

IN RE: PETITION FOR ADMIN. VARIANCE
W/S Burke Road, 850' N
c/l of Bowleys Quarters Road
15th Election District
5th Councilmanic District
(1400 Burke Road)

Gilbert & Helene Clapperton
and
Charles T. & Colleen L. LoPresto
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 00-343-A

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as an Administrative Variance filed by Gilbert & Helene Clapperton and Charles & Colleen LoPresto, property owners, for that property known as 1400 Burke Road in the Bowleys Quarters area of Baltimore County. The Petitioners herein seek a variance from Section 1A04.3.B.2 of the Baltimore County Zoning Regulations (BCZR), to permit a side yard setback of 10 ft. in lieu of the required 50 ft. for an addition (sunroom). The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition for Administrative Variance.

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 request for a public hearing, a decision shall be rendered based upon the documentation contained in the case file.

In the opinion of the Deputy Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that the relief requested sufficiently complies with the requirements of Section 307.1, 307.2 and 500.14 of the Baltimore County Zoning Regulations (B.C.Z.R.) and should therefore be granted. There is no evidence in the record that the subject variance would adversely affect the health, safety, and/or general welfare of the

ORDER RECEIVED FOR FILING
Date 3/16/2000
By J.R. Johnson

public. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

The facts and evidence presented tend to establish that special conditions or circumstances exist which are peculiar to the land or structures located within the Chesapeake Bay Critical Areas of Baltimore County; that to deny the relief requested would result in practical difficulty, unreasonable hardship, or severe economic hardship upon the Petitioners; and that strict compliance with the Chesapeake Bay Critical Area requirements and the B.C.Z.R. would deprive the Petitioners of rights commonly enjoyed by other properties in similar areas within the Chesapeake Bay Critical Areas in Baltimore County. The granting of the relief requested will not confer upon the Petitioners any special privilege that would be denied by the critical area regulations to other lands or structures within the Chesapeake Bay Critical Areas. The relief requested is in harmony with the general spirit and intent of the Critical Areas legislation for Baltimore County and conforms to the requirements as set forth in Section 500.14 of the B.C.Z.R.

In accordance with Section 500.14 of the B.C.Z.R., the Director of the Department of Environmental Protection and Resource Management (DEPRM) has submitted recommendations (attached herewith) which describe what steps the Petitioners must take to insure that the relief requested complies with the following Chesapeake Bay Critical Areas requirements to:

- 1) Minimize adverse impacts on water quality that result from pollutants that are discharged from structures or conveyances or that have run off from surrounding lands;
- 2) Conserve fish, wildlife, and plant habitat; and
- 3) Be consistent with established land use policies for development in the Chesapeake Bay Critical Area which accommodate growth and also address the fact that, even if pollution is controlled, the number, movement, and activities of persons in that area can create adverse environmental impacts.

ORDER RECEIVED FOR FILING

Date

3/16/2000

By

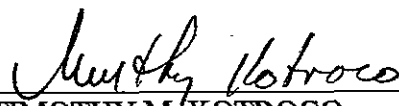
J.R. Jameson

These recommendations shall be attached hereto and become a permanent part of the decision rendered in this case. There is no evidence in the record that the relief requested would adversely affect the health, safety, and/or general welfare of the public provided there is compliance with the requirements of the Department of Environmental Protection and Resource Management as more fully described below.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations having been met, and for the reasons set forth above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 16th day of March, 2000, that the Petition for Administrative Variance seeking relief from Section 1A04.3B2 of the Baltimore County Zoning Regulations (BCZR), to permit a side yard setback of 10 ft. in lieu of the required 50 ft. for an addition (sunroom), be and is hereby GRANTED, subject, however, to the following restrictions which are conditions precedent to the relief granted herein:

- 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 Petitioners would be required to return, and be responsible for returning, said property to its original condition.
- 2) Compliance with the Zoning Advisory Committee (ZAC) recommendations submitted by (DEPRM), dated March 2, 2000, to minimize any effect the proposed development might have on the Bay and its tributaries.
- 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:raj

