IN RE: PETITION FOR ADMIN. VARIANCE E/S of Klausmier Road, 38' NW centerline of Bauer Avenue 11th Election District 7th Councilmanic District (4030 Klausmier Road) Steven B. Schmidt *Petitioner*	* * * * * *	BEFORE THE DEPUTY ZONING COMMISSIONER OF BALTIMORE COUNTY CASE NO. 03-135-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, Steven B. Schmidt. The variance request is for property located at 4030 Klausmier Road in the eastern area of Baltimore County. The variance request is from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit an addition with side yard setbacks of 5 ft. and 14 ft. in lieu of the required setbacks of 10 ft. and 25 ft. respectively. 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 10/18/02
By

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 18th day of October, 2002, that a variance from Section 1B02.3.C.1 of the B.C.Z.R., to permit an addition with side yard setbacks of 5 ft. and 14 ft. in lieu of the required setbacks of 10 ft. and 25 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 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 Kotroco

TIMOTHY M. KOTROCO
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

TMK:raj

10/18/02

Baltimore County
Zoning Commissioner

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

October 18, 2002

Mr. Steven B. Schmidt
4030 Klausmier Road
Baltimore, Maryland 21236

Re: Petition for Administrative Variance
Case No. 03-135-A
Property: 4030 Klausmier Road

Dear Mr. Schmidt:

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,

Timothy Kotroco

Timothy M. Kotroco
Deputy Zoning Commissioner

TMK:raj
Enclosure

Printed with Soybean Ink
on Recycled Paper

Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 4030 KLAUSMIER RD

which is presently zoned DR. 5.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3.C.1 BCZR

To permit an addition with a side yard setbacks of 5 ft. and 14 ft. in lieu of the required setback of 10 ft. and 25 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

Legal Owner(s):

STEVEN B. SCHMIDT

Name - Type or Print

Signature

Name - Type or Print

Signature

4030 KLAUSMIER RD. 410 256 4337

Address Telephone No.

BALTO. MD. 21236

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

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

10/15/02 Postponed

CASE NO. 03-135-A

Reviewed By JRF **Date** 9-17-02

Estimated Posting Date 9-30-02

REV 10/25/01

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 4030 KLAUSMIER RD
Address
BALTO. MARYLAND 21236
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):

REASON FOR THE SIZE OF ADDITION IS TO MAKE MORE LIVING SPACE FOR A GROWING FAMILY. I AM TRYING TO MAKE THE ADDITION UNIFORM WITH THE EXISTING DWELLING.

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.

Steven B. Schmidt
Signature

Signature

STEVEN B. SCHMIDT
Name - Type or Print

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 16th day of September, 2002, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Steven B. Schmidt the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

MONICA D. HALE
BALTIMORE COUNTY, MD
COMMISSION EXPIRES 7/30/2006
NOTARY PUBLIC

Monica D. Hale
Notary Public

My Commission Expires July 30, 2006

REV 10/25/01

ZONING DESCRIPTION FOR 4030 KLAUSMIER ROAD.
BEGINING AT THE POINT ON THE EAST SIDE OF KLAUSMIER ROAD WHICK IS 44'-0"± WIDE AT THE DISTANCE OF 38'-0" NORTHWEST OF THE CENTERLINE OF THE NEAREST IMPROVED INTERSECTING STREET BAUER AVENUE WHICH IS 20'-0"± WIDE. BEING LOT 16,17,18 IN THE SUBDIVISION OF DENGLER HEIGHTS AS RECORDED IN BALTIMORE COUNTY PLAT BOOK #12, FOLIO #18, CONTAINING .15 ACRES. ALSO KNOWN AS 4030 KLAUSMIER ROAD AND LOCATED IN THE 11 ELECTION DISTRICT, 7 COUNCILMANIC DISTRIC. THIS PROPERTY DOESN'T HAVE A BLOCK OR SECTION ACCORDING TO ASSESMENTS.

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 17159

DATE 3-13-02 ACCOUNT [illegible]

AMOUNT $ 50.00

RECEIVED FROM: STEVEN SCHMIDT
[illegible] HEARTHSTONE RD. ITEM #135

FOR: [illegible] VARIANCE Tab by: JRF

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

CASHIER'S VALIDATION

CERTIFICATE O' POSTING

RE: Case No.: 03-135-A

Petitioner/Developer:

STEVEN B. SCHMIDT

Date of Hearing/Closing: 10/15/02

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: ~~Ms. Gwendolyn Stephens~~ MR. GEORGE SAHNER

