IN RE: PETITION FOR VARIANCE
2,150' SE of Old York Road, 1300' S of Markoe Road, on the N/S of a Private Road (16341 Old York Road)
10th Election District
6th Council District

Daniel F. Henegan, et ux
Petitioners

* BEFORE THE
* ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 01-317-A
*

* * * * * * * * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner for consideration of a Petition for Variance filed by the owners of the subject property, Daniel F. and Elynor S. Henegan. The Petition was filed in response to a zoning violation notice the Petitioners received from the Code Enforcement Division of the Department of Permits and Development Management (DPDM) relative to an accessory structure constructed in the front of the subject property. The Petitioners were advised to file the instant Petition to correct the matter. Thus, the Petitioners filed the instant Petition seeking relief from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit the subject accessory structure (a 28'x 20' shed) to be located in the front yard in lieu of the required rear yard. The subject property and requested relief are more particularly described on the site plan submitted which was accepted into evidence and marked as Petitioner's Exhibit 1.

Appearing at the requisite public hearing in support of the request were Daniel F. Henegan, property owner, and Gay Shaw, adjacent property owner. There were no Protestants or other interested persons present.

Testimony and evidence offered revealed that the subject property is roughly rectangular in shape, and consists of a gross area of 10.0 acres, more or less, zoned R.C.2. The property is located approximately 2,150 feet southeast of Old York Road, on the north side of a private road, in Monkton. The site is improved with a two-story dwelling and two outbuildings, including a barn and small, run-in shed. A two-story addition to the existing dwelling is presently under

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By

construction. In addition, the Petitioner recently commenced constructing a 28' x 20' accessory building in the front yard of his property, adjacent to the existing driveway. It is this structure that is the subject of the instant variance request.

Mr. Henegan indicated that access to his lot is via a one-half mile long private road/ driveway that leads from Old York Road. Since the driveway is private, it is not County-maintained or plowed following snowstorms. In this regard, Mr. Henegan indicated that he recently purchased a farm truck and tractor which will be used to maintain the driveway. In order to have immediate access to these vehicles in the location where they are most needed during inclement weather, the Petitioner wishes to have the structure in the front yard, adjacent to the driveway. Testimony indicated that the structure will be attractive so as not to detract from his property or have an adverse impact on his neighbor's property.

Based on the testimony and evidence offered, I am persuaded to grant the variance. The uniqueness of the property lies in the unusual length and private nature of the driveway. I find that the Petitioners would suffer a practical difficulty if strict adherence to the regulations were required, and that relief can be granted without detrimental impact to adjacent properties. It is to be noted that there were no adverse Zoning Advisory Committee comments submitted by any Baltimore County reviewing agency and no one appeared in opposition to the request. In fact, the most immediately affected neighbor, Ms. Shaw, appeared in support of the Petitioner's request.

Pursuant to the advertisement, posting of the property and public hearing on this Petition held, and for the reasons set forth herein, the relief requested shall be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 5th day of April, 2001 that the Petition for Variance seeking relief from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure (28'x 20' shed) to be located in the front yard in lieu of the required rear yard, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restriction:

1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware

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By

that proceeding at this time is at their own risk until the 30-day appeal period from the date of this Order has expired. If an appeal is filed and this Order is reversed, the relief granted herein shall be rescinded.

LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs

ORDER RECEIVED FOR FILING
Date 4/3/14
By BJS

Baltimore County
Zoning Commissioner

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

April 5, 2001

Mr. & Mrs. Daniel F. Henegan
16341 Old York Road
Monkton, Maryland 21111

RE: PETITION FOR VARIANCE
SE/S Old York Road, approx. 2,150' SE thereof on a private road, 1300' S of Markoe Road
(16341 Old York Road)
10th Election District – 6th Council District
Daniel F. Henegan, et ux - Petitioners
Case No. 01-317-A

Dear Mr. & Mrs. Henegan:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Variance has been granted, in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Department of Permits and Development Management office at 887-3391.

Very truly yours,

LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:bjs

cc: People's Counsel; Case File

Printed with Soybean Ink on Recycled Paper

Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at 16341 Old York Rd.

which is presently zoned RC-2

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)

400.1 to permit an accessory structure (shed) to be located in the front yard in lieu of the required rear yard.

