

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
W/S Trotwood Court, 45' N		
Willowglen Drive	*	DEPUTY ZONING COMMISSIONER
3rd Election District		
2nd Councilmanic District	*	OF BALTIMORE COUNTY
(6502 Trotwood Court)		
	*	CASE NO. 01-397-A
Paula T. Guttman & William K. Sharfman		
Petitioners	*	

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as an Administrative Variance filed by Paula T. Guttman & William K. Sharfman, legal owners of that property known as 6502 Trotwood Court in the Pikesville area of Baltimore County. The Petitioners herein seek relief from Section 1B02.3.B of the Baltimore County Zoning Regulations (B.C.Z.R.) (Sec. 211.3,4, 1963 Regulations), to allow side yard additions with a side yard setback of 5 ft. and a sum of the side yard setbacks of 13 ft. in lieu of the minimum required 8 ft. and 20 ft. respectively, and a rear yard setback of 20 ft. in lieu of the minimum required 30 ft. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition for Variance.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the

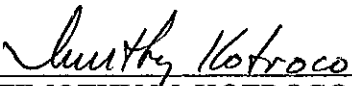
RECEIVED FOR FILING
 Date 5/8/01
 By R. G. G. G.

requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

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

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 8th day of May, 2001, that a variance from Section 1B02.3.B of the Baltimore County Zoning Regulations (B.C.Z.R.)(Sec. 211.3,4, 1963 Regulations), to allow side yard additions with a side yard setback of 5 ft. and a sum of the side yard setbacks of 13 ft. in lieu of the minimum required 8 ft. and 20 ft. respectively, and a rear yard setback of 20 ft. in lieu of the minimum required 30 ft, be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.


TIMOTHY M. KOTROCO
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

TMK:raj

ORDER RECEIVED FOR FILING

Date 5/8/01
By R. P. Jernston



Baltimore County
Zoning Commissioner

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

May 8, 2001

Ms. Paula T. Guttman
Mr. William H. Sharfman
6502 Trotwood Court
Baltimore, Maryland 21209

Re: Petition for Administrative Variance
Case No. 01-397-A
Property: 6502 Trotwood Court

Dear Ms. Guttman & Mr. Sharfman:

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

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

Very truly yours,

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

Timothy M. Kotroco
Deputy Zoning Commissioner

TMK:raj
Enclosure





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 6502 Trotwood Ct

which is presently zoned DR-5.5

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) 1 B02.3.B (211.3, 1963 Regs) to

allow side yard additions with a side setback of 5 ft. & a sum of side setbacks of 13 ft. in lieu of the minimum required 8 ft & 20 ft. Respectively, and a rear yard setback of 20 ft. in lieu of the minimum required 30 ft.

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

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

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 10 day of April, 2001, that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Legal Owner(s):

WILLIAM H SHAFERMAN

Name - Type or Print

Signature

Name - Type or Print

PAULA T GUTMAN

Signature

6502 Trotwood Ct

Address

410-653-5210

Telephone No.

Baltimore

City

md

State

21209

Zip Code

Representative to be Contacted:

Name

Address

Telephone No.

City

State

Zip Code

Zoning Commissioner of Baltimore County

Reviewed By [Signature]

Date 4-02-01

Estimated Posting Date 4-15-01

CASE NO. 01-397-A

REV 9/13/98

ORDER RECEIVED FOR FILING

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at

6502 TWINWOOD CT
 Address
 Baltimore Md 21209
 City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

After many months of project design with an architect, we tried very hard to fit our addition into the existing regulations. We concluded that given the existing configuration of both the interior and exterior of our house, the most space effective solution would be to put a two story addition on both back corners of our house. We will also be digging out the basement underneath these structures.

There are currently two adults and four children living in the house. We need extra space for bedrooms on the second floor.

In order to keep the integrity of the flow of the first floor of the house and as to not upset the existing rooms the attached plan works the best for our family's needs. Our dining room is not big enough to hold the many guests that we generally have, and it will be able to be extended into the new breakfast area. We will be moving the kitchen back into the addition. The area on the left to be added on (on top of our existing deck) will be a much needed "Mud Room" to serve as an informal entryway to our home, bypassing the formal front of the house. Currently we have an informal entrance there that goes directly into the kitchen from our wood deck.

The addition at the right back corner of the house will be used as a guest room and handicapped accessible bathroom for our parents who live out-of-town and visit often. They are senior citizens with health problems and find it increasingly difficult to walk up the stairs to the second floor.

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

William H. Sharpman
 Signature

WILLIAM H SHARPMAN
 Name - Type or Print

Paula T. Guttman
 Signature

PAULA T GUTTMAN
 Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 2nd day of April, 2001, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Paula Guttman & William Sharpman
 the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

April 2, 2001
 Date

Dawn L. Smith
 Notary Public

My Commission Expires 9/01/04

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 6502 Truwood CT
Address
Baltimore MD 21209
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

After many months of project design with an architect, we tried very hard to fit our addition into the existing regulations. We concluded that given the existing configuration of both the interior and exterior of our house, the most space effective solution would be to put a two story addition on both back corners of our house. We will also be digging out the basement underneath these structures.

There are currently two adults and four children living in the house. We need extra space for bedrooms on the second floor.

In order to keep the integrity of the flow of the first floor of the house and as to not upset the existing rooms the attached plan works the best for our family's needs. Our dining room is not big enough to hold the many guests that we generally have, and it will be able to be extended into the new breakfast area. We will be moving the kitchen back into the addition. The area on the left to be added on (on top of our existing deck) will be a much needed "Mud Room" to serve as an informal entryway to our home, bypassing the formal front of the house. Currently we have an informal entrance there that goes directly into the kitchen from our wood deck.