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Date 3/16/2000

By 

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon
FROM: R. Bruce Seeley *RS*
DATE: March 2, 2000
SUBJECT: Zoning Item #343
1400 Burke Road

Zoning Advisory Committee Meeting of February 28, 2000

- ☐ The Department of Environmental Protection and Resource Management has no comments on the above-referenced zoning item.
- ☐ The Department of Environmental Protection and Resource Management requests an extension for the review of the above-referenced zoning item to determine the extent to which environmental regulations apply to the site.
- ☒ The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:
- ☐ Development of the property must comply with the Regulations for the Protection of Water Quality, Streams, Wetlands and Floodplains (Sections 14-331 through 14-350 of the Baltimore County Code).
- ☐ Development of this property must comply with the Forest Conservation Regulations (Section 14-401 through 14-422 of the Baltimore County Code).
- ☒ Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 26-436 through 26-461, and other Sections, of the Baltimore County Code).

Reviewer: Keith Kelley

Date: March 1, 2000

ORDER RECEIVED FOR FILING

Date 3/16/2000

By R. Jameson



Baltimore County
Zoning Commissioner

Suite 405, County Courts Bldg.
401 Bosley Avenue
Towson, Maryland 21204
410-887-4386
Fax: 410-887-3468

March ¹⁶~~15~~, 2000

Mr. & Mrs. Gilbert Clapperton
8338 Tally Ho Road
Lutherville, Maryland 21093

Re: Petition for Administrative Variance
Case No. 00-343-A
Property: 1400 Burke Road

Dear Mr. & Mrs. Clapperton:

Enclosed please find the decision rendered in the above-captioned case. The Petition for Administrative Variance has been granted in accordance with the enclosed Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the Department of Permits and Development Management. If you require additional information concerning filing an appeal, please feel free to contact our appeals clerk at 410-887-3391.

Very truly yours,

Timothy M. Kotroco
Deputy Zoning Commissioner

TMK:raj
Enclosure

c: Mr. & Mrs. Charles T. LoPresto
8338 Tally Ho Road
Lutherville, Maryland 21093





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 1400 Burke Road
which is presently zoned RC5

This Petition shall be filed with the Department of Permits and 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)

1A04.3.B.2; BC 2R, To permit a sideyard
Set back of 10ft in lieu of the required 30ft
For a sun room.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded 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:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

Legal Owner(s):

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Representative to be Contacted:

Name

Address

Telephone No.

City

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 31 day of March that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 00-343A

Reviewed By Jun

Date 2-17-00

Estimated Posting Date 2-25-00

DATE RECEIVED FOR FILING
3/16/2000
RC5

9/15/98

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 1400 Burke Road
Address
Baltimore MD 21220
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 petitioning for a zoning variance for our property in order to be able to add an enclosed, 3 season porch (10 feet wide and 20 feet long) to the existing dwelling.

The zoning regulation for our property requires that any improvement or addition be set back 50 feet from adjacent property lines. Our lot is only 50 feet in width at its widest point, making any addition or improvement of any size, out of compliance. We feel that strict compliance with this requirement would unreasonably prevent any improvement to the property thereby limiting the use and enjoyment of the property.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Helene Clapperton Charles T. Lo Presto Colleen L. Lo Presto
Signature
Gilbert Clapperton + Helene Clapperton CHARLES T. LO PRESTO & COLLEEN L. LO PRESTO
Name - Type or Print Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 15 day of February, 2000, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

HELENE + GILBERT CLAPPERTON & CHARLES T. & COLLEEN L. LO PRESTO
the Affiant(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

2/15/00
Date

Doreen K. Detrie
Notary Public
My Commission Expires 9/1/00

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

1400 Burke Road
Address
Baltimore MD 21220
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 petitioning for a zoning variance for our property in order to be able to add an enclosed, 3 season porch (10 feet wide and 20 feet long) to the existing dwelling.

