

IN RE: PETITION FOR ADMIN. VARIANCE * BEFORE THE
N/S Clanford Road, 121' W of the * ZONING COMMISSIONER
c/l of Geier Court * OF BALTIMORE COUNTY
(9805 Clanford Road) * Case No. 98-343-A
2nd Election District *
2nd Councilmanic District *
Oliver Harvey, et ux
Petitioners *

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner for consideration of a Petition for Variance filed by the owners of the subject property Oliver and Sylvia Harvey. The Petitioners seek relief from Section 1B02.3.B of the Baltimore County Zoning Regulations (B.C.Z.R.) (Planning Board approval 1965 Regulations) to permit a side yard setback of 6 feet in lieu of the required 10 feet, and a side yard setback sum of 17 feet in lieu of the required 25 feet, for a proposed garage addition. 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.

ORDER RECEIVED FOR FILING

Date 4/21/98

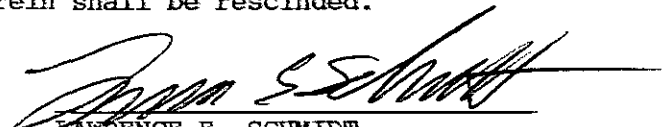
By [Signature]

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 Zoning Commissioner for Baltimore County this 20th day of April, 1998 that the Petition for Administrative Variance seeking relief from Section 1B02.3.B of the Baltimore County Zoning Regulations (B.C.Z.R.) (Planning Board approval 1965 Regulations) to permit a side yard setback of 6 feet in lieu of the required 10 feet, and a side yard setback sum of 17 feet in lieu of the required 25 feet, for a proposed garage addition, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restriction:

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.


LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs

ORDER RECEIVED FOR FILING
Date 4/29/98
By [Signature]



Baltimore County
Zoning Commissioner
Office of Planning and Zoning

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

April 20, 1998

Mr. & Mrs. Oliver Harvey
9805 Clanford Road
Randallstown, Maryland 21133

RE: PETITION FOR ADMINISTRATIVE VARIANCE
N/S Clanford Road, 121' W of the c/l of Geier Court
(9805 Clanford Road)
2nd Election District - 2nd Councilmanic District
Oliver Harvey, et ux - Petitioners
Case No. 98-343-A

Dear Mr. & Mrs. Harvey:

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 black ink, appearing to read "Lawrence E. Schmidt", written over a horizontal line.

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

for the property located at #9805 Clanford Road

which is presently zoned D.R. 3.5

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 Variance from Section(s)

Section 1802.3B (Planning Board approval 1965 BCZR) to permit a side yard setback of 6 feet in-lieu of the required 10 feet, and a total for both sides of 17 feet in-lieu of the required 25 feet.

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

1. The house that the garage is to be attached to is existing and the sideyard dimension is only 18'. The proposed garage is to be 12', thus leaving a sideyard of 6'.
2. The existing chimney is located on the proposed garage side, having to make room to pass it with a car requires the width to be 12'.
3. Cannot accommodate the garage in the rear yard, the grade of the existing ground is too severe.

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.

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

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.

Legal Owner(s):

Oliver Harvey

(Type or Print Name)

(x) Oliver Harvey

Signature

Sylvia Harvey

(Type or Print Name)

Sylvia Harvey

Signature

9805 Clanford Rd. (410) 922-2848

Address

Phone No.

Randallstown Md. 21133

City

State

Zipcode

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

M&H Development Engineers

Vincent J. Moskunus

Name

200 E. Joppa Road, Room 101 (410) 828-9060

Address

Phone No.

Towson, MD 21286

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: BK DATE: 3/19/98

ESTIMATED POSTING DATE: 3/29/98



Printed with Soybean Ink
on Recycled Paper

ITEM #: 343

98-343-A

ORDER RECEIVED FOR FILING

Date

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 9805 Clanford Road
address
Baltimore, MD 21133
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)

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.