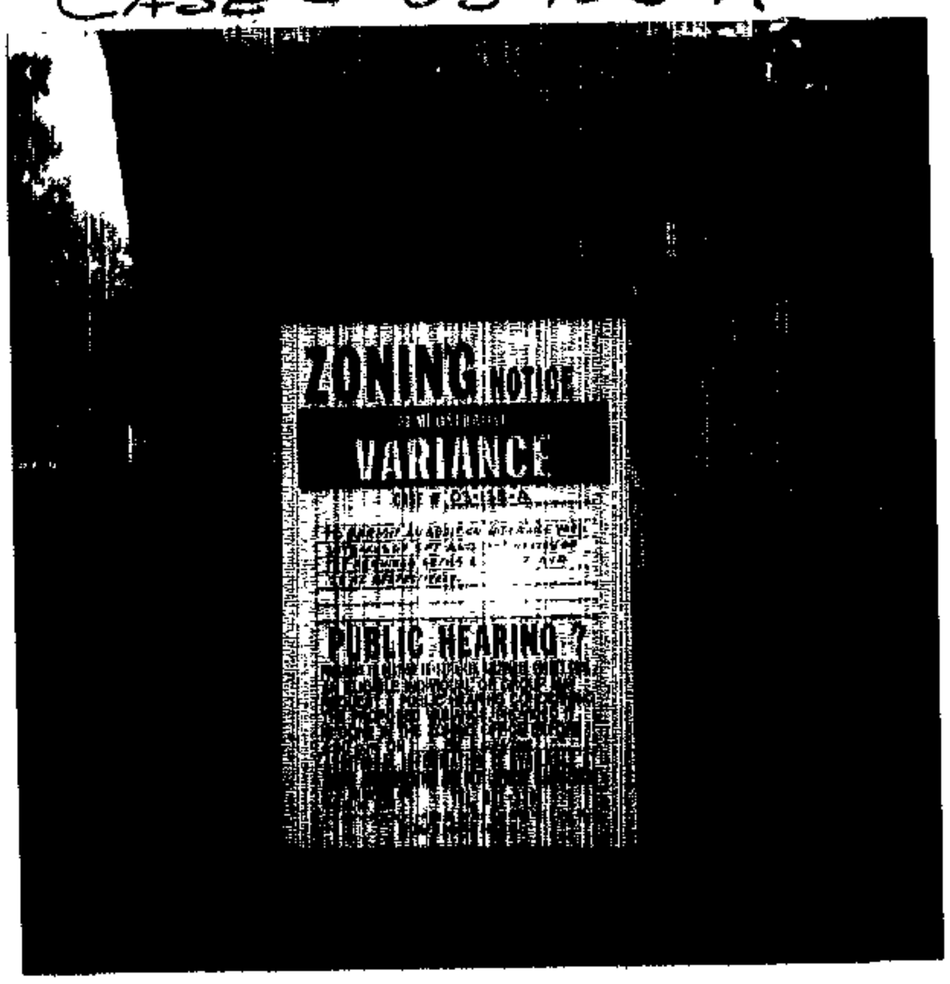
Ladies and Gentlemen:

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

4030 KLAUSMIER RD

The sign(s) were posted on 9/30/02
(Month, Day, Year)

CASE # 03-135-A



4030 KLAUSMIER RD
POSTED 9/30/02
9/30/02

Sincerely,

9/30/02
(Signature of Sign Poster and Date)

RICHARD E. HOFFMAN
(Printed Name)

904 DELLWOOD DR.
(Address)

FALLSTON, MD 21047
(City, State, Zip Code)

(410) 879-3122
(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: 03-135-A

Petitioner: STEVEN SCHMIDT

Address or Location: 4030 KLAUSMIER RD

PLEASE FORWARD ADVERTISING BILL TO:

Name: STEVEN SCHMIDT

Address: 4030 KLAUSMIER RD.
BALTO. MD. 21236

Telephone Number: 410-256-4337

Revised 2/20/98 - SCJ

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 03-135 -A Address 4030 KLAUSMIER RD.

Contact Person: JUN R. FERNANDO Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 9-17-02 **Posting Date:** 9-30-02 **Closing Date:** 10-15-02

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 03-135 -A Address 4030 KLAUSMIER RD.

Petitioner's Name STEVEN B. SCHMIDT Telephone 410-256-4337

Posting Date: 9-30-02 **Closing Date:** 10-15-02

Wording for Sign: *To Permit* an addition with a side yard setbacks of 5 ft. and 14 ft. in lieu of the required setbacks of 10 ft and 25 ft., respectively.

WCR - Revised 6/28/0

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 4030 KLAUSMIER RD.
Address

BALTO. MARYLAND 21236
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):

REASON FOR THE SIZE OF ADDITION IS TO MAKE MORE LIVING SPACE FOR A GROWING FAMILY. I AM TRYING TO MAKE THE ADDITION UNIFORM WITH THE EXISTING DWELLING.

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.

