

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
N/S Olivia Road, 336.06' SW		
centerline of Oliver Road	*	ZONING COMMISSIONER
15th Election District		
5th Councilmanic District	*	OF BALTIMORE COUNTY
(7117 Oliver Road)		
	*	CASE NO. 02-435-A
Brenda M. Puloskie &		
Stephen A. Scarborough	*	
<i>Petitioners</i>		

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Zoning Commissioner as a Petition for Administrative Variance filed by the legal owners of the subject property, Brenda Puloskie and Stephen Scarborough. The variance request is for property located at 7117 Oliver Road in the Chase area of Baltimore County. The variance request is from Section 1B01.2.C.2.b of the Baltimore County Zoning Regulations (B.C.Z.R.) and (VB 6C, (CMDP), to allow an addition with side windows with a side yard setback of 9 ft. to a property line and a 21 ft. distance between facing windows in lieu of the minimum required 15 ft. and 40 ft. respectively. 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 Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the

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 Zoning Commissioner for Baltimore County, this 9th day of May, 2002, that a variance from Section 1B01.2.C.2.b of the (B.C.Z.R.) and (VB 6C, (CMDP), to allow an addition with side windows with a side yard setback of 9 ft. to a property line and a 21 ft. distance between facing windows in lieu of the minimum required 15 ft. and 40 ft. respectively., 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.



LAWRENCE E. SCHMIDT
ZONING COMMISSIONER
FOR BALTIMORE COUNTY

TMK:raj

ORDER RECEIVED FOR FILING

Date 5/9/02

By L.P. Joneson



Baltimore County
Zoning Commissioner

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

May 9, 2002

Ms. Brenda M. Puloskie
Mr. Stephen A. Scarborough
7117 Oliver Road
Baltimore, Maryland 21220

Re: Petition for Administrative Variance
Case No. 02-435-A
Property: 7117 Oliver Road

Dear Ms. Puloskie & Mr. Scarborough:

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 black ink, appearing to read "Lawrence E. Schmidt", is written over a horizontal line.

Lawrence E. Schmidt
Zoning Commissioner

TMK:raj
Enclosure

c: John Hoffman/Champion
7034 Golden Ring Rd
Baltimore MD 21237

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





Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 7117 OLIVIA RD. CHASE MD. 21220
which is presently zoned (Residential) 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) 1801.2.C.2.b (VBARC, OMDP)

To allow an addition with sidewindows with a side yard set-back of 9 ft. to a property line and a 21 ft distance between facing windows in lieu of the minimum required 15 ft & 40 ft. respectively

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

Legal Owner(s):

Name - Type or Print

Signature

Name - Type or Print

Signature

7117 OLIVIA RD. 410-335-7038
Address Telephone No.

Baltimore md. 21220
City State Zip Code

Representative to be Contacted:

Name

7034 Golden Ring RD. 410 780-0062
Address Telephone No.

Baltimore MD. 21237
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 5/9/02 day of May, 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.

Zoning Commissioner of Baltimore County

CASE NO. 02-435-A

Reviewed By [Signature] Date 4-09-02

Estimated Posting Date 4-22-02

REV 10/25/01

ORDER RECEIVED FOR FILING
DATE 5/9/02
BY [Signature]

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

7117 Olivia Rd.
Address
BALTIMORE MARYLAND 21220
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):

See attached

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.

[Signature]
Signature

Stephen P. Scarborough
Name - Type or Print

Brenda M. Pusloskie - Scarborough
Signature

Brenda M. Pusloskie - Scarborough
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 26 day of March, 2002, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Stephen A. Scarborough
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

DELORES A. SCOTT
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires November 26, 2005

[Signature]
Notary Public

My Commission Expires 11/26/05

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 7117 Olivia RD.
Address
BALTIMORE MARYLAND 21220
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):

See attached

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.

Stephen A. Scarborough
Signature
Stephen A. Scarborough
Name - Type or Print

Brenda M. Pusloskie-Scarborough
Signature
Brenda M. Pusloskie-Scarborough
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 27 day of march, 2002, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Stephen A. Scarborough
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

DELORES A. SCOTT
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires November 26, 2005

Delores A. Scott
Notary Public
My Commission Expires 11/26/05



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7117 Olivia Rd
which is presently zoned (Residential) 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) 18012026, (VB 6C, 2nd P)

TO allow an addition with side windows with a side yard setback of 9 ft. to the property line and a 21 ft. distance between facing windows in lieu of the minimum required 15 ft. & 40 ft. respectively.

