

IN RE: PETITION FOR ADMIN. VARIANCE

SW/corners of Corby Road
and Marlyn Avenue
15th Election District
5th Councilmanic District
(734 Corby Road)

Winfred A. Groth, Jr.
Petitioner

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 02-556-A

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the legal owner of the subject property, Winfred A. Groth, Jr. The variance request is for property located at 734 Corby Road in the eastern area of Baltimore County. The variance request is from Section V1.C.5 of the 1953-1955 Baltimore County Zoning Regulations (B.C.Z.R.), to permit a proposed shed with a 9 ft. in lieu of a 13 ft. setback from alley centerline and a 12 ft. side street setback in lieu of the required 25 ft. The subject property and requested relief are more particularly described on Petitioner's Exhibit No. 1, the plat to accompany the Petition for Variance.

The Petitioner 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 Petitioner has 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 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 Petitioner.

ORDER RECEIVED FOR FILING

Date

7/9/02

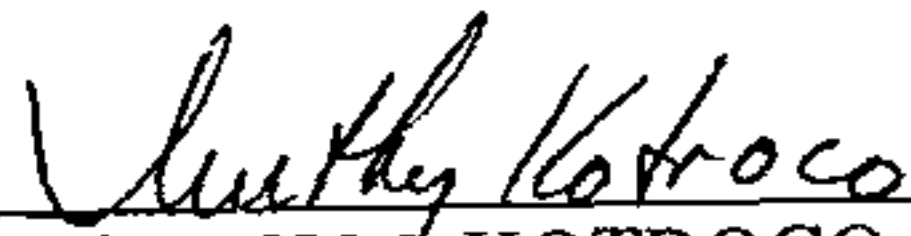
By

R. O. Jones

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 9th day of July, 2002, that a variance from Section V1.C.5 of the 1953-1955 Baltimore County Zoning Regulations (B.C.Z.R.), to permit a proposed shed with a 9 ft. in lieu of a 13 ft. setback from alley centerline and a 12 ft. side street setback in lieu of the required 25 ft, be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

- 1) The Petitioner may apply for his building permit and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at his 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 Petitioner 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

7/9/02

By

R. Johnson



Baltimore County
Zoning Commissioner

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

July 9, 2002

Mr. Winfred A. Groth, Jr.
734 Corby Road
Baltimore, Maryland 21221

Re: Petition for Administrative Variance
Case No. 02-556-A
Property: 734 Corby Road

Dear Mr. Groth:

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, reading "Timothy M. Kotroco".

Timothy M. Kotroco
Deputy Zoning Commissioner

TMK:raj
Enclosure

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



Printed with Soybean Ink
on Recycled Paper



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 734 CORBY RD
which is presently zoned DR ~~10.5~~

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) V1.C.5 1953 to 1955 BCZR TO PERMIT
A PROPOSED SHED WITH A 9 FT IN LIEU OF 13 FT. SETBACK FROM ALLEY
CENTER LINE AND A 12 FT SIDE STREET SETBACK IN LIEU OF 25 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 _____

Legal Owner(s):

WINFRED A. GROTH JR.
Name - Type or Print _____
Signature _____
Name - Type or Print _____
Signature _____
734 CORBY RD 410-574-0689
Address Telephone No.
BALTO. MD 21221
City State Zip Code

Representative to be Contacted:

Name _____
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, 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

Reviewed By JL Date 6/07/02
Estimated Posting Date 6/17/02

CASE NO. 02556 A

Date 7/9/02
By [Signature]

ORDER RECEIVED FOR FILING
Date 7/9/02
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 734 CORBY RD
Address
BALTO. MD 21221
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):

1. I NEED THE SHED TO BE THAT BIG AND AT THAT LOCATION FOR MY STORAGE MEANS.
2. I NEED THE SHED TO BE SO CLOSE TO THE ALLEY. SO IT WOULDN'T BE LOCATED SO CLOSE TO THE HOUSE.
3. IF I MOVE ANY CLOSER TO THE HOUSE IT WOULD INTERFERE WITH THE AWNING ON THE BACK OF THE HOUSE. WHICH IS ONLY 4 FEET FROM THE SHED AS SHOWN ON THE PLAN.

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.

Winfred A. Groth Jr.
Signature
WINFRED A GROTH JR
Name - Type or Print

Signature

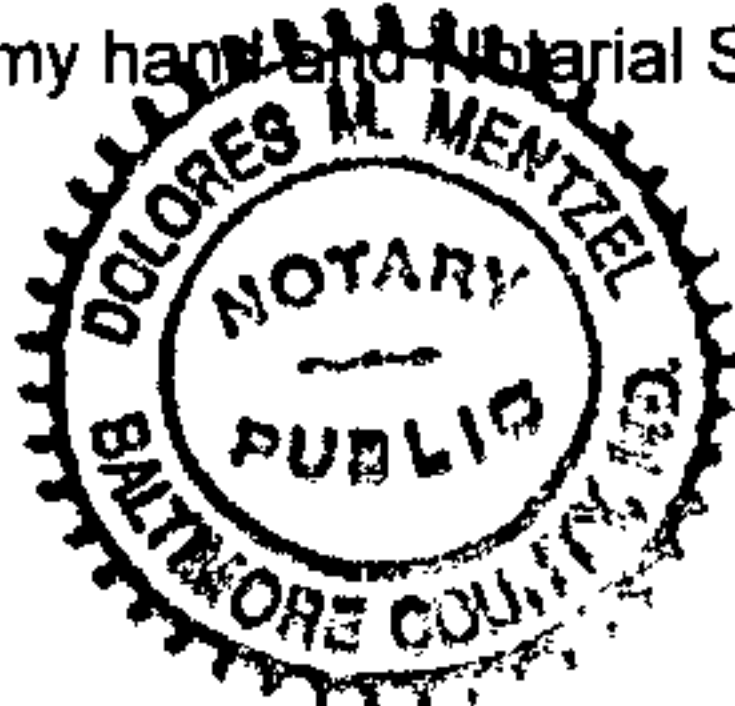
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7th day of May 2002, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Winfred A. Groth Jr.
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal



Dolores M. Mentzel
Notary Public
My Commission Expires 6/1/03

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

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Address
BALTO. MD 21221
City State Zip Code

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2. I NEED THE SHED TO BE SO CLOSE TO THE ALLEY, SO IT WOULDN'T BE LOCATED SO CLOSE TO THE HOUSE.
3. IF I MOVE ANY CLOSER TO THE HOUSE IT WOULD INTERFERE WITH THE AWNING ON THE BACK OF THE HOUSE WHICH IS ONLY 4 FEET FROM THE SHED AS SHOWN ON THE PLAN.

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
WINFRED A GROTH JR
Name - Type or Print

Signature

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 9th day of May, 2002, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Winfred A. Groth Jr.
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal




Notary Public
My Commission Expires 6/1/03



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 734 CORBY RD
which is presently zoned DR ~~4~~ 10.6

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) V1. C. 5 1953-55 BCZR TO PERMIT

A PROPOSED SHED WITH A 9 FT. IN LIEU OF 13 FT. SETBACK FROM ALLEY CENTER LINE AND A 12 FT SIDE STREET SETBACK IN LIEU OF 25 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.