The addition at the right back corner of the house will be used as a guest room and handicapped accessible bathroom for our parents who live out-of-town and visit often. They are senior citizens with health problems and find it increasingly difficult to walk up the stairs to the second floor.

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

William H. Sharpman
Signature
Name - Type or Print

Paula T. Guttman
Signature
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 2nd day of April, 2001, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Paula Guttman & William Sharpman the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

April 2, 2001
Date

Glenn L. Smith
Notary Public
My Commission Expires 9/01/04



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 6502 Trothood Ct

which is presently zoned DR-5.5

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) 1B02.3.B (211.3, 4, 1943 Regs) To

allow side yard additions with a side setback of 5 ft, & a sum of side setbacks of 13 ft, in lieu of the minimum required of 20' respectively, and a rear yard setback of 20 ft in lieu of the minimum required 30 ft.

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

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

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

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

Legal Owner(s):

WILLIAM H SHANFMAN

Name - Type or Print

Signature

PAULA T GUTMAN

Name - Type or Print

Signature

6502 TROTHOOD CT

Address

(410) 653-5210

Telephone No.

Baltimore

City

MD

State

21209

Zip Code

Representative to be Contacted:

Name

Address

Telephone No.

City

State

Zip Code

CASE NO. 01-397-A

REV 9/15/98

Zoning Commissioner of Baltimore County

Reviewed By [Signature]

Date

4-2-01

Estimated Posting Date

4-15-01

Zoning Description

Zoning Description for 6502 Trotwood Court

Beginning at a point on the West side of Trotwood Court which is 50 feet wide at the distance of 45 feet North of the nearest improved intersecting street Willowglen Drive which is 90 feet wide. *Being Lot #30 Plat One Section Two Plat One in the subdivision of Pickwick as recorded in Baltimore County Plat Book #31 Folio# 38 containing 8740 square feet. Also known as 6502 Trotwood Court and located in the 3rd Election District, 2nd Councilman District.

397

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

92927

No.

01-397-A

DATE 4-02-01 ACCOUNT R-001-06-6150

AMOUNT \$ 50.00

RECEIVED
FROM:

Paula Buttinan

FOR:

Admin. Variance Filing Fee
6502 Trotwood Ct.

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

PAYMENT ACTUAL TIME
4/03/2001 4/02/2001 14:58:25

REF US02 CASHIER JRJC JMR DRAWER 1

>> REF ID # 173800

Per # 5 520 ZONING VERIFICATION

CR NO. 092927

Recpt Tot 50.00

50.00 OK 00 OK

Baltimore County, Maryland

CASHIER'S VALIDATION

ZONING NOTICE

ADMINISTRATIVE VARIANCE

CASE # 01-397-A

TO PERMIT SIDE/REAR ADDITIONS
WITH A SIDE YARD SETBACK OF 5 FT.,
A SUM OF SIDE YARD SETBACKS OF 13 FT.
AND A REAR YARD SETBACK OF 20 FT. IN
LIEU OF THE MINIMUM 8 FT, 20 FT AND 30 FT
RESPECTIVELY

PUBLIC HEARING ?

PURSUANT TO SECTION 26-127(6)(1), BALTIMORE COUNTY CODE
AN ELIGIBLE INDIVIDUAL OR GROUP MAY
REQUEST A PUBLIC HEARING CONCERNING
THE PROPOSED VARIANCE, PROVIDED IT
IS DONE IN THE ZONING OFFICE BEFORE
4:30 p.m. ON APRIL 30, 2001

ADDITIONAL INFORMATION IS AVAILABLE AT
ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT
112 W. THEAPYKE AVE.
TOWSON, MD. 21204

TEL. 887-3391

IF YOU REQUEST AND SUCH A PUBLIC HEARING MEETING DATE, TIME, PLACE AND DATE, BEFORE DATE TO 2001, BY 11:00
MEETING IS HANDICAP ACCESSIBLE

ZONING NOTICE

ADMINISTRATIVE VARIANCE

CASE # 01-397-A

TO PERMIT SIDE/REAR ADDITIONS
WITH A SIDE YARD SETBACK OF 5 FT.,
A SUM OF SIDE YARD SETBACKS OF 13 FT.
AND A REAR YARD SETBACK OF 20 FT. IN
LIEU OF THE MINIMUM 8 FT, 20 FT AND 30 FT
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112 W. THEAPYKE AVE.
TOWSON, MD. 21204

TEL. 887-3391

IF YOU REQUEST AND SUCH A PUBLIC HEARING MEETING DATE, TIME, PLACE AND DATE, BEFORE DATE TO 2001, BY 11:00
MEETING IS HANDICAP ACCESSIBLE

CERTIFICATE OF POSTING

RE: Case No.: 01-397-A

Petitioner/Developer: _____

WILLIAM SHAFERMAN

Date of Hearing/Closing: 4-30-01

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 _____

6502 TROTWOOD COURT

The sign(s) were posted on APRIL 13, 2001
(Month, Day, Year)

Sincerely,

Garland E. Moore

(Signature of Sign Poster and Date)

GARLAND E. MOORE

(Printed Name)

3225 RYERSON CIRCLE

(Address)

BALTIMORE, MD. 21227

(City, State, Zip Code)

(410) 242-4263

(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: 01-397-A

Petitioner: Wm. Sharfman & P. Guttman

Address or Location: 6502 Trotwood Ct. Balto, Md. 21209

PLEASE FORWARD ADVERTISING BILL TO:

Name: _____

Address: Same

Telephone Number: (410) 653-5210

Revised 2/20/98 - SCJ

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 01- 397 -A

Address 6502 Trotwood Ct.