The zoning regulation for our property requires that any improvement or addition be set back 50 feet from adjacent property lines. Our lot is only 50 feet in width at its widest point, making any addition or improvement of any size, out of compliance. We feel that strict compliance with this requirement would unreasonably prevent any improvement to the property thereby limiting the use and enjoyment of the property.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Gilbert Clapperton Helene Clapperton
Signature

Gilbert Clapperton & Helene Clapperton
Name - Type or Print

Charles T. Lo Presto Colleen L. Lo Presto
Signature

CHARLES T. LO PRESTO & COLLEEN L. LO PRESTO
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 15 day of February, 2000, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

GILBERT & HELENE CLAPPERTON & CHARLES T. & COLLEEN L. LO PRESTO
the Affiant(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

2/15/00
Date

Doreen R. Dethlefsen
Notary Public

My Commission Expires 2/1/00



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 1400 Burke Road
which is presently zoned RC5

This Petition shall be filed with the Department of Permits and 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)

1A04.3.B.2; BC2R, To permit a sideyard
Set back of 10ft in lieu of the required 50ft
For a sun room.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded 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:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Name - Type or Print

Signature

Name - Type or Print

Signature

8338 Talley Hu Rd 410-821-5924
Address Telephone No.

Lutherville MD 21093
City State Zip Code

Representative to be Contacted:

Name

Address

City

Telephone No.

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this day of that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 00-343A

Reviewed By JAM

Date

2-17-00

Estimated Posting Date

2-25-00

REV 9/15/98

ZONING DESCRIPTION FOR 1400 Burke Road

Beginning at a point on the West side of Burke Road which is 20 feet wide at the distance of 850 feet North of the centerline of the nearest improved intersecting street Bowleys Quarters Road which is 40 feet wide. Being Lot # 1, in the subdivision of "Resubdivision of Lot # 147, Plat # 1, Bowleys Quarter as recorded in Baltimore County Plat Book # 1, Folio # 12, containing 7783 square feet. Also known as 1400 Burke Road and located in the 15th Election District, 5th Councilmanic District.

343

00-343-A

U
A
U

No. 03652

DATE 2017.00 ACCOUNT 6150

AMOUNT	
\$ 4,000.00	

RECEIVED
FROM: _____

FOR: Good Mfg.

CRITICAL AREA: NOTED ON FOLDER

DISTRIBUTION

WHITE - CASHIER **PINK - AGENCY** **YELLOW - CUSTOMER**

CASHIER'S VALIDATION

00.343.A

[illegible]

CERTIFICATE OF POSTING

**RE: CASE # 00-343-A
PETITIONER/DEVELOPER
(Gilbert Clapperton)
DATE OF Closing
(3-13-00)**

**BALTIMORE COUNTY DEPARTMENT OF
PERMITS AND DEVELOPMENT MANAGEMENT
COUNTY OFFICE BUILDING, ROOM 111
111 WEST CHESAPEAKE AVE.
TOWSON, MARYLAND 21204**

ATTENTION : MS. GWENDOLYN STEPHENS

LADIES AND GENTLEMEN:

**THIS LETTER IS TO CERTIFY UNDER THE PENALTIES OF PERJURY THAT THE NECESSARY
SIGNS(S) REQUIRED BY LAW WERE POSTED CONSPICUOUSLY ON THE PROPERTY LOCATED AT**

1400 Burke Road Baltimore, Maryland 21220_____

THE SIGN(S) WERE POSTED ON_____ 2-25-00 _____
(MONTH, DAY, YEAR)

SINCERELY,


(SIGNATURE OF SIGN POSTER & DATE)

_____ THOMAS P. OGLE SR. _____

_____ 325 NICHOLSON ROAD _____

_____ BALTIMORE, MARYLAND 21221 _____

_____ 410-687-8405 _____
(TELEPHONE NUMBER)

ZONING NOTICE

ADMINISTRATIVE

VARIANCE

CASE # 00-349-A

To Permit A Sign Over Sizing of 10 ft.
in City of the District of Columbia
City of the District of Columbia

PUBLIC HEARING ?