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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:

Legal Owner(s):

Name - Type or Print

WINFRED A GROTH JR
Name - Type or Print

Signature

Signature

Address

Telephone No.

Name - Type or Print

Signature

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

734 CORBY RD 410-574-0689
Address Telephone No.

BALTO. MD 21221
City State Zip Code

Representative to be Contacted:

Name

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.

Zoning Commissioner of Baltimore County

CASE NO. 02 556 A

Reviewed By JK Date 6/07/02

REV 10/25/01

Estimated Posting Date 6/17/02

Zone D DESCRIPTION

734 CORBY RD.

BEGINNING AT A POINT AT THE ~~THE~~ SOUTH WEST CORNERS
OF MARLYN AVE AND CORBY RD, BEING LOT 60 BLOCK 9 IN THE
SUBDIVISION OF MIDDLESEX SECTION 2 PLAT A AND PART OF SECTION
1 PLAT A, BEING 3,008 SQ FT. IN THE 15TH E.D.

Wm. H. H. H.
5/7/02

556

BALTIMORE COUNTY, MARYLAND

OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 14310

DATE

6/07/02

ACCOUNT

0010066156

AMOUNT

\$ 50.00

RECEIVED
FROM

CALCUTTA

FOR

RECEIVED FOR
FICMUC

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

BUSINESS ACTUAL TIME

6/07/2002 6/07/2002 09:57:06

REF FROM WALKIN KERN KRM DRAWER

LECT 1 B 00126 6/07/2002

DEP 5 528 ZONING VERIFICATION

CR ID. 014310

REPT 101 \$50.00

50.00 CR 00 CR

Baltimore County, Maryland

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No.: 02-556-A

Petitioner/Developer: WINERD

GROTH

Date of Hearing/Closing: 7/2/02

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 734 CORBY RD

The sign(s) were posted on 6/17/02
(Month, Day, Year)

Sincerely,

[Signature] 6/17/02
(Signature of Sign Poster and Date)

SAC ROBERT BLACK

(Printed Name)

1508 Leslie Rd

(Address)

Bondville, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)

ZONING NOTICE
ADMINISTRATIVE VARIANCE
CASE # 02-556-A
TO PERMIT A PROPOSED LOT WITH A 9FT SETBACK
TO ADJACENT LOT IN LOT 1211 AND A 12'
SIDE STREET SETBACK IN LOT 1212
PUBLIC HEARING ?
PURSUANT TO SECTION 26-127(b)(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 JULY 2, 2002
ADDITIONAL INFORMATION IS AVAILABLE AT
ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT
111 W. CHESAPEAKE AVE
TOWSON, MD 21204 TEL. 887-3391
MEETING IS HANDICAP ACCESSIBLE

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: 556
Petitioner: GROTH
Address or Location: 734 CORBY RD.

PLEASE FORWARD ADVERTISING BILL TO:

Name: WINFRED A GROTH JR
Address: 734 CORBY RD
BALTO. MD 21221
Telephone Number: 410-574-0689

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATESCase Number 02- 556 -AAddress 734 CORBY RD.Contact Person: JOHN LEWIS
Planner, Please Print Your Name

Phone Number: 410-887-3391

Filing Date: 6/07/02Posting Date: 6/17/02Closing Date: 7/02/02

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 FORMATCase Number 02- 556 -AAddress 734 CORBY RDPetitioner's Name WINFRED GROTHTelephone 410 574 0689Posting Date: 6/17/02Closing Date: 7/02/02

Wording for Sign: To Permit A PROPOSED SHED WITH A 9 FT. SETBACK TO ALLEY
CENTER LINE IN LIEU OF 13 FT. AND A 12' SIDE STREET SETBACK IN
LIEU OF 25'.



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

July 2, 2002

Ms Winfred A Groth Jr
734 Corby Road
Baltimore MD 21221

Dear Ms. Groth:

RE: Case Number: 02-556-A, 734 Corby Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on June 07, 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: 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

June 19, 2002

ATTENTION: George Zahner

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF June 17, 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:

550-554, 556, 557, 559-562

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

cc: File

JUN 21 2002

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 Mgmt.

DATE: July 9, 2002

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

SUBJECT: Zoning Advisory Committee Meeting
For June 24, 2002
Item Nos. 550, 552, 553, 554, 556, 557,
559, 560, 561; and 562

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

RWB:HJO:jrb

cc: File

AV
7/2

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: June 25, 2002

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

JUN 27 2002

SUBJECT: 734 Corby Road

INFORMATION:

Item Number: 02-556

Petitioner: Winfred A. Groth, Jr.

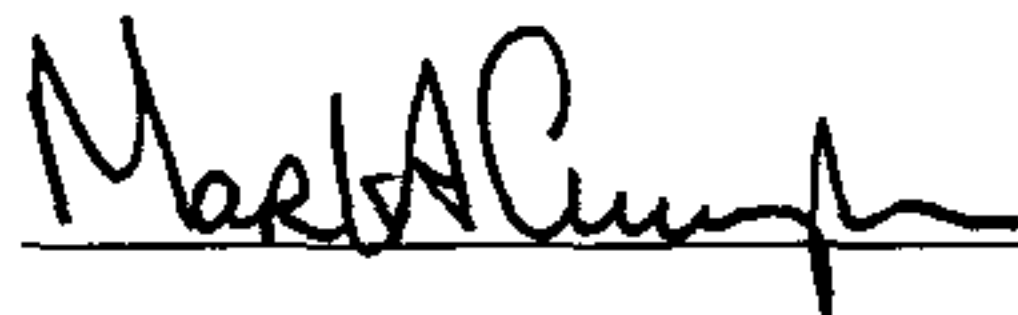
Zoning: DR 10.5

Requested Action: Variance

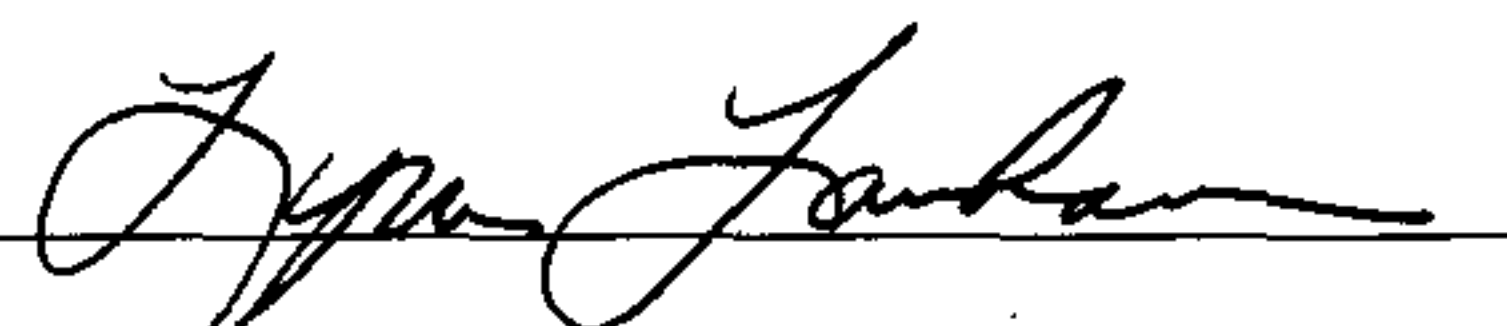
SUMMARY OF RECOMMENDATIONS:

The Office of Planning has concerns regarding the size of the proposed shed. A shed the size of the one proposed would stand out, and not fit into the character of the neighborhood. The Office of Planning will support the construction of a shed not to exceed 8 x 8 x 8, provided it is screened from public view via evergreen landscaping. A landscape plan should be submitted to this office for review and approval.

