

IN RE: PETITION FOR SPECIAL HEARING  
S/S Bellona Avenue, 1046' S  
Bellona Avenue and Brightside Road  
9<sup>th</sup> Election District  
4<sup>th</sup> Councilmanic District  
(7210 Bellona Avenue)

Thomas and Jean Maddux  
Petitioners

\* BEFORE THE  
\* DEPUTY ZONING COMMISSIONER  
\* OF BALTIMORE COUNTY  
\* CASE NO. 00-502-SPH

\*

\* \* \* \* \*

### FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Special Hearing filed by the legal owners of the subject property, Thomas and Jean Maddux. The special hearing request is for property located at 7210 Bellona Avenue, which property is zoned DR 1. The Petitioners are requesting a special hearing for a non-density transfer of a 2.80 acre tract of property which is intended to be transferred to the adjacent property owners, Paul and Karen Winicki.

Appearing at the hearing on behalf of the special hearing request were Bruce Doak and Brian Dietz, appearing on behalf of Gerhold Cross & Etzel, registered professional land surveyors. There were no protestants in attendance.

Testimony and evidence indicated that the 2.8 acre parcel of property, which is the subject of this special hearing request, is part and parcel of a larger 4.73 acre parcel which is currently owned by Thomas and Jean Maddux, the Petitioners herein. The Petitioners intend to convey this 2.8 acre parcel to their neighbors, Paul and Karen Winicki. The Petitioners will retain the remaining 1.93 acre parcel which is situated adjacent to their dwelling. The overall property is located on the south side of Bellona Avenue, north of Woodbrook Lane, in the Ruxton area of Baltimore County. The property is undeveloped at this time and the purpose of the transfer is to add additional land to property already owned by the Winicki family.

ORDER RECEIVED FOR FILING

Date

By

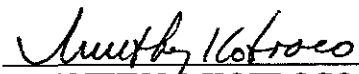
7/13/00

R. J. [Signature]

After due consideration of the testimony and evidence presented, it is clear that practical difficulty or unreasonable hardship would result if the special hearing were not granted. It has been established that the requirements from which the Petitioners seek relief would unduly restrict the use of the land due to the special conditions unique to this particular parcel. In addition, the relief requested will not be detrimental to the public health, safety or general welfare, and meets the spirit and intent of the B.C.Z.R. Therefore, permission for a non-density transfer of the 2.80 acre parcel of land zoned DR 1 is granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 13<sup>th</sup> day of July, 2000, that the Petitioners' Request for Special Hearing from Section 500.7 of the Baltimore County Zoning Regulations, for a non-density transfer of a 2.80 acre tract of property which is intended to be transferred to the adjacent property owners, Paul and Karen Winicki, be and is hereby GRANTED.

IT IS FURTHER ORDERED, that any appeal of this decision must be filed within thirty (30) days from the date of this Order.

  
TIMOTHY M. KOTROCO  
DEPUTY ZONING COMMISSIONER  
FOR BALTIMORE COUNTY

TMK:raj

ORDER RECEIVED FOR FILING  
17380  
7/13/00  
By R. Johnson



Baltimore County  
Zoning Commissioner

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

<sup>13</sup>  
July 12, 2000

Mr. Bruce Doak  
Gerhold Cross & Etzel  
320 E. Towsontown Boulevard, #100  
Towson, Maryland 21286

Re: Petition for Special Hearing  
Case No 00-502-SPH  
Property: 7210 Bellona Avenue

Dear Mr. Doak:

Enclosed please find the decision rendered in the above-captioned case. The Request for Special Hearing 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. Thomas Maddux, IV  
7210 Bellona Avenue  
Baltimore, Maryland 21212

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)





# Petition for Special Hearing

to the Zoning Commissioner of Baltimore County

for the property located at 7210 Bellona Avenue  
which is presently zoned DR-1

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 Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve

*A NON DENSITY TRANSFER OF 2.80 Ac*

Property is to be posted and advertised as prescribed by the zoning regulations. I, or we, agree to pay expenses of above Special Hearing, 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):