ANYONE TO WHOM A VARIANCE IS GRANTED MAY
APPEAL TO THE BOARD OF ZONING ADJUSTMENTS
AND REQUEST A PUBLIC HEARING. TO DO SO,
THE APPLICANT MUST FILE A NOTICE OF
APPEAL WITH THE BOARD OF ZONING ADJUSTMENTS
WITHIN 15 DAYS OF THE DATE OF THE
GRANTING OF THE VARIANCE. THE BOARD OF
ZONING ADJUSTMENTS WILL THEN HOLD A
PUBLIC HEARING ON THE APPEAL.

1400 Burke Road

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 00- 343 -A Address 1400 BURKE RD.
~~CLAYTON~~

Contact Person: J. Mew Phone Number: 410-887-3391
 Planner, Please Print Your Name

Filing Date: 2-17-00 Posting Date: 2-25-00 Closing Date: 3-13-00

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

- 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.
- 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.
- 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.
- 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 00- 343 -A Address 1400 BURKE RD.
 Petitioner's Name GILBERT CLAPPERTON Telephone (410) 821-5924
 Posting Date: 2-25-00 Closing Date: 3-13-00
 Wording for Sign: A VARIANCE A SIDEYARD SETBACK OF 10ft.
To Permit
IN LIEU OF THE REQUIRED 50ft FOR A
SUN ROOM ADDITION.

WCR - Revised 7/28/99

APPLICANT ADVISED OF POSTING PROCEDURE: Richard Clapperton

**DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW**

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) 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 the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Advertising:

Item Number or Case Number: 343
Petitioner: Gilbert + Helene Clapperton and Charles + Coleen Lo Presto
Address or Location: 1400 Burke Road

PLEASE FORWARD ADVERTISING BILL TO:

Name: Gilbert Clapperton
Address: 8338 Tally Ho Road
Lutherville, Md 21093
Telephone Number: 410-821-5924

Revised 2/20/98 - SCJ

- 16 -

00-343-A



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
pdmlandacq@co.ba.md.us

March 13, 2000

Mr. Gilbert Clapperton
8338 Tally Ho Road
Lutherville MD 21093

Dear Mr. Clapperton:

RE: Case Number 00-343-A , 1400 Burke Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on February 17, 2000.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure 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. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Sincerely,

A handwritten signature in dark ink, appearing to read "W. Carl Richards, Jr.", written over a horizontal line.

W. Carl Richards, Jr.
Zoning Supervisor
Zoning Review

WCR:ggs

Enclosures



3/29

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: April 12, 2000

FROM: Robert W. Bowling, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For *March 5, 2000*
Item No. 343

The Bureau of Development Plans Review has reviewed the subject zoning items. The property to be developed is located adjacent to tidewater. The developer is advised that the proper sections of the Baltimore County Building code must be followed whereby elevation limitations are placed on the lowest floor (including basements) of residential (commercial) development.

In conformance with Federal Flood Insurance requirements, the first floor or basement floor must be at least 1 foot over the flood plain elevation in all construction.

The minimum flood protection elevation is 11 feet for this site.

Whenever new buildings or substantial improvements to existing buildings including additions are constructed in areas subject to tidal flooding as established by the FIS and FIRM of Baltimore County, or more restrictive criteria as established by Baltimore County, the building's lowest floor shall not be lower than the flood protection elevation.

The building's engineer shall grant a building permit only after necessary permits from the state and federal agencies have been obtained.

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

March 1, 2000

Department of Permits and
Development Management (PDM)
County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

RECEIVED MAR 03 2000

ATTENTION: Gwen Stephens

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF FEBRUARY 28, 2000

Item No.: See Below

Dear Ms. Stephens:

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.