Oliver Harvey
(signature)
Oliver Harvey
(type or print name)



Sylvia Harvey
(signature)
Sylvia Harvey
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 11 day of March, 19 98, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

OLIVER HARVEY & SYLVIA HARVEY

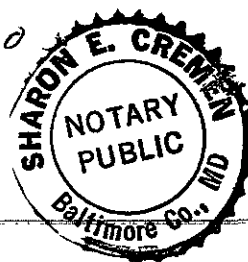
the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

March 11, 1998
date

Sharon E. Cremen
NOTARY PUBLIC

My Commission Expires: 4/1/00



4-515-70

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 9805 Clanford Road
address
Baltimore, MD 21133
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)

SAME AS FRONT.

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.

Oliver Harvey
(signature)
Sylvia Harvey
(type or print name)



Oliver Harvey
(signature)
Sylvia Harvey
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 11 day of March, 1998, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

OLIVER HARVEY & SYLVIA HARVEY

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.

March 11, 1998
date

Sharon E. Cremen
NOTARY PUBLIC
My Commission Expires: 4/1/00





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at #9805 Clanford Road

which is presently zoned D.R. 3.5

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 Variance from Section(s)

Section 1B02.3B (Planning Board approval 1465 Bc212) To permit a side yard setback of 6 feet in-lieu of the required 10 feet, and a total for both sides of 17 feet in-lieu of the required 25 feet.

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

1. The house that the garage is to be attached to is existing and the sideyard dimension is only 18'. The proposed garage is to be 12', thus leaving a sideyard of 6'.
2. The existing chimney is located on the proposed garage side, having to make room to pass it with a car requires the width to be 12'.
3. Cannot accommodate the garage in the rear yard, the grade of the existing ground is too severe.

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.

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

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.

Legal Owner(s):

Oliver Harvey
(Type or Print Name)

(x) Oliver Harvey
Signature

Sylvia Harvey
(Type or Print Name)

Sylvia Harvey
Signature

9805 Clanford Rd 669-3466 (410) (hm)
Address Phone No.

RANDALL STOWN MD 21133
City State Zipcode

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

M&H Development Engineers

Vincent J. Moskunus

200 E. Joppa Road, Room 101 (410)828-9060
Name Address Phone No.

Towson, MD 21286
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: BR

DATE

3/19/98

ESTIMATED POSTING DATE

3/29/98

Printed with Soybean Ink
on Recycled Paper

ITEM #:

343

98-343-A

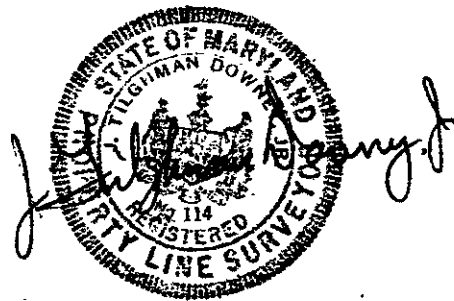
M. & H. DEVELOPMENT ENGINEERS, INC.

200 EAST JOPPA ROAD
ROOM 101, SHELL BUILDING
TOWSON, MARYLAND 21286

February 26, 1998

ZONING DESCRIPTION FOR #9805 CLANFORD ROAD

BEGINNING at a point on the north side of Clanford Road which is 50' wide at a distance of 121' west of the centerline of Geier Court which is 50' wide. Being Lot No. 31, Block SS in the subdivision of Kings Point as recorded in Baltimore County Plat Book No. 30, folio 125, containing 8373.4 square feet. Also known as #9805 Clanford Road and located in the 2nd. Election District, 2nd. Councilmanic District.



J. Tilghman Downey, Jr.

98-343-A

#343

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. **1738**

DATE 3/4/98 ACCOUNT Rowl-6/50

AMOUNT \$ 50.00

RECEIVED FROM: Driver Harry

FOR: Coke 010 Admin. Var.

