

IN RE: PETITION FOR VARIANCE

N/S of Avenue B, 60' E
centerline of McComas Road
15th Election District
7th Councilmanic District
(8820 Avenue B)

Carolyn A. & Robert J. Clarke, Sr.
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 03-013-A

*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner as a Petition for Variance filed by the legal owners of the subject property, Carolyn A. and Robert J. Clarke, Sr. The Petitioners are requesting a variance for property they own at 8820 Avenue B, located in the North Point area of Baltimore County. The Petitioners are requesting a variance to allow a shed to have a setback of 1 ft. in lieu of the required 2-½ ft.

Appearing at the hearing on behalf of the request were Mr. & Mrs. Clarke, owners of the property, along with their son and daughter. Appearing in opposition to the Petitioners' request was the adjacent property owner, Doris Meyer, along with her two daughters and son-in-law.

Testimony and evidence indicated that the property, which is the subject of this variance request, consists of 0.35 acres of land, more or less, zoned D.R.5.5. The subject property is improved with a two-story dwelling wherein the Petitioners reside. Mr. and Mrs. Clarke purchased the subject property approximately 2 years ago and have been living in the home since that time. At issue in the case is a shed which is located a distance of 1 ft. from the side property line shared with Mr. and Mrs. Meyer, the adjacent property owners. The details of the location of the shed are more particularly shown on Petitioners' Exhibit No. 1, the site plan of the property.

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JMC
8/27/02
R. J. JAMESON

Mr. & Mrs. Clarke testified that they hired a contractor to construct the shed in question on the property approximately 6 months after they purchased the house. The shed is attractive in its appearance and has been constructed with building materials to match the existing home. The shed was located adjacent to a row of pine trees that are situated on the property owned by Ms. Meyer. The Clarke's testified that they were under the impression that the property line was along the pine trees and, therefore, believed the shed in question met appropriate zoning setbacks. However, after a survey was performed on the property, it was determined that the shed in question is too close to the side property line and, therefore, a variance is necessary. The Clarke's believe that the location of the shed is not offensive to anyone and ask that the variance be granted to allow it to remain as situated on the property.

As stated previously, Ms. Doris Meyer and others appeared in opposition to the location of the shed. Ms. Meyers was concerned that the tree limbs to her pine trees were cut in order to allow the shed to be situated so close to her property line. She opposes the shed's location and believes that the Petitioner should maintain the full 2-½ ft. setback to the property line.

In addition to the testimony regarding the shed, both neighbors offered a great deal of testimony regarding other problems that have arisen between them. It is obvious that the relationship between these neighbors has greatly deteriorated. Apparently, the parties got along well for the first year and a half that the Clarke's moved onto the property. Over the past six months, problems have developed between these neighbors, which has caused a tremendous amount of adversity between them. It is apparent to me that regardless of the decision made on this variance request, these problems will continue to occur in the future.

The testimony and evidence offered regarding the shed was not sufficient to allow it to remain in its present location. The property owner can easily reposition the shed to meet the 2-½

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8/27/02
P. J. JAMES

ft. required setback from this side property line. In fact, from the drawing submitted, only one corner of the shed violates this setback provision. The end of the shed nearest the shoreline meets the proper setback. Therefore, the property owner needs only to slide the one end of the shed approximately 2 ft. and at that time the need for the variance will be abated. Therefore, the variance shall be denied and the property owner shall be required to resituate the shed so as to meet the full 2-½ ft. setback from the side property line.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and after considering the testimony and evidence offered by the Petitioners, I find that the Petitioners' variance request should be denied.

THEREFORE, IT IS ORDERED, this 27th day of August, 2002, by this Deputy Zoning Commissioner, that the Petitioners' request for variance from Section 400.1 of the Baltimore County Zoning Regulations, to permit a shed with a 1 ft. setback to the side property line in lieu of the required 2 ½ ft., be and is hereby DENIED.

IT IS FURTHER ORDERED, that the Petitioners shall relocate the shed to bring it into compliance with the Baltimore County Zoning Regulations within 30 days from the date of this Order.

IT IS FURTHER ORDERED, that any appeal of this decision must be made within thirty (30) days of the date of this Order.


TIMOTHY M. KOTROCO
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

TMK:raj

ORDER RECORDED FOR FILING
Date 8/27/02
By J. J. J. J.



Baltimore County
Zoning Commissioner

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

August 27, 2002

Mr. & Mrs. Robert J. Clarke, Sr.
8820 Avenue B
Baltimore, Maryland 21219

Re: Petition for Variance
Case No. 03-013-A
Property: 8820 Avenue B

Dear Mr. & Mrs. Clarke:

Enclosed please find the decision rendered in the above-captioned case. The petition for variance has been denied 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 that reads "Timothy M. Kotroco".

Timothy M. Kotroco
Deputy Zoning Commissioner

TMK:raj
Enclosure

c: Ms. Doris Meyer
8818 Avenue B
Baltimore, MD 21219

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



Printed with Soybean Ink
on Recycled Paper



CRITICAL

Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at 8820 AVE B

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) 400.1 BCZR

To permit an accessory structure (shed) with a setback of 1 foot in lieu of the required 2 1/2 feet.

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

To be discuss at the time of the hearing.

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.

State

Zip Code

Legal Owner(s):

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

City

State

Zip Code

Representative to be Contacted:

Name

Address

City

State

Zip Code

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING

UNAVAILABLE FOR HEARING

Reviewed By JRF

Date 7/9/02

Case No. 03-013-A

REV. 9/15/98

ZONING DESCRIPTION

Zoning description for 8820 Avenue B.

Beginning at a point on the north side of Avenue B which is 30 feet wide at the distance of ~~20~~ 60 feet east of the centerline of the nearest improved intersecting street McComas which is 40 feet wide. Being Lot # 29 and part of #28 as recorded in Baltimore County Plat Book # 7, Folio #147, containing 0.35 acres, more or less. Also known as 8820 Avenue B and located in the 15th Election District, 7th Councilmanic District.

BALTIMORE COUNTY, MARYLAND

**OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT**

No. **14300**

DATE **7-9-02**

ACCOUNT **001-006-8150**

AMOUNT **\$ 50.00**

RECEIVED
FROM:

Robert J. Clarke

FOR:

**28 : SVC. D
01 VARIANCE**

**ITEM 15
TAKEN BY: JRF**

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

CASHIER'S VALIDATION

PAID RECEIPT

BUSINESS ACTUAL TIME

7/10/2002 7/09/2002 15:00:00

REG. NO. 2 MAIL JEFF JEE DRAPER 2

RECEIPT # 210604 7/09/2002 DELN

DEF. 5 528 ZONING VERIFICATION

CR. NO. 014383

Recpt Tot. \$50.00

60.00 - CA

10.00 - CG

**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: #03-013-A
8820 Avenue B
N/S of Avenue B, 60' E of
centerline of McComas Road
15th Election District
7th Councilmanic District
Legal Owner(s): Robert J.
Clarke, Sr.

Variance: to permit an accessory structure (shed) with a setback of 1 foot in lieu of the required 2.5 feet.

Hearing: Wednesday,
August 21, 2002 at 9:00
a.m. in Room 407, County
Courts Building, 481 Bos-
ley 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 con-
cerning the File and/or
Hearing, Contact the Zoning
Review Office at (410) 887-
3391.

JT/8/607 Aug. 6 C554799

CERTIFICATE OF PUBLICATION

8/8/2002

THIS IS TO CERTIFY, that the annexed advertisement was published
in the following weekly newspaper published in Baltimore County, Md.,
once in each of 1 successive weeks, the first publication appearing
on 8/6/2002.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News



LEGAL ADVERTISING

CERTIFICATE OF POSTING

RE: Case No.: 03-013-A

Petitioner/Developer: ROBERT J.

CLARKE SR.