Prepared by:



Section Chief:



AFK/LL:MAC:



Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor

John D. Porcari
Secretary

Parker F. Williams
Administrator

Date: 6-19-02

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

RE: Baltimore County
Item No. 556 JL

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,

 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



Maryland Department of Planning

Parris N. Glendening
Governor
Kathleen Kennedy Townsend
Lt. Governor

Roy W. Kienitz
Secretary
Mary Abrams
Deputy Secretary

June 20, 2002

Mr. George Zahner
Baltimore County
Department of Permits and Development Management
111 West Chesapeake Avenue, Room 111
County Office Building (Mail Stop #1105)
Towson MD 21204

Re: Zoning Advisory Committee meeting – June 24, 2002
Case #'s 02-550-A, 02-551-XA, 02-552-X, 02-553-A, 02-554-SPH, 02-555-SPHXA,
02-556-A, 02-557-A, 02-558-SPHXA, 02-559-A, 02-560-A, 02-561-, and 02-562-SPHA

Dear Mr. Zahner:

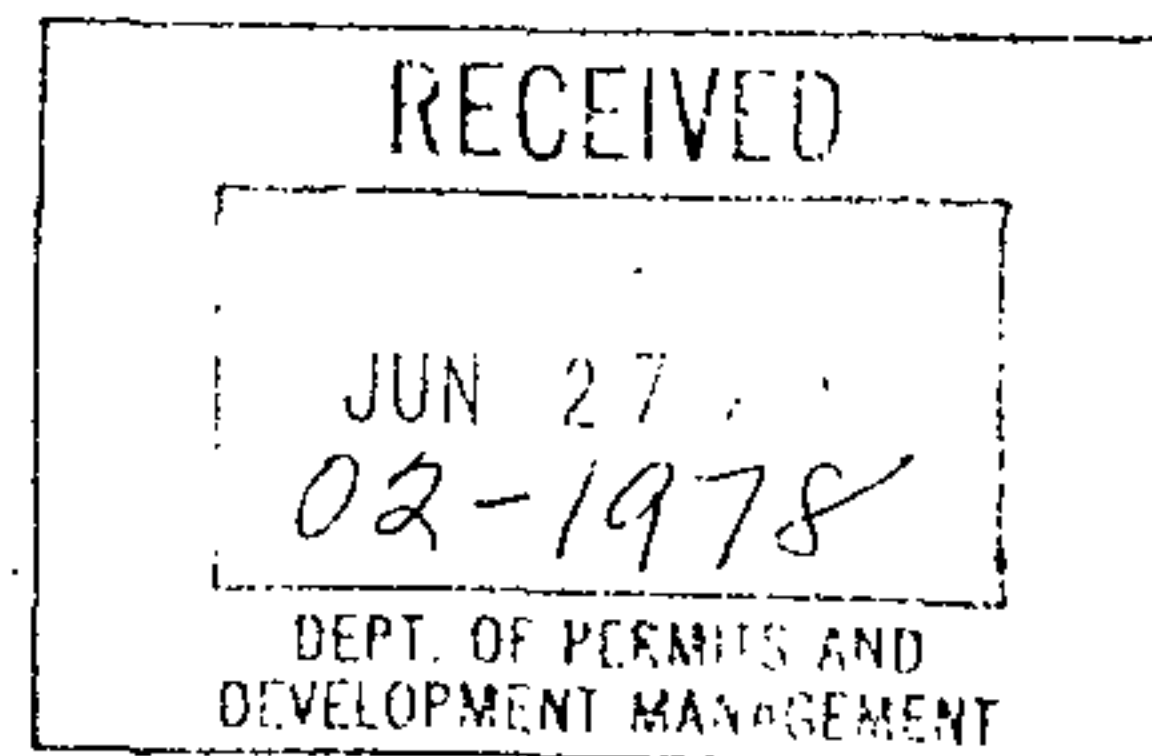
The Maryland Department of Planning has received the above-referenced information on 6/19/02. The information has been submitted to Mr. Mike Nortrup.

Thank you for your cooperation in this process. Please contact me at 410.767.4550 or the above noted reviewer if you have any questions.

