

IN RE: PETITION FOR VARIANCE

N/S Perring Manor Road
E/S McClean Boulevard
9th Election District
4th Councilmanic District
(2401 Cleanleigh Drive)

Bethel Park Limited Partnership
c/o Lamer Companies, Agent
by and through Cory D. Boss,
Executive Vice-President
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 00-431-A

*

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*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Variance filed by the legal owners of the subject property, Bethel Park Limited Partnership, by and through Cory D. Boss, Executive Vice-President. The variance request is for property located at 2401 Cleanleigh Drive, located in the Parkville area of Baltimore County. Specifically, the Petitioners are requesting a variance from Section 409.6.A.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit 1224 parking spaces in lieu of the required 1489 parking spaces for a shopping center.

Appearing at the hearing on behalf of the variance request were Wendy DePetro, Ralph Pugliano, Valek Zarski, Brian Kaminski and Jwona Rostek-Zarslea and Mickey Cornelius of the Traffic Group, all of whom appeared on behalf of the owners of the property and Patricia A. Malone, attorney at law, representing the Petitioners. There were no protestants in attendance.

Testimony and evidence indicated that the property, which is the subject of this variance request, consists of approximately 30.67 acres of land, more or less, and is zoned BM-CCC. The subject property is improved with an existing shopping center known as "The Parkway Crossing Shopping Center". The subject property is located on the south side of Perring

DATE RECEIVED FOR FILING
Date 6/5/00
By R. J. Jamison

Parkway, east of its intersection with McClean Boulevard. The property is improved with a large shopping center which formerly contained a Caldor Department Store. Caldor has closed its business at this location and now the Home Depot is desirous of constructing a 118,028 sq. ft. home improvement warehouse in place of the old Caldor Department Store. In order for Home Depot to open a new store at this location, the variance request is necessary, given that the requisite amount of parking spaces cannot be met by the Petitioners.

An area variance may be granted where strict application of the zoning regulations would cause practical difficulty to the Petitioners and their property. McLean v. Soley, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the Petitioners must meet the following:

1. whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
2. whether a grant of the variance would do a substantial justice to the applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give sufficient relief; and,
3. whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

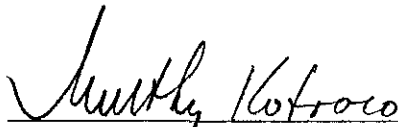
Anderson v. Bd. Of Appeals, Town of Chesapeake Beach, 22 Md. App. 28 (1974).

After due consideration of the testimony and evidence presented, it is clear that practical difficulty or unreasonable hardship will result if the variance is not granted. It has been established that special circumstances or conditions exist that are peculiar to the property which is the subject of this request and that the requirements from which the Petitioners seek relief will unduly restrict the use of the land due to the special conditions unique to this particular parcel. In addition, the relief requested will not cause any injury to the public health, safety or general welfare, and meets the spirit and intent of the B.C.Z.R.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and after considering the testimony and evidence offered by the Petitioners, I find that the Petitioners' variance request should be granted.

THEREFORE, IT IS ORDERED this 5th day of June, 2000, by this Deputy Zoning Commissioner, that the Petitioners' request for variance from Section 409.6.A.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit 1224 parking spaces in lieu of the required 1489 parking spaces for a shopping center, be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

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.


TIMOTHY M. KOTROCO
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

TMK:raj

ORDER RECEIVED FOR FILING
Date 6/5/00
By R. J. Jenson



Baltimore County
Zoning Commissioner

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

June 6, 2000

Patricia A. Malone, Esquire
Venable, Baetjer & Howard, LLP
210 Allegheny Avenue
Towson, Maryland 21204

Re: Petition for Variance
Case No. 00-431-A
Property: 2401 Cleanleigh Drive

Dear Ms. Malone:

Enclosed please find the decision rendered in the above-captioned case. The Petition for 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,

A handwritten signature in cursive script, reading "Timothy M. Kotroco".

Timothy M. Kotroco
Deputy Zoning Commissioner

TMK:raj
Enclosure



Census 2000



For You, For Baltimore County



Census 2000



Printed with Soybean Ink
on Recycled Paper

Come visit the County's Website at www.co.ba.md.us

Copies to:

Wendy J. DePetro
Ralph T. Pugliano
c/o Lamer Companies
365 South Street
Morristown, NJ 07960

Valek Zarski
Jwona Roster-Zarski
24 English Saddle Court
Parkton, MD 21120

Mickey Cornelius
The Traffic Group
9900 Franklin Square Drive, Suite H
Baltimore, MD 21236



Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at 2401 Cleanleigh Drive

which is presently zoned BM-CCC

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)

Variance from Section ^{1224 JMK} 409.6.A.2 of the Baltimore County Zoning Regulations to permit ~~1238~~ parking spaces to be provided in lieu of the required 1489 parking spaces

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

To be determined at the hearing.