Date of Hearing/Closing: 8/21/02

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 8820 AVENUE B

The sign(s) were posted on 8/5/02
(Month, Day, Year)

Sincerely,

[Signature] 8/5/02
(Signature of Sign Poster and Date)

SSG ROBERT BLACK

(Printed Name)

1508 Leslie Rd

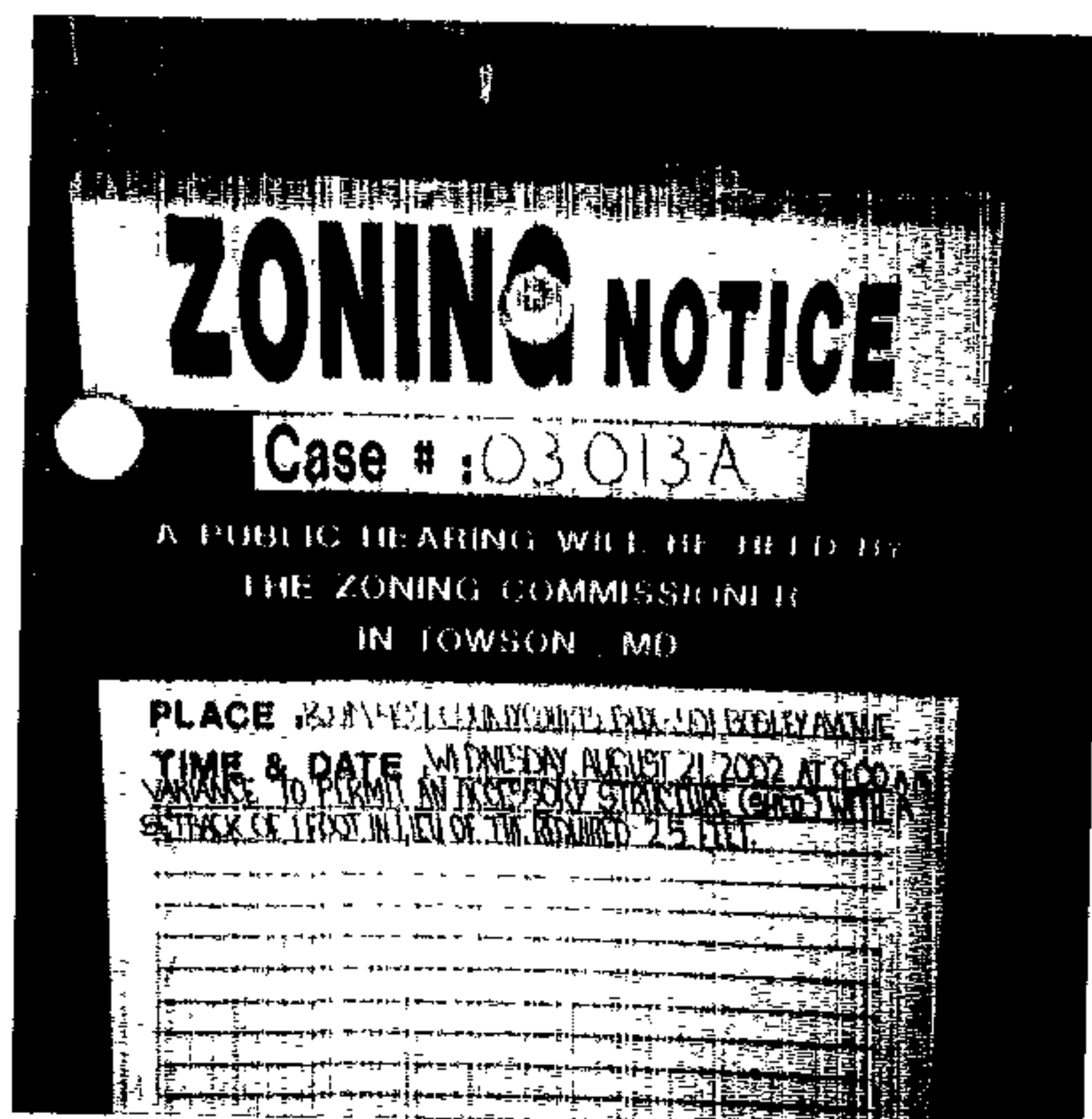
(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)



TO: PATUXENT PUBLISHING COMPANY
Tuesday, August 6, 2002 Issue – Jeffersonian

Please forward billing to:

Robert Clarke
8820 Avenue B
Baltimore MD 21219

410 477-1059

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: 03-013-A

8820 Avenue B

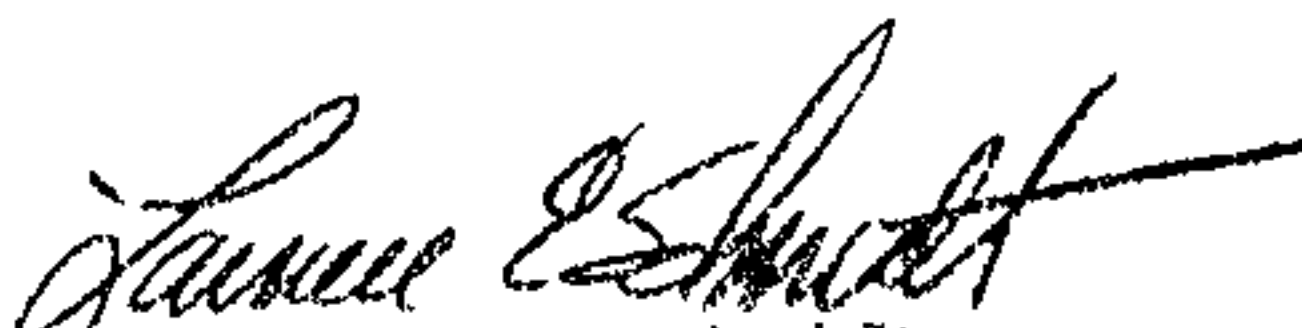
N/S of Avenue B, 60' E of centerline of McComas Road

#15th Election District – 7th Councilmanic District

Legal Owner: Robert J Clarke Sr

Variance to permit an accessory structure (shed) with a setback of 1 foot in lieu of the required 2.5 feet.

HEARING: Wednesday, August 21, 2002 at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue



Lawrence E. Schmidt

LAWRENCE E. SCHMIDT GDZ
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

Director's Office
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
410-887-3353
Fax: 410-887-5708

July 18, 2002

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: 03-013-A

8820 Avenue B

N/S of Avenue B, 60' E of centerline of McComas Road

15th Election District – 7th Councilmanic District

Legal Owner: Robert J Clarke Sr

Variance to permit an accessory structure (shed) with a setback of 1 foot in lieu of the required 2.5 feet.

HEARING: Wednesday, August 21, 2002 at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

A handwritten signature in cursive script, reading "Arnold Jablon".

Arnold Jablon G D Z
Director

C: Mr. & Mrs. Robert J Clarke Sr, 8820 Avenue B, Baltimore 21219

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY TUESDAY, AUGUST 6, 2002.**
- (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.

**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: 03-013-A
Petitioner: CAROLYN & ROBERT CLARKE
Address or Location: 8820 AVE B

PLEASE FORWARD ADVERTISING BILL TO:

Name: CAROLYN & ROBERT CLARKE
Address: 8820 AVE B
BALTO. MD. 21219
Telephone Number: 410-477-1059



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

August 16, 2002

Mr. & Mrs. Robert J Clark Sr
8820 Avenue B
Baltimore MD 21219

Dear Mr. & Mrs. Clark:

RE: Case Number: 03-013-A, 8820 Avenue B

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

WCR: gdz

Enclosures

c: Doris Meyer, 8818 Avenue B, Todd's Farm, Baltimore 21219
People's Counsel

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





**Baltimore County
Fire Department**

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

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

July 18, 2002

ATTENTION: George Zahner

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF July 15, 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:
583; 001-005; 007+008; 010-013; 015

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



BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO: Arnold Jablon

FROM: R. Bruce Seeley ^{RS} /TGT

DATE: July 29, 2002

SUBJECT: Zoning Item 013
Address 8820 Avenue "B" (Clarke Property)

Zoning Advisory Committee Meeting of July 15, 2002

- _____ The Department of Environmental Protection and Resource Management has no comments on the above-referenced zoning item.
- _____ The Department of Environmental Protection and Resource Management requests an extension for the review of the above-referenced zoning item to determine the extent to which environmental regulations apply to the site.
- X The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:
- _____ Development of the property must comply with the Regulations for the Protection of Water Quality, Streams, Wetlands and Floodplains (Sections 14-331 through 14-350 of the Baltimore County Code).
- _____ Development of this property must comply with the Forest Conservation Regulations (Section 14-401 through 14-422 of the Baltimore County Code).
- X Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 26-436 through 26-461, and other Sections, of the Baltimore County Code).

Additional Comments:

See attachment

Reviewer: Kieth Kelley

Date: July 29, 2002

CBCA Zoning Comments (zoning item # 013)

X The property is located within the Limited Development Area (LDA), ~~or Resource Conservation Area (RCA), or Intensely Developed Area (IDA)~~ of the Chesapeake Bay Critical Area (CBCA).

____ This proposal must use best management practices, which reduce pollutant loadings by 10%.

____ Man-made impervious surfaces are limited to 15% for lots greater than ½ acre in size.

X Man-made impervious surfaces are limited to 25% for lots less than ½ acre in size.

X Mitigation is required if exceeding the 25% impervious surface limit. Impervious surfaces are limited to ~~25% of the lot & 500 square feet~~ or 31.25% of the lot. Otherwise, a Critical Area Administrative Variance (CAAV) is required.

