

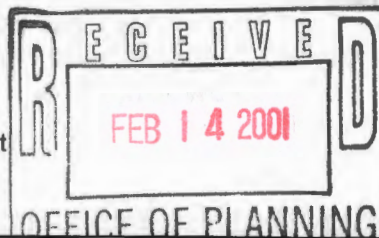
INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

3/1/01

TO: Director, Office of Planning & Community Conservation
Attention: Jeffrey Long
County Courts Building, Room 406
401 Bosley Avenue
Towson, MD 21204

Permit or Case No. _____

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



Residential Processing Fee Paid
(\$50.00)

Accepted by JNP
Date 2/13/01

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 and Community Conservation prior to this office's approval of a dwelling permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

Ron Kirchner, Sr. 26 W. Forrest Avenue, Shrewsbury, PA 17361 1-717-235-1039
Print Name of Applicant Address Telephone Number

Lot Address 17415 B York Road Election District 7 Councilmanic District 3 Square Feet 30,492

Lot Location: N E S W corner of York Road 300 feet from N E S W corner of Bunker Hill Road
(street) (street)

Land Owner: Charles Irving Smith & Catherine B. Smith Tax Account Number 07-19-051270

Address: 14032 Cuba Road, HUNT VALLEY 21030 Telephone Number (410) 584-2917
527-1555

CHECKLIST OF MATERIALS- (to be submitted for design review by the Office of Planning and Community Conservation)

TO BE FILLED IN BY ZONING REVIEW, DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ONLY!
PROVIDED?

	YES	NO
1. This Recommendation Form (3 copies)	☒	☐
2. Permit Application	☐	☒
3. Site Plan Property (3 copies)	☒	☐
Topo Map (2 copies): available in Room 206, County Office Building - (please label site clearly)	☒	☐
4. Building Elevation Drawings	☒	☐
5. Photographs (please label all photos clearly) Adjoining Buildings	☒	☐
Surrounding Neighborhood	☒	☐
6. Current Zoning Classification: <u>RC-5</u>		

TO BE FILLED IN BY THE OFFICE OF PLANNING ONLY!

RECOMMENDATIONS / COMMENTS:

☒ Approval ☐ Disapproval ☐ Approval conditioned on required modifications of the application to conform with the following recommendations:

Signed by: Jeffrey M. Long
for the Director, Office of Planning and Community Conservation

Date: 2/26/01

SCHEDULED DATES, CERTIFICATE OF FILING AND POSTING FOR A BUILDING PERMIT APPLICATION PURSUANT TO SECTION 304.2

Department of Permits and Development Management (PDM)

County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

The application for your proposed Building Permit application has been reviewed and is accepted for filing by Jeffrey Perlow on 2/13/01 Date (A)
(name of planner)

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. This fee is subject to change. Confirm all current fees prior to filing the application.

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 2/23/01 D (15 Days Before C)

DATE POSTED _____

HEARING REQUESTED? YES _____ NO _____ - DATE _____

CLOSING DAY (LAST DAY FOR HEARING DEMAND) 3/12/01 C (B-3 Work Days)

TENTATIVE DECISION DATE 3/15/01 B (A + 30 Days)

