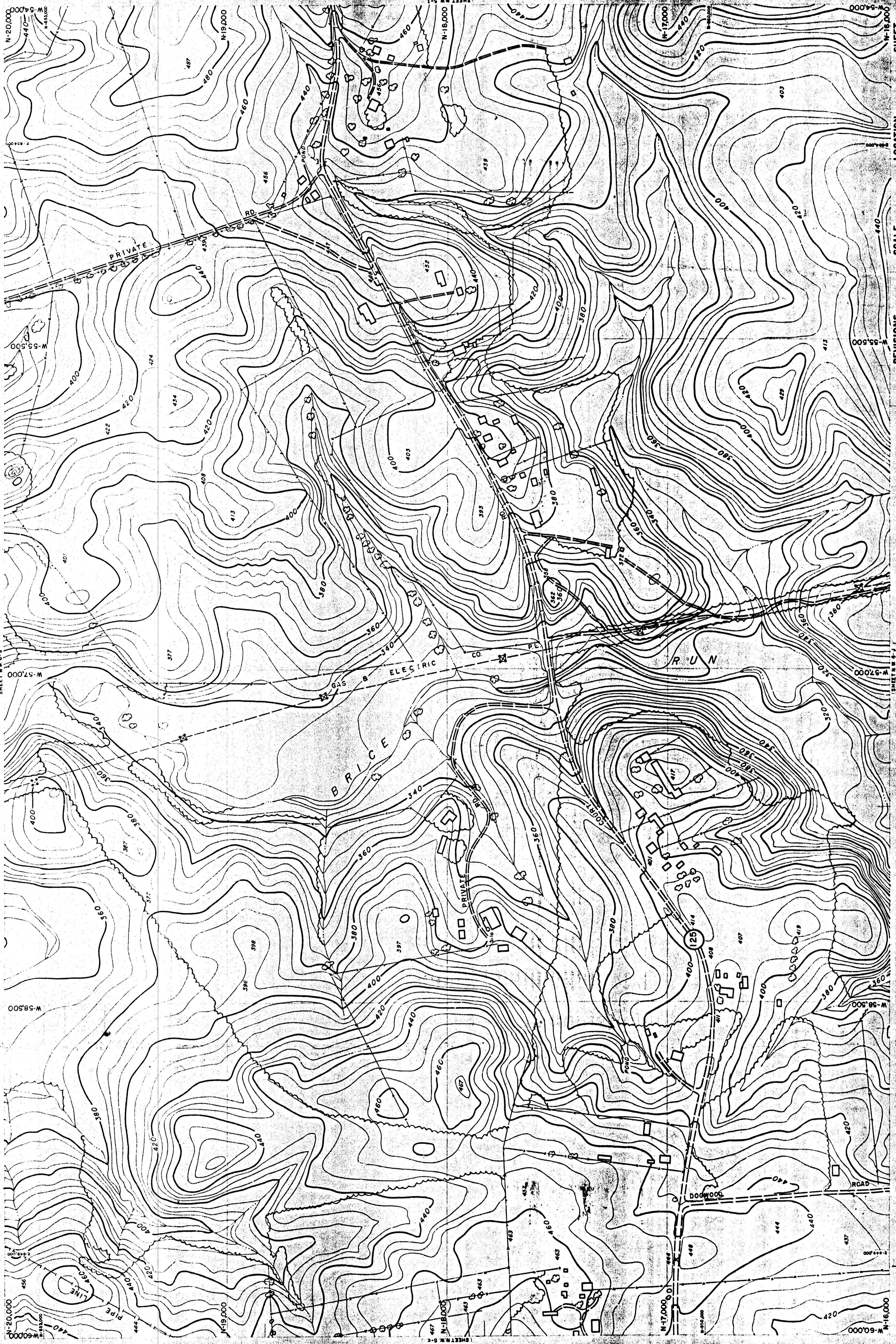
SCALE

DATE _____

LOCATION

SHEET

98-18A



PHOTOGRAMMETRIC MAP OF
BALTIMORE COUNTY, MARYLAND

REVISIONS		SCALE	LOCATION	SHEET
BY	DATE	1" = 200'	NORTH OF KRAFT CORNER	5-J
Planimetric	MAPS, 4-20-67 INC.			
DATE OF PHOTOGRAPHY DECEMBER 1959				
Topography Compiled By Photogrammetric Methods MAPS, INCORPORATED - BALTIMORE 22, MARYLAND				

L-NW LL-NE
2000' SITE

9-18-A