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

Item = 343

PAID RECEIPT

PROCESSED APPROVED TIME
7/19/1998 11:51:36 AM 04/21/98
251 1875 CASHIER JOHN RAY JONES
6 MISCELLANEOUS CASH RECEIPT
Receipt # CASHIER
03/04/98 05/17/98

50.00 DOLLARS
Baltimore County, Maryland

98-343-A

CASHIER'S VALIDATION

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 98- 343 -A Address 9805 Clamford Road

Contact Person: Bruno Rudaitis Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 3/19/98 Posting Date: 3/29/98 Closing Date: 4/13/98

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He 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 of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing 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.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 98- 343 -A Address 9805 Clamford Rd.

Posting Date: 3/29/98 Closing Date: 4/13/98

Wording for Sign: To Permit a side yard setback of 6 feet in lieu of
the required 20 feet, and a total for both sides of 17 feet in
lieu of the required 25 feet.



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.: 343

Petitioner: Oliver and Sylvia Harvey

Location: #9805 Clanford Road

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Oliver and Sylvia Harvey

ADDRESS: 9805 Clanford Road

Baltimore, MD 21133

PHONE NUMBER: (410) 669-3466

AJ:ggs

98-343-A

(Revised 09/24/96)

CERTIFICATE OF POSTING

RE: Case No. 98-343-A
Petitioner/Developer:
(Oliver Harvey)
Date of Hearing/Closing:
(Apr. 13, 1998)

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

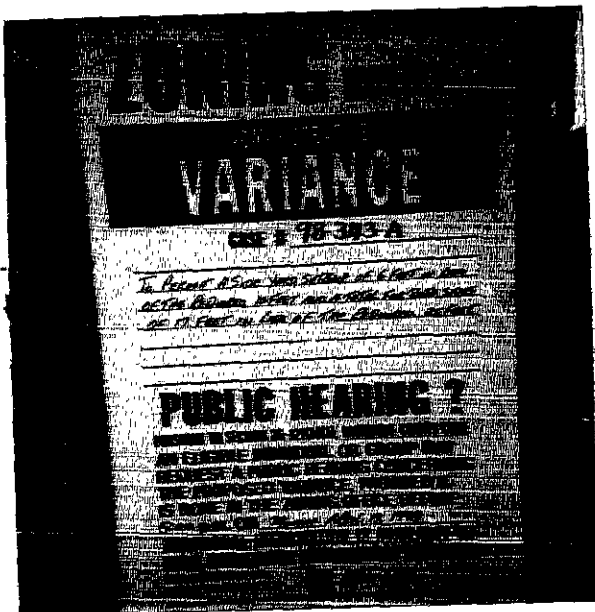
Attention : Ms. Gwendolyn Stephens

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 _____

9805 Clanford Road Randallstown, Maryland 21133

The sign(s) were posted on _____ Mar. 26, 1998
(Month, Day, Year)



Sincerely,

Thomas P. Ogle, Sr.
(Signature of Sign Poster & Date)

Thomas P. Ogle, Sr.

325 Nicholson Road

Baltimore, Maryland 21221

(410)-687-8405
(Telephone Number)

98-343-A



Baltimore County
Department of Permits and
Development Management

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

April 8, 1998

Oliver and Sylvia Harvey
9805 Clanford Road
Randallstown, MD 21133

RE:

Item No.: 343
Case No.: 98-343-A
Petitioner: Oliver & Sylvia Harvey
Location: 9805 Clanford Road

Dear Mr. & Mrs. Harvey:

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 March 19, 1998.

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 Gwendolyn Stephens in the zoning office (410-887-3391).

Sincerely,

A handwritten signature in black ink, reading "W. Carl Richards, Jr.", is written over a horizontal line.