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:

Patricia A. Malone, Esquire

Name - Type or Print

Signature

Venable Baetjer and Howard, LLP

Company

210 Allegheny Avenue

410-494-6200

Address

Telephone No.

Towson,

Maryland

21204

State

Zip Code

Legal Owner(s):

Bethel Park Limited Partnership
c/o Lamer Companies, Agent

Name - Type or Print

Signature Cory D. Boss

Executive Vice-President

Name - Type or Print

Signature

365 South Street

(973)-285-0660

Address

Morristown

NJ

Telephone No.

07960

City

State

Zip Code

Representative to be Contacted:

Patricia A. Malone, Esquire

Venable, Baetjer and Howard, LLP

Name

210 Allegheny Avenue

410-494-6200 day even

Address

Telephone No.

Towson,

Maryland

21204

City

State

Zip Code

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING

UNAVAILABLE FOR HEARING

Reviewed By SN

Date 4/11/00

ORDER RECEIVED FOR FILING

Date 6/5/00
By 221 9/15/98

Case No. 00-431-A

Survey Services, LLC.

5506 Calvert Road
Baltimore, Md. 21207
410-944-0900
Fax: 410-944-0960

**Description to Accompany Zoning Petition
Parkway Crossing Shopping Center
Part of 12352/533
Containing 30.6746 Ac.+/-**

**3-15-00
Page 1 of 2**

Beginning for the same at an iron pipe found on the north side of Perring Manor Road (50 feet wide), said point of beginning also being on the easterly side of McClean Boulevard (80 feet wide), said point of beginning also being on the division line between Baltimore City, Maryland and Baltimore County, Maryland, said point of beginning also being designated 158, all shown on a Plat entitled "PARKWAY CROSSING SHOPPING CENTER" dated July, 1998, recorded among the Plat Records of Baltimore County, Maryland in Plat Book 71 folio 49, running thence leaving said point of beginning, binding on the westerly outline of said Plat, the three following courses:

1) northwesterly by a curve to the left having a radius of 1040.00 feet for an arc length of 190.55 feet, said curve being subtended by a chord bearing North 20°44'43" West 190.28 feet to a P.K. nail found designated 146 on said Plat,

2) North 25° 59'44" West 127.24 feet to a bar and cap found designated 139 on said Plat, and

3) North 12°54'24" West 44.15 feet to a bar and cap found designated 138 on said Plat, running thence leaving said westerly outline and binding on the northerly outline of said Plat, the sixteen following courses:

4) North 64°00'16" East 76.98 feet to a bar and cap found designated 137 on said Plat,

5) North 26°58'27" East 129.02 feet to a bar and cap found designated 136 on said Plat,

6) North 70°18'33" East 96.51 feet the point designated 135 on said Plat,

7) North 74°30'13" East 96.60 feet to the point designated 134 on said Plat,

8) North 76°51'33" East 111.59 feet to the point designated 133 on said Plat,

9) North 80°38'38" East 1084.71 feet to the point designated 132 on said Plat,

10) South 75°36'28" East 54.63 feet to the point designated 131 on said Plat,

11) South 88°51'31" East 52.71 feet to the point designated 130 on said Plat,

12) North 79°50'52" East 52.42 feet to the point designated 129 on said Plat,

13) North 78°20'35" East 52.46 feet to the point designated 128 on said Plat,

14) North 73°34'18" East 52.47 feet to the point designated 127 on said Plat,

15) North 58°13'46" East 32.94 feet to the point designated 126 on said Plat,

16) South 12°55'58" West 102.95 feet to the point designated 125 on said Plat,

17) South 77°04'02" East 178.51 feet to the point designated 124 on said Plat,

18) southeasterly by a curve to the left having a radius of 45.00 feet for an arc length of 30.73 feet, said curve being subtended by a chord bearing South 77°04'02" East 30.14 feet to the point designated 122 on said Plat and

19) South 77°04'02" East 185.87 feet to a bar and cap found designated 121 on said Plat, running thence leaving said northerly outline and binding on the easterly outline of said Plat the sixteen following courses;

20) South 00°53'00" East 16.40 feet to the point designated 120 on said Plat,

00-431-A
#431

Survey Services, LLC.