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

343, 344, 345 (LOT 700 8c), 341, 342, 339, 340, 338, 336, AND 347

REVIEWER: LIEUTENANT HERB TAYLOR, Fire Marshal's Office
PHONE 887-4881, MS-1102F

cc: File



BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon
FROM: R. Bruce Seeley *(RBS)*
DATE: March 2, 2000
SUBJECT: Zoning Item #343
1400 Burke Road

Zoning Advisory Committee Meeting of February 28, 2000

- ☐ The Department of Environmental Protection and Resource Management has no comments on the above-referenced zoning item.
- ☐ The Department of Environmental Protection and Resource Management requests an extension for the review of the above-referenced zoning item to determine the extent to which environmental regulations apply to the site.
- ☒ The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:
- ☐ Development of the property must comply with the Regulations for the Protection of Water Quality, Streams, Wetlands and Floodplains (Sections 14-331 through 14-350 of the Baltimore County Code).
- ☐ Development of this property must comply with the Forest Conservation Regulations (Section 14-401 through 14-422 of the Baltimore County Code).
- ☒ Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 26-436 through 26-461, and other Sections, of the Baltimore County Code).

Reviewer: Keith Kelley

Date: March 1, 2000

AY
3/13

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

MAR 14

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

Date: March 13, 2000

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

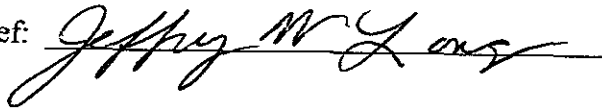
SUBJECT: Zoning Advisory Petitions

The Office of Planning has no comment on the following petition(s):

Item No(s): 339, 341, and 343

If there should be any questions or this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 410-887-3480.

Section Chief:



AFK/JL



Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor
John D. Porcari
Secretary
Parker F. Williams
Administrator

Date: 3.1.00

Ms. Ronnay Jackson
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 343

JCM

RECEIVED MAR 2 2 2000

Dear Ms. Jackson:

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.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

for

Kenneth A. McDonald Jr., Chief
Engineering Access Permits Division

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

Plat to accompany petition for zoning ☒ variance ☐ special hearing

PROPERTY ADDRESS: 1400 Burke Road
 Subdivision name: Bowleys Quarters
 plat book # 7, folio # 12, lot # 1, section # 1
 OWNER: Gilbert + Helen Claperton, Charles + Colleen LaReto

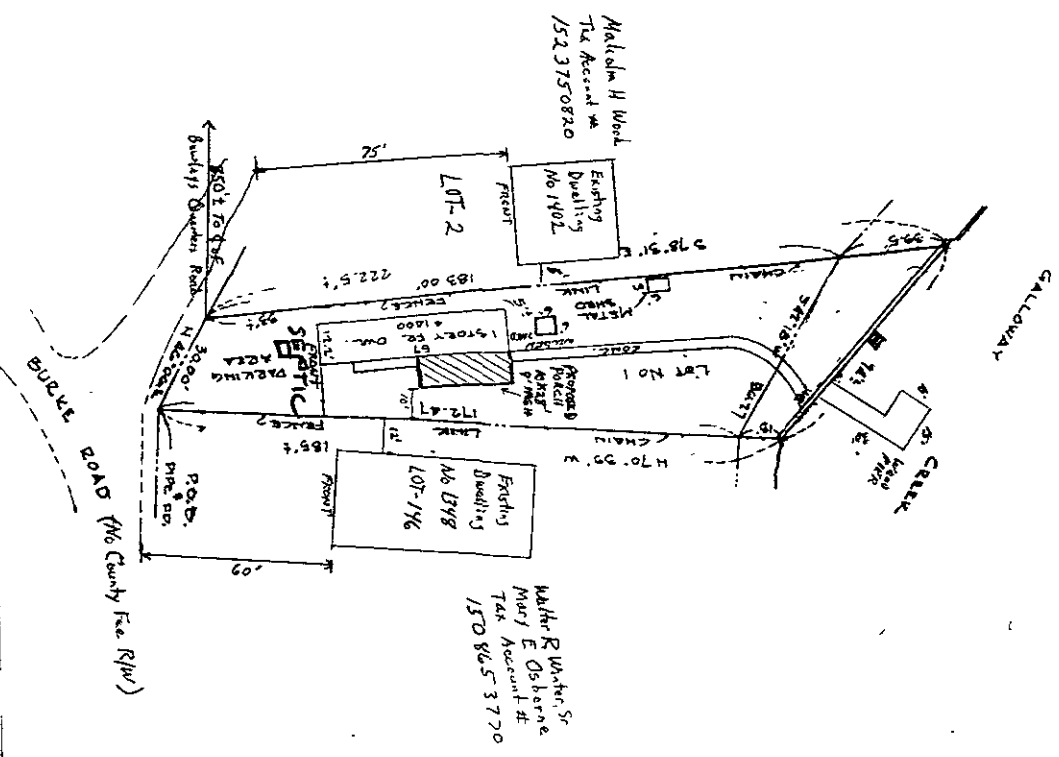
see pages 5 & 6 of the CHECKLIST for additional required information