Steb. Schmidt
Signature

Signature

STEVEN B. SCHMIDT
Name - Type or Print

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 16th day of September, 2002, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Steven B. Schmidt the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

MONICA D. HALE
BALTIMORE COUNTY, MD
COMMISSION EXPIRES 7/30/2006
NOTARY PUBLIC

Monica D. Hale
Notary Public

My Commission Expires July 30, 2006

REV 10/25/01

Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 4030 Klausmier Rd.

which is presently zoned DR-5.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3.C.1 BCZR

To permit an addition with a side yard setbacks of 5 ft. and 14' in lieu of the required setback of 10 ft and 25', respectivel

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

Legal Owner(s):

STEVEN B. SCHMIDT
Name - Type or Print

Ste B. Schmidt
Signature

Name - Type or Print

Signature

4030 KLAUSMIER RD. 410 256 4337
Address — Telephone No.

BALTO. MD. 21236
City — State — Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address — Telephone No.

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. 03-135-A

Reviewed By JRF **Date** 9-

REV 10/25/01

Estimated Posting Date 9-30-02

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

October 15, 2002

Steven B. Schmidt
4030 Klausmier Road
Baltimore, MD 21236

Dear Mr. Schmidt:

RE: Case Number: 03-135-A, 4030 Klausmier Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on September 17, 2002.

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agéncies, 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.
Supervisor, Zoning Review

WCR:rlh

Enclosures

c: People's Counsel

Printed with Soybean Ink
on Recycled Paper

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

September 27, 2002

ATTENTION: George Zahner

Property Owner:

Location:

Item No.:

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.

7. The Fire Marshal's Office has no comments at this time, in reference to the following items: (135).
131-146

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

cc: File

RECEIVED

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on Recycled Paper

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: October 22, 2002

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

SUBJECT: Zoning Advisory Committee Meeting
For October 7, 2002
Item Nos. 131, 133, 134, 135, 136,
137, 138, 139, 142, 143, 144, 145,
and 146

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

RWB:CEN:jrb

cc: File

PM 10/15

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: October 16, 2002

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

SUBJECT: Zoning Advisory Petition(s): **Case(s) 03-135, 03-158 & 03-172**

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: Lynn Lanham

AFK/LL:MAC

Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor

John D. Porcari
Secretary

Parker F. Williams
Administrator

Date: 10·1·02

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

RE: Baltimore County
Item No. 135 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 (lgredlein@sha.state.md.us).

Very truly yours,

for Kenneth A. McDonald Jr., Chief
Engineering Access Permits Division

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

MDP
Maryland Department of Planning

Parris N. Glendening
Governor
Kathleen Kennedy Townsend
Lt. Governor

Roy W. Kienitz
Secretary
Mary Abrams
Deputy Secretary

September 27, 2002

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

Re: **Zoning Advisory Committee Agenda, 10/7/02 re: case numbers 03-131-A, 03-132-A, 03-133-SPHXA, 03-134-A, 03-135-A, 03-136-SPH, 03-137-SPHA, 03-138-SPH, 03-139-SPH, 03-140-A, 03-141-A, 03-142-SPHA, 03-143-SPHA, 03-144-A, 03-145-A, 03-146-A**

Dear Mr. Zahner:

The Maryland Department of Planning has received the above-referenced information on 9/26/02. The information has been submitted to Mr. Mike Nortrup.

Thank you for your cooperation in this review 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

301 West Preston Street • Suite 1101 • Baltimore, Maryland 21201-2365
Telephone. 410.767.4500 • Fax: 410.767.4480 • Toll Free: 1.877.767.6272 • TTY Users: Maryland Relay
Internet: www.MDP.state.md.us