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

Legal Owner(s):

Stephen A. Scarborough
Name - Type or Print

[Signature]
Signature

Brenda M. Pusloskie-Scarborough
Name - Type or Print

Brenda M. Pusloskie-Scarborough
Signature

7117 OLIVIA RD 410-335-7038
Address Telephone No.

Baltimore md 21220
City State Zip Code

Representative to be Contacted:

JOHN HOFFMAN
Name

7034 Golden Ring RD 410 780-0062
Address Telephone No.

BALTIMORE MD. 21237
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.

Zoning Commissioner of Baltimore County

CASE NO. 02-435-A

Reviewed By [Signature] Date 4-09-02

REV 10/25/01

Estimated Posting Date 4-22-02



March 27, 2002

■ VINYL REPLACEMENT
WINDOWS

Zoning Commissioner of Baltimore County
Petition for Administrative Variance
Baltimore, MD

To Whom It May Concern:

■ STORM DOORS &
WINDOWS

The purpose for this variance is to construct a new concrete slab and patio room to the rear of my home at 7117 Olivia Road, Baltimore, MD 21220.

My intent is to provide additional square footage to my home for the purpose of simply being able to enjoy the rear area of my home. The overall square footage of the proposed patio room and slab will be approximately 252-sq. ft. +/-.

■ PATIO & ENTRY DOORS

The newly constructed patio room and slab will be constructed at ground level. The proposed patio room will be on single story in height.

■ VINYL SIDING AND TRIM

Thank you for your prompt attention to this matter, I appreciate your time and effort invested in this matter in hopes of a speedy approval. If you have any additional concerns or questions you can call me at 410 335-7038.

Sincerely,

Stephen A. Scarborough

■ PATIO ROOMS &
PORCH ENCLOSURES

435



Zoning Description for
7117 Olivia Rd.

Beginning at a point on the North side of
Olivia Rd. at the distance of 336.06 ft
Southwest of the Centerline of Oliver Rd.,
Being Lot #8, Block C in the Subdivision of
Cunninghill Cove as recorded in Balto. Co.
Plat Book 53 folio 26 containing 7,080 sq.
ft. Also known as 7117 Olivia Rd. and located
in the 15th Election District, 5th Councilmatic
District.

#435

PAID RECEIPT

BUSINESS ACTUAL TIME

4/09/2002 4/09/2002 10:37:45

REG 8303 WALKIN JMD AND DROMER

>> RECEIPT # 239133 4/09/2002 OPEN 2

DEPT 5 528 ZONING VERIFICATION

CR NO. 011182

Receipt Tot \$50.00

50.00 CK .00 BA

Baltimore County, Maryland

Doc 11182

02 4 -4

4-09-02

R-001-02-6150

50.00

Champion
Resident Variance Filing Fee
7117 Oliver Rd.

CERTIFICATE OF POSTING

RE: Case No.: 02-435-A

Petitioner/Developer: STEVEN

SCARBOROUGH

Date of Hearing/Closing: 5/7/07

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 7117 OLIVIA RD

The sign(s) were posted on 4/22/02
(Month, Day, Year)

Sincerely,

[Signature] 4/22/02
(Signature of Sign Poster and Date)

SSG ROBERT BLACK

(Printed Name)

1508 Leslie Rd

(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(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: 02-435-A

Petitioner: Stephen Scarborough

Address or Location: 7117 Olive Rd. Balto, Md. 21220

PLEASE FORWARD ADVERTISING BILL TO:

Name: John Hoffman

Address: Champion

7034 Golden Ring Rd.

Balto, Md. 21237

Telephone Number: 410-780-0062

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 02- 435 -A Address 7117 Olivia Rd
Contact Person: John Sullivan Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 4-09-02 Posting Date: 4-22-02 Closing Date: 5-07-02

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 02- 435 -A Address 7117 Olivia Rd
Petitioner's Name Stephen Scarborough Telephone 410-335-7039
Posting Date: 4-22-02 Closing Date: 5-07-02
Wording for Sign: To Permit an addition with side windows with 9
side yard setback of 9 ft to the property line and 21 ft
distance between facing windows in lieu of the minimum re-
quired 15 ft & 40 ft respectively

WCR - Revised 6/28/00



Baltimore County
Department of Permits and
Development Management

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

May 7, 2002

Mr. & Mrs. Stephen Scarborough
7117 Olivia Road
Baltimore MD 21220

Dear Mr. & Mrs. Scarborough:

RE: Case Number: 02-435-A, 7117 Olivia Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on April 9, 2002.