Contact Person: J. Sullivan
Planner, Please Print Your Name

Phone Number: 410-887-3391

Filing Date: 4-02-01

Posting Date: 4-15-01

Closing Date: 4-30-01

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

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 01- 397 -A

Address 6502 Trotwood Ct. (21209)

Petitioner's Name Wm. Sharfman & P. Buttman

Telephone (410) 653-5210

Posting Date: 4-15-01

Closing Date: 4-30-01

Wording for Sign: To Permit ^{1 rear} side additions with a side yard setback of 5 ft., a sum of side yard setbacks of 13 ft. and a rear yard setback of 20 ft. in lieu of the minimum 8, 20 & 30 ft. respectively.



Baltimore County
Department of Permits and
Development Management

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

April 30, 2001

Paula T Guttman &
William H Sharfman
6502 Trotwood Court
Baltimore MD 21209

Dear Ms. Guttman & Mr Sharfman:

RE: Case Number: 01-397-A, 6502 Trotwood Court

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on April 2, 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. CDR
Supervisor, Zoning Review

WCR: gdz

Enclosures

c: People's Counsel





Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor

John D. Porcari
Secretary

Parker F. Williams
Administrator

Date: 4.12.01

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

RE: Baltimore County
Item No. 397 JJS

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, MD 21202

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: April 26, 2001

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

SUBJECT: Zoning Advisory Petition(s): Case(s) 01-367 & 01-397

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. [Signature]

AFK/JL:MAC



Baltimore County
Fire Department

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

April 17, 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 April 16, 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:

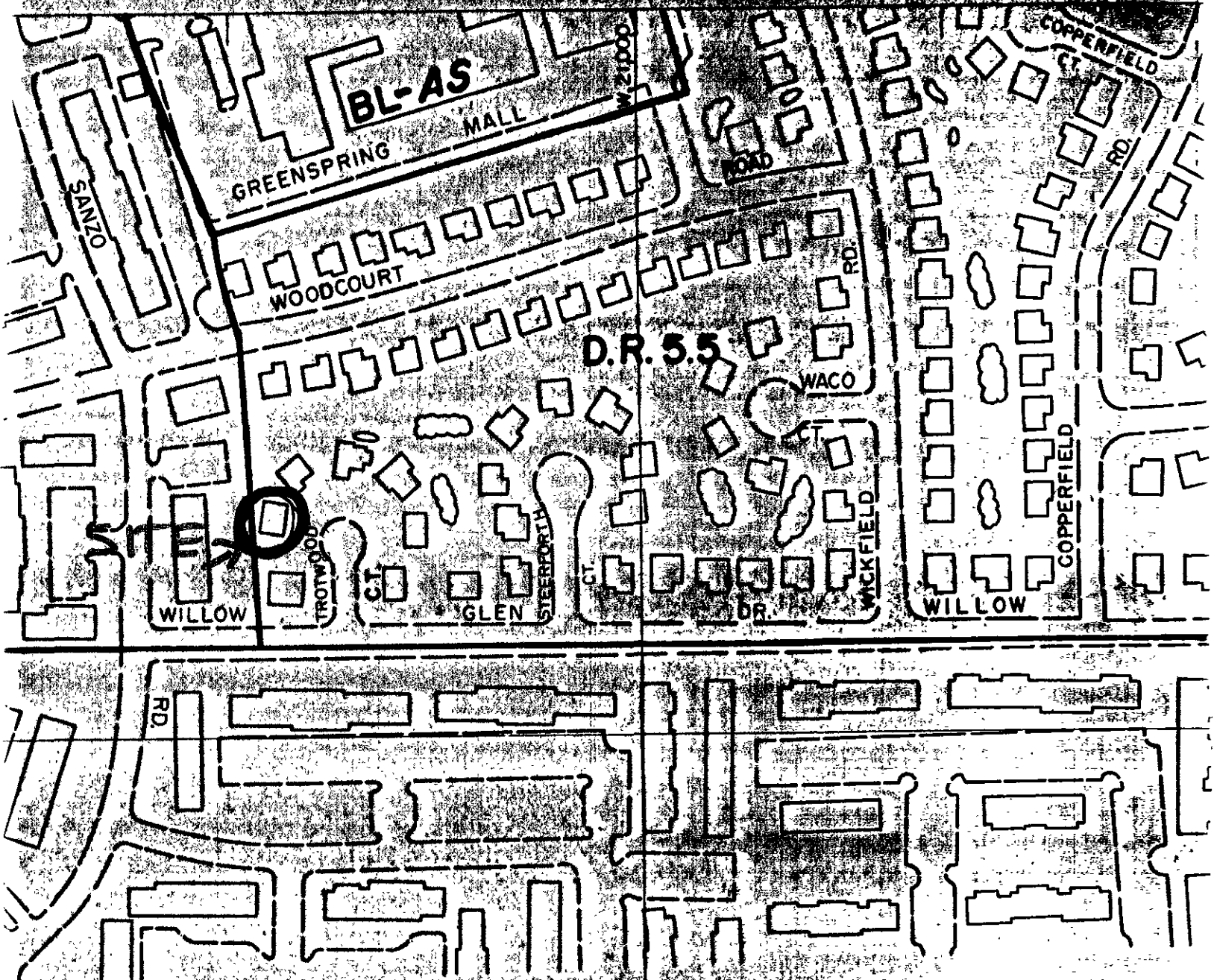
379, 383, 395, 396, 397, 398, 399, 400, 402, 404, 405, 406, 407,
409, and 411

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

cc: File

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





NW 7-D
1"=200'