Sincerely,

James R. Gatto
Manager
Metropolitan Planning
Local Planning Assistance Unit

cc: Mike Nortrup



PLAT TO ACCOMPANY PETITION FOR ZONING ☐ VARIANCE ☐ SPECIAL HEARING

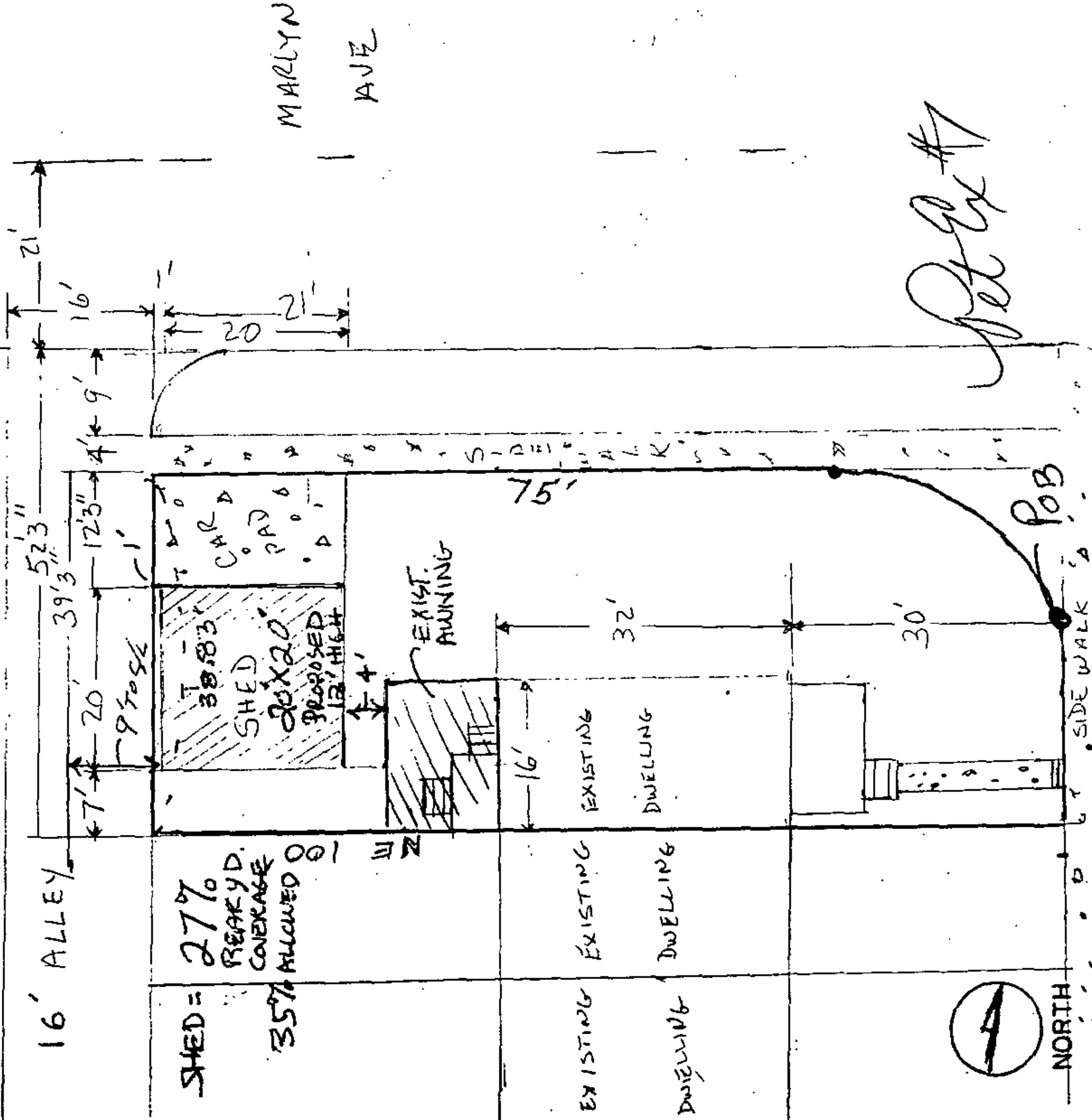
SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

PROPERTY ADDRESS 734 CORBY RD

SUBDIVISION NAME MIDDLESEX

PLAT BOOK # 19 FOLIO # 89 LOT # 60 SECTION # 2

OWNER MR. WINFRED A. GROTH JR

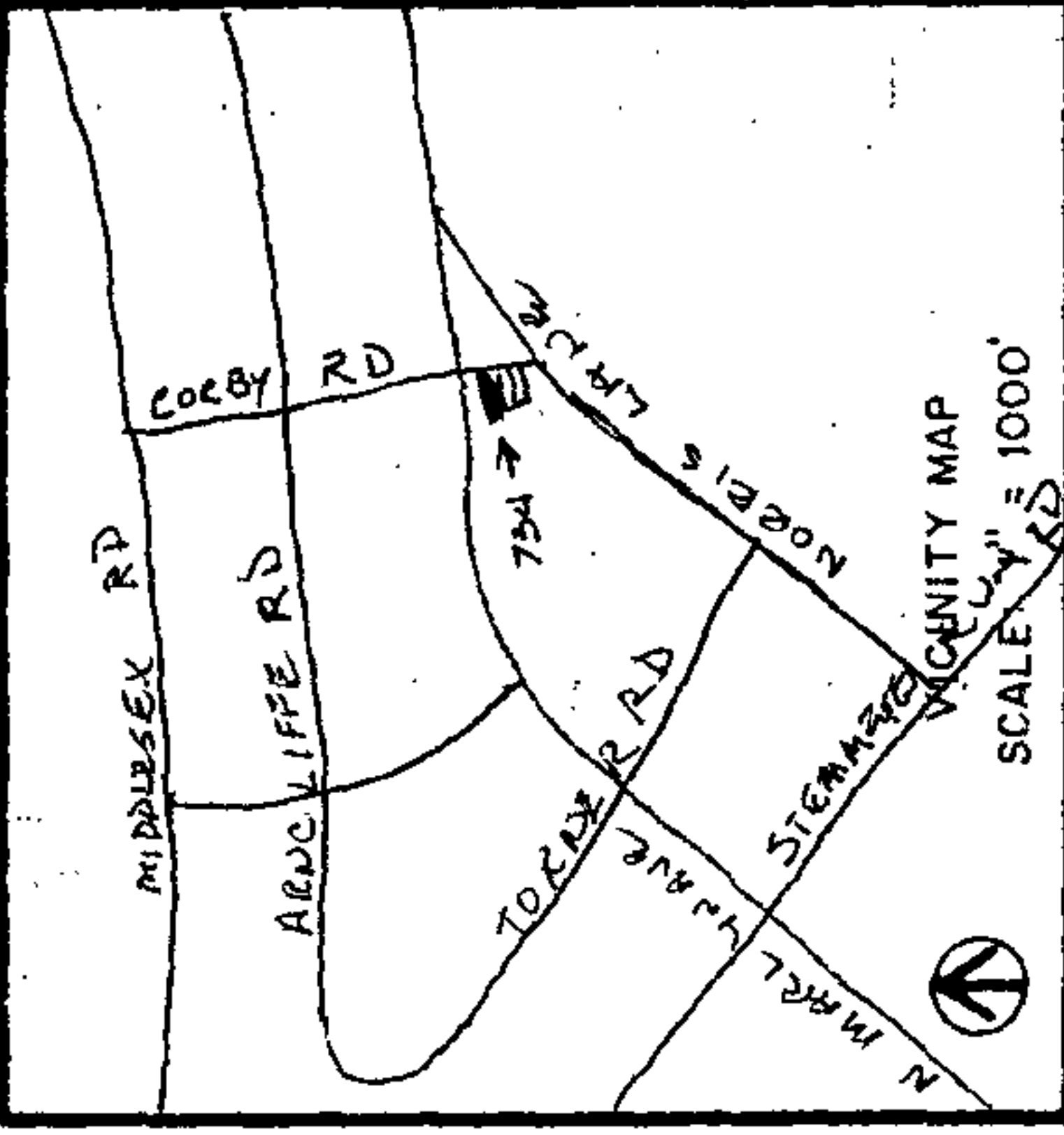


SCALE OF DRAWING: 1" = 20'