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: John Hoffman/Champion, 7034 Golden Ring Road, Baltimore 21237
People's Counsel

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





Baltimore County
Fire Department

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

Department of Permits and
Development Management (PDM)
County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

April 18, 2002

ATTENTION: George Zahner

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF April 8, 2002

Item No.: See Below

Dear Mr. Zahner:

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.

The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

426-435, 437-439

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

cc: File
COUNTY REVIEW GROUP MEETING{PRIVATE }

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



BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: May 21, 2002

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

SUBJECT: Zoning Advisory Committee Meeting
for *April 22, 2002*
Item Nos. 424, 427, 428, 429, 430, 431,
433, 434, 435, 436, 437, 438, 439, 440,
441 and 442

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

RWB:CEN:cab

cc: File

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon

FROM: R. Bruce Seeley *RS/TGT*

DATE: May 10, 2002

Zoning Reclass/ Redistricting Petitions

SUBJECT: NO COMMENTS FOR THE FOLLOWING ZONING ITEMS:

CASES 454-457

Zoning Advisory Committee Meeting of April 22, 2002

SUBJECT: NO COMMENTS FOR THE FOLLOWING ZONING ITEMS:

424, 428, 429, 431, 433, 434, 435, 437, 438, 439, 440, 442

AV
5/6

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: April 23, 2002

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

FILED
APR 24 2002

SUBJECT: 7117 Olivia Road

INFORMATION:

Item Number: 02-435

Petitioner: Stephen Scarborough

Zoning: DR 5.5

Requested Action: Variance

SUMMARY OF RECOMMENDATIONS:

The Office of Planning supports the petitioner's request to allow an addition with a side yard setback of 9 feet to the property line, and a 21 foot distance between facing windows in lieu of the minimum required 15 feet and 40 feet respectively.

Prepared by: Mark A. Cing

Section Chief: Jeffrey W. Long
AFK/LL:MAC



**Maryland Department of Transportation
State Highway Administration**

Parris N. Glendening
Governor

John D. Porcari
Secretary

Parker F. Williams
Administrator

Date: 4.18.02

Mr. George Zahner
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 435

JJS

Dear Mr. Zahner:

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,

1- Kenneth A. McDonald Jr., Chief
Engineering Access Permits Division

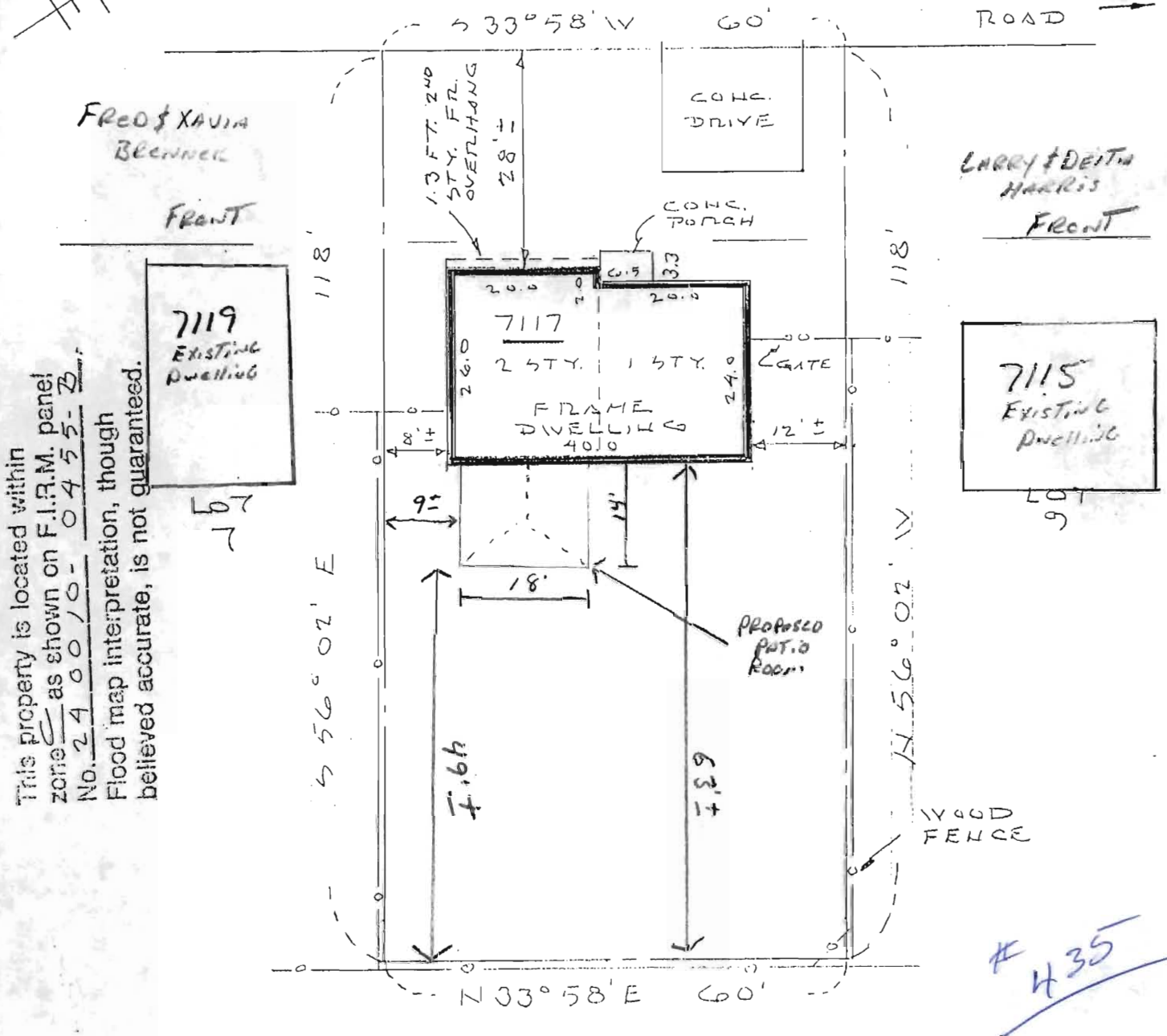
My telephone number is _____

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

OLIVIA ROAD (50 FT. WIDE)

TO BOGBY
ROAD



1) This plat is of benefit to a consumer only insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing.

2) This plat is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements.

3) This plat does not provide accurate identification of property boundary lines but such identification may not be required for the transfer of title or securing financing or re-financing.

This is to certify that this drawing meets the Minimum Standards of Practice of the State of Maryland.

11/10/95

[Signature]

LOT NO. 8, BLOCK C, PLAT ENTITLED "PART OF FIRST AMENDED PLAT I, CUNNINGHILL COVE (E.H.K. JR. NO. 45, FOLIO 12)", PLAT BOOK E.H.K. JR. NO. 53, FOLIO 26

ALL SETBACK DIMENSIONS ARE ± ONE FOOT UNLESS OTHERWISE NOTED.

REG. NO. 8675

LOCATION DRAWING
7117 OLIVIA ROAD, BALTIMORE COUNTY, MARYLAND

OFFICE OF
MANK & KUNST
408 YORK ROAD
TOWSON, MARYLAND 21204

SCALE
1" = 20'