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

Access to driveway needed for road plowing. Farm vehicles (truck & tractor) need to be parked next to existing driveway but be hidden from view of neighboring property.

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):

DANIEL F. HENEGHAN
Name - Type or Print

Signature

ELYNOR S. HENEGHAN
Name - Type or Print

Signature

16341 OLD YORK RD 410-472-3063
Address Telephone No.

MONKTON, MD 21111
City State Zip Code

Representative to be Contacted:

Name

Address Telephone No.

City State Zip Code

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING _____

UNAVAILABLE FOR HEARING _____

Reviewed By BR Date 2/6/01

ORDER RECEIVED FOR FILING
Date 2/6/01
By [signature]

Case No. 01-317-A

REV 9/15/98

EXHIBIT 'A'

BEGINNING for the same at a point in the fourteenth or South 13 degrees West 1066.6 feet line of the parcel of land firstly described in a Deed dated February 28, 1942 and recorded among the Land Records of Baltimore County in Liber CHK No. 1215 Folio 425, which was conveyed by Elizabeth M. Schafer to William A. Sehlhorst and wife, said point being distant South 13 degrees 01 minute West 225.32 feet measured along said fourteenth line from a stone marked VDB heretofore set at the beginning thereof and running thence with and binding on a part of said fourteenth line South 13 degrees 01 minute West 838.90 feet to a stone marked VDB heretofore set at the end of said line, thence leaving said outline and running for lines of division the two following courses and distances viz: North 73 degrees 46 minutes West 568 feet and North 20 degrees 40 minutes East 869.64 feet to intersect the last line of a parcel of land which by a Deed dated August 19, 1966 and recorded among the Land Records of Baltimore County in Liber OTG No. 4660 Folio 527, was conveyed by William A. Sehlhorst and wife to Earl Alexander Welsh and wife and thence binding reversely on a part of said last line South 70 degrees 03 minutes 40 seconds East 454.66 feet to the place of beginning.

CONTAINING 10.00 acres of land, more or less.

TOGETHER with the right and use thereof in common with others entitled thereto of a 50 foot right of way now laid out and leading from the southwesternmost corner of the herein described parcel of land in a northwesterly direction to the Old York Road, the centerline of said right of way being described as follows, to wit.

BEGINNING for the same at a point in the center of Old York Road in the 6th and last or South 20 degrees 40 minutes West 950.59 feet line of the land which by deed dated December 1, 1967 and recorded among the Land Records of Baltimore County in Liber OTG No. 4829, folio 182, was conveyed by R. Carleton Sharretts, Jr., Executor of the Last Will and Testament of William A. Sehlhorst to Ronald L. Maher, at the distance of 217.88 feet from the end of said line, thence leaving said line and the center line of Old York Road and running through the land in the aforesaid deed the four following courses and distances, as now surveyed: (1) South 67 degrees 32 minutes 00 seconds East 137.16 feet; (2) Southeasterly by a curve to the right with a radius of 250.00 feet for a distance of 154.97 feet (the chord of said arc being South 49 degrees 46 minutes 30 seconds East 152.50 feet); (3) South 32 degrees 01 minutes 00 seconds East 140.07 feet; (4) Southeasterly by a curve to the left with a radius of 175.00 feet for a distance of 119.83 feet (the chord of said arc being South 51 degrees 38 minutes 00 seconds East 117.50 feet) to a point 25.00 feet northeasterly, measured at right angles, from the 1st line in the aforesaid deed, said point being also in the center of the 50 foot right-of-way as set forth in a deed dated November 21, 1966 and recorded among the Land Records of Baltimore County in Liber OTG No. 4735 Folio 5 was conveyed by William A. Sehlhorst and wife to Charles E. Compton and wife, (and also as set forth in a Deed dated August 29, 1966 and recorded among the Land Records aforesaid in Liber 4735 Folio 10 was conveyed by William A. Sehlhorst and wife to Carol Schaffer Kees) thence still running through the aforesaid land and parallel to and 25.00 feet northeasterly, measured at right angles, from the 1st, 2nd and 3rd lines of the aforesaid deed and binding on the center of the 50 foot right-of-way as mentioned in the aforesaid deed, the three following courses and distances, as now surveyed; (1) South 71 degrees 15 minutes 00 seconds East 368.43 feet; (2) South 71 degrees 48 minutes 40 seconds East 730. 89 feet; (3) South 73 degrees 46 minutes 00 seconds East 25.08 feet