ZONING MAP

SHARFMAN

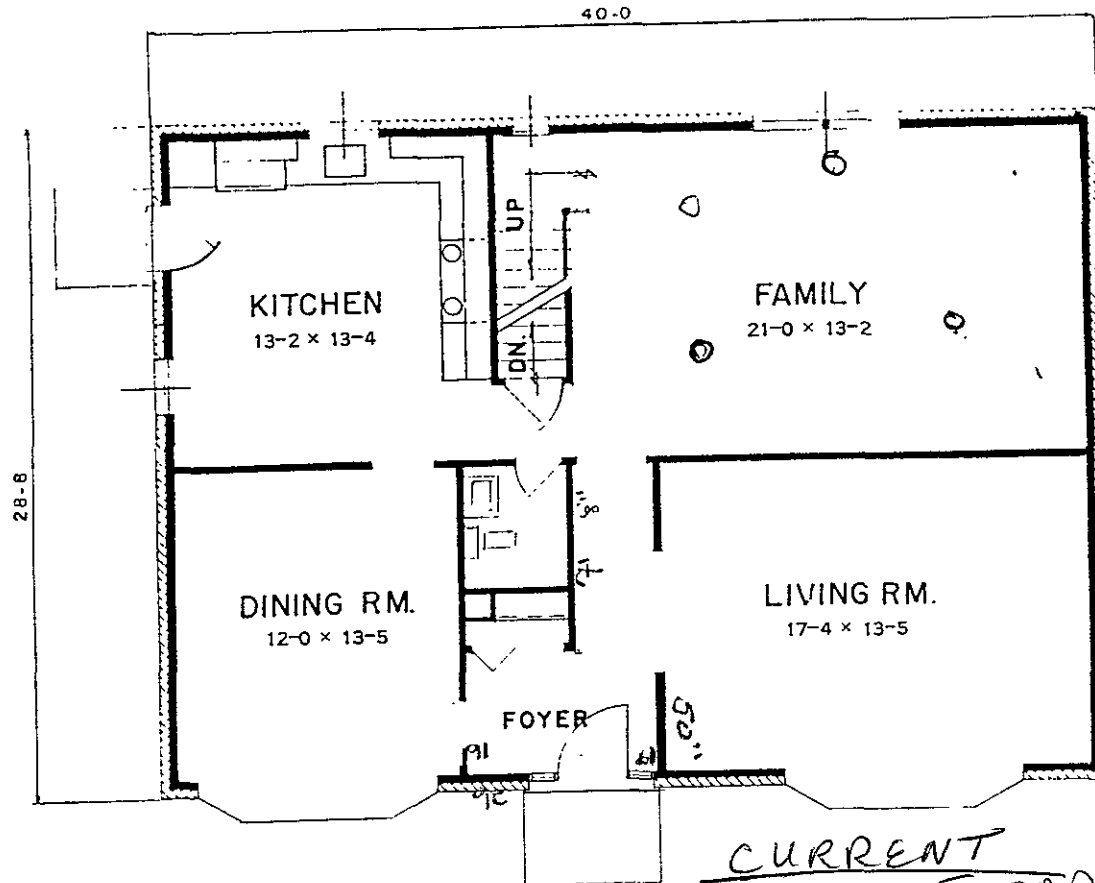
6502 TROTWOOD CT

~~397~~
#397

397

for ZC's
File!