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

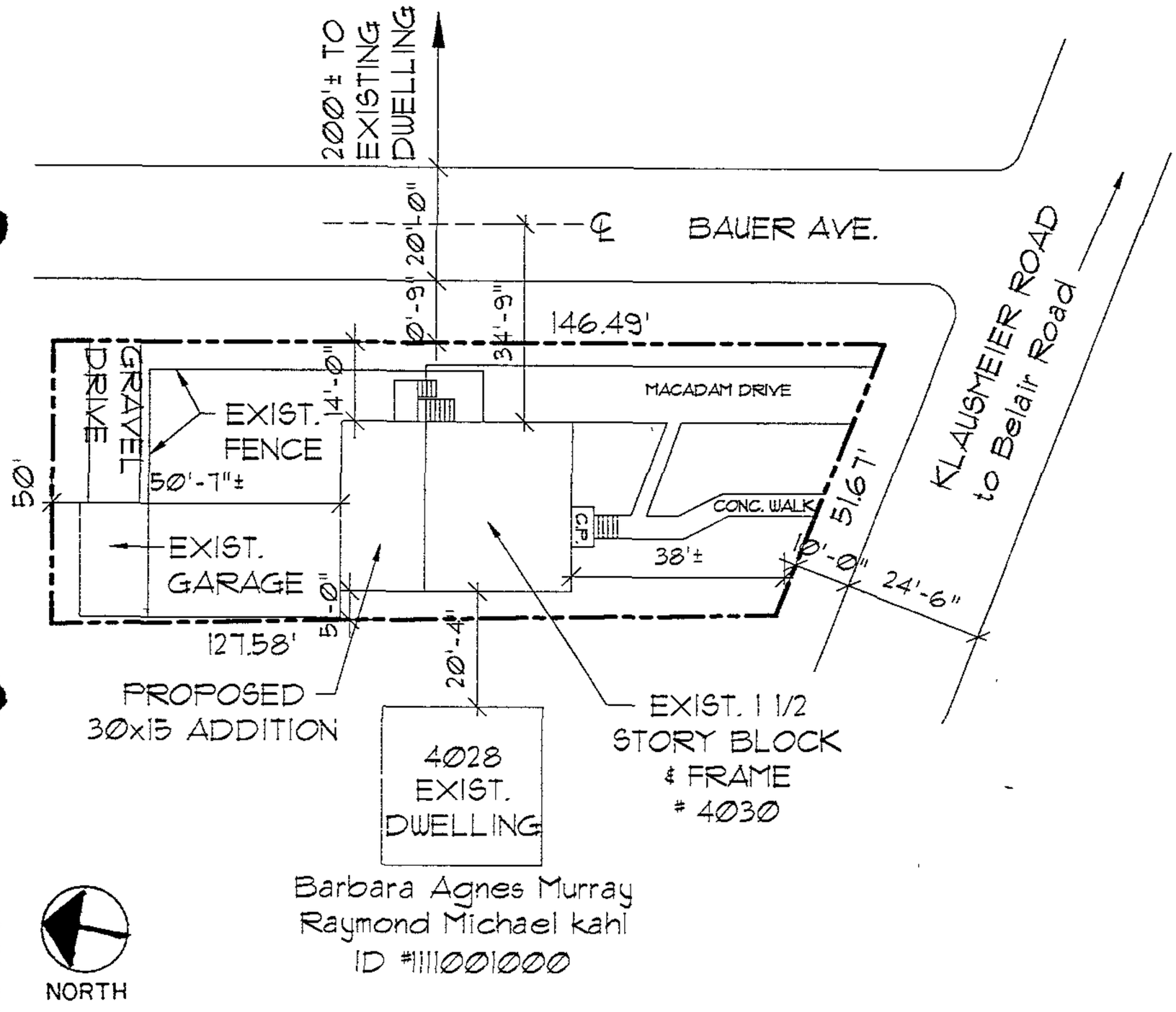
PROPERTY ADDRESS 4030 Klausmier Road

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

SUBDIVISION NAME Dengler Hgts.