to intersect the 2nd or North 20 degrees 40 minutes East 908.40 feet line of the land which by deed dated August 29, 1966 and recorded among the Land Records of Baltimore County in Liber OTG No. 4735 Folio 10, was conveyed by William A Sehlhorst and wife, to Carol Schaffer Kees, at the distance of 25.07 feet from the beginning of said 2nd line, thence running through the last mentioned land and parallel to and 25. 00 feet northeasterly, measured at right angles, from the 1st line in the last mentioned deed and binding on the center of the 50 foot right- of-way mentioned in the aforesaid deed of Sehlhorst to Kees, as now surveyed, South 73 degrees 46 minutes 00 seconds East 600.00 feet to intersect the 4th and last line of the aforesaid deed, Selhorst to Kees, at the distance of 25.07 feet from the end of said 4th line, and to intersect the 3rd or North 20 degrees 40 seconds East 869.64 foot line in aforesaid deed, Sehlhorst to Compton at a distance of 25.07 feet from the beginning of said 3rd line, said point being the end of the above described 50 foot right-of-way.

#317

BALTIMORE COUNTY, MARYL/)
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 1709

DATE 2/6/01 ACCOUNT R001 6150

AMOUNT $ 50.00

RECEIVED FROM: Jon M. Flanagan

FOR: Zoning Variance

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER Item # 317

CASHIER'S VALIDATION

P.O RECEIPT
Date DETAIL TI
2/6/2001 2/6/2001 09:30:40
MI USE CASHIER DRAWER
Dept 5 SE ZONING VERIFICATION
Rev Acct 5 179000
CR AMT 50.00
Receipt Tot 50.00
.00 CK 50.00
Baltimore County, Maryland

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: #01-317-A
16341 Old York Road
N/S Private Road, 2150' SE of Old York Road, also 1300' S of Markoe Road
10th Election District
6th Councilmanic District
Legal Owner(s): Elmor S. & Daniel F. Heneghan
Variance: to permit an accessory structure (shed) to be located in the front yard in lieu of the required rear yard.
Hearing: Monday, April 2, 2001 at 9:00 a.m. in Room 407, County Courts Building, 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.
3/293 Mar. 22 C457585

CERTIFICATE OF PUBLICATION

TOWSON, MD, 3/23, 2001

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 3/22, 2001.

THE JEFFERSONIAN,

S. Wilkinson

LEGAL ADVERTISING

CERTIFICATE OF POSTING

RE: Case No. 01-317-A

Petitioner/Developer: HENEGHAN, ETAL

Date of Hearing/Closing: 4/2/01

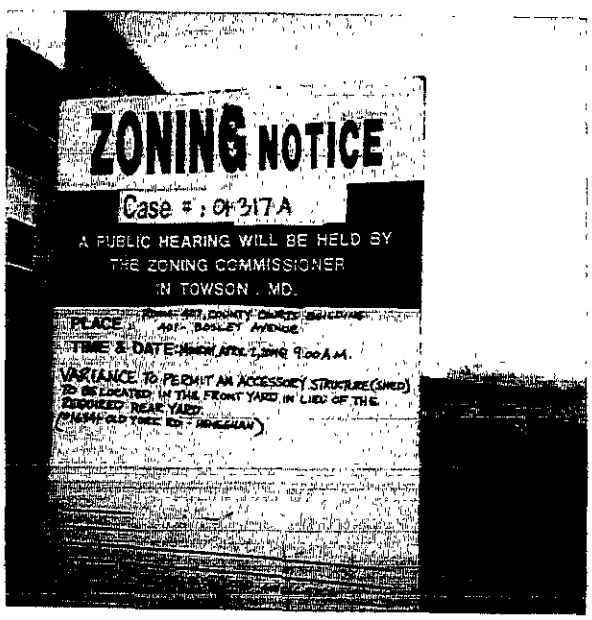
Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

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 #16341 - OLD YORK RD.