PREPARED BY W. A. GROTH JR

CORBY RD 6/2/02

NOV 10 63 MIDDLESEX SECT 2 PLAT # & 51 PLAT 15



LOCATION INFORMATION

ELECTION DISTRICT 15

COUNCILMANIC DISTRICT 5

1" = 200' SCALE MAP # NE 3H

ZONING DR 10.15

LOT SIZE 32 X 94 3008 SQUARE FEET

ACREAGE

SEWER ☒ PUBLIC ☒ PRIVATE ☐

WATER ☒

CHESAPEAKE BAY CRITICAL AREA ☐ YES ☐ NO ☒

100 YEAR FLOOD PLAIN ☐

HISTORIC PROPERTY / BUILDING ☐

PRIOR ZONING HEARING ☐ NONE

ZONING OFFICE USE ONLY
REVIEWED BY JL ITEM # 556 CASE # 1

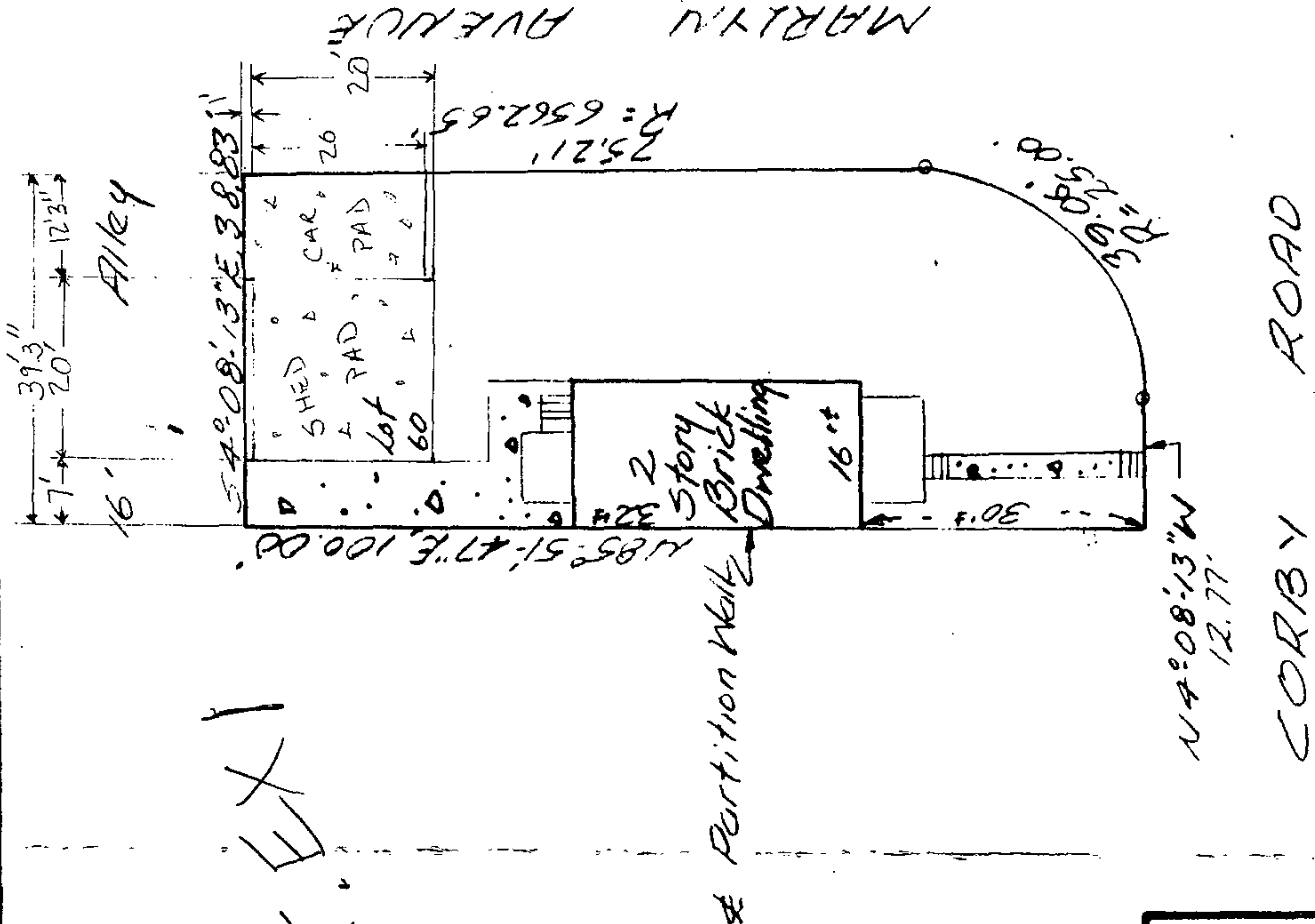
660
 PET. EX 1



I HEREBY CERTIFY THAT I HAVE LOCATED THE IMPROVEMENTS ON THE PROPERTY SITUATED IN BALTIMORE COUNTY, MARYLAND AND KNOWN AS 734 Corby Road AND THE IMPROVEMENTS ARE LOCATED AS SHOWN. THIS PLAT IS NOT TO BE USED FOR THE PURPOSE OF ESTABLISHING PROPERTY LINES.