~~Orig~~

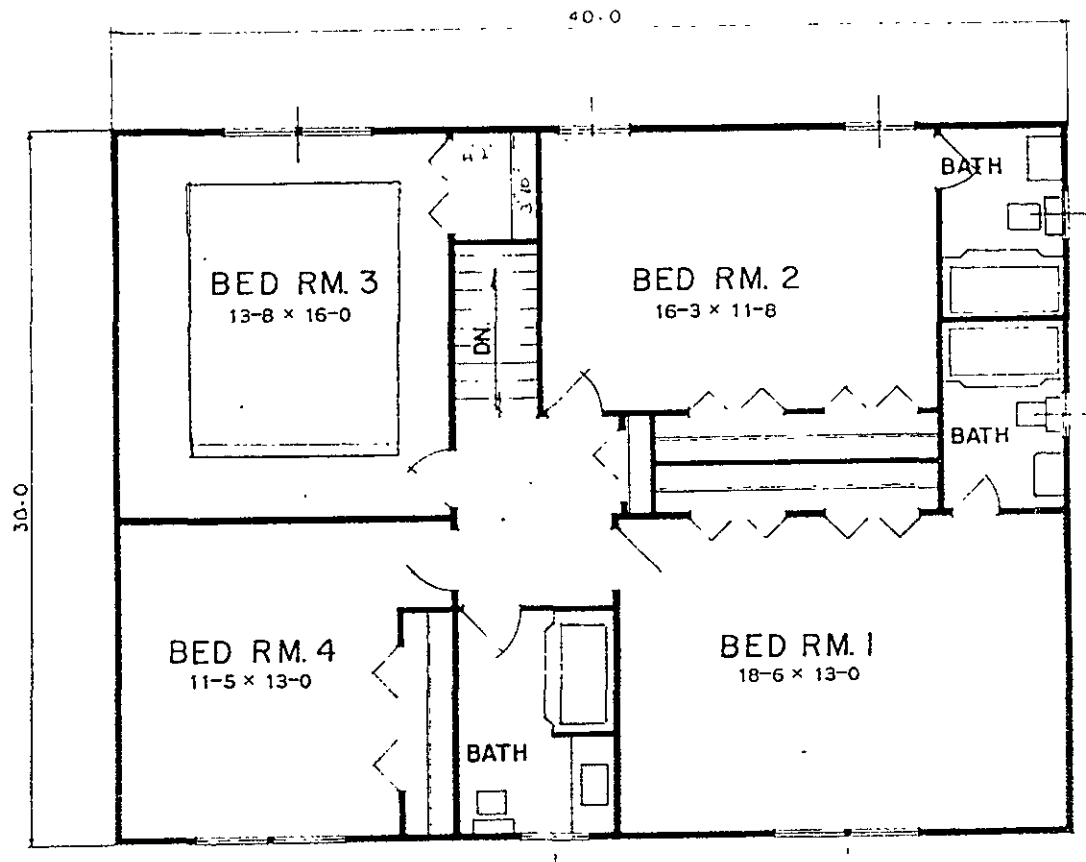


397

CURRENT
FIRST FLOOR

6502 TROTWOOD CT
SHARFMAN

11-6
8-16



#397

The ELMHURST

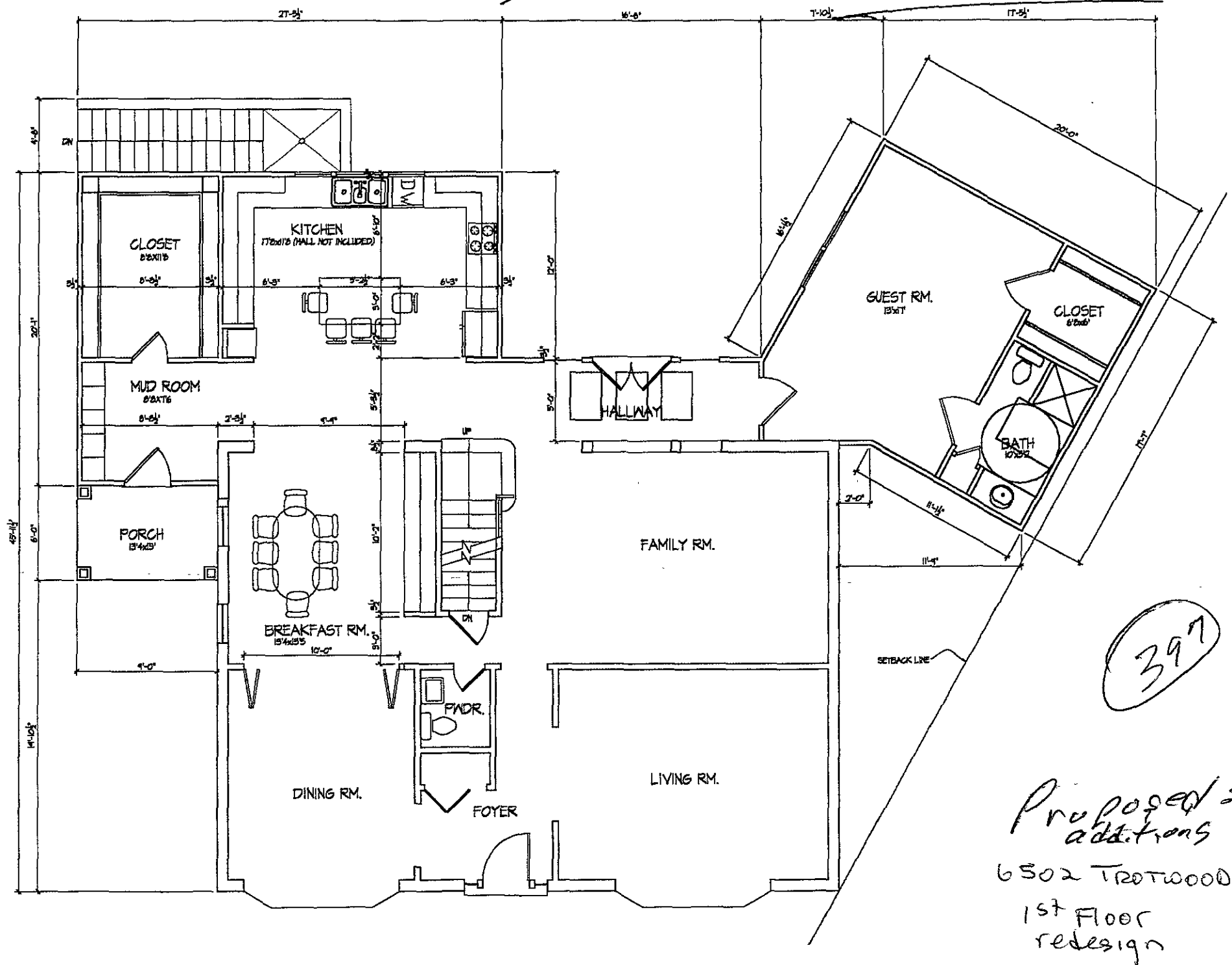
6502 TREETWOOD CT

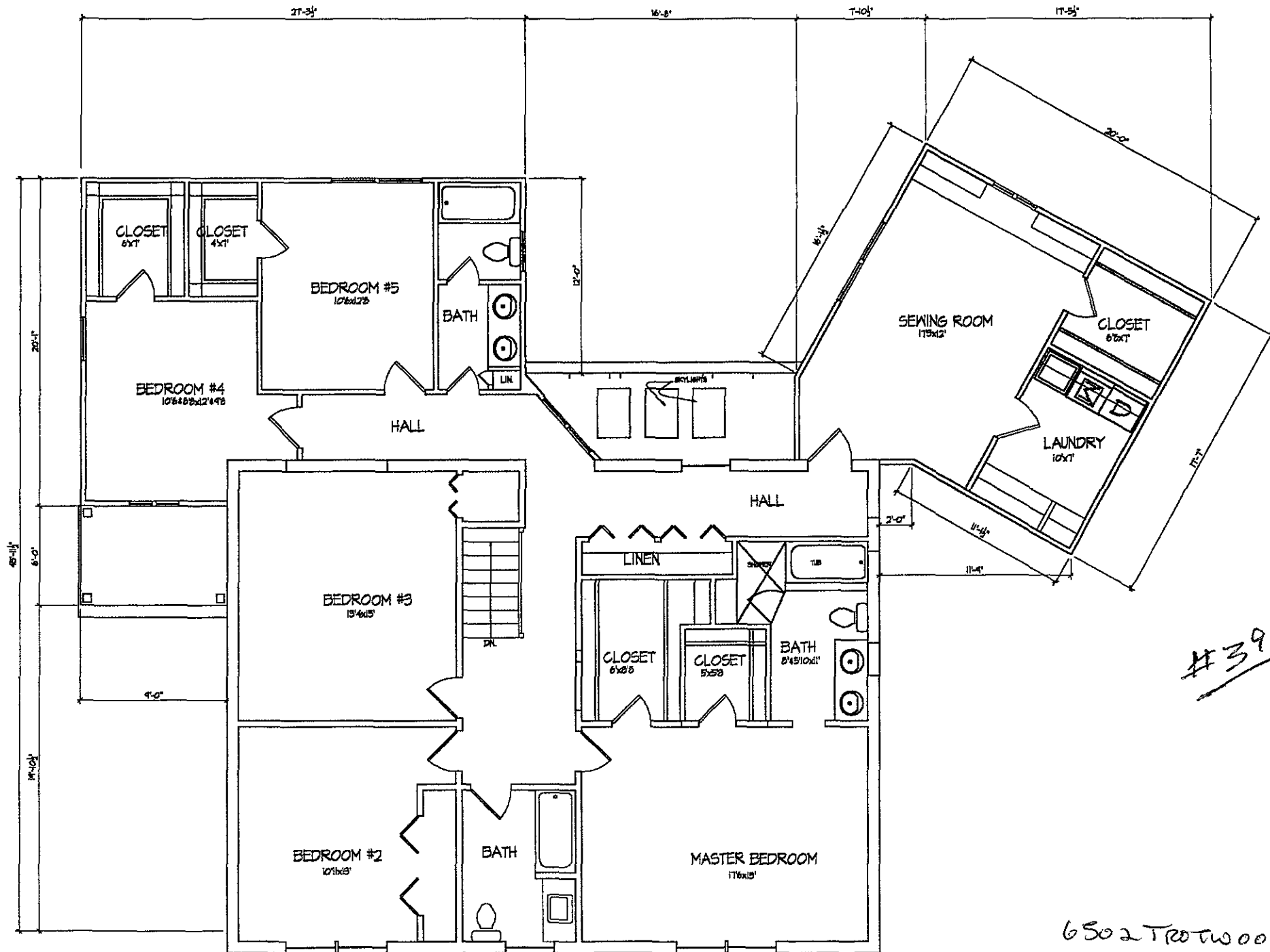
SHARFMAN

CURRENT SECOND FLOOR

397

for 2C's file





#397