5506 Calvert Road
Baltimore, Md. 21207
410-944-0900
Fax: 410-944-0960

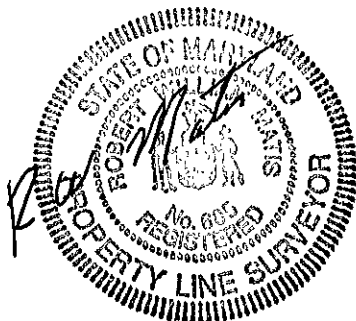
**Description to Accompany Zoning Petition
Parkway Crossing Shopping Center
Part of 12352/533
Containing 30.6746 Ac.+/-**

**3-15-00
Page 2 of 2**

- 21) South 89°07'00" West 18.00 feet to the point designated 119 on said Plat,
- 22) South 00°53'00" East 67.00 feet to the point designated 118 on said Plat,
- 23) North 89°07'00" East 12.37 feet to a bar and cap found designated 117 on said Plat,
- 24) South 00°51'23" East 127.80 feet to the point designated 116 on said Plat,
- 25) South 15°34'58" West 19.49 feet to the point designated 115 on said Plat,
- 26) North 73°37'48" East 4.03 feet to the point designated 114 on said Plat,
- 27) northeasterly by a curve to the left having a radius of 10.00 feet for an arc length of 13.01 feet, said curve being subtended by a chord bearing North 36°22'24" East 12.11 feet to the point designated 112 on said Plat,
- 28) South 00°53'00" East 72.66 feet to the point designated 111 on said Plat,
- 29) northwesterly by a curve to the left having a radius of 10.00 feet for an arc length of 9.18 feet, said curve being subtended by a chord bearing North 27°10'33" West 8.86 feet to the point designated 109 on said Plat,
- 30) Southeasterly by a curve to the left having a radius of 429.06 feet for an arc length of 33.13 feet, said curve being subtended by a chord bearing South 07°41'15" East 33.12 feet to the point designated 107 on said Plat,
- 31) South 00°53'00" East 107.82 feet to a bar and cap found designated 106 on said Plat,
- 32) South 41°41'11" East 112.30 feet to the point designated 105 on said Plat,
- 33) southeasterly by a curve to the left having a radius of 492.06 feet for an arc length of 51.38 feet, said curve being subtended by a chord bearing South 36°48'42" East 51.36 feet to the point designated 103 on said Plat,
- 34) South 06°46'44" West 17.85 feet to the point designated 102 on said Plat and
- 35) southwesterly by a curve to the right having a radius of 102.14 feet for an arc distance of 73.93 feet, said curve being subtended by a chord bearing South 69°15'47" West 72.33 feet to an x-cut now set at the point designated 100 on said Plat, running thence leaving said easterly outline, binding on the south outline of said Plat and binding on part of the division line between Baltimore City, Maryland and Baltimore County, Maryland;
- 36) South 90°00'00" West 2048.23 feet to the point of beginning.

Containing 30.6746 Acres of land more or less.

The above description is for Zoning Purposes only and should not be used for conveyance purposes.



#431

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 080831

DATE

4/11/00

ACCOUNT

600-6150

AMOUNT \$

2500

RECEIVED

FROM:

James Gortjen

FOR:

412 020 2000 0000

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

34-431

PAID RECEIPT

PAID RECEIPT
DATE 4/11/00
AMOUNT \$2500
ACCOUNT 600-6150
RECEIVED BY JAMES GORTJEN
OFFICE OF BUDGET & FINANCE
BALTIMORE COUNTY, MARYLAND

00-431-A

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

**RE: CASE 00-431-A
PETITIONER/DEVELOPER
(Bethel Park Ltm Prt.)
DATE OF Hearing
(5-31-00)**

**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**

2401 Cleanlegh Drive(Parkway Crossing Shopping Center) Baltimore, Maryland 21234_____

THE SIGN(S) WERE POSTED ON_____ **5-15-00** _____
(MONTH, DAY, YEAR)

SINCERELY,


(SIGNATURE OF SIGN POSTER & DATE)

_____ **THOMAS P. OGLE SR.** _____

_____ **325 NICHOLSON ROAD** _____

_____ **BALTIMORE, MARYLAND 21221** _____

_____ **410-687-8405** _____
(TELEPHONE NUMBER)

**NOTICE OF ZONING
HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: #00-431-A
2401 Cleanleigh Drive
(Parkway Crossing Shopping Center)
S/S Perring Parkway between McClean Boulevard and Oakleigh Road and N/S Baltimore City Line
9th Election District
4th Councilmanic District
Legal Owner(s): Bethel Park Limited Partnership
Variance: to permit 1,238 parking spaces to be provided in lieu of the required 1,489 parking spaces.
Hearing: Wednesday, May 31, 2000 at 10:00 a.m. in Room 407, County Courts Bldg., 401 Bosley Avenue.