Thomas Maddux IV  
Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Jean Merrick Maddux  
Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
7210 Bellona Avenue (410) 321-0100  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
Baltimore MD 21212  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

## Representative to be Contacted:

Bruce Doak/Gerhold Cross & Etzel  
Name \_\_\_\_\_  
320 E. Towsontown Blvd #100  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
Towson MD 21286  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

## OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING 1-2 hr

UNAVAILABLE FOR HEARING \_\_\_\_\_

Reviewed By CMR Date 5/26/98

ORDER RECEIVED FOR FILING

Case No. 00-502-SPH

220 9/15/98

GORDON T. LANGDON  
EDWARD F. DEIACO-LOHR  
BRUCE E. DOAK

**GERHOLD, CROSS & ETZEL, LTD.**

*Registered Professional Land Surveyors*

SUITE 100  
320 EAST TOWSONTOWN BOULEVARD  
TOWSON, MARYLAND 21286-5318

410-823-4470  
FAX 410-823-4473

EMERITUS  
PAUL G. DOLLENBERG  
FRED H. DOLLENBERG  
CARL L. GERHOLD  
PHILIP K. CROSS  
OF COUNSEL  
JOHN F. ETZEL

May 24, 2000

**ZONING DESCRIPTION  
TO ACCOMPANY A PETITION FOR A SPECIAL HEARING  
TO ALLOW A NON-DENSITY TRANSFER OF THE MADDUX PROPERTY  
LOCATED IN THE NINTH ELECTION DISTRICT, THE FOURTH  
COUNCILMANIC DISTRICT, OF BALTIMORE COUNTY, STATE OF MARYLAND  
AND DESCRIBED AS FOLLOWS TO WIT:**

Beginning for the same at a point at the beginning of the second or South 73 degrees 41 minutes 50 seconds East 469.64 foot line of the parcel of land which by a deed dated May 28, 1997 and recorded among the Land Records of Baltimore County in Liber S.M. No. 12199 folio 529 was conveyed by Tyrconnell Associates Limited Partnership to Thomas H. Maddux IV, and Jean Merrick Maddux, his wife, said point of beginning being measured South 15 degrees 47 minutes 00 seconds East 1046.00 feet from the intersection of the centerline of Bellona Avenue and the centerline of Brightside Road thence running and binding on the land of the herein petitioner and referring the courses of this description to the Baltimore County Meridian, the sixteen following lines viz: (1) South 73 degrees 38 minutes 17 seconds West 469.81 feet, (2) South 02 degrees 21 minutes 57 seconds West 22.46 feet, (3) South 29 degrees 57 minutes 57 seconds West 23.22 feet, (4) South 02 degrees 23 minutes 03 seconds East 40.49 feet, (5) South 47 degrees 37 minutes 43 seconds East 16.41 feet, (6) South 06 degrees 34 minutes 53 seconds East 27.30 feet, (7) South 09 degrees 07 minutes 37 seconds West 43.12 feet, (8) South 21 degrees 46 minutes 03 seconds East 36.49 feet, (9) South 77 degrees 03 minutes 33 seconds East 80.00 feet, (10) South 22 degrees 46 minutes 33 seconds East 97.97 feet, (11) Easterly, by a line curving toward the left having a radius of 160.00 feet for an arc distance of 82.84 feet (the chord of said arc bearing North 73 degrees 16 minutes 27 seconds East 81.92 feet,) (12) North 58 degrees 26 minutes 27 seconds East 110.00 feet, (13) Easterly, by a line curving toward the right having a radius of 180.00 feet for an arc distance of 109.25 feet (the chord of said arc bearing North 75 degrees 49 minutes 47 seconds East 107.58 feet), (14) North 03 degrees 53 minutes 33 seconds West 270.42 feet, (15) North 73 degrees 38 minutes 17 seconds East 140.00 feet and, (16) North 72 degrees 35 minutes 47 seconds West 71.98 feet to the place of beginning.

Containing 2.80 Acres of land, more or less.