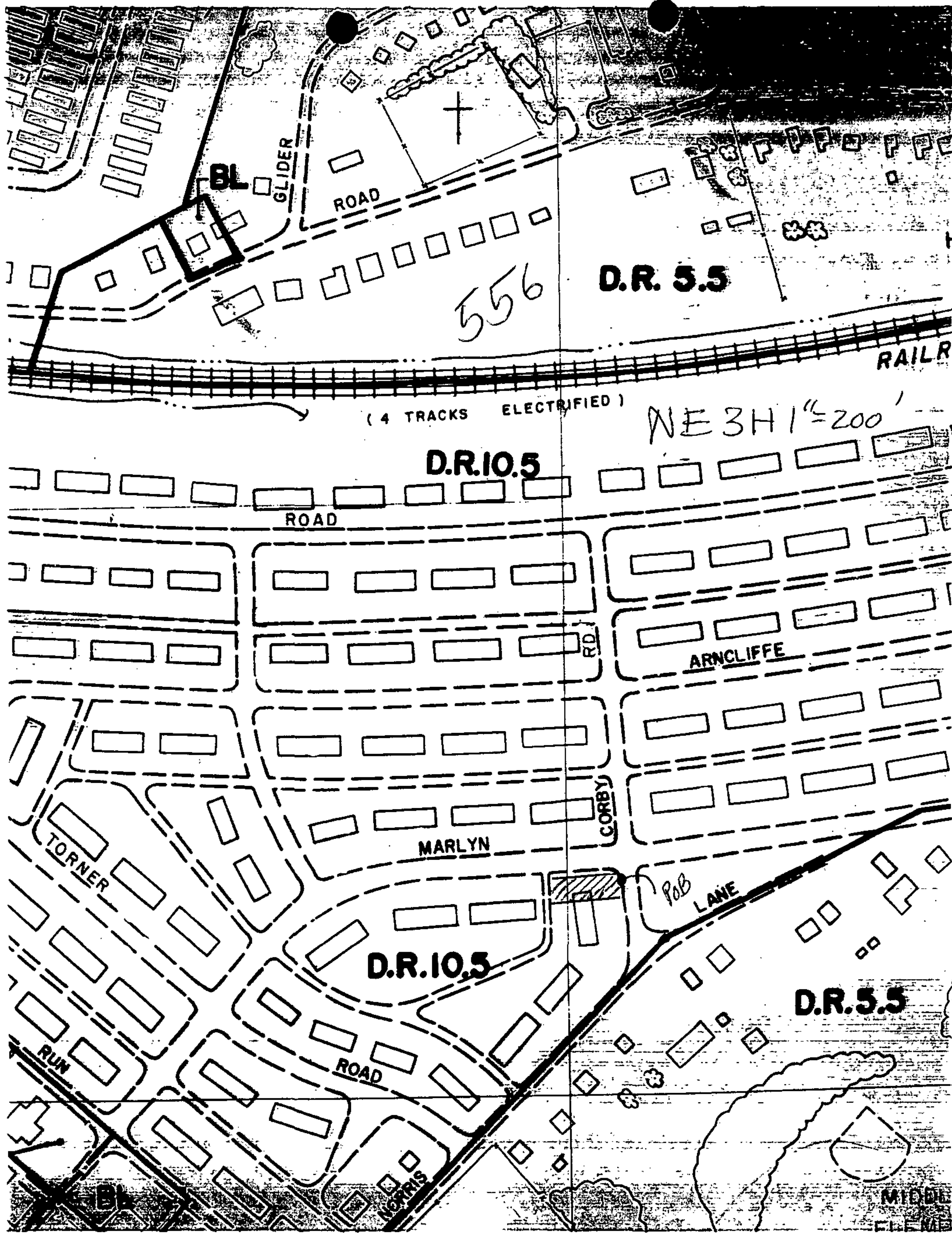
Richard W. Bonney 6/2/82

TEMPLAR ENGINEERING, INC.
19 F NUTMEG KNOLL COURT
COCKEYSVILLE, MARYLAND 21030
 SCALE: 1" = 20'
 PHONE: 666-2354

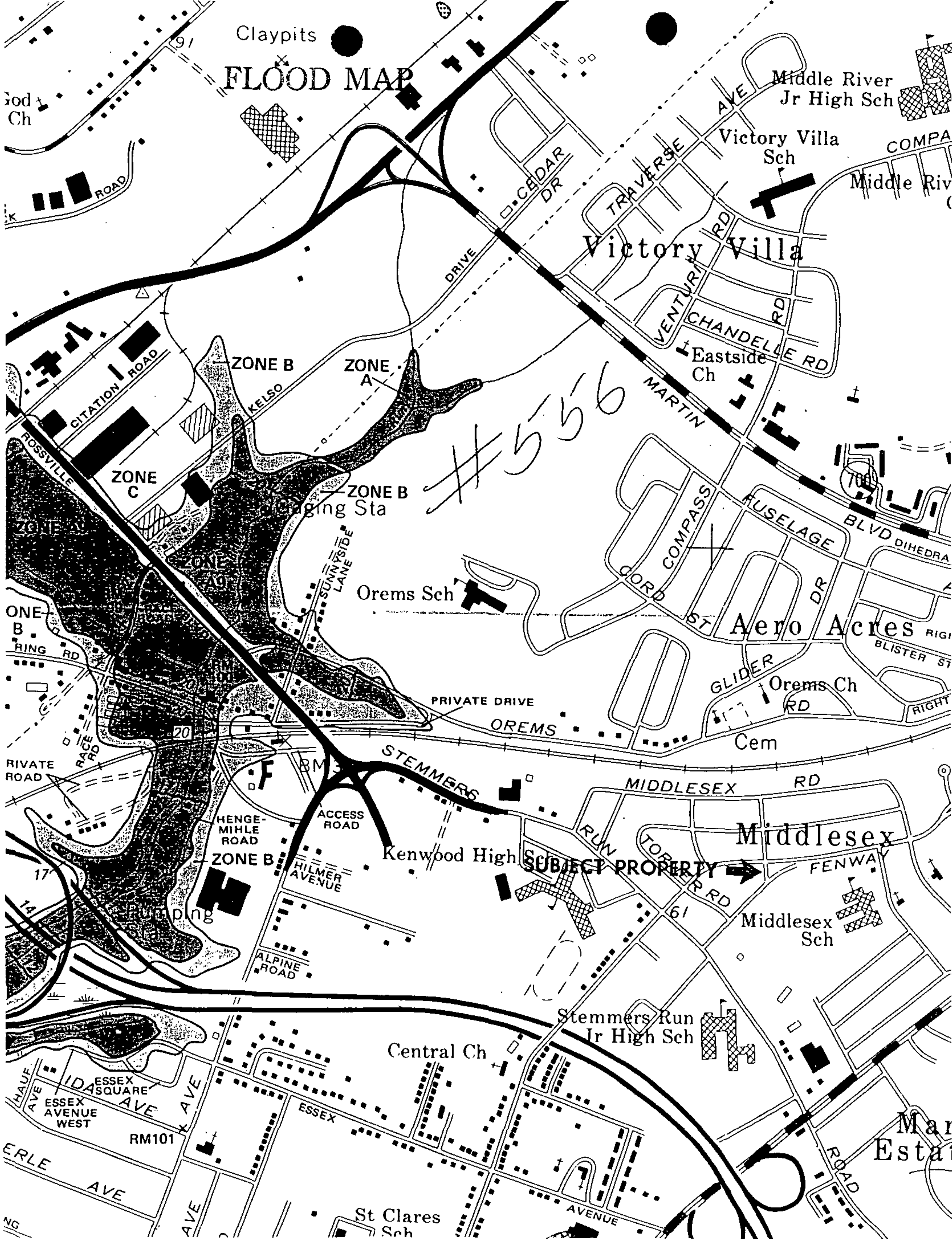


Lot 60, Block 5 as shown on Plat recorded among the Land Records of Baltimore County in Plat Book 19 Folio 89 entitled "Subdivision Plan of Section 2, Plat A and Part of Section 2, High St, Annapolis" I Ernest Chalk THAT LINES AT 730 Corby Rd. HERE BY HAVE NO PROBLEM WITH WHERE THE SHED IS BEING LOCATED AT, ON THIS PLAT PLAN.