6502 TROTWOOD CT
2nd floor redesign

SPECIAL HEARING

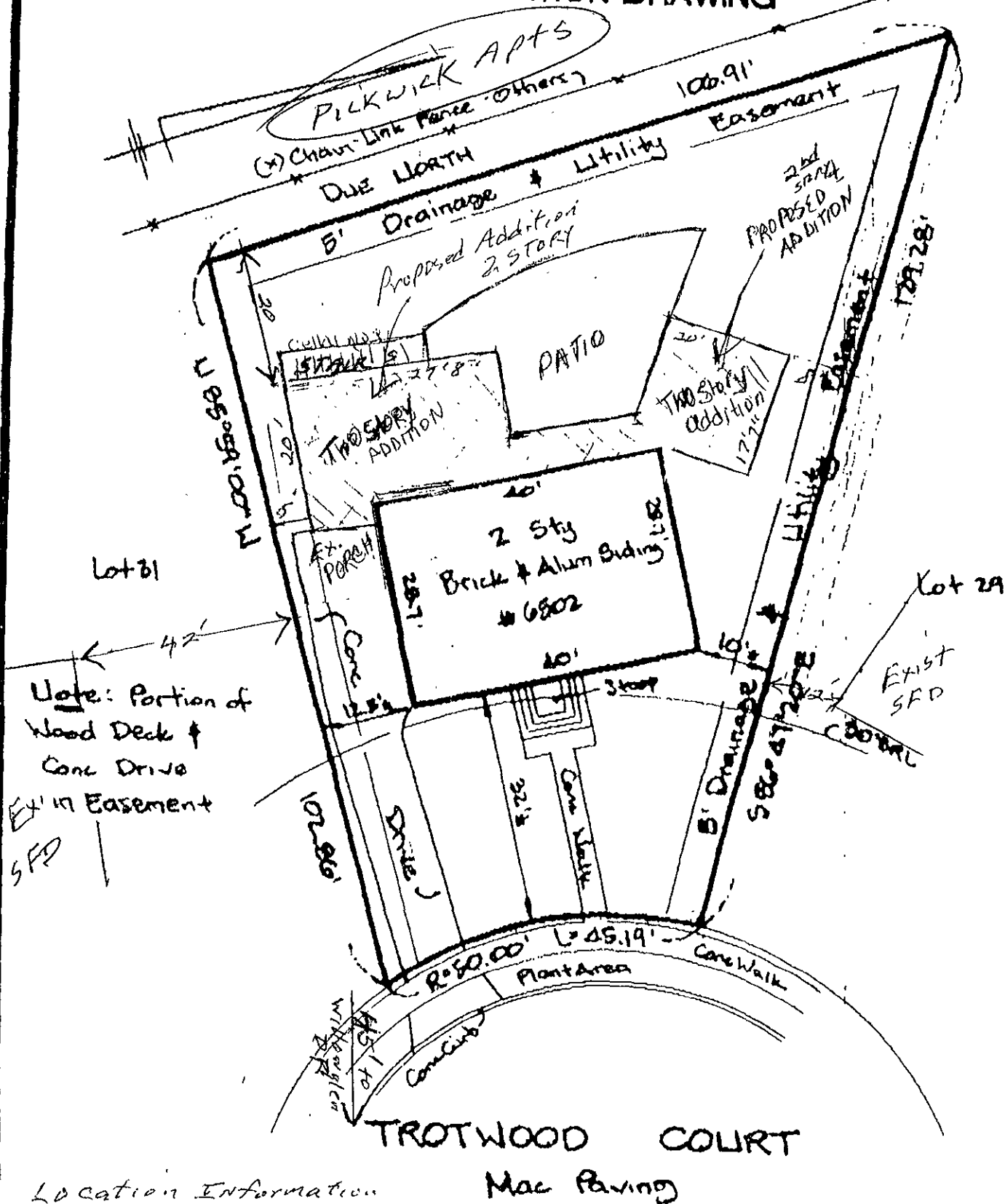
Subdivision Name: Pickwick

Plat Book# 31, Folio#38, Lot#30, Section Two

OWNERS: William H. Sharfman and Paula T. Guttman

Vicinity
MAP:

LOCATION DRAWING



Location Information

Mac Paving

Elect. Dist: 3rd