X If permitted development on a property currently exceeds impervious surface limits, that percentage may be maintained during redevelopment of the property.

X 15% forest must be established or maintained. This equates to 5 trees for a lot of this size.

X Any tree removed in the buffer for this structure must be replaced on a 1:1 basis.

____ All downspouts must discharge rainwater runoff across a pervious surface such as a lawn.

X The lot is in a Buffer Management Area (BMA). Mitigation (planting trees, removing impervious area, or paying a fee-in-lieu) is required for the placement of the proposed structure within 100' of tidal waters.

____ If the lot is unimproved, then the proposed dwelling cannot go any closer to the water than the neighboring dwelling farthest away from the water.

____ If the lot is improved, then the proposed dwelling can go as close to the water as the existing dwelling.

____ A Critical Area Administrative Variance (CAAV) is required for the placement of the proposed structure within 100' of tidal waters, tidal wetlands, stream, or within 25' of non-tidal wetlands.

____ A Critical Area Administrative Variance (CAAV) is required since the proposed principal structure cannot honor the required 35' residential building setback or 25' commercial building setback from the 25' or 100' buffer.

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: August 5, 2002

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

SUBJECT: Zoning Advisory Committee Meeting
For July 22, 2002
Item No. 013

The Bureau of Development Plans Review has reviewed the subject zoning item.

The flood protection elevation for this site is 10.4 feet.

In conformance with *Federal Flood Insurance* requirements, the first floor or basement floor must be at least 1 foot above the floodplain elevation in all construction.

In accordance with *Bill No. 18-90, Section 26-276*, filling within a floodplain is prohibited.

The property to be developed is located adjacent to tidewater. The developer is advised that the proper sections of the Baltimore County Building Code must be followed whereby elevation limitations are placed on the lowest floor (*including basements*) of residential (*commercial*) development.

The building engineer shall require a permit for this project.

Building shall be designed and adequately anchored to prevent flotation, collapse or lateral movement of structure with materials resistant to flood damage.

Flood resistant construction shall be in accordance with requirement of B.O.C.A. Inter. Building Code adopted by the county.

RWB:CEN:jrb

cc: File

Jim
8/21

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: July 16, 2002

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

JUL 16 2002

SUBJECT: Zoning Advisory Petition(s): **Case(s) 03-003, 03-011, 03-013, & 03-015**

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/LL:MAC



Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor

John D. Porcari
Secretary

Parker F. Williams
Administrator

Date: 7.16.02

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

RE: Baltimore County
Item No. 013

JRF

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 (lgredlcin@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

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

DATE: July 29, 2002

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

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

SUBJECT: Item No.: 013
Legal Owner/Petitioner: Robert J. Clarke, Sr.
Property Address: 8820 Avenue B
Location Description: N/side of Avenue B at the distance of 60 feet east of the
centerline of McComas Road

VIOLATION INFORMATION: Case No.: 02-4068

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:

**Doris Meyer
8818 Avenue B Todd's Farm
Baltimore, MD 21219**

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:

Code Enforcement Report
Correction Notices
Extension Letter

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/lrs

c: Code Enforcement Dave Taylor

July 19, 2002

Mr. David Taylor
Code Enforcement

02-4068

Mr. Taylor,

As you requested in our telephone conversation this morning, please consider an extension for the current code violation against 8820 Avenue B regarding the position of the shed.

The variance has been applied for and we are awaiting the paperwork in the mail before posting notices. According to Mr. George Zahner at 887-3391, our **Case No. is 03-013-A**, and it should come up approximately the second week of August. Please check with him if necessary to verify this information.

I am hoping to avoid having my parents pay the citation until judgment is made regarding the case. With them being elderly and on a limited income, and with numerous fees already having been paid out to apply for the variance, this would be helpful.

Please contact me today at 410-676-1408 to let me know the situation. As you know, I will be leaving for vacation tomorrow.

Thank you for your time.

Sincerely,

Debbie Purcell

Debbie Purcell

ENTERED IN 45400
EVE



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. 02-4068	Property No. 20-00-008876	Zoning: RES
------------------------------	------------------------------	----------------

Name(s): ROBERT CLARKE
CAROLYN CLARKE

Address: 8320 AVENUE B - BALTO. MD - 21217

Violation Location: SAME

DID UNLAWFULLY VIOLATE THE FOLLOWING BALTIMORE COUNTY LAWS:

BOCZ 101, 102.1, 1801A, 1801, 400.

ACCESSORY BUILDINGS SHALL BE
LOCATED ONLY IN THE REAR YARD
AND IN NO CASE SHALL THEY BE
LOCATED LESS THAN 2 1/2 FEET FROM
ANY SIDE OR REAR LOT LINE

REMOVE ALL RUBBISH AND DEBRIS
FROM PROPERTY INCLUDING BUT NOT
LIMITED TO TYPED PILES, CRUSHED
DRUMS, ETC.

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

On or Before: 7-26-02	Date Issued: 6-26-02
--------------------------	-------------------------

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 DAVID J. TAYLOR

INSPECTOR: *David J. Taylor*

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:
-----------------	--------------

INSPECTOR: _____

AGENCY



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. 02-4068	Property No. 20-00-008876	Zoning: RES.
Name(s):	ROBERT CLARKE CAROLYN CLARKE	
Address:	8820 AVENUE B - BALTO., MD - 21219	
Violation Location:	SAME	

DID UNLAWFULLY VIOLATE THE FOLLOWING BALTIMORE COUNTY LAWS:

BCBC 3114.4

**DOWNSPOUTS ARE TO DISCHARGE
AT A DISTANCE OF NOT LESS THAN
EIGHT FEET FROM ANY PROPERTY
LINE MEASURED ALONG THE PATH
OF FLOW**

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

On or Before: 6-25-02	Date Issued: 6-11-02
---------------------------------	--------------------------------

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 DAVID J TAYLOR

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:
-----------------	--------------

INSPECTOR:

CODE ENFORCEMENT REPORT

NCF

DATE: 6, 11, 02 INTAKE BY: JRA CASE #: 02-4068 INSPEC: 1

COMPLAINT LOCATION: 8820 Ave B Todd FARM

ZIP CODE: _____ DIST: _____

COMPLAINANT NAME: Doris Meyer PHONE #: (H) 477-0759 (W) _____

ADDRESS: 8818 Ave. B Todd's FARM ZIP CODE: 21219

PROBLEM: downspout drainage in her property.

IS THIS A RENTAL UNIT? YES _____ NO _____
 IF YES, IS THIS SECTION 8? YES _____ NO _____

OWNER/TENANT INFORMATION: _____

TAX ACCOUNT #: 20 00 008876 ZONING: _____

INSPECTION: _____

REINSPECTION: _____

REINSPECTION: _____

REINSPECTION: _____

RE: PETITION FOR VARIANCE.
N/side of Avenue B at the distance
60 ft east of ctrline of McComas Rd.
15th Election District 7th Councilmanic
District
Legal Owner: Robert J. Clarke Sr.
Petitioner

* BEFORE THE
* ZONING COMMISSIONER
* FOR
* BALTIMORE COUNTY
* 03-013-A

* * * * *

ENTRY OF APPEARANCE

Please enter the appearance of People's Counsel in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and 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
People's Counsel for Baltimore County


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 19 day of July, 2002, a copy of the foregoing Entry of Appearance was mailed to Robert J. Clarke, 8820 Avenue B, Baltimore, Maryland 21219
Petitioner(s).


PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

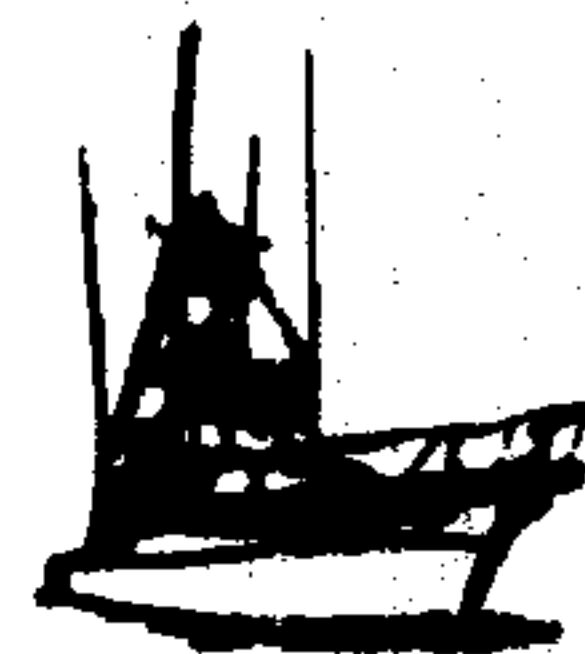


CAPT. MILES "MOOSE" MEYER

Deliveries • Charters

Coast Guard Licensed Since 1966

8818 AVENUE B
BALTIMORE, MARYLAND 21219
410 ~~1301~~ 477-0759



Jim
8/21

AUGUST 5, 2002

AUG - 8 2002

LAWRENCE SCHMIDT- ZONING COMMISSIONER
DIRECTOR'S OFFICE, COUNTY OFFICE BUILDING
111 WEST CHESAPEAKE AVENUE
TOWSON MARYLAND 21204

RE: CASE NO. 03-013-A

HI

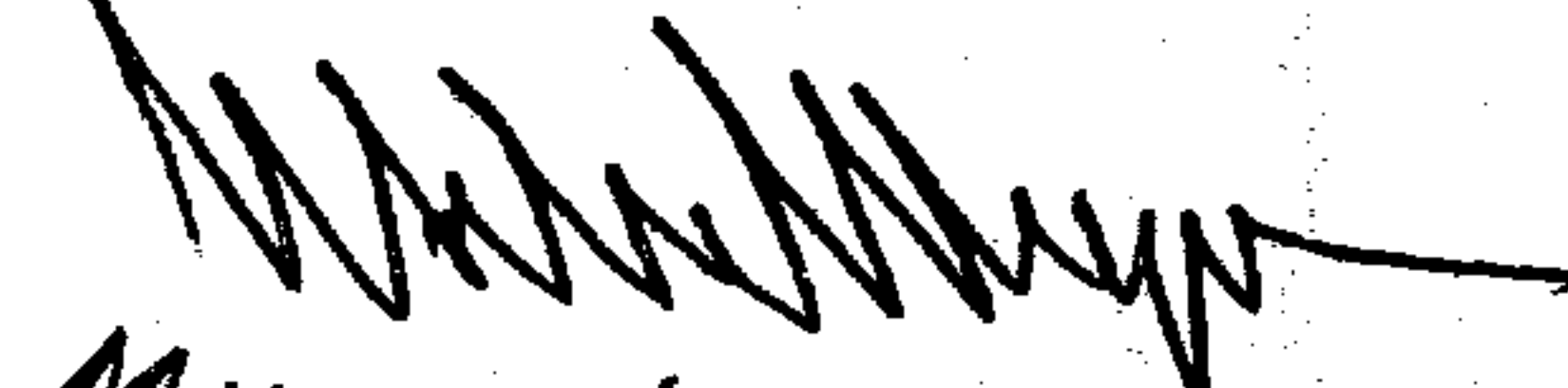
I JUST RECEIVED NOTICE OF ZONING HEARING (ABOVE) AND KNOW THAT I CAN NOT ATTEND DUE TO A CRUISE AND THAT IF I WOULD WRITE IT WOULD HAVE AS MUCH IMPACT AS APPEARING IN PERSON. (I WAS TOLD ON THE PHONE)

ROBERT CLARKE SR IS MY NEIGHBOR AND HAS REQUESTED A VARIANCE UNDER CASE NUMBER 03-013-A AND A HEARING AUGUST 21, 2002

ENCLOSED IS A COPY OF THEIR PLOT PLAN, WHICH WAS GIVEN TO ME BY LOUIS AND DONNA DEPAZZO, THE FORMER OWNERS, I HAVE PASTED A BLUE RECTANGLE TO SHOW WHERE THE SHED IS LOCATED AND ALSO A BLUE OUTLINE OF THE POSITION OF MY HOUSE, THIS SHED IS AN OBSTRUCTION TO MY VIEW OF THE WATER AND THE FUTHER IT'S MOVED AWAY FROM MY PROPERTY THE LESS IT WILL OBSTRUCT, IF THE LAW SAYS THE SETBACK SHOULD BE 2.5 FEET THEN I DEFINITELY WOULD LIKE IT 2.5 FEET,

YOUR CONSIDERATION AND HELP IS GREATLY APPRECIATED,
IT WOULD BE EXTREMELY HELPFUL IF YOU COULD LET ME
KNOW THE DECISION MADE AT THIS HEARING AS I CAN'T ATTEND.
THANK YOU

YOURS SINCERELY


MILES MEYER

Sept
8/21

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE.
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: 8/5/02

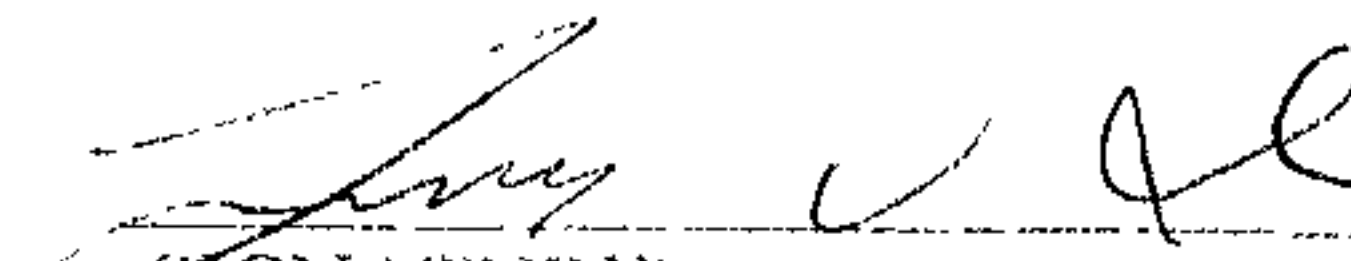
TO WHOM IT MAY CONCERN:

THIS LETTER IS BEING WRITTEN IN RESPONSE TO A ZONING HEARING TO BE HELD ON AUGUST 21, 02 IN WHICH ROBERT CLARKE OF 8820 AVENUE B HAS REQUESTED A VARIANCE OF A 1 FOOT SET BACK IN LIEU OF THE REQUIRED 2.5 FEET SET BACK FOR AN ACCESSORY BUILDING (SHED).

I/(WE), ARE TOTALLY AGAINST A 1 FOOT VARIANCE AND BELIEVE THAT THEY SHOULD BE MADE TO ABIDE BY THE LAW AND BE REQUIRED A MINIMUM SET BACK OF THE FULL 2.5 FEET.

I/(WE), ARE PROPERTY OWNERS RESIDING AT 9116 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH


(SIGNATURE)

8/5/02
(DATE)

(SIGNATURE)

(DATE)

AUG - 7

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A
DATE: 8/05/02

TO WHOM IT MAY CONCERN:

THIS LETTER IS BEING WRITTEN IN RESPONSE TO A ZONING HEARING TO BE HELD ON AUGUST 21, 02 IN WHICH ROBERT CLARKE OF 8820 AVENUE B HAS REQUESTED A VARIANCE OF A 1 FOOT SET BACK IN LIEU OF THE REQUIRED 2.5 FEET SET BACK FOR AN ACCESSORY BUILDING (SHED).

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 8906 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Harry H. Inman
(SIGNATURE)

8/05/02
(DATE)

(SIGNATURE)

(DATE)i

08-704

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: _____

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I/(WE), ARE PROPERTY OWNERS RESIDING AT _____ AVE _____,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Honey Weathers 8/5/02
(SIGNATURE) (DATE)

[Signature] 8/5/02
(SIGNATURE) (DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: 8/7/02

TO WHOM IT MAY CONCERN:

THIS LETTER IS BEING WRITTEN IN RESPONSE TO A ZONING HEARING TO BE HELD ON AUGUST 21, 02 IN WHICH ROBERT CLARKE OF 8820 AVENUE B HAS REQUESTED A VARIANCE OF A 1 FOOT SET BACK IN LIEU OF THE REQUIRED 2.5 FEET SET BACK FOR AN ACCESSORY BUILDING (SHED).