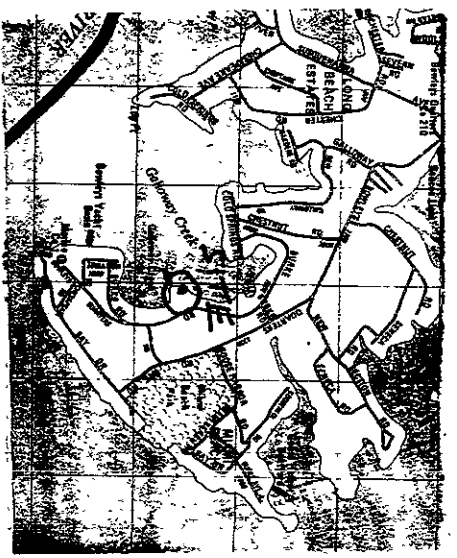
North

date: 2-11-00
 prepared by: Gilbert Claperton

Scale of Drawing: 1" = 30'



PET. EX. 1



Vicinity Map
 Scale: 1" = 1000'

LOCATION INFORMATION

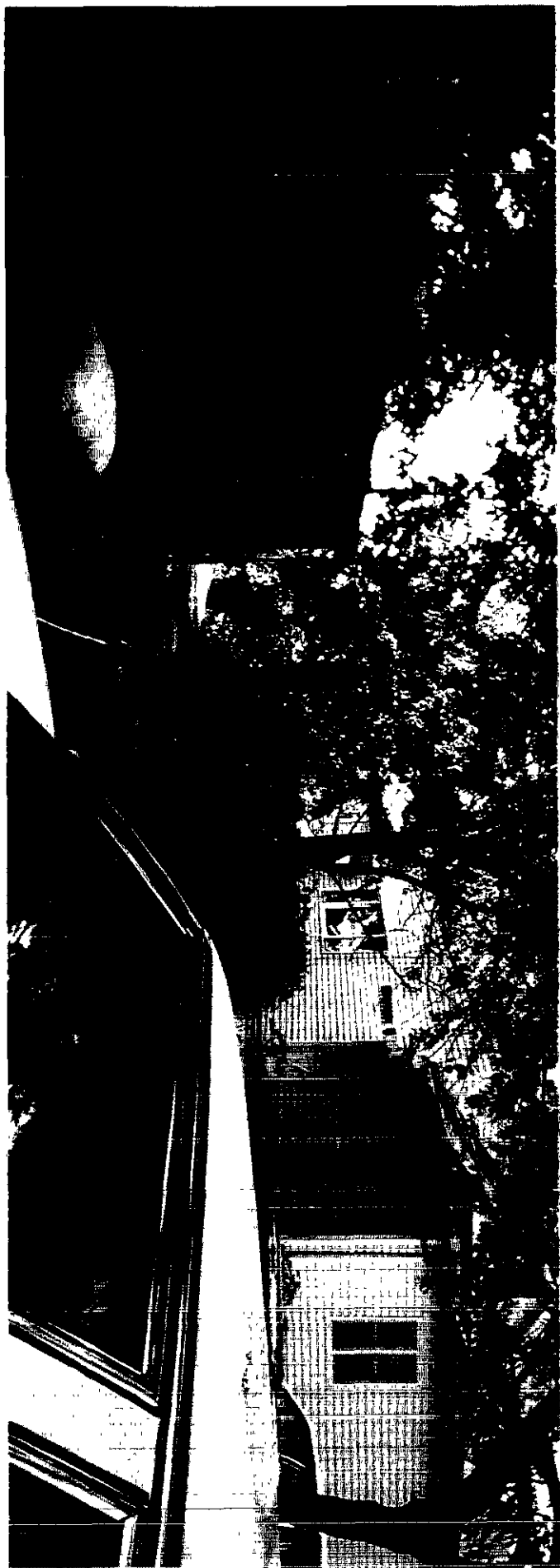
Election District: 15
 Councilmanic District: 5
 1" = 200' scale map #: NE 1-L
 Zoning: RCS
 Lot size: 0.17 acreage 7783 square feet

