

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

B _____
Permit Number

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

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:

JAMES GRALE & CO 2527 BARRESON POINT RD 21221 410 391 0179
Print Name of Applicant Address Telephone Number

Lot Address 3240 NORTHERN RD Election District 12 Council District 12 Square Feet 6125
Lot Location: N E S W / side / corner of NORTHERN, 317 feet from N E S W corner of LONG POINT
(street) (street)

Land Owner JAMES GRALE & CO Tax Account Number 1812021771

Address 2527 BARRESON POINT RD Telephone Number 410 391 0179
BALT MD 21221

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"/>	Residential Processing Fee Paid Codes 030 & 080 (\$85) Accepted by <u>GR</u> ZGM Date <u>3/9/99</u>
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"/>	

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

RECOMMENDATIONS/COMMENTS:

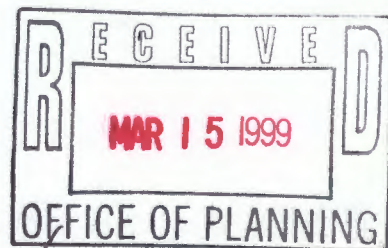
Approval Disapproval Approval conditioned on required modifications of the permit to conform with the following recommendations:

Most of the homes in the area are of frame construction. Some have brick on portions of the building. Staff recommends brick accents, but an entirely brick home would be out of character for this community -

Signed by: Jeffrey W. Long
The Director, Office of Planning & Community Conservation

Revised 9/5/95

Date: 4/2/99



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 Bruno Rudaitis on 3/9/99
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 3/19/99 D (15 Days Before C)

DATE POSTED _____

HEARING REQUESTED-YES _____ NO _____ -DATE _____

CLOSING DAY (LAST DAY FOR HEARING DEMAND) 4/5/99 C (B-3 Work Days)

TENTATIVE DECISION DATE 4/8/99 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: _____

CERTIFICATE OF POSTING

ADMIN.

BUILDING PERMIT

RE: Case No.: #8240 NORTHVIEW RD.

Petitioner/Developer: % TOM PHELPS, ETAL

% BRUNO / UNDERSIZED LOT

Date of Hearing/Closing: 4/4/99

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 #8240 NORTHVIEW RD.

The sign(s) were posted on 3/21/99
(Month, Day, Year)

Sincerely,

Patrick M. O'Keefe 3/28/99
(Signature of Sign Poster and Date)

PATRICK M. O'KEEFE
(Printed Name)

523 PENNY LANE
(Address)

HUNT VALLEY, MD. 21030
(City, State, Zip Code)

410-666-5366 ; CELL-410-905-8571
(Telephone Number)

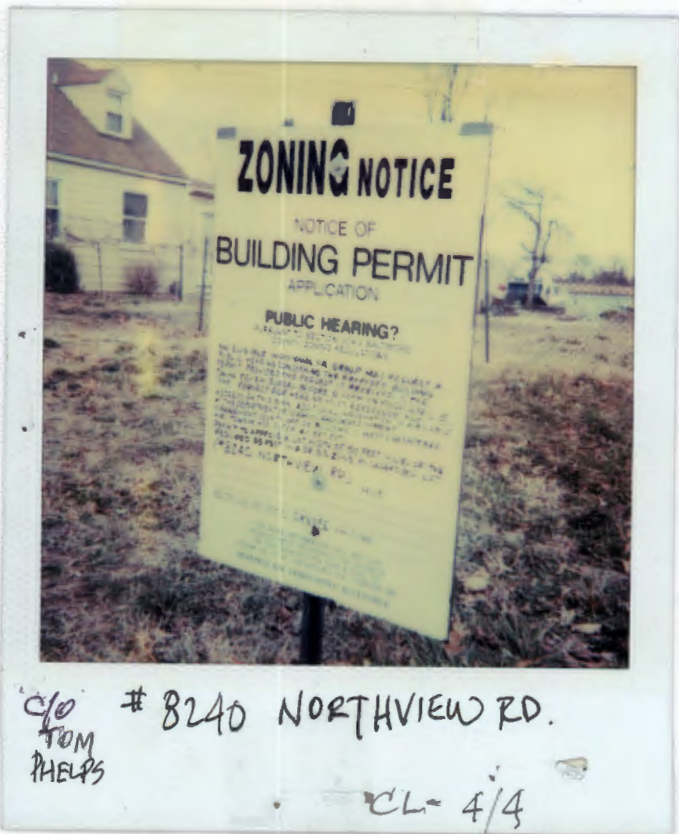


Exhibit C

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

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

To approve an undersized lot per Section 304 Baltimore
County Zoning Regulations.