W. Carl Richards, Jr.
Zoning Supervisor

WCR:ggs
Attachment(s)





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 3/25/98 BR
Item No. 343
Oliver Harvey

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

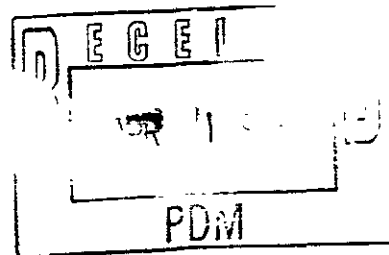
INTER-OFFICE CORRESPONDENCE

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

DATE: March 26, 1998

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 No. 337, 339, 340, 341, 343, 344, 345, and 346

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: POM

FROM: R. Bruce Seeley *RBS/98*
Permits and Development Review
DEPRM

SUBJECT: Zoning Advisory Committee
Meeting Date: *March 30, 98*

DATE: *3/30/98*

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

Item #'s:

337

338

339

341

342

~~443~~ *343*

344

345

347

RBS:sp

BRUCE2/DEPRM/TXTS8P

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

Date: April 8, 1998

FROM: *RWB* Robert W. Bowling, Chief
Bureau of Developer's Plans Review

SUBJECT: Zoning Advisory Committee Meeting
for April 6, 1998
Item Nos. 339, 340, 341, 342, 343,
344, 345, and 346

The Bureau of Developer's Plans Review has reviewed the subject zoning item, and we have no comments.

RWB:HJO:jrb

cc: File



D.R.

D.R. 3.5

98-343-A

#343

ZONING MAP 1"= 200' SCALE
#9805 CLANFORD ROAD
RANDALLSTOWN
MAP REF.: N.W. 7-J



98-343-A



98-343-A



98-343-A



LOCATION: RANDALLSTOWN
SHEET: N.W. 7-J
SCALE: 1" = 200' #343
SITE: CLANFORD ROAD

LEGEND
CHAINLINK FENCE
PROP. 25' X 12' GARAGE

#343

OWNER: OLIVER & SYLVIA HARVEY
9805 CLANFORD ROAD
RANDALSTOWN, MD 21133
TAX MAP: 76 GRID: 11 PARCEL: 223
DEED REF: 7073-419
ACCT. NO. 0211670600