LAWRENCE E. SCHMIDT
Zoning Commissioner for
Baltimore County

NOTES: (1) Hearings are Handicapped Accessible, for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2). For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

JT/5/677 May 16 C391413

CERTIFICATE OF PUBLICATION

TOWSON, MD, 5/18/, 2000

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 5/16/, 2000.

THE JEFFERSONIAN,
J. Wilkinson

LEGAL ADVERTISING


RE: PETITION FOR VARIANCE
2401 Cleanleigh Drive, N/S Perring Manor Rd,
S/E cor McClean Blvd & Perring Pkwy
9th Election District, 4th Councilmanic

Legal Owner: Bethel Park L.P.
Petitioner(s)

* BEFORE THE
* ZONING COMMISSIONER
* FOR
* BALTIMORE COUNTY
* Case No. 00-431-A

* * * * *

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order. All parties should copy People's Counsel on all correspondence sent/ documentation filed in the case.

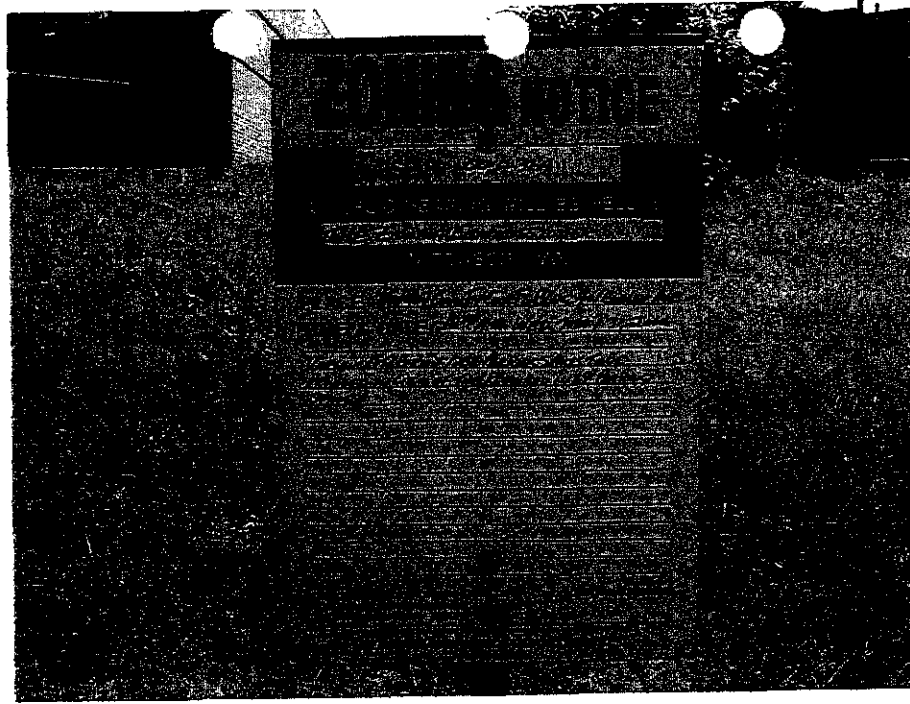

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County


CAROLE S. DEMILIO
Deputy People's Counsel
Old Courthouse, Room 47
400 Washington Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 26th day of April, 2000 a copy of the foregoing Entry of Appearance was mailed to Patricia A. Malone, Esq., Venable, Baetjer & Howard, 210 Allegheny Avenue, Towson, MD 21204, attorney for Petitioner(s).


PETER MAX ZIMMERMAN



Posted on McClean Blvd. Entrance



Baltimore County
Department of Permits and
Development Management

Director's Office
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
410-887-3353
Fax: 410-887-5708

May 5, 2000

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 00-431-A

2401 Cleanleigh Drive (Parkway Crossing Shopping Center)

S/S Perring Parkway between McClean Boulevard and Oakleigh Road and N/S Baltimore City Line

9th Election District – 4th Councilmanic District

Legal Owner: Bethel Park Limited Partnership

Variance to permit ¹²²⁴1,238 parking spaces to be provided in lieu of the required 1,489 parking spaces.

HEARING: Wednesday, May 31, 2000 at 10:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

A handwritten signature in black ink, appearing to read "Arnold Jablon", with a small "sc" written below it.