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**

**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

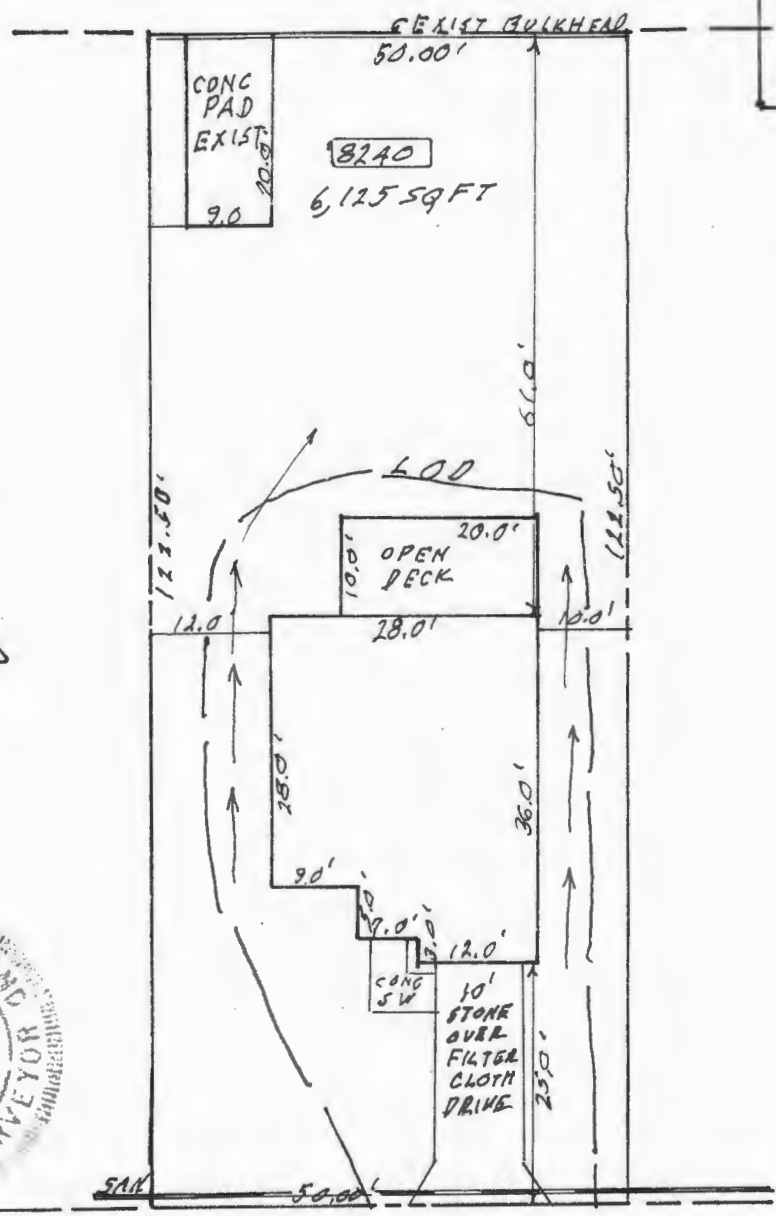
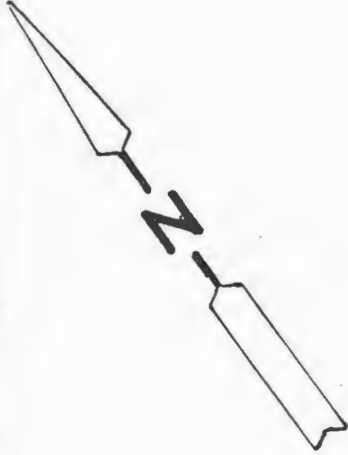
HANDICAPPED ACCESSIBLE

PROP. IS IN CBCR 10A
 PROP HAS EXISTING WATER & SEWER
 LOT AREA 6,125 SQ FT
 IMP AREA 1,275 OR 20.8%
 LOD AREA 3,000 SQ FT

BULLNECK CREEK



VIC MAP
 1" = 2,000'



Floodzone A
 District 12c12

NORTHVIEW ROAD

D.R. 5.5

THIS DOES NOT CONSTITUTE A PROPERTY LINE SURVEY.
 THIS WILL CERTIFY THAT I HAVE LOCATED THE IMPROVEMENTS
 ON THE ABOVE PROPERTY AS INDICATED.

Thomas E. Phelps

THOMAS E. PHELPS AND ASSOCIATES, INC.
 REGISTERED PROPERTY LINE SURVEYORS
 945 BARRON AVENUE
 BALTIMORE, MARYLAND 21221
 OFFICE: (301) 574-6744

LOCATION SURVEY
 GRACE PROPERTY
 8240 NORTHVIEW DRIVE
 BALTIMORE MARYLAND

Plat Book Folio

Scale 1" = 20' ... Date 3/9/99 ...

8592

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

No. **062321**

PAID RECEIPT

DATE 3/9/99 ACCOUNT R001-6150

PROCESS ACTUAL TIME
3/10/1999 3/09/1999 14:39:27

AMOUNT \$ 50.00

REF #001 CASHIER CLM CML DRAWER 1
5 MISCELLANEOUS CASH RECEIPT
Receipt # 091544 OFLN
CR NO. 062321

RECEIVED FROM: Thomas Phelps

50.00 CHECK
Baltimore County, Maryland

FOR: Undersized lot approval

8240 North View Dr.

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

CASHIER'S VALIDATION



F-SE E-SW
B-NE A-NW

PHOTGRAMMETRIC MAP OF
BALTIMORE COUNTY METROPOLITAN AREA

REVISIONS	
BY	DATE
JRL	8-1-83

SCALE
1" = 200'
DATE OF PHOTOGRAPHY
DEC. 1954

LOCATION
DUNDALK
SOLLERS POINT

SHEET

Compiled by Photogrammetric Methods
SERIAL SURVEY CORP. LANSING, MICH.