PLAT BOOK # 12 FOLIO # 18 LOT # 16,17,18 SECTION # ____

OWNER Steven B. Schmidt



LOCATION INFORMATION

ELECTION DISTRICT 11

COUNCILMANIC DISTRICT 7

1"=200' SCALE MAP # NE-6-11

ZONING DR 5.5

LOT SIZE 0.15 ACREAGE 6701.39 SQUARE FEET

	PUBLIC	PRIVATE
SEWER	☒	☐
WATER	☒	☐

	YES	NO
CHESAPEAKE BAY CRITICAL AREA	☐	☒
100 YEAR FLOOD PLAIN	☐	☒
HISTORIC PROPERTY/ BUILDING	☐	☒

PRIOR ZONING HEARING None

ZONING OFFICE USE ONLY

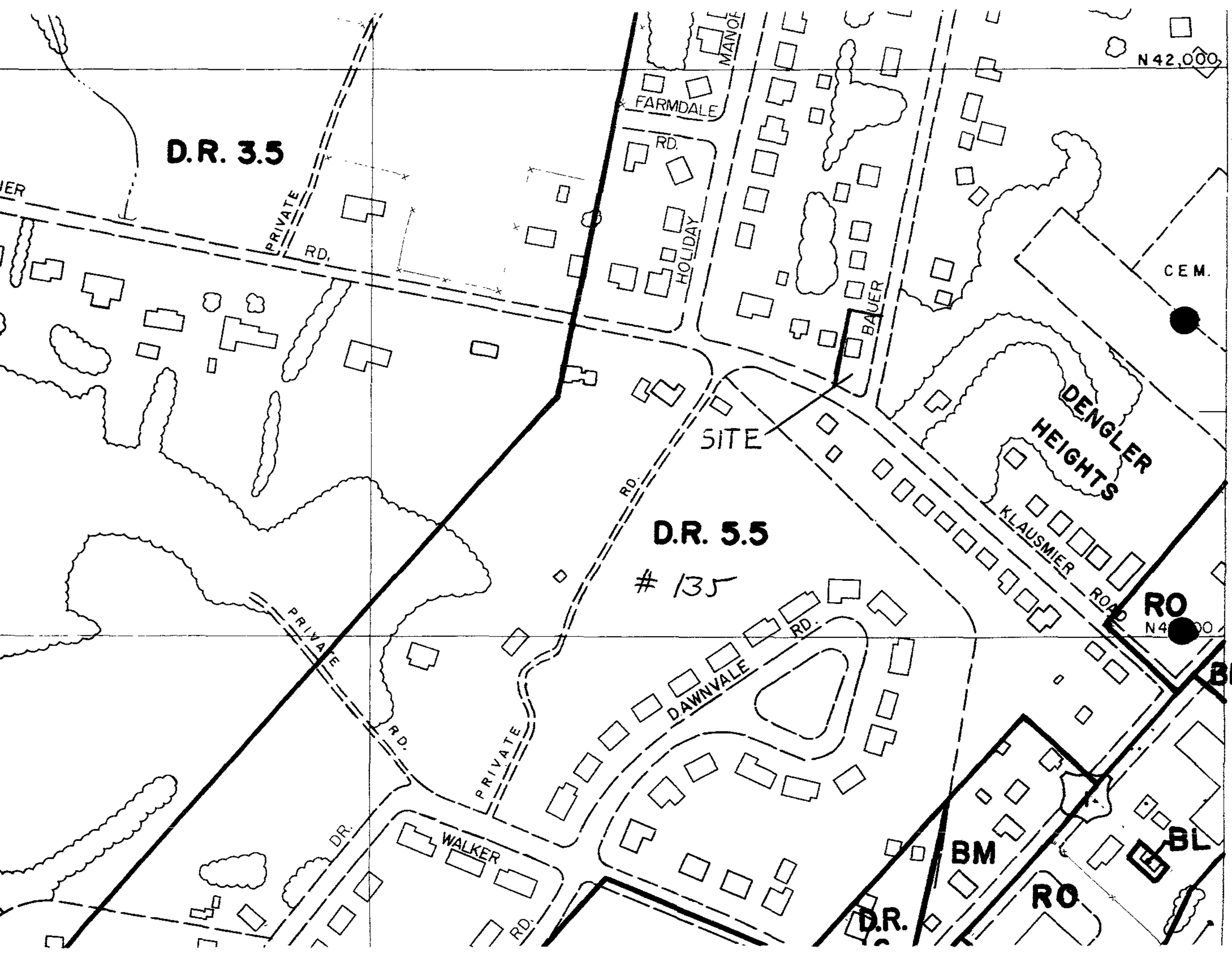
REVIEWED BY	ITEM #	CASE #
JRF	135	

PREPARED BY SBS

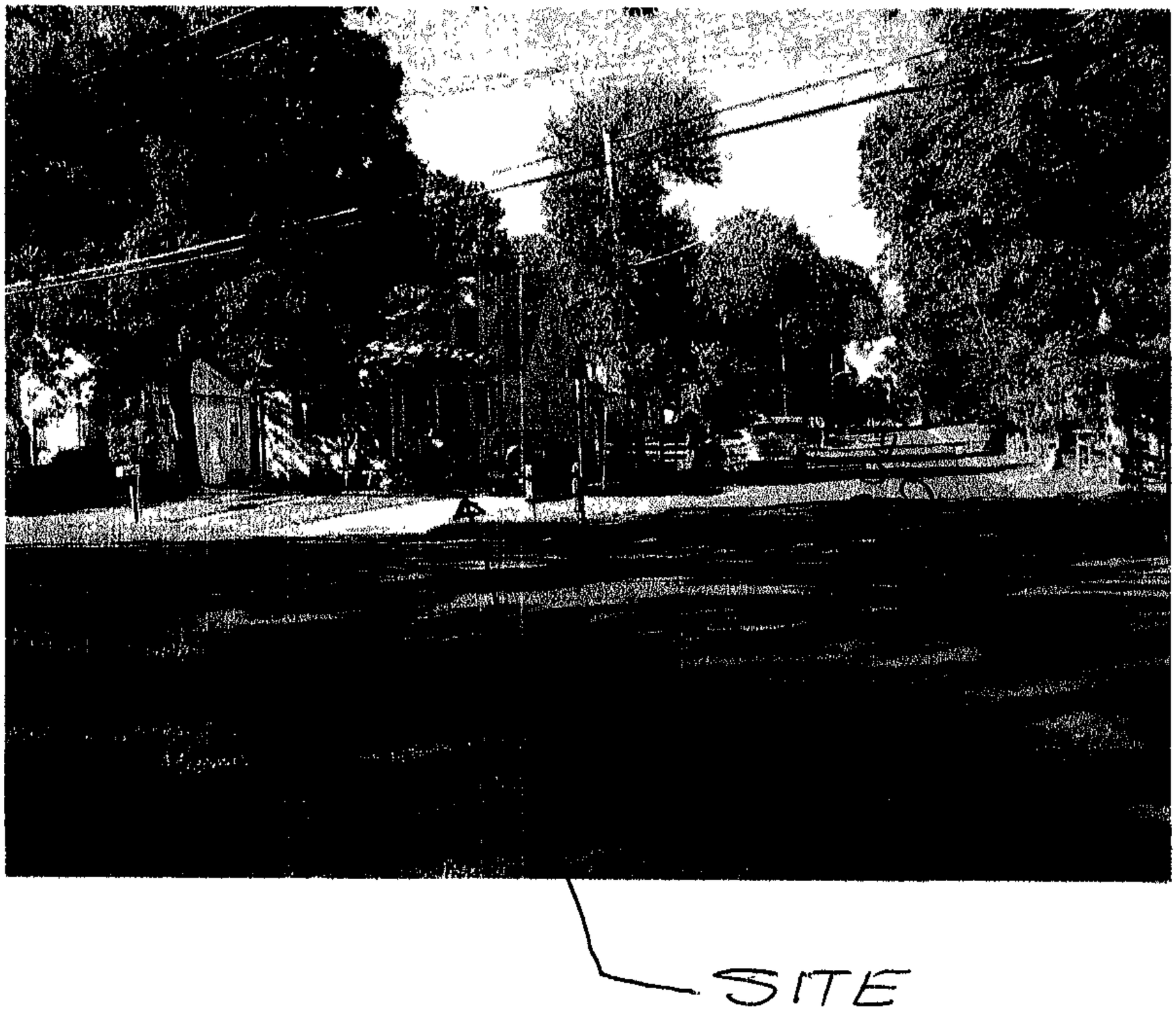
SCALE OF DRAWING: 1" = 30'