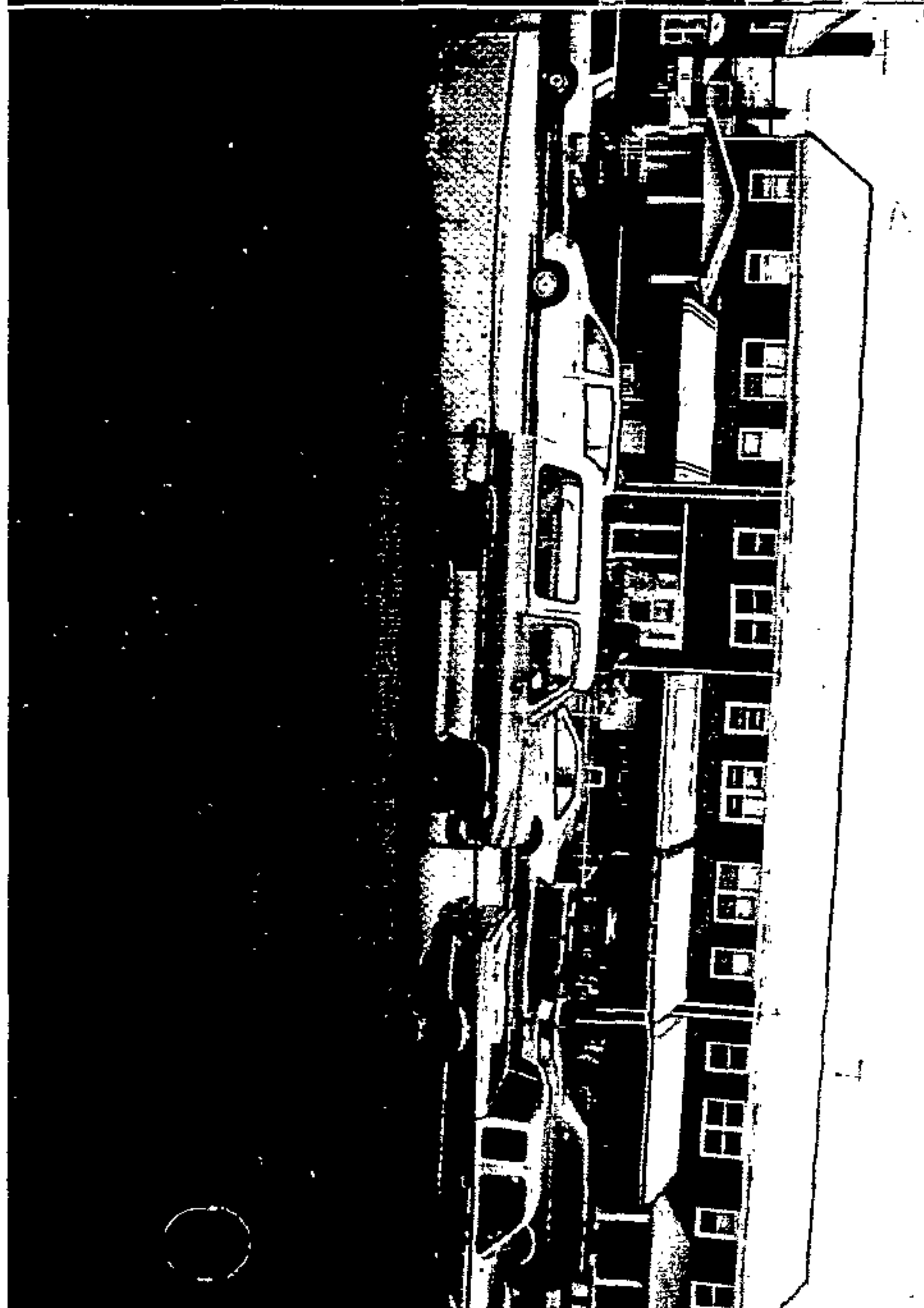
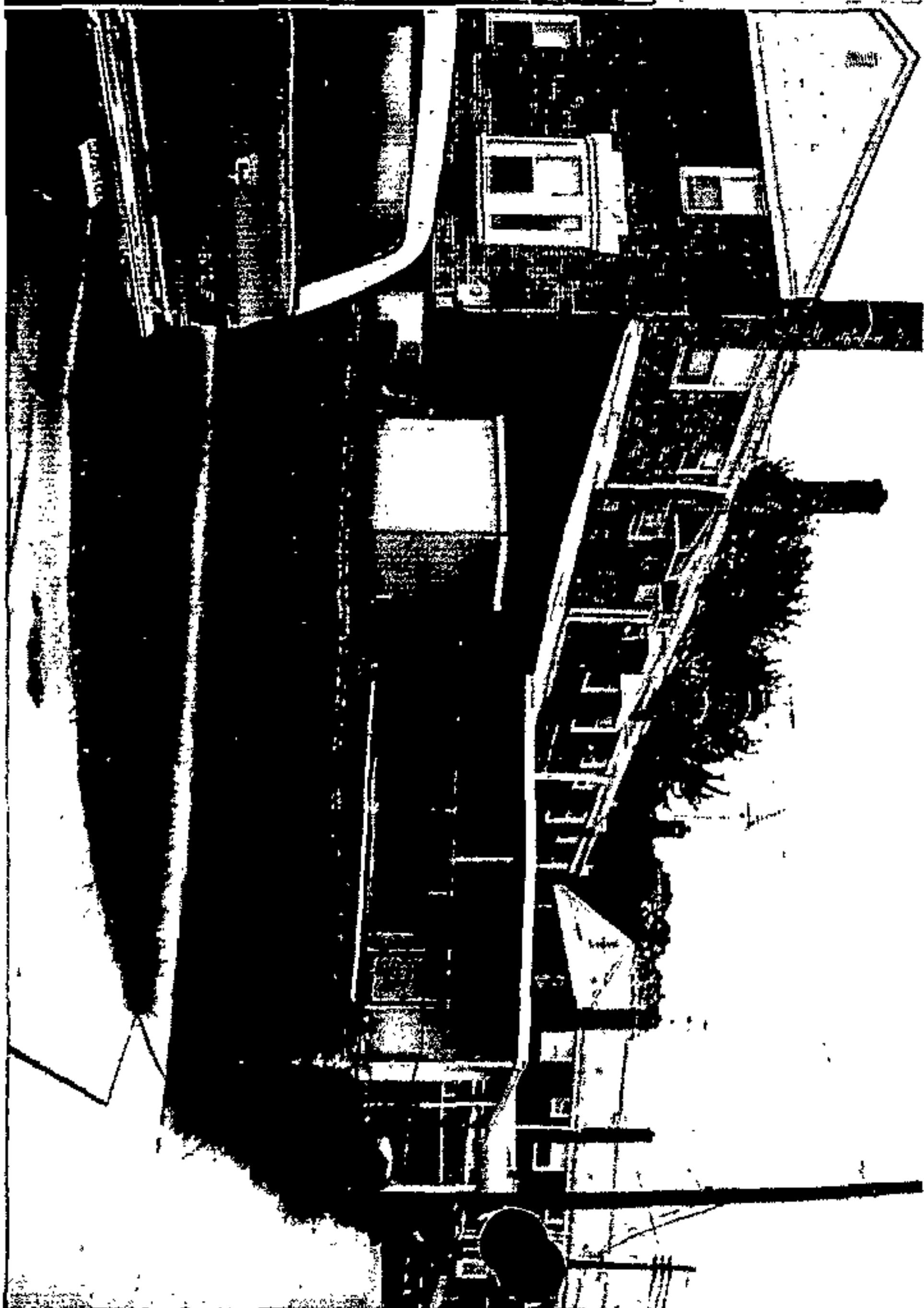
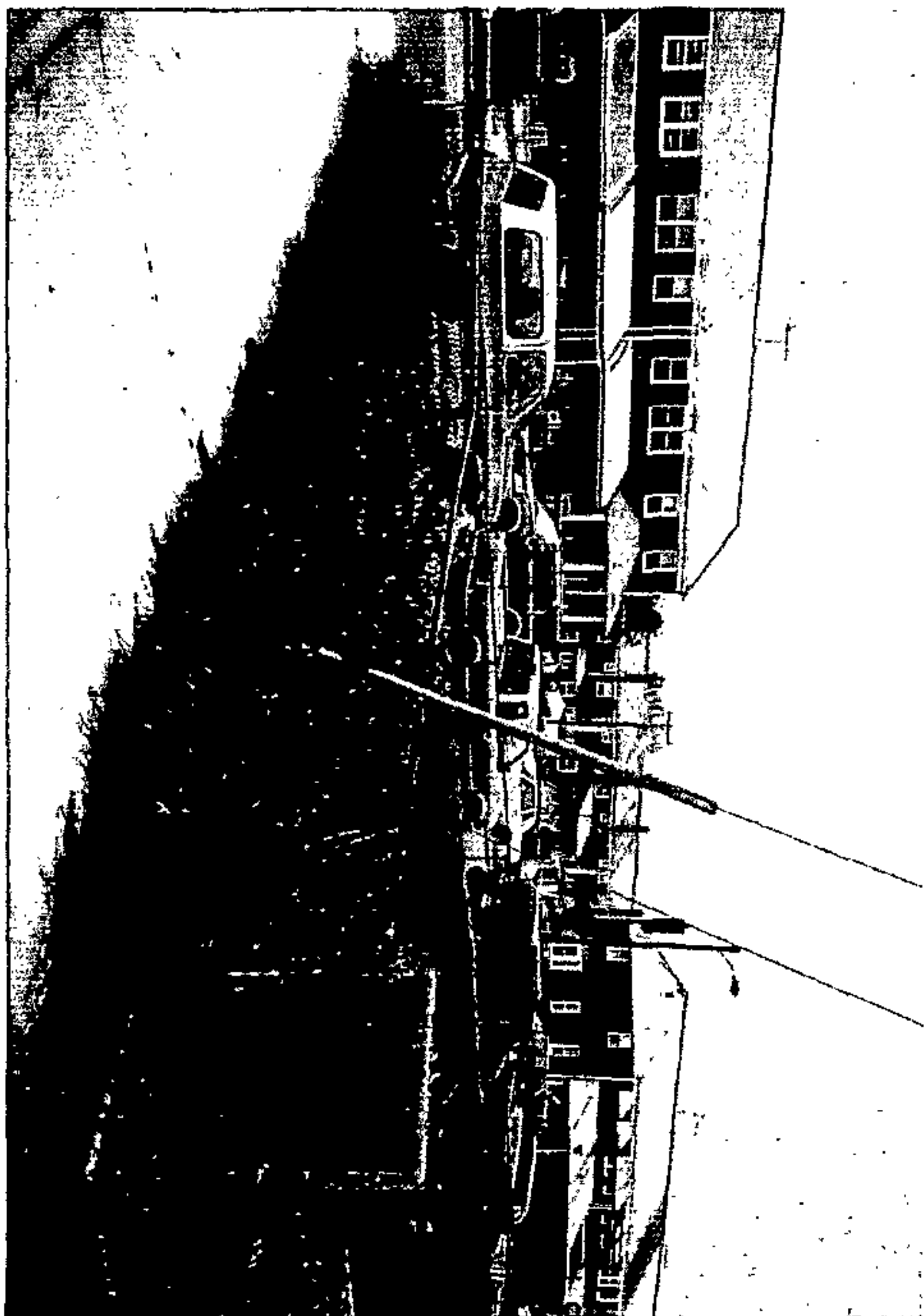
SIGNATURE: Ernest Chalk
 DATE: 5-10-02