The sign(s) were posted on 3/17/01
(Month, Day, Year)



01-317-A
#16341 OLD YORK RD. MONKTON
HENEGHAN 4/2/01

Sincerely,

Patrick M. O'Keefe 3/18/01
(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-410-905-8571
(Telephone Number)

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: 01-317-A

Petitioner: DANIEL F. HENEGHAN & ELYNOR S. HENEGHAN

Address or Location: 16341 OLD YORK RD MONKTON, MD 21111

PLEASE FORWARD ADVERTISING BILL TO:

Name: DANIEL F. HENEGHAN

Address: 16341 OLD YORK RD
MONKTON, MD 21111

Telephone Number: 410-472-3063

Revised 2/20/98 - SCJ

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

February 20, 2001

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: 01-317-A
15341 Old York Road
N/S Private Road, 2150' SE of Old York Road; also 1300' S of Markoe Road
10th Election District – 6th Councilmanic District
Legal Owners: Elynor S & Daniel F Heneghan

Variance to permit an accessory structure (shed) to be located in the front yard in lieu of the required rear yard.

HEARING: Monday, April 2, 2001, at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

GDZ

Arnold Jablon
Director

C: Elynor S & Daniel F Heneghan, 16341 Old York Road, Monkton 21111

NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY SATURDAY, MARCH 24, 2001.**
(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.

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TO: PATUXENT PUBLISHING COMPANY
Thursday, March 22, 2001 Issue – Jeffersonian

Please forward billing to:
Daniel F Heneghan
16341 Old York Road
Monkton MD 21111

410 472-3063

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: 01-317-A
15341 Old York Road
N/S Private Road, 2150' SE of Old York Road; also 1300' S of Mārkoe Road
10th Election District – 6th Councilmanic District
Legal Owners: Elynor S & Daniel F Heneghan

Variance to permit an accessory structure (shed) to be located in the front yard in lieu of the required rear yard.

HEARING: Monday, April 2, 2001, at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

Lawrence E. Schmidt

GDZ

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

April 2, 2001

Elynor S & Daniel F Heneghan
16341 Old York Road
Monkton MD 21111

Dear Mr. & Mrs. Heneghan:

RE: Case Number: 01-317-A, 16341 York Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on February 6, 2001.

The Zoning Advisory Committee (ZAC), which consists of representatives from several 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.

Very truly yours,

W. Carl Richards, Jr.

W. Carl Richards, Jr. GDZ
Supervisor, Zoning Review

WCR: gdz

Enclosures

c: People's Counsel

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BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: February 26, 2001

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

FEB 28

SUBJECT: Zoning Advisory Petition(s): **Case(s) 01-317, 01-328, 01-330, and 01-331**

The Office of Planning has reviewed the above referenced case(s) and has no comments to offer. For 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: Mark A Cunningham

Section Chief: Jeffrey W Long

AFK/JL:MAC

Baltimore County
Fire Department

700 East Joppa Road
Towson, Maryland 21286-5500
410-887-4500

February 22, 2001

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: SEE BELOW

Location: DISTRIBUTION MEETING OF FEBRUARY 20, 2001

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:

315, 317, 318, 319, 320, 322, 323, 324 and 325

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

cc: File

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on Recycled Paper

Maryland Department of Transportation
State Highway Administration

Parris N Glendening
Governor

John D Porcari
Secretary

Parker F Williams
Administrator

Date: 2-21-01

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

RE: Baltimore County
Item No. 317 BR

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,

K. J. Gredlein

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

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon

FROM: R. Bruce Seeley

DATE: March 19, 2001

SUBJECT: Zoning Petitions
Zoning Advisory Committee Meeting of February 20, 2001

DEPRM has no comments for the following zoning petitions:

Item #	Address
315	408 Thackery Avenue
317	15341 Old York Road
318	9700 Bernard Lewis Court
319	8 and 14 Hillside Avenue
321	1800 Sulphur Spring Road
322	8105 McDaniel Avenue
324	1534 York Road

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: March 7, 2001

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

SUBJECT: Zoning Advisory Committee Meeting
For February 26, 2001
Item Nos. 315, 316, 317, 318, 320, 321, 323, and 324

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

RWB:HJO:jrb

cc: File

ZAC-2-26-2001-NO COMMENT ITEMS-372001.doc

BALTIMORE COUNTY MARYLAND
INTER-OFFICE CORRESPONDENCE

DATE: March 5, 2001

TO: W. Carl Richards, Jr.
Zoning Review Supervisor

FROM: Rick Wisnom, Chief
Division of Code Inspections & Enforcement

SUBJECT: Item No.: 01-0317-a
Legal Owner/Petitioner: Heneghan, Daniel & Elynor
Contract Purchaser: n/a
Property Address: 16341 Old York Rd.
Location Description: N/S Private Rd., 2150' SE of Old York Rd.: also 1300' S. Markoe Rd.