*Usually within 15 days of filing

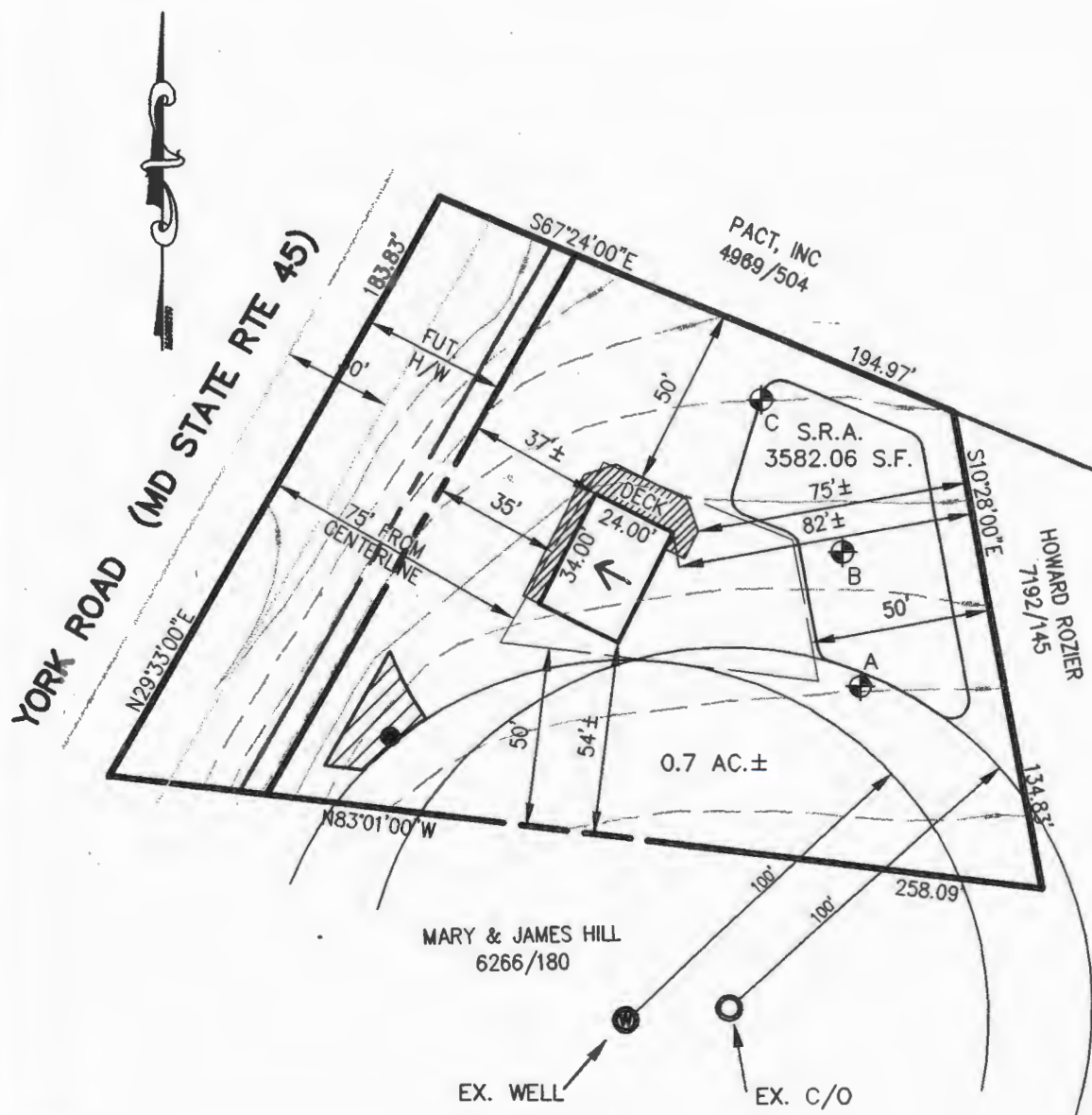
CERTIFICATE OF POSTING

District: 7

Location of Property: 17415-B YORK ROAD
E. SIDE YORK RD., 300' NORTH OF BUNKER HILL ROAD

Posted by: _____ Signature _____ Date of Posting: _____

Number of Signs: _____



NOTES:

1. EXISTING ZONING IS RC-5.
2. OWNER: CHARLES AND CATHERINE SMITH
3. DEED REFERENCE: 4166/500 (JULY 5, 1963)
4. TAX ACCOUNT No.: 07-19-051270

McKEE & ASSOCIATES, INC.
Engineering - Land Planning - Land Surveying

Natural Resource Planning - Real Estate Development
SHAWAN PLACE, 5 SHAWAN ROAD COCKEYSVILLE, MARYLAND 21030
TELEPHONE: (410) 827-1885 FACSIMILE: (410) 827-1883

17415B YORK ROAD

7th ELECTION DISTRICT
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DATE: FEBRUARY 5, 2001