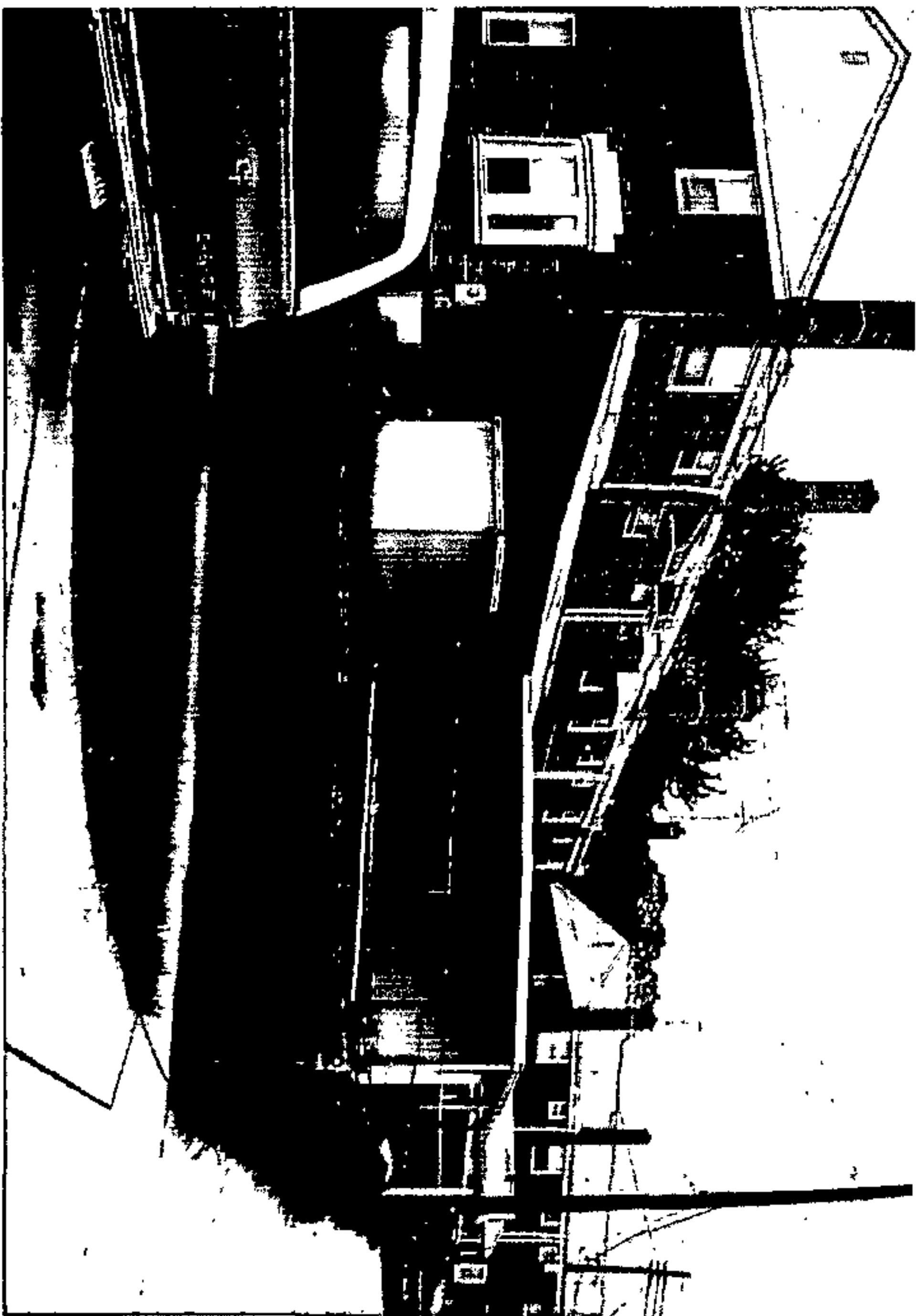


Claypits
FLOOD MAP



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