Box No 1

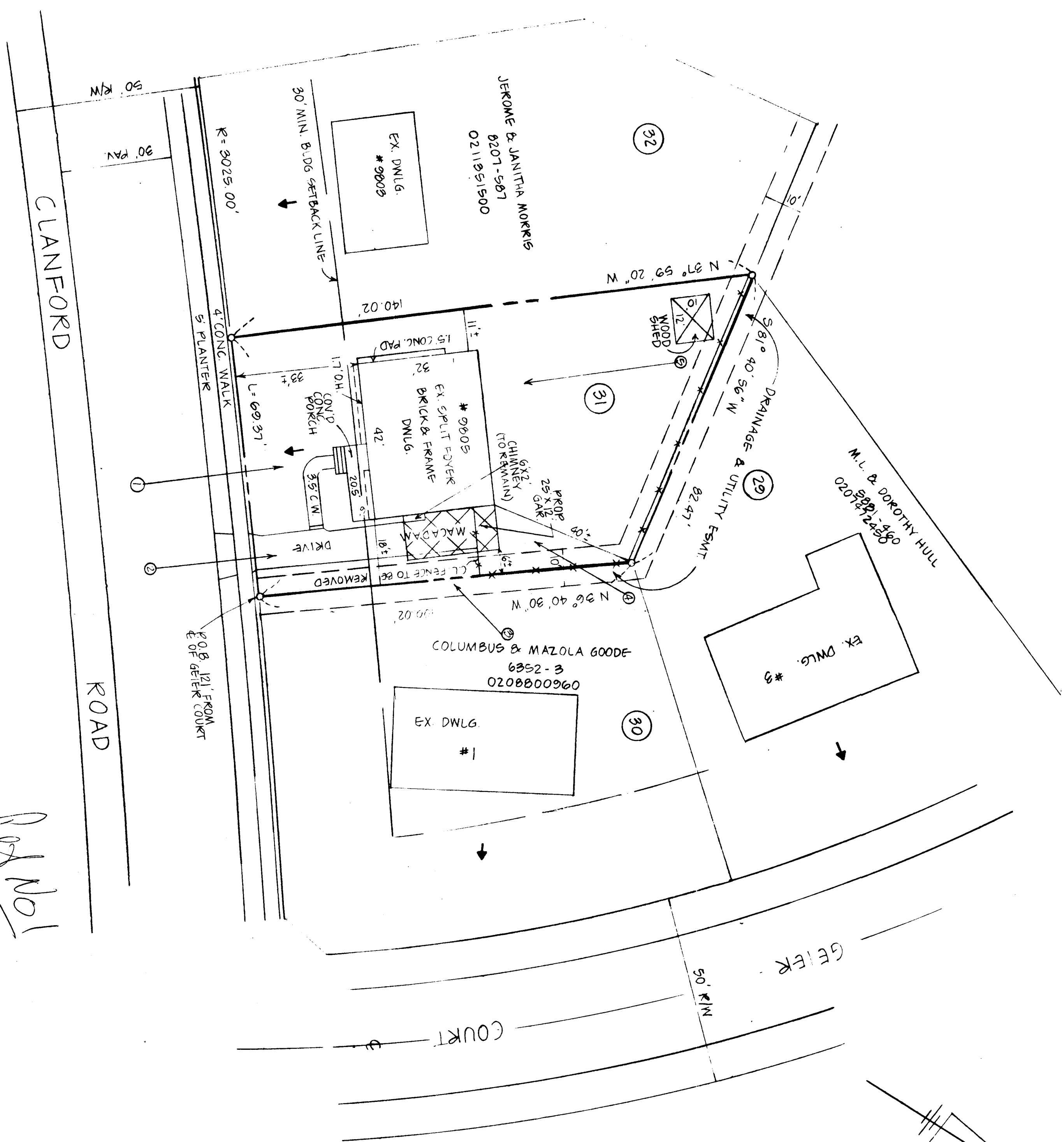
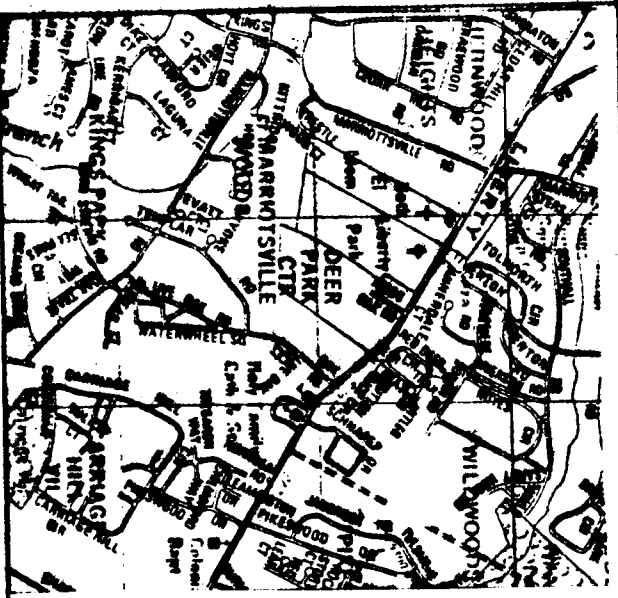
PLAT TO ACCOMPANY PETITION FOR
AN ADMINISTRATIVE VARIANCE
FOR SIDEYARD SETBACK
#9805 CLANFORD ROAD
LOT 31
"KINGS POINT" (30-125)
ELECTION DISTRICT NO 2
BALTIMORE CO, MD
SCALE: 1"=20'
FEBRUARY 24, 1998