-15-

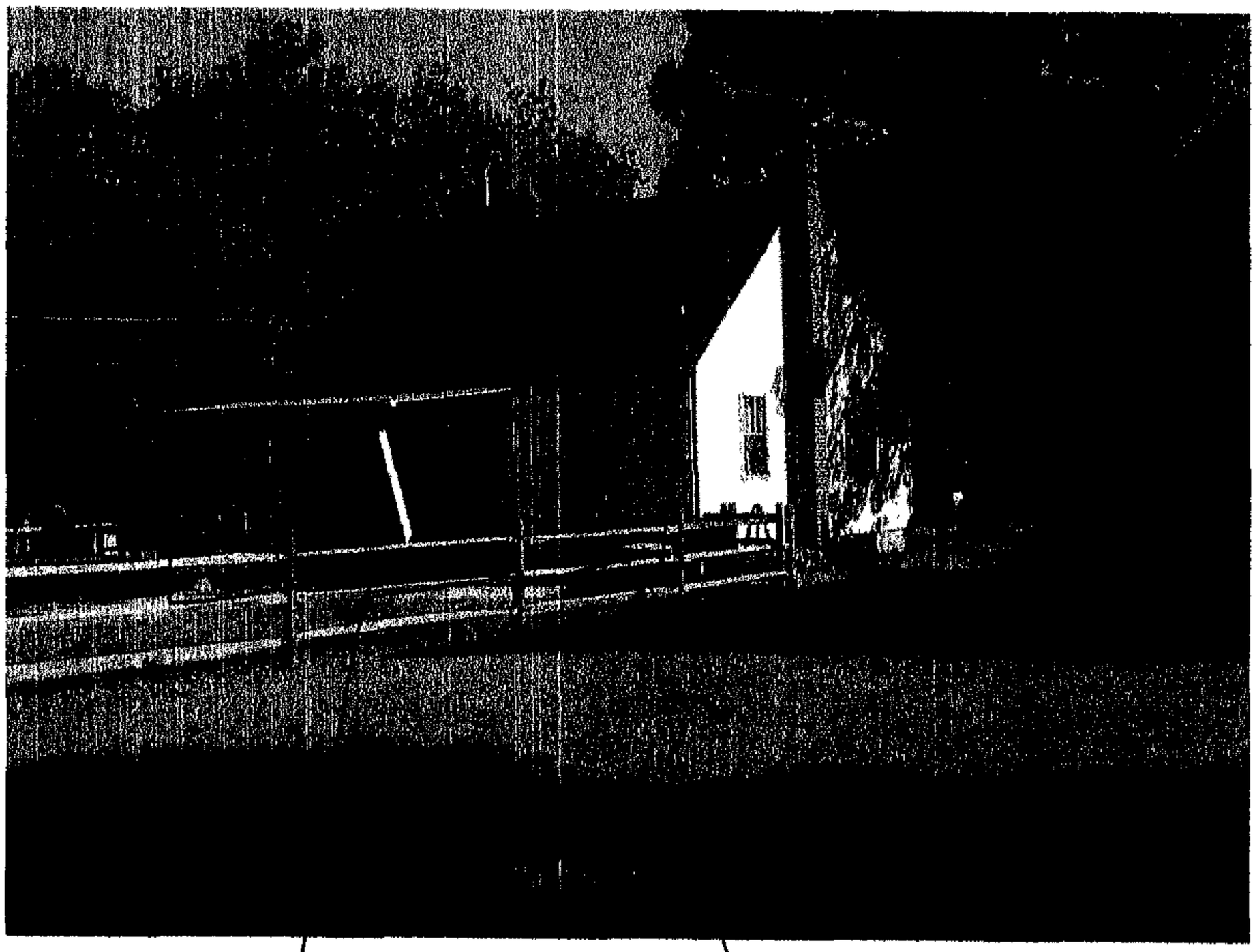
Pet. Ex. #1


N 42,000
D.R. 3.5
PRIVATE
RD.
FARMDALE
RD.
MANOR
HOLIDAY
BAUER
CEM.
SITE
DENGLER
HEIGHTS
KLAUSMIER
ROAD
D.R. 5.5
135
RO
N4
PRIVATE
RD.
DAWNVALE
RD.
PRIVATE
DR.
WALKER
RD.
BM
BL
RO
D.R.

steveshouse 003 (1600x1200x24b jpeg)



steveshouse 007 (1600x1200x24b jpeg)