Co. Dist. 2nd

Zoning: DR-5.5

1" 200' Scale Mapth NW, 7-D

Lot Size: 0.20 Acre 8,740 sq. ft.

Public Water & Sewer

Chesapeake Bay Critical Area: NO

Prior zoning Hearings: No

Lot 30, Block I

"Section 2, Part 1, Pickwick"

Flat Book #1, Folio 38

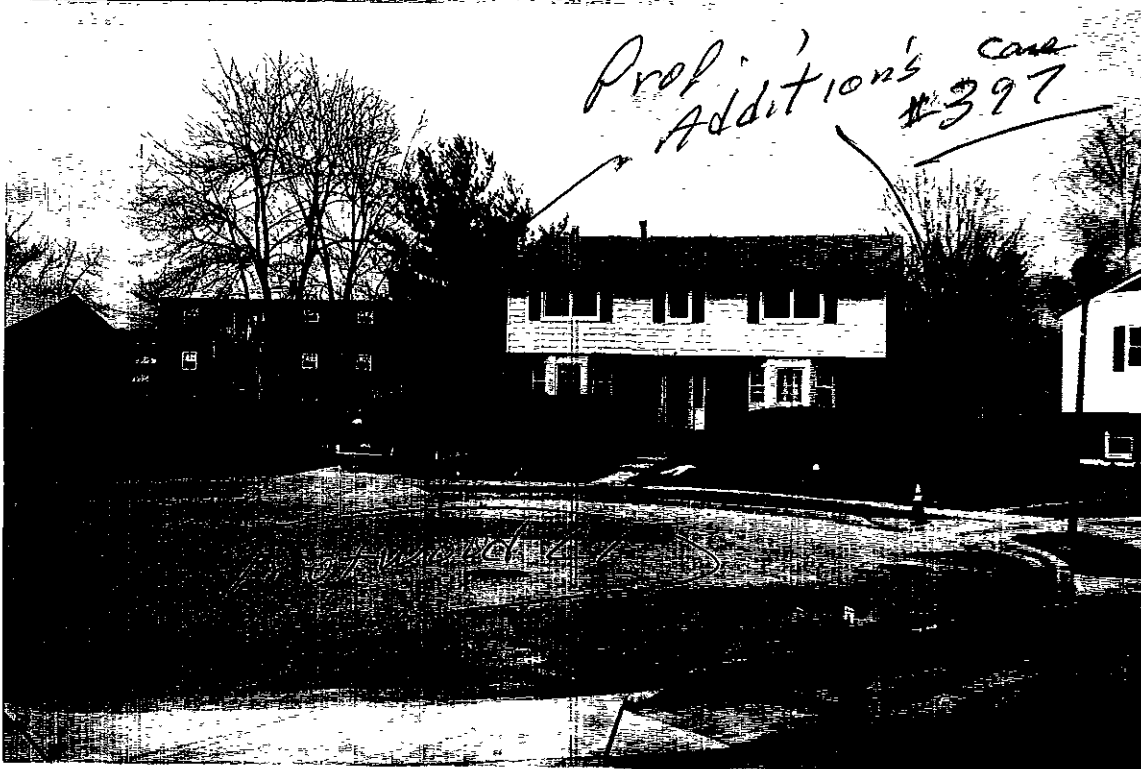
Barro. County, MO.