VIIOLATION INFORMATION: Case No. 01-317-a
Defendants: Heneghan, Daniel & Elynor

Please be advised that the aforementioned petition is the subject of an active violation case. When the petition is scheduled for a public hearing, please notify the following person(s) regarding the hearing date:

NAME ADDRESS

In addition, please find attached a duplicate copy of the following pertinent documents relative to the violation case, for review by the Zoning Commissioner's Office:

☐	1.	Complaint letter/memo/email/fax (if applicable)
☐	2.	Complaint Intake Form/Code Enforcement Officer's report and notes
☐	3.	State Tax Assessment printout
☐	4.	State Tax Parcel Map (if applicable)
☐	5.	MVA Registration printout (if applicable)
☐	6.	Deed (if applicable)
☐	7.	Lease-Residential or Commercial (if applicable)
☐	8.	Photographs including dates taken
X	9.	Correction Notice/Code Violation Notice
☐	10.	Citation and Proof of Service (if applicable)
☐	11.	Certified Mail Receipt (if applicable)
☐	12.	Final Order of the Code Official/Hearing Officer (if applicable)
☐	13.	Office of Budget & Finance Billing Notice/Property Lien Sheet (if applicable)
☐	14.	Complete Chronology of Events, beginning with the first complaint through the Billing Notice/Property Lien Sheet (if applicable).

After the public hearing is held, please send a copy of the Zoning Commissioner's order to Helene Kehring in Room 113 in order that the appropriate action may be taken relative to the violation case.

RSW/gk
C: Code Enforcement Officer

Baltimore County
Department of Permits and Development Management

Code Inspections and Enforcement
County Office Building
111 West Chesapeake Avenue
Towson, MD 21204

Code Enforcement: 410-887-3351
Building Inspection: 410-887-3953
Plumbing Inspection: 410-887-3620
Electrical Inspection: 410-887-3960

BALTIMORE COUNTY UNIFORM CODE ENFORCEMENT CORRECTION NOTICE

Citation/Case No.	Property No.	Zoning:

Name(s): HENEGHAN, DANT ELYNOR (OWNERS)
# 443-226-7853

Address: 16341 OLD YORK RD

Violation Location: SAME AS ADDRESS

DID UNLAWFULLY VIOLATE THE FOLLOWING BALTIMORE COUNTY LAWS:

CABO '95 SEC 111.1, BALTO. CO CODE 7-36b PAR 2.

① OBTAIN PERMIT FOR STORAGE SHED, BLOCK WORK + FOOTINGS FINISHED, STRUCTURE FRONT SIDE OF HOUSE.

② INVESTIGATION FINE OF $1,000.00 MUST BE PAID AT ISSUANCE OF PERMIT.

ANY QUESTIONS CALL. / OFFICE HRS 8:00-30, 3:30-4:00

YOU ARE HEREBY ORDERED TO CORRECT THESE VIOLATION(S) ON OR BEFORE:

On or Before:	Date Issued:

FAILURE TO COMPLY WITH THE DEADLINE STATED IS A MISDEMEANOR. A CONVICTION FOR EACH VIOLATION SUBJECTS YOU TO POTENTIAL FINES OF $200, $500, OR $1000 PER DAY, PER VIOLATION, DEPENDING ON VIOLATION, OR 90 DAYS IN JAIL, OR BOTH.

Print Name

INSPECTOR:

STOP WORK NOTICE

PURSUANT TO INSPECTION OF THE FOREGOING VIOLATIONS, YOU SHALL CEASE ALL WORK UNTIL THE VIOLATIONS ARE CORRECTED AND/OR PROPER PERMITS OBTAINED. WORK CAN RESUME WITH THE APPROVAL OF THE DIVISION OF CODE INSPECTIONS AND ENFORCEMENT. THESE CONDITIONS MUST BE CORRECTED NOT LATER THAN:

Not Later Than:	Date Issued:
~~11/22/00~~ ~~R28~~ ~~1-10~~ 2-5 ~~2-19~~ 4-23	12/13/00

INSPECTOR: GRANT KIDD

AGENCY

TO THE PERSON(S) CHARGED:

1. It is important that you read this document carefully, as it can get you with a commission of a crime.

2. If you fail to correct the violations noted by the date dictated, you could be penalized by a fine, or imprisonment, or both.