Maddux.des

30-502-SP4

**GERHOLD, CROSS & ETZEL, LTD.**

*Registered Professional Land Surveyors*

SUITE 100  
320 EAST TOWSONTOWN BOULEVARD  
TOWSON, MARYLAND 21286-5318

410-823-4470  
FAX 410-823-4473

**Page 2**

**Note:** This description only satisfies the requirements of the Office of Zoning and is not to be used for the purpose of conveyance.



BALTIMORE COUNTY, MARYLAND  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

No. 081411

DATE 5/26/07 ACCOUNT 001-6150

RECEIVED FROM: IT-502 AMOUNT \$ 50.00  
By: [Signature]

RECEIVED FROM: Mable 7210 Bellvue Ave

FOR: 030- [unclear] [unclear]

DISTRIBUTION  
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

PAID RECEIPT

PAYMENT ORDER DATE  
5/30/2000 5/26/2000 155313  
REG MARY CASHIER TIME LDM FRANK  
6000 5 628 40000 VERIFICATION  
RECEIVED BY 124052  
TR NO. 001/11

Receipt for  
\$0.00 to  
Baltimore County, Maryland

CASHIER'S VALIDATION

**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: #00-502 SPH

7210 Ballona Avenue  
S/S Ballona Avenue, 1046' S of Ballona Avenue  
and Brightside Road  
9th Election District -- 4th Councilmanic District  
Legal Owner(s): Thomas Maddux, IV and  
Jean Merrick Maddux

**Special Hearing:** to permit a non-density transfer  
of 2.80 acres

**Hearing:** Friday, July 7, 2000 at 2:00 p.m. in Room 106,  
County Office Building, 111 W. Chesapeake Avenue, Towson, MD 21204.

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) 887-3381.

JT/6/99 June 20

G399579

# CERTIFICATE OF PUBLICATION

TOWSON, MD, 6/22, 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 6/20, 2000.

*S. Wilkinson*  
THE JEFFERSONIAN,

LEGAL ADVERTISING

**CERTIFICATE OF POSTING**

**RE: CASE #00-502-SPH  
PETITIONER/DEVELOPER  
(Thomas Maddux, IV)  
DATE OF Hearing  
( 7-7-00)**

**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**

**7210 Bellona Ave. Baltimore, Maryland 21204\_\_\_\_\_**

**THE SIGN(S) WERE POSTED ON\_\_\_\_\_ 6-21-00 \_\_\_\_\_**  
**(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

Case # : 00-502-SPH

A PUBLIC HEARING WILL BE HELD BY  
THE ZONING COMMISSIONER  
IN TOWSON, MD.

PLACE *Prince George's Office Nos. 111 N. Howard Ave.*

TIME & DATE *7:00 PM Friday July 7, 2000*

*SPECIAL HEARING TO PERMIT A HIGH-DENSITY TRANSFER  
OF 2.80 RES.*

*7210 BELLONA AVE.*

POSTPONEMENTS DUE TO WEATHER OR OTHER CONDITIONS ARE SOMETIMES  
NECESSARY TO CONFIRM HEARINGS.  
CALL 410-331-1100 ONE DAY BEFORE THE SCHEDULED HEARING DATE.  
IF YOU HAVE A SCHEDULED HEARING, PLEASE REPORT TO THE HEARING ON TIME.  
HEARINGS ARE HANDICAPPED ACCESSIBLE.

Posted at 7210 Bellona Ave.

RE: PETITION FOR SPECIAL HEARING  
7210 Bellona Avenue, S/S Bellona Ave,  
1046' S of Bellona Ave and Brightside Rd  
9th Election District, 4th Councilmanic

Legal Owner: Thomas & Jean M. Maddux, IV  
Petitioner(s)

\* BEFORE THE  
\* ZONING COMMISSIONER  
\* FOR  
\* BALTIMORE COUNTY  
\* Case No. 00-502-SPH

\* \* \* \* \*

**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 12<sup>th</sup> day of June, 2000 a copy of the foregoing Entry of Appearance was mailed to Bruce E. Doak, Gerhold, Cross & Etzel, Ltd., 320 E. Towsontowne Blvd., Suite 100, Towson, MD 21286, representative for Petitioners.