DATE
11/10/95

JOB NO.
185
95 M

Peterson's Exhibit Number 1

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

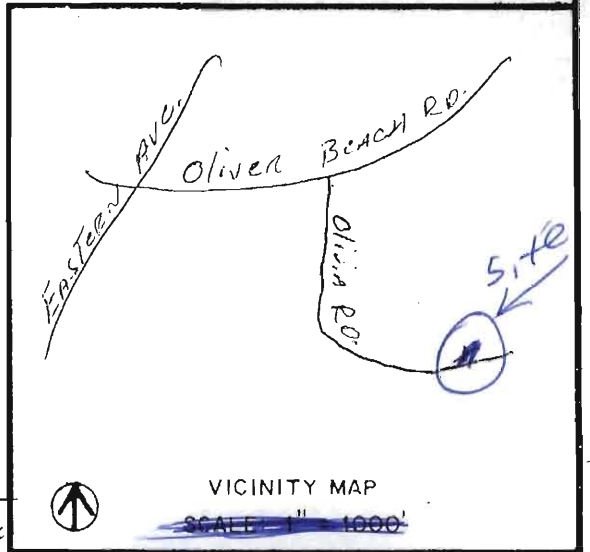
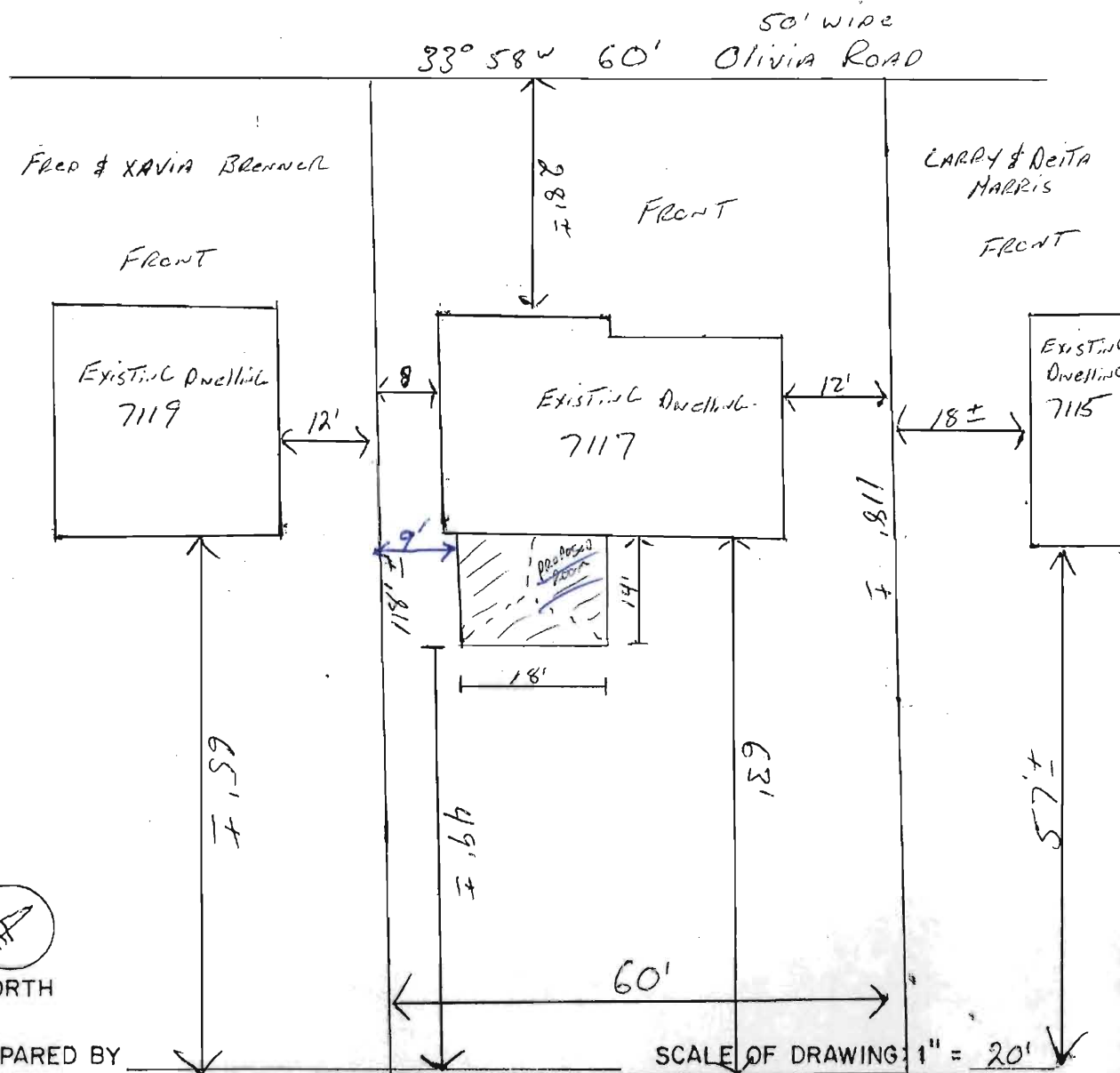
PROPERTY ADDRESS 7117 Olivia Rd.

SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME Cunning Hill Cove.