3. A lawyer can offer important assistance to you: (a) on how to correct the violation(s) in order to avoid trial, or (b) at trial, if you failed to correct the violation(s). Assistance can be provided to determine whether there are any defenses to the charges against you or any circumstances helpful to you that should be brought to the trial. A lawyer can help you by developing and presenting information which could affect how you correct the violation(s) cited.

4. You have been ordered to correct the violation(s) cited on the front of this notice by a certain date. Failure to comply with the deadline stated is a misdemeanor. A conviction for each violation subjects you to potential fines of $200, $500 or $1000 per day per violation, depending on the violation, or 90 days in jail, or both.

5. It is your responsibility to obtain any required permit(s) to correct the cited violation(s). All repairs must be in accordance with applicable laws, Code of Baltimore County Regulations, and standards.

6. Upon correction of these violations, contact the inspector for a reinspection. If you have any questions contact the inspector promptly.

FOLLOW UP INSPECTIONS (include date and time of each):

12/21/00 - R/C 12/28

1/2/01 - TALKED TO OWNER, HAS TO FILE FOR VARIANCE

R/C 1/16/01 A. Kidd

1/16/01 - TALKED TO OWNER, GOING TO FILE PAPERS ON

1/19/01. RE-CHECK 2/5/01 A. Kidd

2/2/01 - OWNER HAS MEETING SCHEDULED TUES. 2/13/01

R/C 2/16/01 Grant Kidd.

2/15/01 - OWNER APPLIED FOR VARIANCE, CASE #

01-317-A. R/C 4/23/01 A. Kidd

RE: PETITION FOR VARIANCE 16341 Old York Road, N/S Private Road, 2150' SE of Old York Rd; Also 1300' S of Markoe Rd 10th Election District, 6th Councilmanic Legal Owner: Daniel F. & Elynor S. Heneghan Petitioner(s)	*	BEFORE THE ZONING COMMISSIONER FOR BALTIMORE COUNTY Case No. 01-317-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

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

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 27th day of February, 2001 a copy of the foregoing Entry of Appearance was mailed to Daniel F. & Elynor S. Heneghan, 16341 Old York Road, Monkton, MD 21111, Petitioners.

Peter Max Zimmerman

PETER MAX ZIMMERMAN

NE 26-C

#317

CALIFORNIA

CALIFORNIA

N 101,000

N 634,000

E 18,000

N 100,000

N 633,000

E 926,000

E 926,000

PRIVATE RD.

R.C. 2

R.C. 2

R.C. 2

R.C. 2

E 16,500

E 16,500

1" = 200 ft.