PETER MAX ZIMMERMAN



Baltimore County  
Department of Permits and  
Development Management  
June 16, 2000

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

## 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: 00-502-SPH

7210 Bellona Avenue

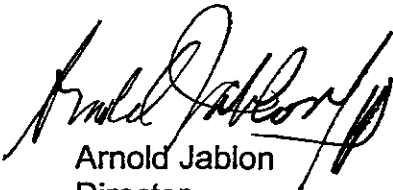
S/S Bellona Avenue, 1046' S of Bellona Avenue and Brightside Road

9<sup>th</sup> Election District – 4<sup>th</sup> Councilmanic District

Legal Owner(s): Thomas Maddux, IV and Jean Merrick Maddux

HEARING: Friday, July 7, 2000 at 2:00 p.m. in Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, MD 21204

Special Hearing to permit a non-density transfer of 2.80 acres.



Arnold Jablon  
Director

C: Thomas and Jean Maddux, 7210 Bellona Avenue, Baltimore MD 21212  
Bruce Doak, 320 E. Towsontown Blvd #100, Towson MD 21286

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY JUNE 21, 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.



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](http://www.co.ba.md.us)

TO: PATUXENT PUBLISHING COMPANY  
June 20, 2000 Issue – Jeffersonian

Please forward billing to:  
Thomas Maddux IV  
7210 Bellona Avenue  
Baltimore MD 21212  
410-321-0100

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## **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: 00-502-SPH

7210 Bellona Avenue

S/S Bellona Avenue, 1046' S of Bellona Avenue and Brightside Road

9<sup>th</sup> Election District – 4<sup>th</sup> Councilmanic District

Legal Owner(s): Thomas Maddux, IV and Jean Merrick Maddux

HEARING: Friday, July 7, 2000 at 2:00 p.m. in Room 106, County Office Building, 111  
W. Chesapeake Avenue, Towson, MD 21204

Special Hearing to permit a non-density transfer of 2.80 acres.

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.



Baltimore County  
Department of Permits and  
Development Management

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

June 30, 2000

Mr. Bruce Doak  
Gerhold, Cross & Etzel  
320 E Towsontown Blvd, Ste 100  
Towson MD 21286

Dear Mr. Doak:

RE: Case Number 00-502-SPH , 7210 Bellona Avenue

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on 05/26/00.

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 that reads "W. Carl Richards, Jr." followed by a stylized flourish.

W. Carl Richards, Jr.  
Zoning Supervisor  
Zoning Review

WCR:rsj

Enclosures

c: Thomas Maddux IV



**BALTIMORE COUNTY, MARYLAND**

**INTEROFFICE CORRESPONDENCE**

**TO:** Arnold Jablon, Director  
Department of Permits & Development Mgmt.

**DATE:** July 14, 2000

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

**SUBJECT:** Zoning Advisory Committee Meeting  
For June 12, 2000  
Item Nos. 489, 490, 491, 492, 493, 494,  
495, 497, 498, 499, 500, and 502

The Bureau of Development Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc: File

BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon  
FROM: R. Bruce Seeley *RBS*  
DATE: July 17, 2000  
SUBJECT: Zoning Item #502  
7210 Bellona Avenue

Zoning Advisory Committee Meeting of June 5, 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.
- X The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:
- X 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: Dave Lykens

Date: July 14, 2000

# BALTIMORE COUNTY, MARYLAND

## INTER-OFFICE CORRESPONDENCE

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

**DATE:** June 16, 2000

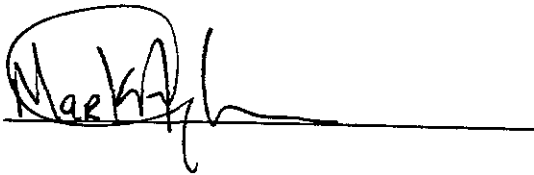
**FROM:** Arnold F. 'Pat' Keller, III  
Director, Office of Planning

**SUBJECT:** Zoning Advisory Petition(s): Case 500 & 502

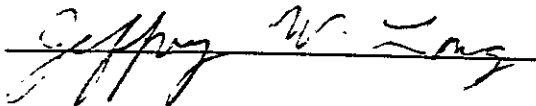
The Office of Planning has reviewed the above referenced case and has no comments to offer.