PLAT BOOK # 53 FOLIO # 26 LOT # 8 SECTION # C

OWNER Steve & Brenda Scarborough



LOCATION INFORMATION

ELECTION DISTRICT 15

COUNCILMANIC DISTRICT 5

1" = 200' SCALE MAP # NE 7-M

ZONING DR-5.5

LOT SIZE .17 ACRES 2080 SQUARE FEET

	PUBLIC	PRIVATE
SEWER	☒	☐
WATER	☒	☐

CHESAPEAKE BAY CRITICAL AREA YES ☐ NO ☒

100 YEAR FLOOD PLAIN YES ☐ NO ☒

HISTORIC PROPERTY/BUILDING YES ☐ NO ☒

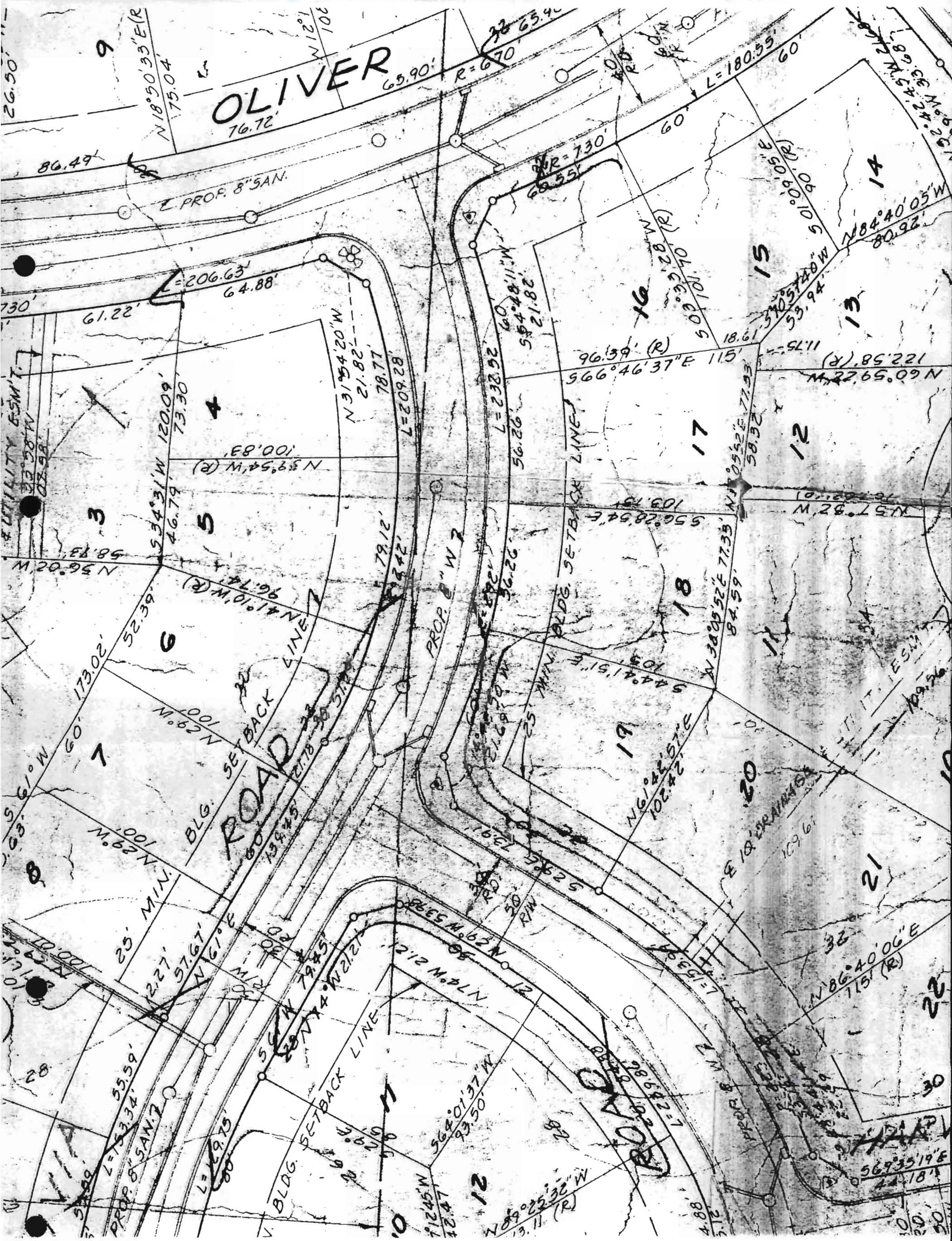
PRIOR ZONING HEARING

ZONING OFFICE USE ONLY

REVIEWED BY [Signature] ITEM # 435 CASE #

PREPARED BY JOHN HOFFMAN

Det. Ex. #1





prop addition



prop addition
in Rear

#435