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 8812 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Gloria V. Clark
(SIGNATURE)

8/7/02
(DATE)

Joseph P. Clark
(SIGNATURE)

8/7/02
(DATE)i

Seni
8/21

AUG 9

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A
DATE: 8/5/02

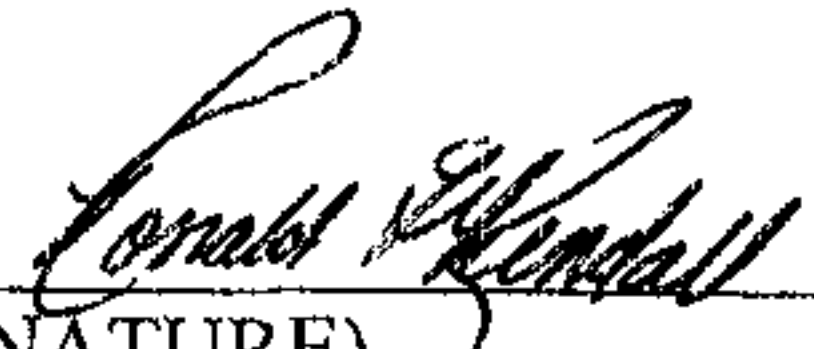
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I/(WE), ARE PROPERTY OWNERS RESIDING AT 9026 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH


(SIGNATURE) 8/5/02
(DATE)

(SIGNATURE) (DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A
DATE: 8/9/02

TO WHOM IT MAY CONCERN:

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 8910 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Mary Jane Kischner 8/9/02
(SIGNATURE) (DATE)

(SIGNATURE) (DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: _____

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 9014 AVE "B",
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Patricia P. Miles 7 Aug 02
(SIGNATURE) (DATE)

Sal B. Lassen 8-7-02
(SIGNATURE) (DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

AUG - 9

CASE NO: 03-013-A

DATE: _____

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 7639 AVE Ross Rd
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Stanley E. Pomplunski
(SIGNATURE)

8-7-02
(DATE)

(SIGNATURE)

(DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

10: 9/1/02

CASE NO: 03-013-A

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 8806 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Betty J. Adams
(SIGNATURE)

8-7-02
(DATE)

(SIGNATURE)

(DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: 8/21/02

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 9014 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Donald E. Abbott
(SIGNATURE)

8/7/02
(DATE)

Shirley L. Abbott
(SIGNATURE)

8/07/02
(DATE)i

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: 8/6/2002

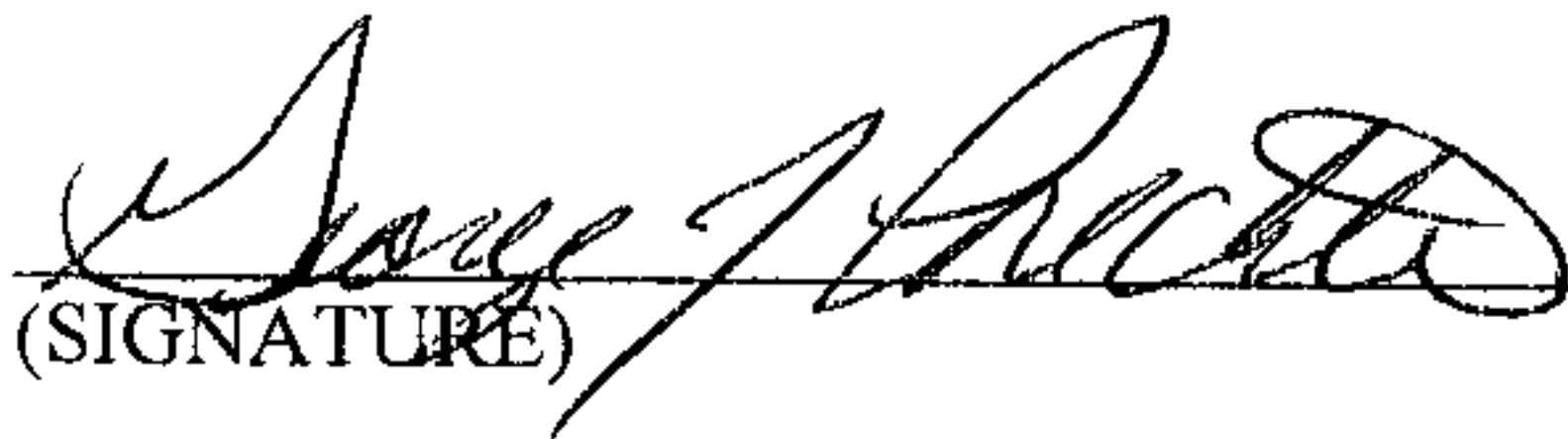
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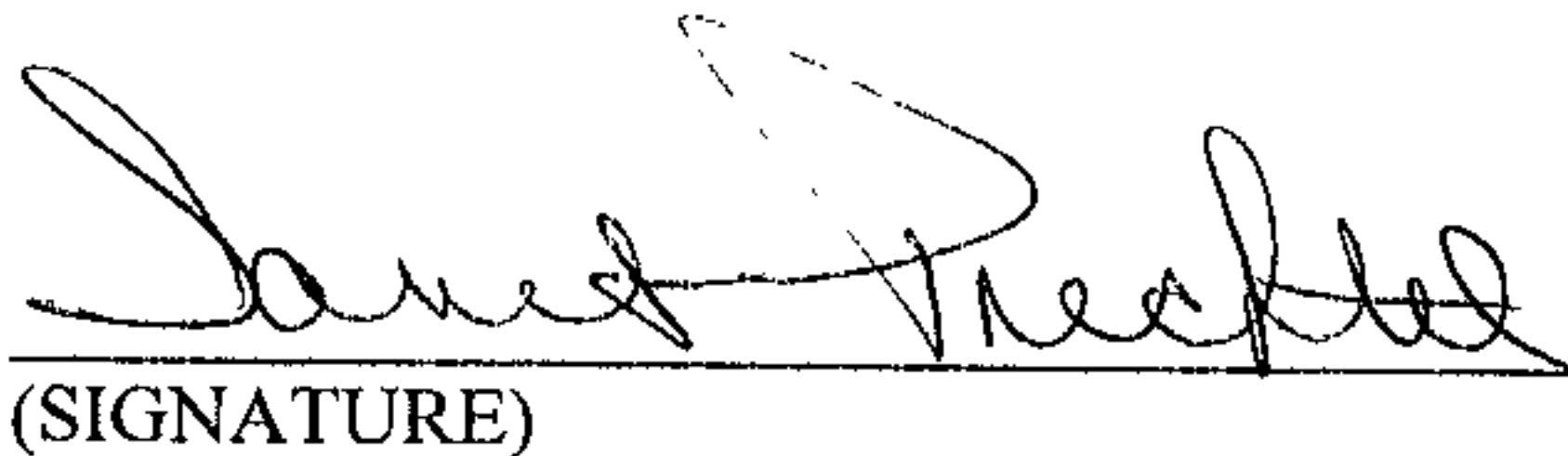
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I/(WE), ARE PROPERTY OWNERS RESIDING AT 8898 AVE B,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH


(SIGNATURE)

8/6/2002
(DATE)


(SIGNATURE)

8/6/2002
(DATE)i

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
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TOWSON, MD. 21214

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I ~~(WE)~~, ARE PROPERTY OWNERS RESIDING AT 9107 AVE B, BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Janice Ansel
(SIGNATURE)

8-7-02
(DATE)

Barbara Yeager
(SIGNATURE)

(DATE)

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

CASE NO: 03-013-A

DATE: 8/14/02

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I/(WE), ARE PROPERTY OWNERS RESIDING AT 9032 AVE "B",
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Sue E. Kantorek 8/14/02
(SIGNATURE) (DATE)

(SIGNATURE)

(DATE)i

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE.
TOWSON, MD. 21214

AUG 15 2002

CASE NO: 03-013-A

DATE: 8-21-02

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☒ (WE), ARE **TOTALLY AGAINST A 1 FOOT VARIANCE** AND BELIEVE THAT THEY SHOULD BE MADE TO ABIDE BY THE LAW AND BE REQUIRED A MINIMUM SET BACK OF THE FULL 2.5 FEET.

☒ (WE), ARE PROPERTY OWNERS RESIDING AT 9134 AVE C,
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Clarke, Robert
(SIGNATURE)

8-12-02
(DATE)

Clarke, Robert
(SIGNATURE)

8-12-02
(DATE)

9109 Avenue B

LAWRENCE SCHMIDT
COMMISSIONER OF ZONING
DIRECTOR OFFICE
COUNTY OFFICE BUILDING
111 W. CHESAPEAKE AVE
TOWSON, MD. 21214

AUG 15 2002

CASE NO: 03-013-A

DATE: _____

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/(WE). ARE **TOTALLY AGAINST A 1 FOOT VARIANCE** AND BELIEVE THAT THEY SHOULD BE MADE TO ABIDE BY THE LAW AND BE REQUIRED A MINIMUM SET BACK OF THE FULL 2.5 FEET.

/(WE). ARE PROPERTY OWNERS RESIDING AT 9108 AVE C.
BALTIMORE, MARYLAND, 21219 (TODD'S FARM COMMUNITY)

-THANK YOU VERY MUCH

Michelle Dohman
(SIGNATURE)

8-7-02
(DATE)

Rob A. Schuman
(SIGNATURE)

8/7/02
(DATE)

Twinn Loarst
410-679-2966

ARTWORKS, INC

2103 TRED AVON RD
BALTIMORE MD 21221

PH 410 682 3122 CLE 442 506 5923

MHC# 48155

ESTIMATE DATE

DATE

TO:

3000 Lynn Ave
Baltimore MD 21221
410-679-2966

Handwritten notes:
"Painting garage
and surrounding site"
"Full
10-17-80"

It is submitted the following bid

is for the work.