NE 25 & 26 C

Plat to accompany Petition for Zoning ☑ Variance ☐ Special Hearing

PROPERTY ADDRESS: 16341 OLD YORK RD MONKTON, MD

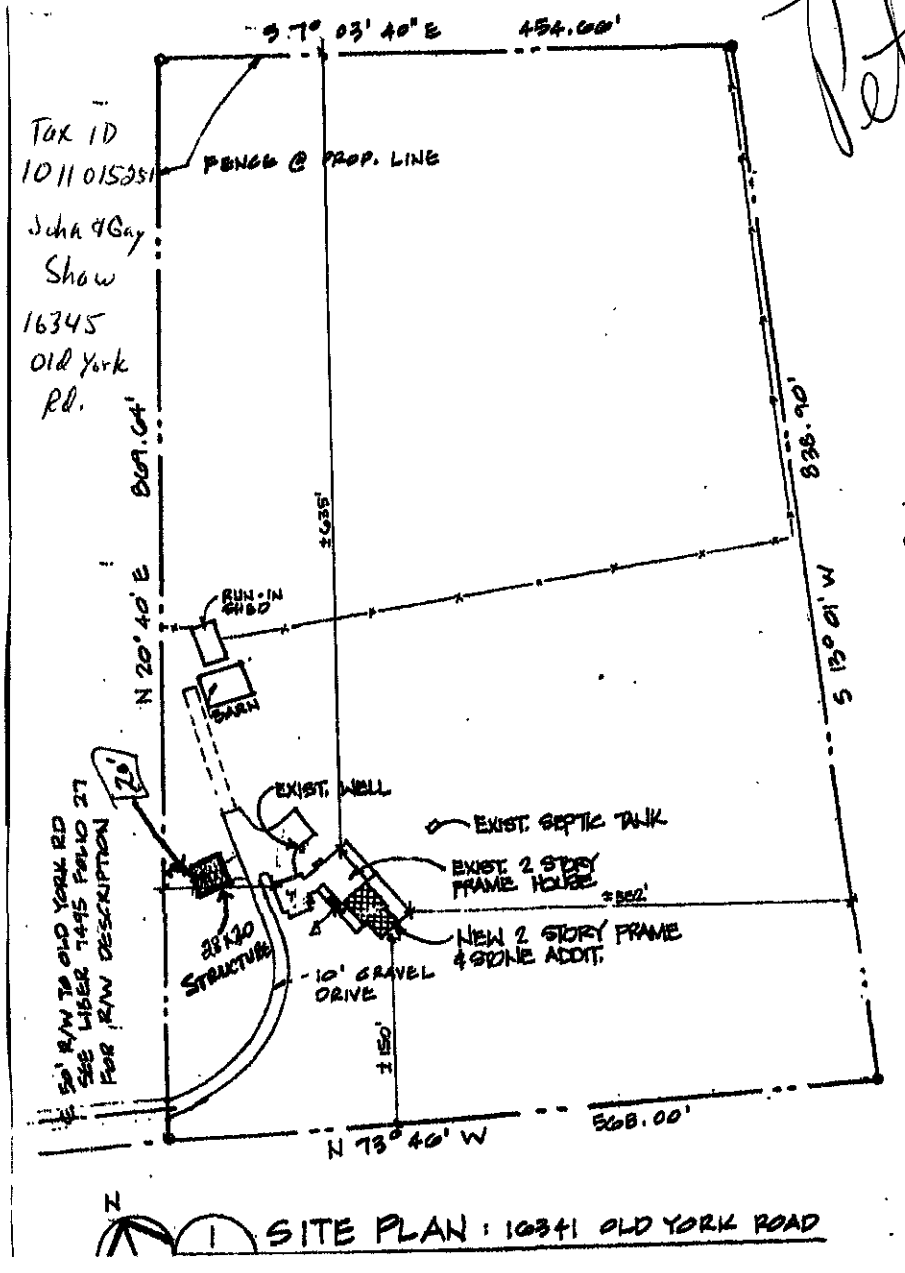
see pages 5 & 6 of the CH

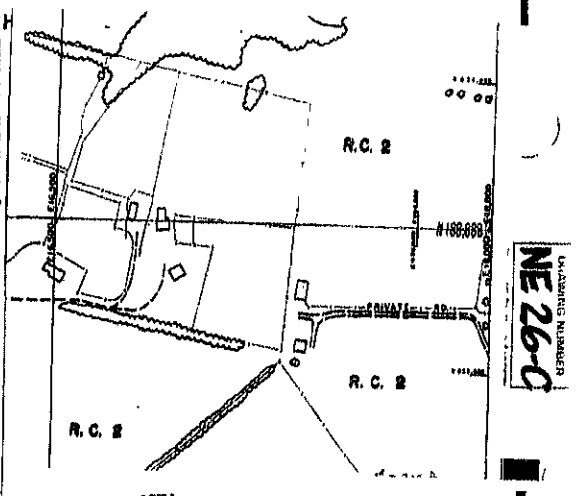
Subdivision name: N/A

plat book# ___ ,folio# ___ ,lot# ___ ,section# ___

OWNER: DANIEL & ELYNOR HENEGHAN

Plat Ex 1





North Vicinity Map
scale: 1"=1000'

LOCATION INFORMATION

Election District: 10

Councilmanic District: 6

1"=200' scale map#: NE 26 C & 25C

Zoning: RC 2

Lot size: 10.0 acreage ____ square feet

	public	private
SEWER:	☐	☒
WATER:	☐	☒

	yes	no
Chesapeake Bay Critical Area:	☐	☒

Prior Zoning Hearings:

VIOLATION: GRANT KIDD

Zoning Office USE ONLY!

reviewed by:	ITEM #:	CASE#:
BR	317	01-317-A

-15-