For any further questions or additional information concerning the matters stated herein, please contact Mark A. Cunningham in the Office of Planning at 410-887-3480.

Prepared by:



Section Chief:



AFK/JL:MAC



**Maryland Department of Transportation  
State Highway Administration**

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

Date: 6.8.00

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

RE: Baltimore County  
Item No. 502 MTK

Dear Ms. Jackson:

We have reviewed the referenced item and have no objection to approval, as a field inspection reveals that the existing entrance(s) on to MD/US 134 are acceptable to the State Highway Administration (SHA) and this development is not affected by any SHA 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

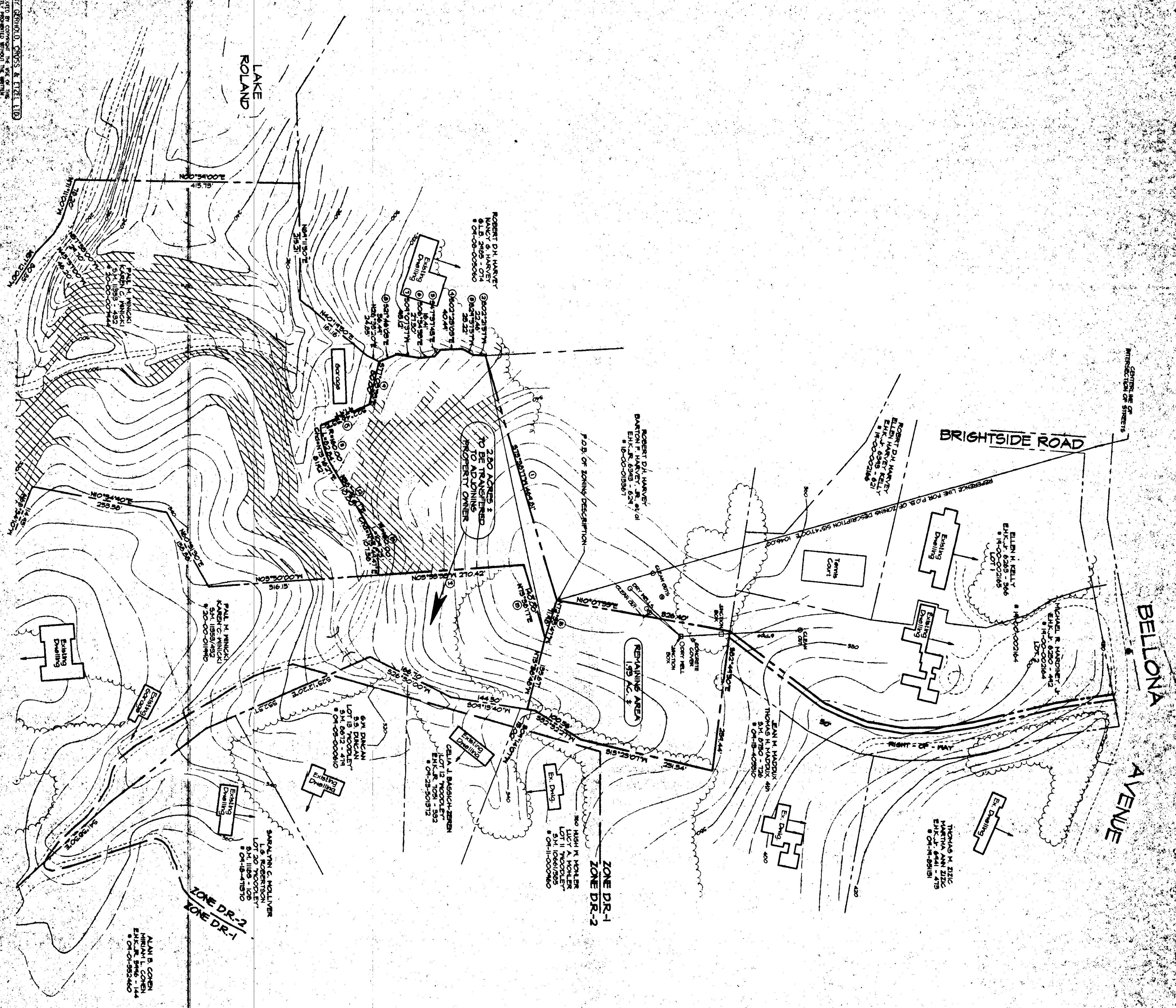
My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free