2.32 acres ±
Mar. 4, 1968

subject to ing
as now opened
from York Road

POB in d. of York Road and to the end
of the 500°02' 427.10' line of
CWB Jr. 1053 P. 320 (Wm. Lytle to Wm. Snyder)

E.O.G. = N 87° 25' 15.0" N
2.1300'

POB ④ N 67° 24' W 152.75'
NW COR
557/293
James Wye to
Mary Jane Hill
intersect
N outline of
557/293

Charles Irving Smith
Catherine Bernice Smith
4166/500
July 5, 1963 0.70 Ac

(New line of Division)

② S 83° 01' E 258.09'

intersect w
outline
116/152

PA56
Mary Hill
James S. Hill
EHK Jr 6260 folio 100
Feb. 14, 1981

2 1/2 Ac. 20 P
GIB
WMI 116 folio 152
Angelina Wye to Aquilla Wilson
Feb. 17, 1880 1 Ac 10 P

leaving a balance of 1 1/4 Ac. more or less
being a part of the last
will & testament of Sibby Sterrett
Bath City Wills DMP 21 folio 150
Oct. 7, 1843

ROAD ① S 29° 33' W 183.83'
& YORK ROAD

110' +/-
Iron bar

P. 156
Robert L. Bart, Jr.
Virginia Z. Bart
BHX, Jr. 5052 folio 130
and 1978

stone found

Passing near a stone
at 272.80'

(10) S 51° 36' 16" W
N 59° 09' E

CERTIFICATE OF POSTING

UNDERSIZED LOT

RE: Case No.: BUILDING PERMIT APPL.

Petitioner/Developer: RON KIRCHNER, ETAL

% MCKEE, ASSOC.

Date of Hearing/Closing 3/12/01

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 #17415-B-YORK RD.

The sign(s) were posted on 2/22/01
(Month, Day, Year)

Sincerely,

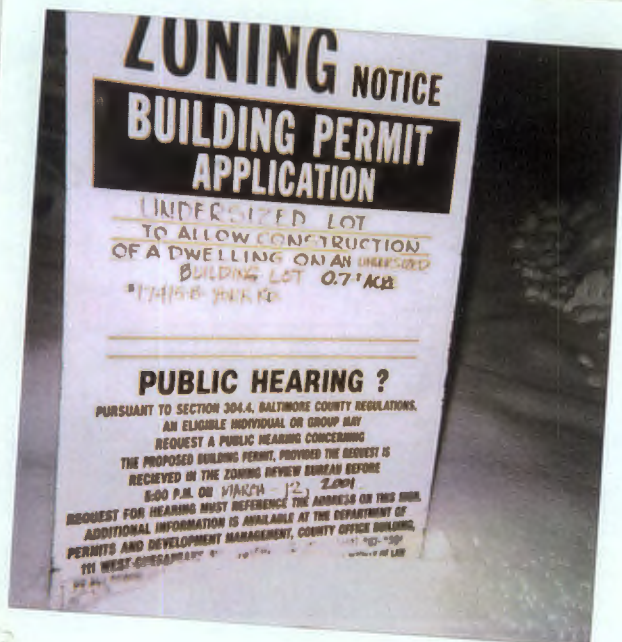
Patrick M. O'Keefe 2/23/01
(Signature of Sign Poster and Date)

PATRICK M. O'KEEFE
(Printed Name)

523 PENNY LANE
(Address)

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

410-666-5366 ; CELL 410-905-857.
(Telephone Number)



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

No.

90034

DATE

2/13/01

ACCOUNT

A-001-006-6150

AMOUNT

\$ 50.00

RECEIVED
FROM:

Ronald E. & Kathy J. Kivlinner

FOR:

Undersize Lot Approval

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

PAYMENT	ACTUAL	TIME
2/13/2001	2/13/2001	11:19:45
REG 4501	CASHIER JRIC JHR	DRAMER 1
RECEIPT # 032735		UFLH
Dept	5	528 ZONING VERIFICATION
CR NO.	090034	

Recpt Tot	50.00
50.00	OK
	.00 CA
Baltimore County, Maryland	

CASHIER'S VALIDATION