SERVICE

QTY	DESCRIPTION	CHARGES	TOTAL
1	3x17 COTTAGE BARN, SALT BOX, LITTLE BARN, 7 FT WALL 9'3" HEIGHT		1126 00
1	DOOR / WIDTH 4'0" Side 4		135 00
2	15X18 WINDOW	\$35 PER	
1	RIDGE VENT OR GABLE VENT	\$45 OR \$21	
2	SHUTTERS	\$15 PER SET	
1	FLOWER BOXES	\$10 PER	
1	Figured in left	\$5.7	50.35
	SHUTTERS SEE COLOR CHART		
	SHED. Peppercorn Gray		
	TRIM white		
	SHINGLES Williamsburg State		
	VINYL	35%	326 00
	DELIVERY RANGE (MILES)	\$75 \$150	
	ONSITE BUILDING (MILES)	\$75 \$150	25 00
	BLOCK AND LEVELING (INCHES OUT)	4%	44 00
	CCA BLOCKS OR CONCRETE		
2	1'x8' Shingles		12 00
	DESCRIPTION OF ANY ADDITIONAL WORK		
	RAMP 4x6CCA OR 4x6CCA	\$60 OR \$85	60 00
	DOUBLE HUNG WINDOWS	\$125 PER	
	STEEL ENTRY DOOR	\$150 PER	
	GARAGE DOOR SIZE X		
	ADDITIONAL WALL HEIGHT		
	EXTRA DOOR NO. DOUBLE 2 OR 3		
	CONCRETE PAD SIZE X		

Total service charges

1329 80

CHECK #

1992

DEPOSIT \$

913 90

BALANCE DUE TO COMPANY

Price value

ALL PERMITS & COUNTY RESTRICT

THE CUSTOMER IS RESPONSIBLE

Handwritten signature

Handwritten signature

Revised 4/17/00

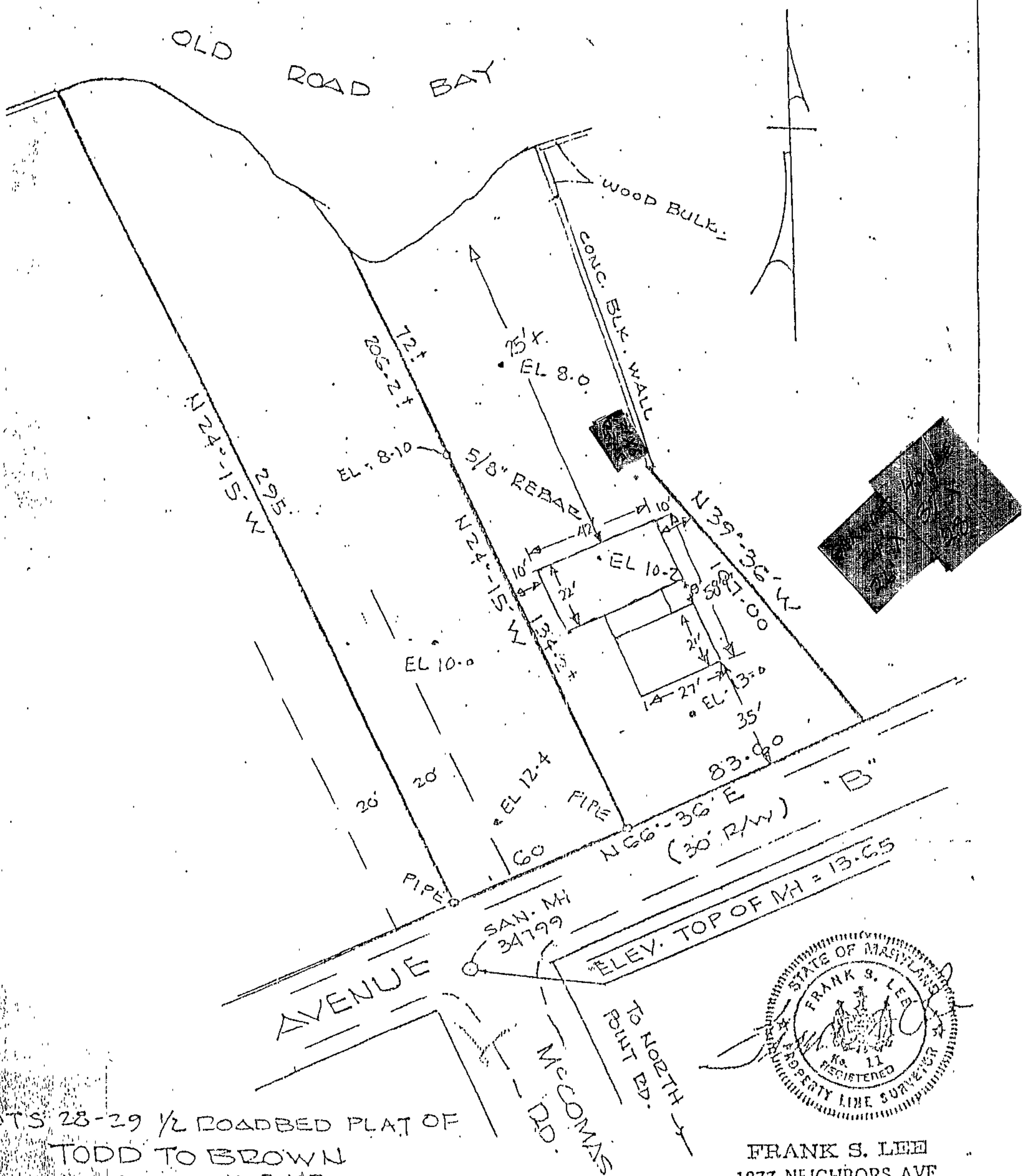
Case Number _____

PLEASE PRINT LEGIBLY

PROTESTANT'S SIGN-IN SHEET

[illegible]

Revised 4/17/00



LOTS 28-29 1/2 ROADBED PLAT OF
TODD TO BROWN
PLAT BOOK 7-147
5TH DISTRICT BALTIMORE CO., MARYLAND
SCALE 1" = 40' DATE 3-1-86

FRANK S. LEE
1277 NEIGHBORS AVE.
BALTIMORE, MD. 21237
687-6922

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

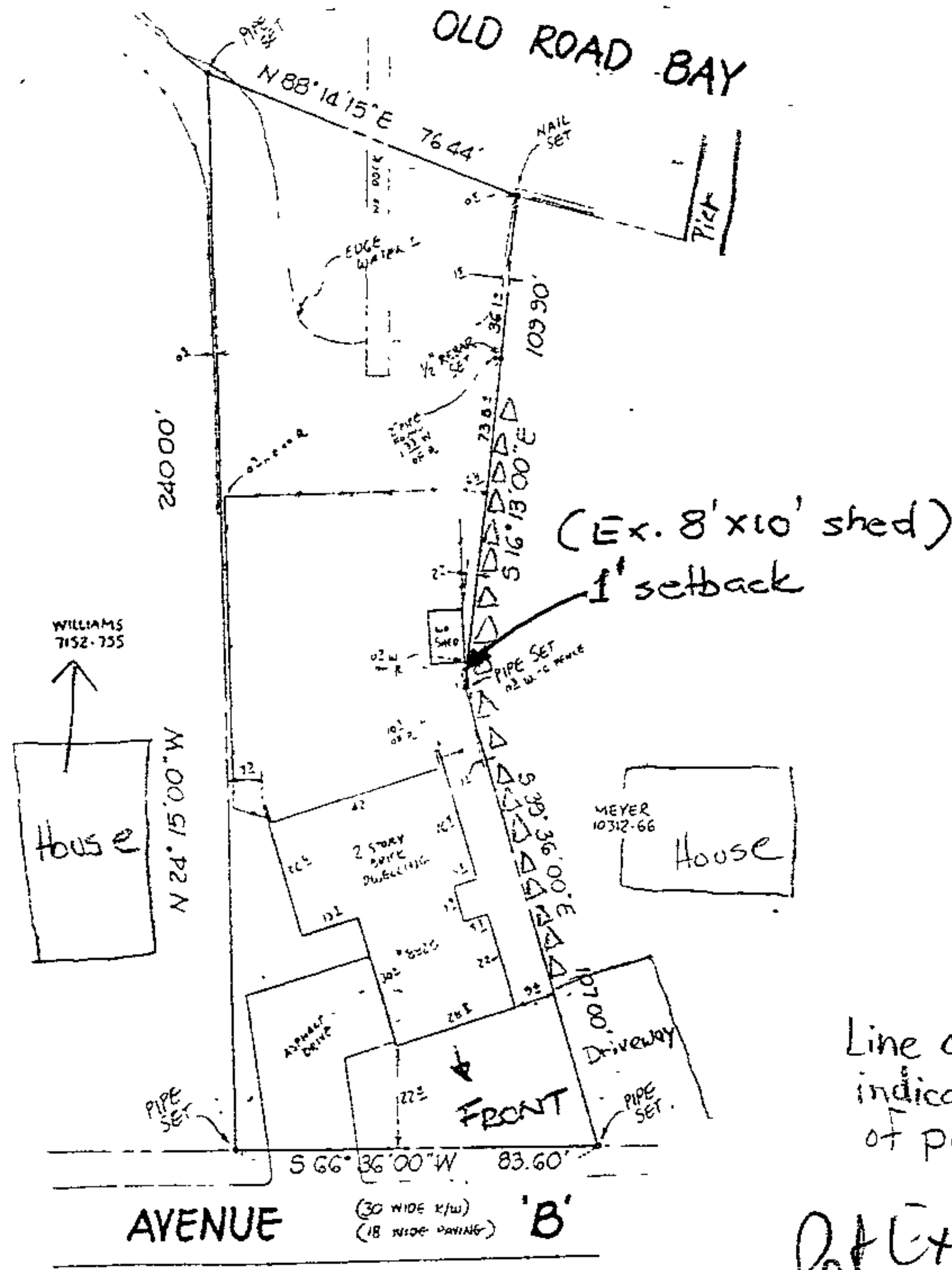
PROPERTY ADDRESS 8820 AVE B

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

SUBDIVISION NAME _____

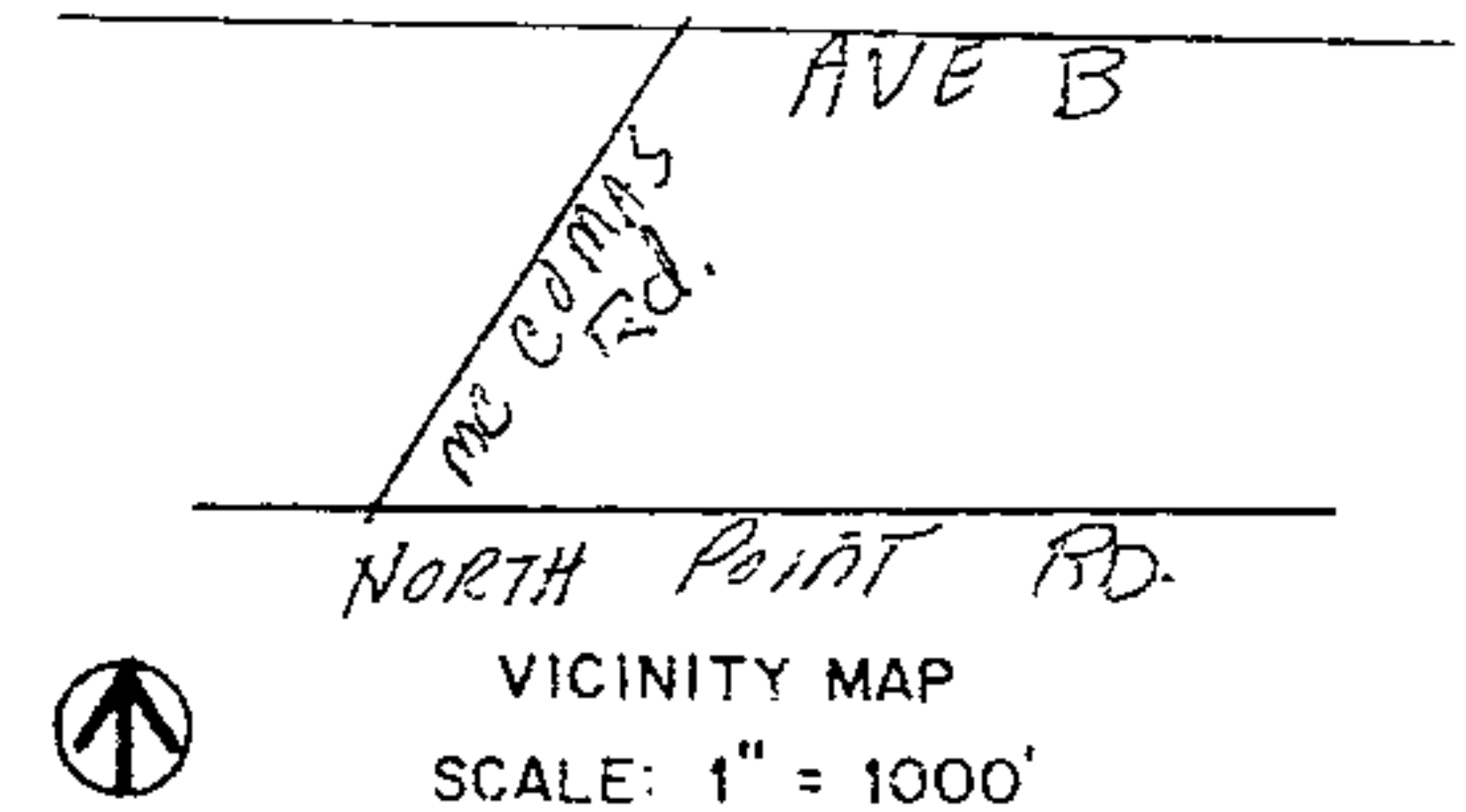
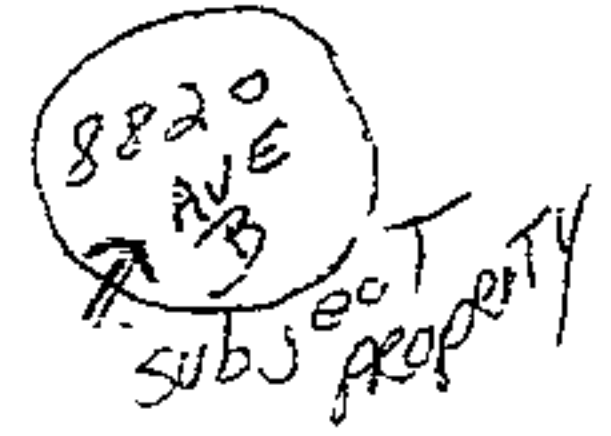
PLAT BOOK # 7 FOLIO # 147 LOT # 28/29 SECTION # _____

OWNER Robert + Carolyn Clarke



PREPARED BY RC

SCALE OF DRAWING: 1" = ~~250~~ 50'



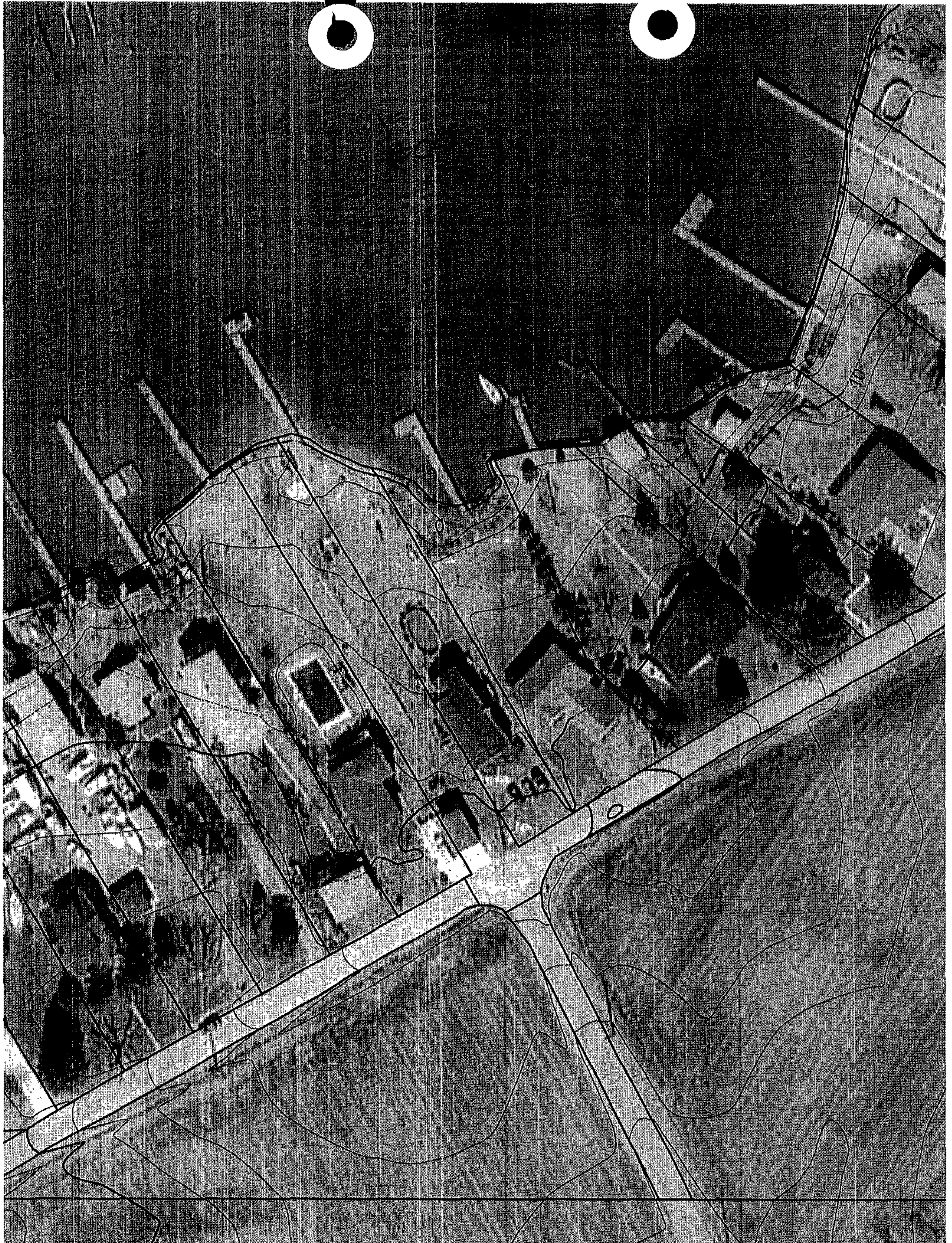
LOCATION INFORMATION

ELECTION DISTRICT 15
 COUNCILMANIC DISTRICT 7
 1" = 200' SCALE MAP # S.E. 8I
 ZONING ~~DR 5.5~~ DR 5.5
 LOT SIZE 0.35 AC

	ACREAGE	SQUARE FEET
SEWER	☒	☐
WATER	☒	☐
CHESAPEAKE BAY CRITICAL AREA	☒	☐
100 YEAR FLOOD PLAIN	☐	☒
HISTORIC PROPERTY/BUILDING	☐	☒
PRIOR ZONING HEARING	<u>NONE</u>	

ZONING OFFICE USE ONLY
 REVIEWED BY _____ ITEM # _____ CASE # _____

JRF | 013 | 03-013-A



R.C. 5

SE 8 I

D.R. 5.5

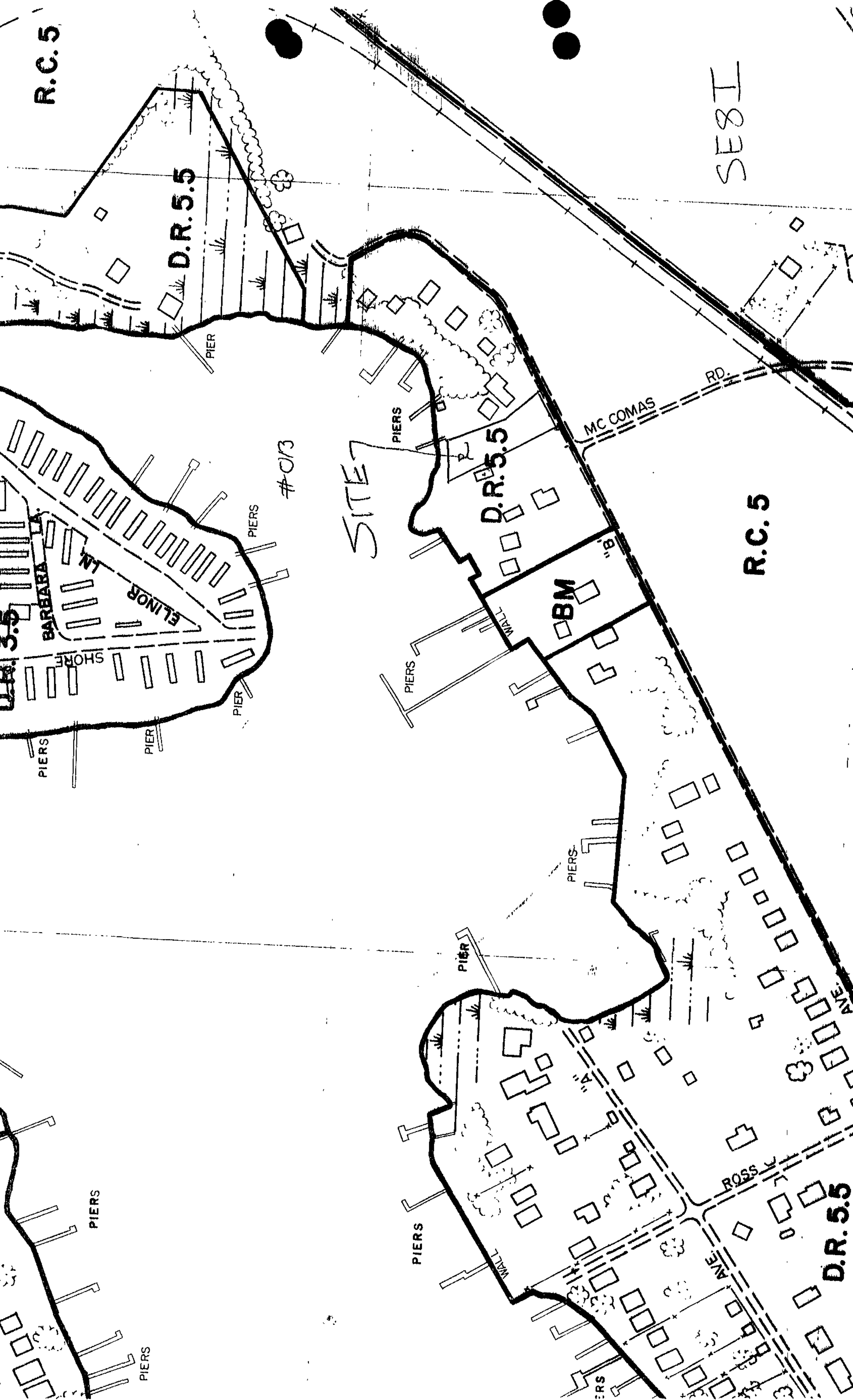
SITE 7

D.R. 5.5

BM

R.C. 5

D.R. 5.5





Baltimore County Zoning Commissioner
Office of Planning
Suite 405, County Courts Bldg.
401 Bosley Avenue
Towson, Maryland 21204

*Photocopy
#03-013-A*



Custom built shed

2 yrs on

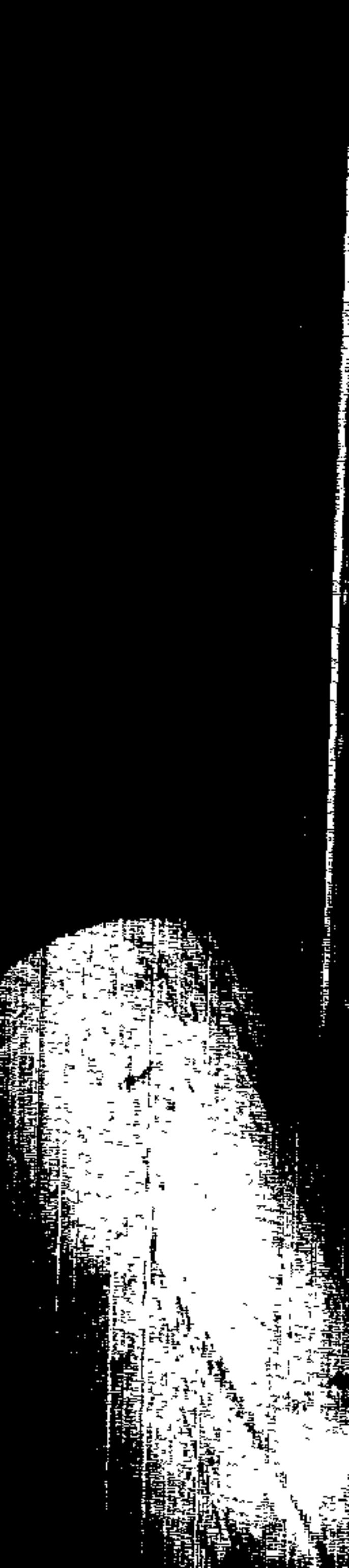
property



Custom built
shed

note:

TREES



behind sheet
1 ft. ~~sheet~~ "opening
Doris
corner















Doris Meyer's

born
Clear view to
the water



Doris Meyer's

Nurse

Clear view
to the water.

Note

Tree behind the

shed.