SEWER: ☐ public ☒ private
 WATER: ☒ ☐
 Chesapeake Bay Critical Area: ☒ ☐
 Prior Zoning Hearings: None

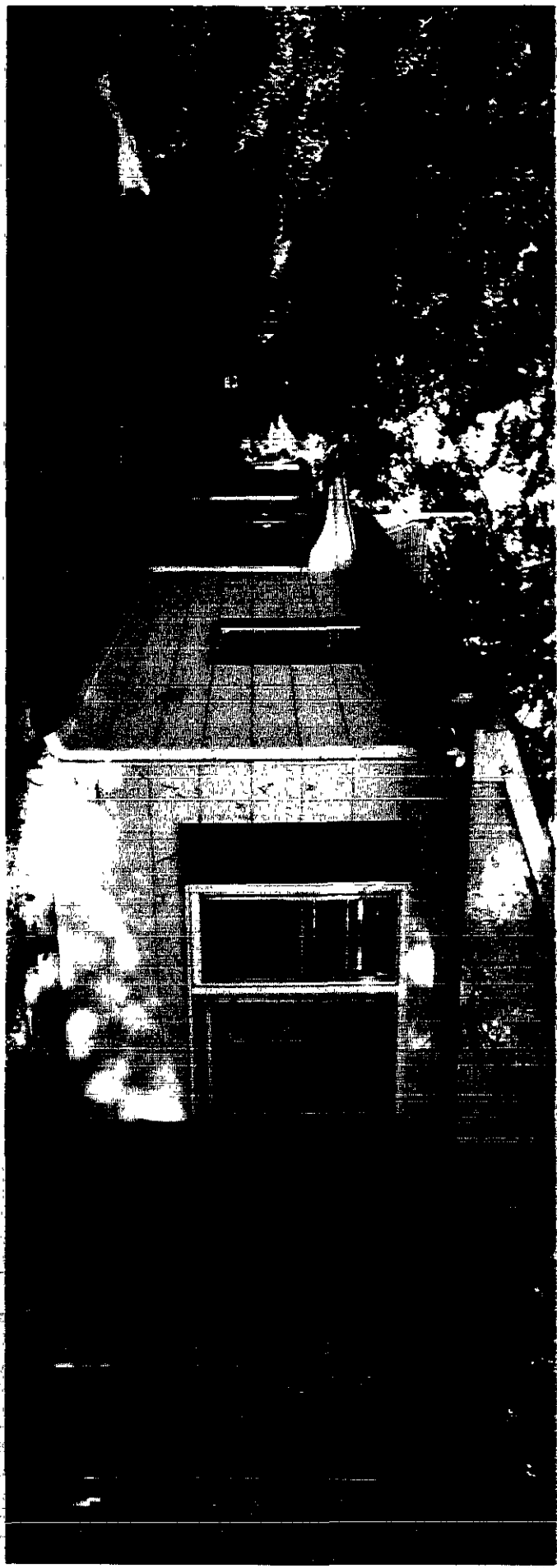
Zoning Office USE ONLY!

reviewed by: DM ITEM #: 343 CASE #:

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WASHINGTON, D. C. 20001

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

SCALE		LOCATION	SHEET
1" = 200' ±			
DATE OF PHOTOGRAPHY JANUARY 1966		BOWLEY'S QUARTERS	N.E. I-L 2