Arnold Jablon
Director

C: Patricia Malone, Esquire, 210 Allegheny Avenue, Towson, MD 21204
Bethel Park Limited Partnership, 365 South Street, Morristown, NJ 07960

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY MAY 16, 2000.**
- (2) **HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.**
- (3) **FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.**



TO: PATUXENT PUBLISHING COMPANY
Tuesday, May 16, 2000 Issue – Jeffersonian

Please forward billing to:

Barbara Ormord
210 Allegheny Avenue
Towson, MD 21204

410-494-6200

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 00-431-A

2401 Cleanleigh Drive (Parkway Crossing Shopping Center)

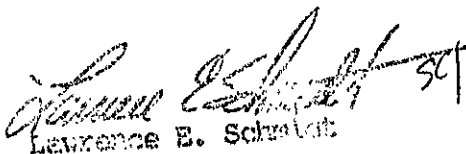
S/S Perring Parkway between McClean Boulevard and Oakleigh Road and N/S Baltimore City Line

9th Election District – 4th Councilmanic District

Legal Owner: Bethel Park Limited Partnership

Variance to permit 1,238 parking spaces to be provided in lieu of the required 1,489 parking spaces.

HEARING: Wednesday, May 31, 2000 at 10:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue



Lawrence E. Schmidt

LAWRENCE E. SCHMIDT
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

**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: 00-431-A

Petitioner: Bethel Park Limited Partnership

Address or Location: 2401 Cleanleigh Drive

PLEASE FORWARD ADVERTISING BILL TO:

Name: Barbara Ormord

Address: 210 Allegheny Avenue
Towson MD 21204

Telephone Number: (410) 494-6200



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

May 26, 2000

Attorney Patricia Malone
Venable, Baetjer & Howard
210 Allegheny Avenue
Towson MD 21204

Dear Attorney Malone:

RE: Case Number 00-431-A , 2401 Cleanleigh Drive

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on April 11, 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 black ink, appearing to read "W. Carl Richards, Jr.", written over a horizontal line.

W. Carl Richards, Jr.
Zoning Supervisor
Zoning Review

WCR:ggs

Enclosures





Baltimore County
Fire Department

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

May 1, 2000

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

ATTENTION: Gwen Stephens

RE: Property Owner:
BETHEL PARK LMTD. PTNP C/O LAMER CO., AGENT-431
CHARLES ZACCARI AND LENORE E. ZACCARI - 432

Location: DISTRIBUTION MEETING OF APRIL 17, 2000

Item No.: 431 & 432

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.

4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1994 edition prior to occupancy.

****EXTRA COMMENT FOR #431 ONLY****

STORAGE PLACED ON CONCRETE LUMBER PAD MAY NOT BLOCK ACCESS ROAD.

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 *MB*

DATE: May 12, 2000

SUBJECT: Zoning Petitions
Zoning Advisory Committee Meeting of April 24, 2000

RECEIVED MAY 24 2000

DEPRM has no comments for the following zoning petitions:

Item #	Address
428	711 Kingston Road
430	5413 Forge Road
431	2401 Cleanleigh Drive

Jim
5/31

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: April 27, 2000

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

SUBJECT: 2401 Cleanleigh Drive

APR 27

INFORMATION:

Item Number: 431

Petitioner: Bethel Limited Partnership c/o Lamer Companies, Agent

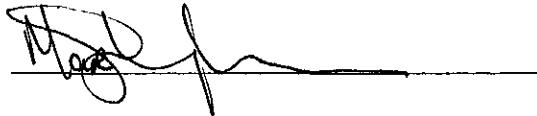
Zoning: B.M. - C.C.C.

Requested Action: Special Exception

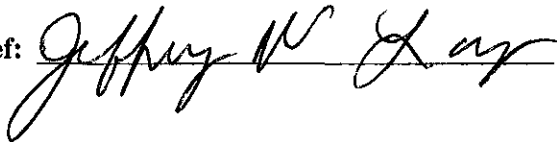
SUMMARY OF RECOMMENDATIONS:

The Office of Planning supports the request to permit 1,238 parking spaces in lieu of the required 1,489 parking spaces.

Prepared by:



Section Chief:



AFK:MAC:



**Maryland Department of Transportation
State Highway Administration**

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

Date: 4.28.00

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

RE: Baltimore County
Item No. 431 32

RECEIVED MAY 05 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

PLEASE PRINT CLEARLY

PETITIONER(S) SIGN-IN SHEET

NAME

ADDRESS

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210 Allegheny Avenue 21204

Nancy J. DeFetru

365 South Street, NJ 07960

RALPH J. PUGLIANO

"

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