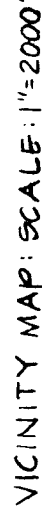
98-343-A

J. J. [Signature]

- LOCATION SURVEY
1 COUNCILMANIC DISTRICT: 2
2 1"=200' SCALE MAP REF: N.W. 7-J
3 ZONING: DR. 3.5
4 LOT SIZE: 0.19 ACRES 8373.4 SQUARE FEET
5 PUBLIC WATER AND SEWER SYSTEM
6 NOT LOCATED IN CHESAPEAKE BAY CRITICAL AREA
7 PRIOR ZONING HEARINGS: NONE
8 NOT LOCATED IN 100 YEAR FLOODPLAIN

VICINITY MAP: SCALE: 1"=2000'





98-343-A

Dr. T. Graham Harvey

ZONING OFFICE USE ONLY!		
ITEM NO:	CASE NO:	REVIEWED BY:
		91-7991

#343

LEGEND

***	CHAINLINK FENCE
	PROP. 25' X 12' GARAGE

M.H. DEVELOPMENT
ENGINEERS, INC.

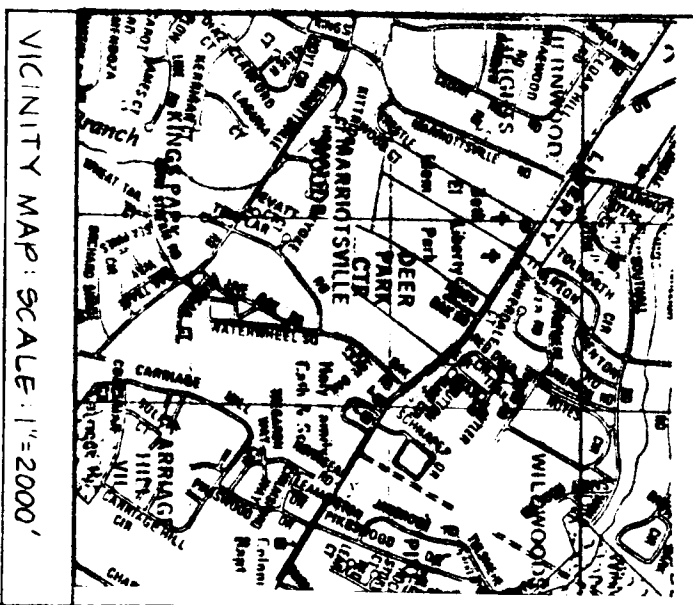
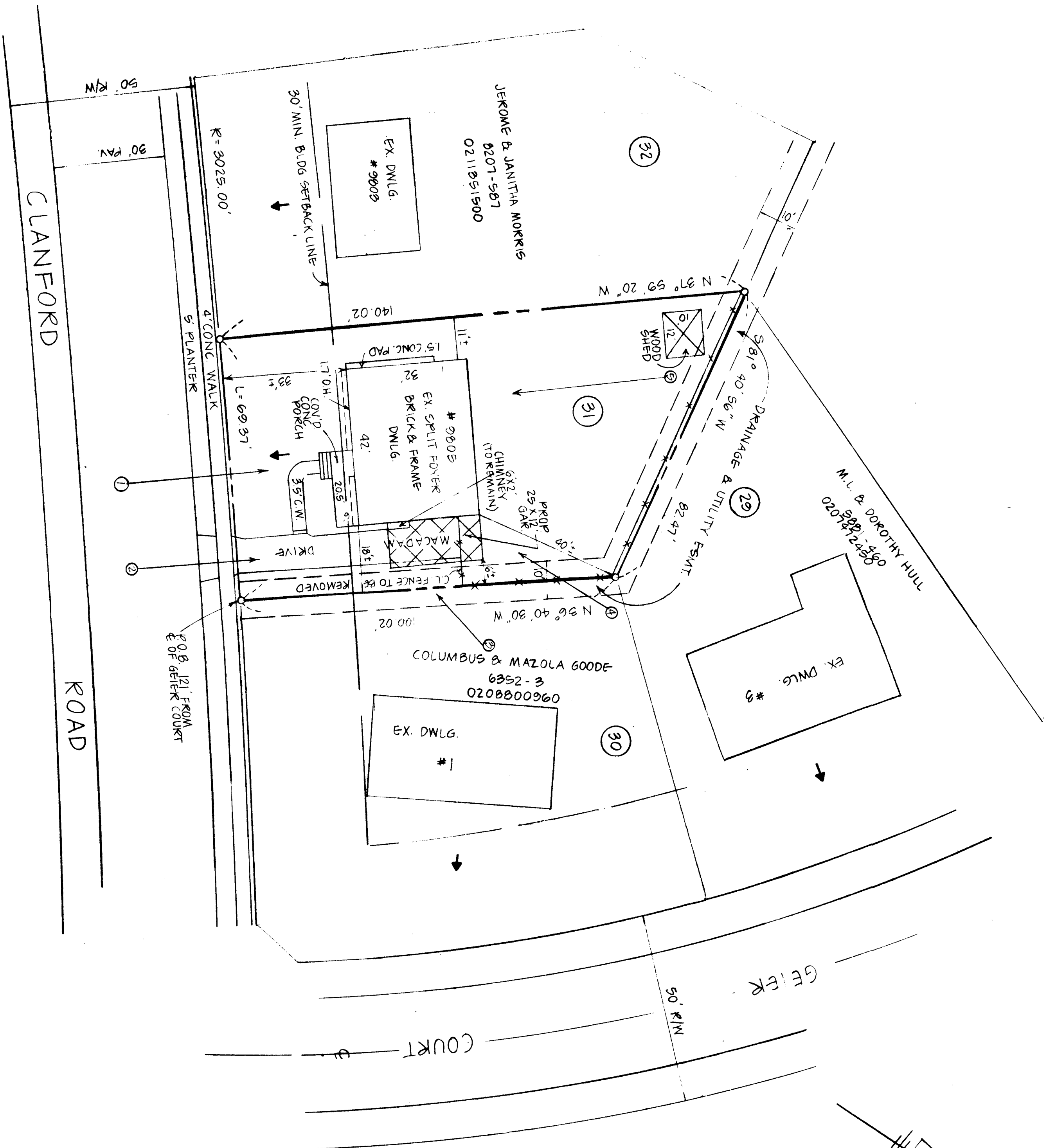
200 East Joppa Road
Room 101, Shell Building
Loweon, Maryland
828-9060