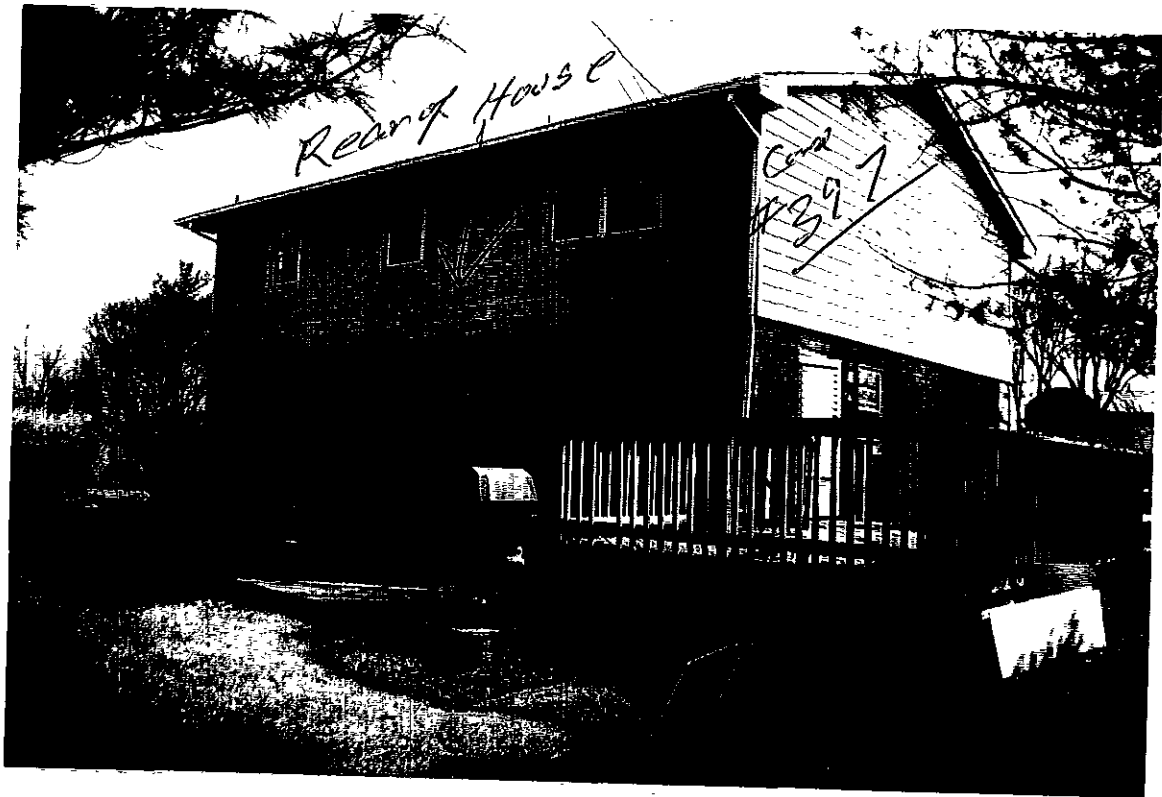
Scale: $1'' = 20'$

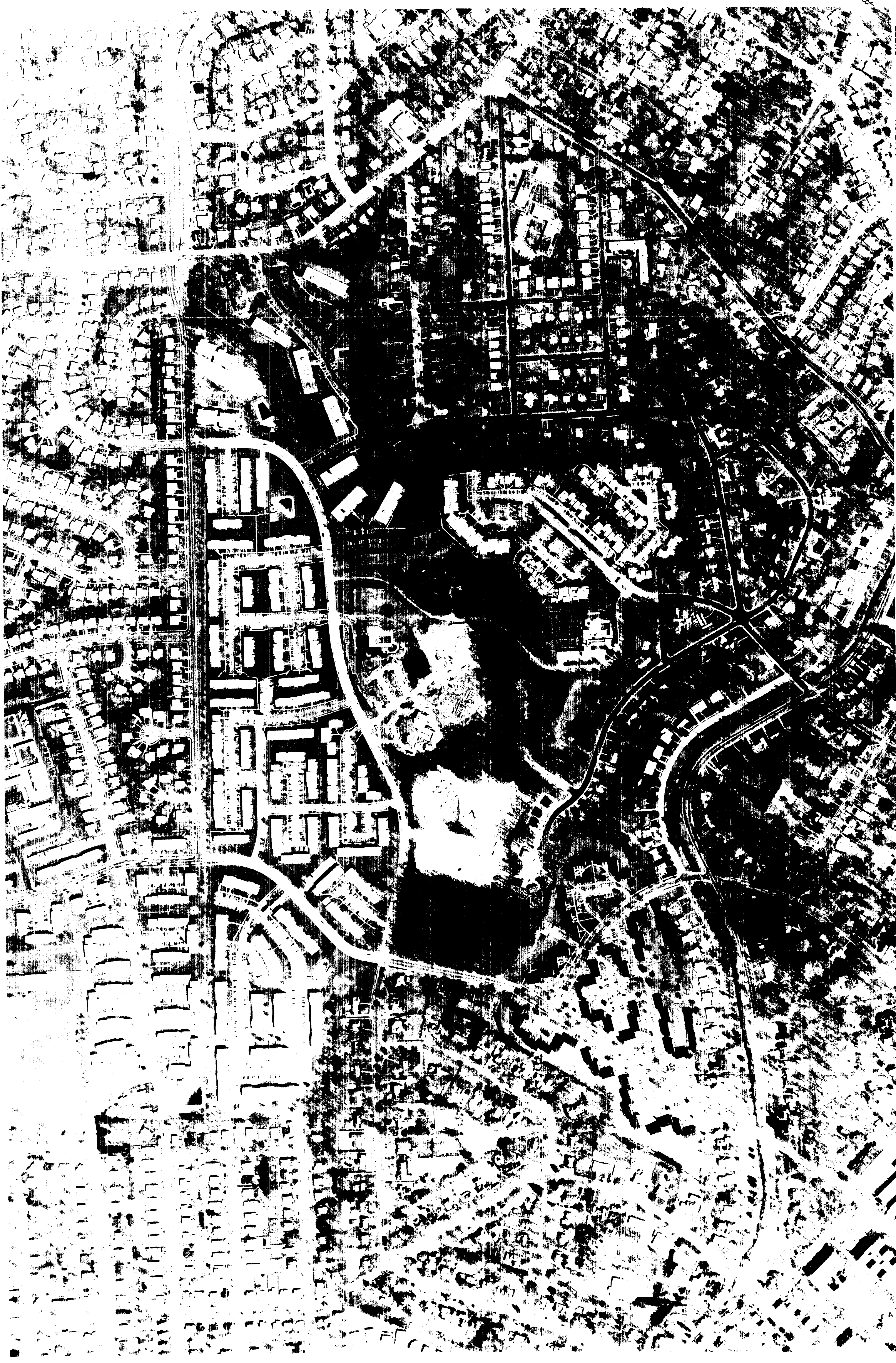
#397

Ret. Eq. #1

Photographs
#01-397-A







3922

SCALE	LOCATION	SHEET
1" = 200' ±	PIKEVILLE AREA	NW 7-D
DATE OF PHOTOGRAPHY JANUARY 1966		

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP