

INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

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. 03-166-A

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

Residential Processing Fee Paid
(\$50.00)

Accepted by D. THOMPSON
Date 10/3/02

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:

Print Name of Applicant SHELLEY RUTH Address 8001 WOOD AVE. Telephone Number 410-477-1594
Lot Address 4604 TODD POINT LANE Election District 15 Councilmanic District 7 Square Feet 6950
Lot Location: N E S W side/corner of TODD POINT LANE (street), 1410 feet from N E S W corner of MORSE LANE (street)
Land Owner: MICHAEL A SCHULTZ & ANTOINETTE COTSORAKIS SCHULTZ Account Number 1508301742
Address: 4538 GOLDEN MEADOW DR., PERRY HALL, MD 21128 Telephone Number () _____

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)	☒	☐
4. Building Elevation Drawings	☒	☐
5. Photographs (please label all photos clearly) Adjoining Buildings	☒	☐
Surrounding Neighborhood	☒	☐
6. Current Zoning Classification: <u>D.R. 3.5</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: _____
for the Director, Office of Planning and Community Conservation

Date: _____

Revised 2/05/02

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

BALTIMORE COUNTY, MARYLAND**INTER-OFFICE CORRESPONDENCE**

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

DATE: October 15, 2002

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

SUBJECT: Zoning Advisory Petition(s): Case(s) 03-166 & 03-168

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:

Stephen L. Lukan

AFK/LL:MAC

Post-It® Fax Note	7671	Date	10-22-04	# of pages	4
To	J. ALEXANDER	From	J. GERMAN		
Co./Dept.	ZONING	Co.	PLANNING		
Phone #	3391	Phone #	3495		
Fax #	2824	Fax #	5802		

410-477-0811



CRITICAL AREA & FLOOD PLAIN Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at 4604 TODD POINT LANE

which is presently zoned DR3.5

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) 304.1, 1802.2C.1. (DCZR)

TO PERMIT A LOT WIDTH OF 51.67 FEET IN LIEU OF THE REQUIRED 70 FEET AND TO PERMIT A LOT WITH AN AREA OF 6950 SQUARE FEET IN LIEU OF THE REQUIRED 10,000 SQUARE FEET. AND TO APPROVE AN UNDERSIZED LOT PER SECTION 304 (DCZR) AND TO APPROVE ANY OTHER VARIANCES DEEMED NECESSARY BY THE ZONING COMMISSIONER.

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

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

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 SHELLEY RUTH
Signature *Shelley Ruth*
Address 8001 WOOD AVE. Telephone No. 410-477-1594
City BALTO. State MD. Zip Code 21219

Attorney For Petitioner:

Name - Type or Print _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

Name - Type or Print MICHAEL A. SCHULTZ
Signature *Michael A. Schultz*
Name - Type or Print ANTOINETTE SCHULTZ
Signature *Antoinette Schultz*

Address 4538 GOLDEN MEADOW DR. Telephone No. _____
City PERRY HALL State MD. Zip Code 21128-9035

Representative to be Contacted:

Name GERALD RUTH
Address 8001 WOOD AVE. Telephone No. 410-477-1594
City BALTO. State MD. Zip Code 21219

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING _____

UNAVAILABLE FOR HEARING _____

Reviewed By D. THOMPSON Date 10/2/02

Case No. 03-166-A

ZONING DESCRIPTION

Zoning description for 4604 Todd Point Lane

Beginning at a point on the east side of Todd Point Lane which is twenty feet wide at the distance of 1410 feet south of the centerline of Morse Lane which is forty feet wide. Being lot number two in the subdivision of Milton Schluderberg as recorded in Deed Reference: Liber E.H.K., JR. 9824 Folio 487 (metes and bounds: N.67°52'38" E.135.00', S.16°23'05" E.50.25", S.67°52'38" W.143.00', N.07°31'22" W.51.67' to the place of beginning). Also known as 4604 Todd Point Lane and located in the 15th Election District, 7th Councilmanic District.



VICINITY MAP

SCALE: 1" = 1000'

PLAT TO ACCOMPANY PETITION FOR ZONING VARIANCE

PROPERTY ADDRESS: 4604 TODD POINT LANE
 SUBDIVISION NAME: MILTON SCHLUDERBERG
 OWNER: MICHAEL & ANTOINETTE SCHULTZ

BACK RIVER

PRIOR ZONING HEARING 10-29-99
 CASE NO. 99-210-A DENIED
 (UNDERSIDE LOT # 7 -
 SETBACK CHANGES)

CRITICAL AREA LINE

52.2'

1508201742

VACANT

100' INT TO

SCALE

4644

TODD
POINT
LANE

DEED REF: 7999/BBB

TAX ACCOUNT NO: 1506450090

EXIST.
DWELL.

4602

ELIZABETH &
GENE FOLKE
DOUGLAS FOLKEPROP.
DWELL.

F.F. EL.

11.50

EXIST.
DWELL.

4606

JOHN, DIANA & BRENDA CAUSIS

DEED REF: 12820/660-9

TAX ACCOUNT NO: 150150032

S 15760.71
E 47128.18

4608

1410' &
MORSE LANE

10

6450 SQUARE FEET
 ZONING MAP SE 4 H
 ZONING: D.R. 35

AREA OF LOT: 6950 SQ. FT. - 015955 AC.
 IMPERVIOUS AREA ALLOWED: 1737.5 SQ. FT.
 PROPOSED IMPERVIOUS AREA: 1253 SQ. FT.
 PERCENT OF IMPERVIOUS AREA: 18.03%

PROPERTY LIES IN CBGA
 FLOOD ZONE "A-10"



ENGINEERING AND PLANNING
 11000 FINE DRIVE
 SUITE 100, BALTIMORE, MD 21244
 410-528-4400

TODD POINT LANE

SCALE: 1" = 30'

SITE PLAN

*4604 TODD POINT LANE

DEED REF: LIBER E.H.M., JR. 9624 FOLIO 487

TTH COUNCILMANIC DISTRICT
 ELECTION DISTRICT NO. 15

DATE: OCT. 1, 2002
 BALTIMORE COUNTY, MARYLAND

03-166-A 10/2/02
 D.T.