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

LEGEND
CHAINLINK FENCE
PKOP: 25' X 12' GARAGE

843 #

OWNER: OLIVER & SYLVIA HARVEY
9805 CLANFORD ROAD
KANDALUSTOWN, MD 21133
TAX MAP: 76 GRID: 11 PARCEL: 223
DEED REF: 17073-419
ACCT. No. 0211670800



- LOCATION SURVEY
1 COUNCILMANIC DISTRICT: 2
2 1"=200' SCALE MAP REF: NW 7-J
3 ZONING: DR 3.5
4 LOT SIZE: 0.29 ACRES
5 PUBLIC WATER AND SEWER SYSTEM
6 NOT LOCATED IN CHEAPPEAKE BAY CRITICAL AREA
7 PRIOR ZONING HEARINGS: NONE
8 NOT LOCATED IN 100 YEAR FLOODPLAIN

J. J. J. J. J.

98.343-A

PLAT TO ACCOMPANY PETITION FOR
AN ADMINISTRATIVE VARIANCE
FOR SIDEYARD SETBACK
9805 CLANFORD ROAD
LOT 31
"KINGS POINT" (30-125)
ELECTION DISTRICT No 2
BALTIMORE CO. MD
SCALE: 1"=20'
FEBRUARY 24, 1990

ZONING OFFICE USE ONLY		
ITEM No:	CASE No:	REVIEWED BY:
		9-1-7991