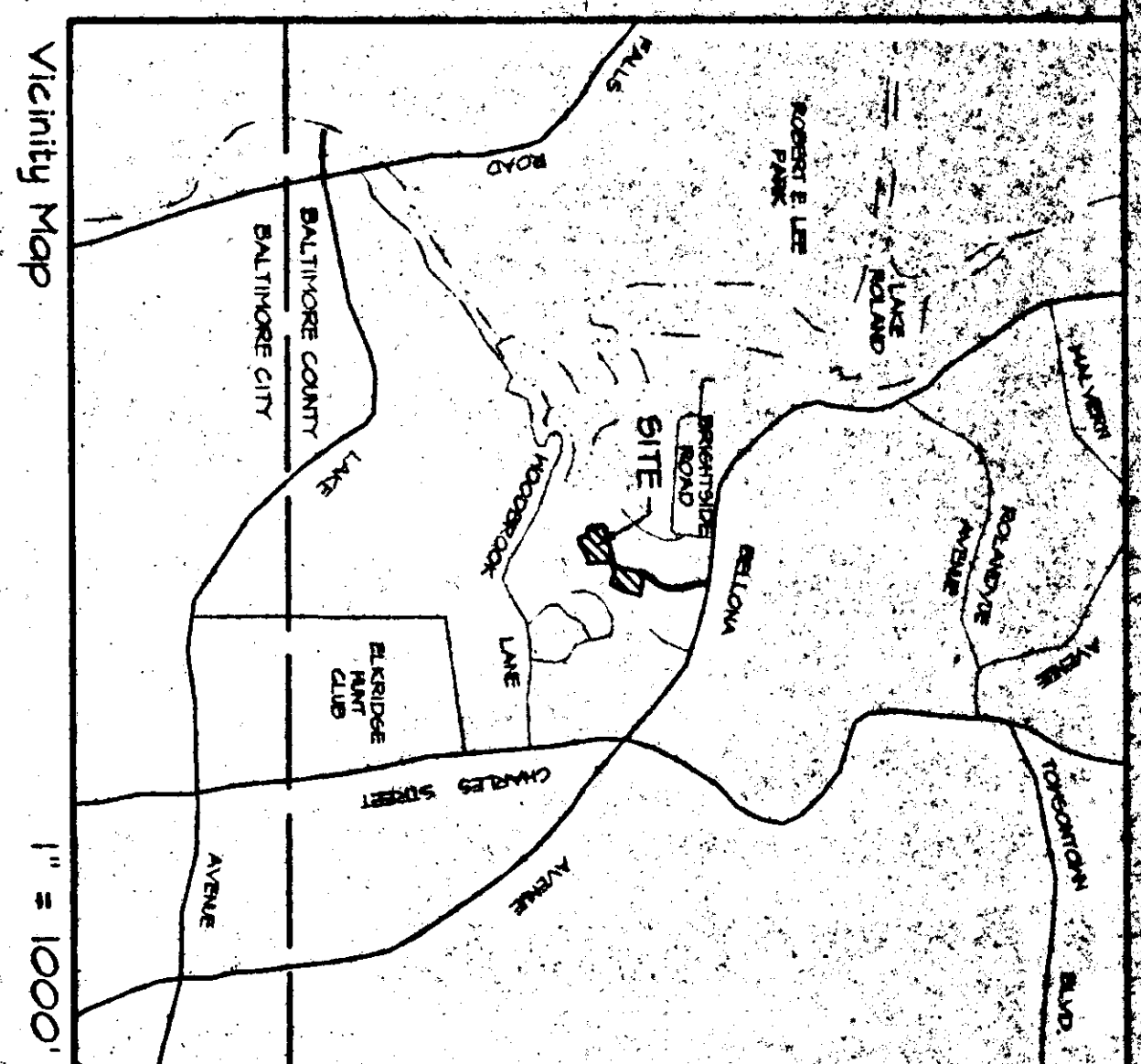
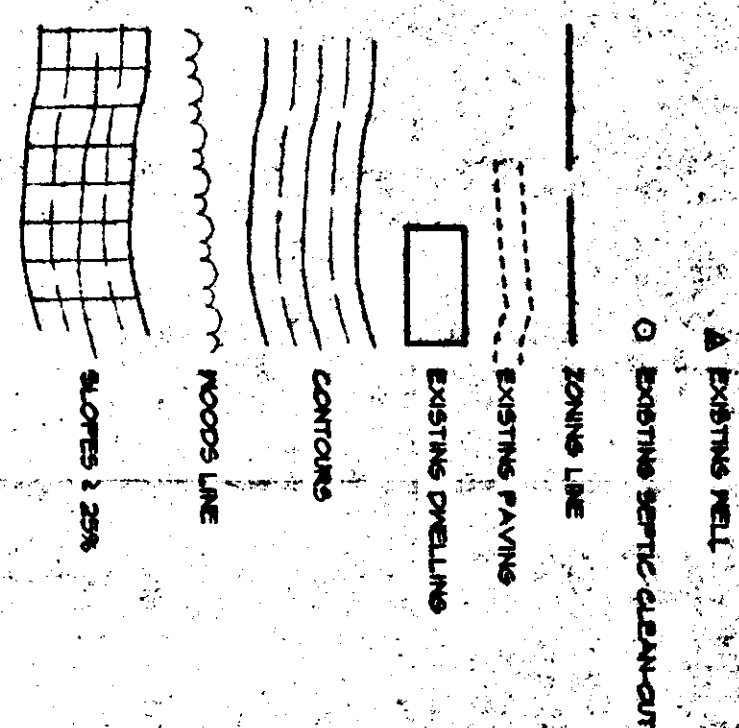
Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

Revised 4/17/00

BALTIMORE COUNTY GRID MERIDIAN



SYMBOLS LEGEND



GENERAL NOTES

1. OWNER, EMI VERGUE AND THOMAS H. MADDOX, 4TH FLOOR, 11100 BELLONA AVENUE, BALTIMORE, MD 21224-1001
2. TAX ACCOUNT NO. 2000000022 & 2000000023
3. TITLE DEED LIES IN 11100 BELLONA AVENUE, BALTIMORE, MD 21224-1001
4. THE PROPERTY IS ZONED DR-1, 2000000022 & 2000000023
5. 200' SCALE ZONING MAP NO. 11100-A
6. 11100-A MAP & 11100-B MAP
7. 11100-A MAP & 11100-B MAP
8. 11100-A MAP & 11100-B MAP
9. 11100-A MAP & 11100-B MAP
10. A BOARDMAN SURVEY HAS BEEN PERFORMED BY GERHOLD, CROSS & ETZEL, LTD.
11. CONTOURS SHOWN HEREON ARE BASED ON THE BALTIMORE COUNTY VERTICAL DATUM.



GRAPHIC SCALE 1"=100'

GERHOLD, CROSS & ETZEL, LTD  
REGISTERED PROFESSIONAL LAND SURVEYORS  
820 East Towson Boulevard  
Towson, Maryland 21286  
(410) 638-4470

PLAT TO ACCOMPANY A  
PETITION FOR A SPECIAL HEARING  
FOR A NON-DENSITY TRANSFER  
MADDOX PROPERTY  
BELLONA AVENUE  
Deed Ref: SM No. 12194 folio 524  
Tax Acct No: 21-00-000022 & 21-00-000023  
Zoned: DR-1  
Parcel 11B5

4th ELECTION DISTRICT  
BALTIMORE COUNTY, MARYLAND  
SCALE: 1"=100' DATE: MAY 3, 2000

00-502-SPN