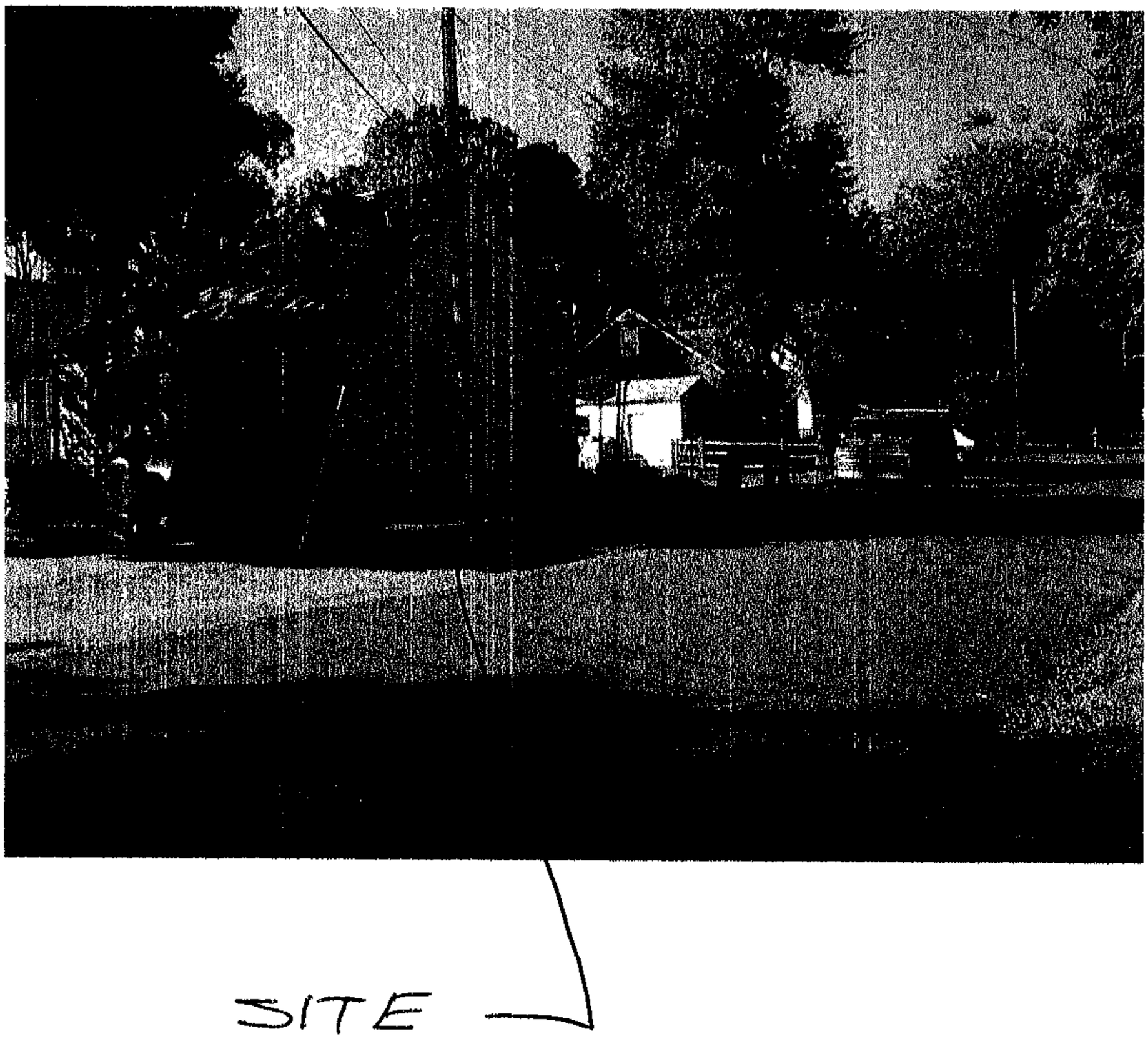
Proposed addition

SITE

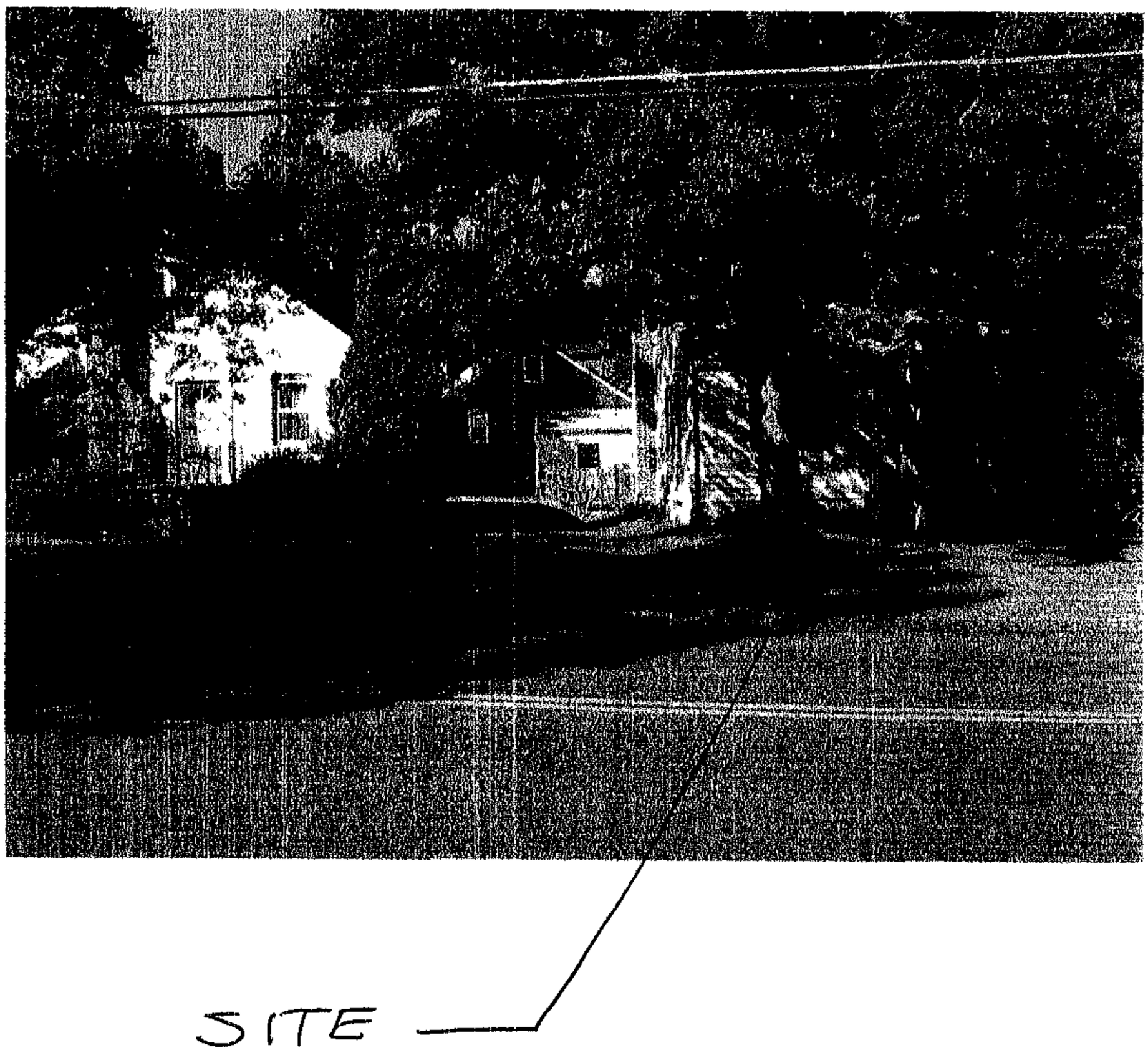
135

steveshouse 006 (1600x1200x24b jpeg)

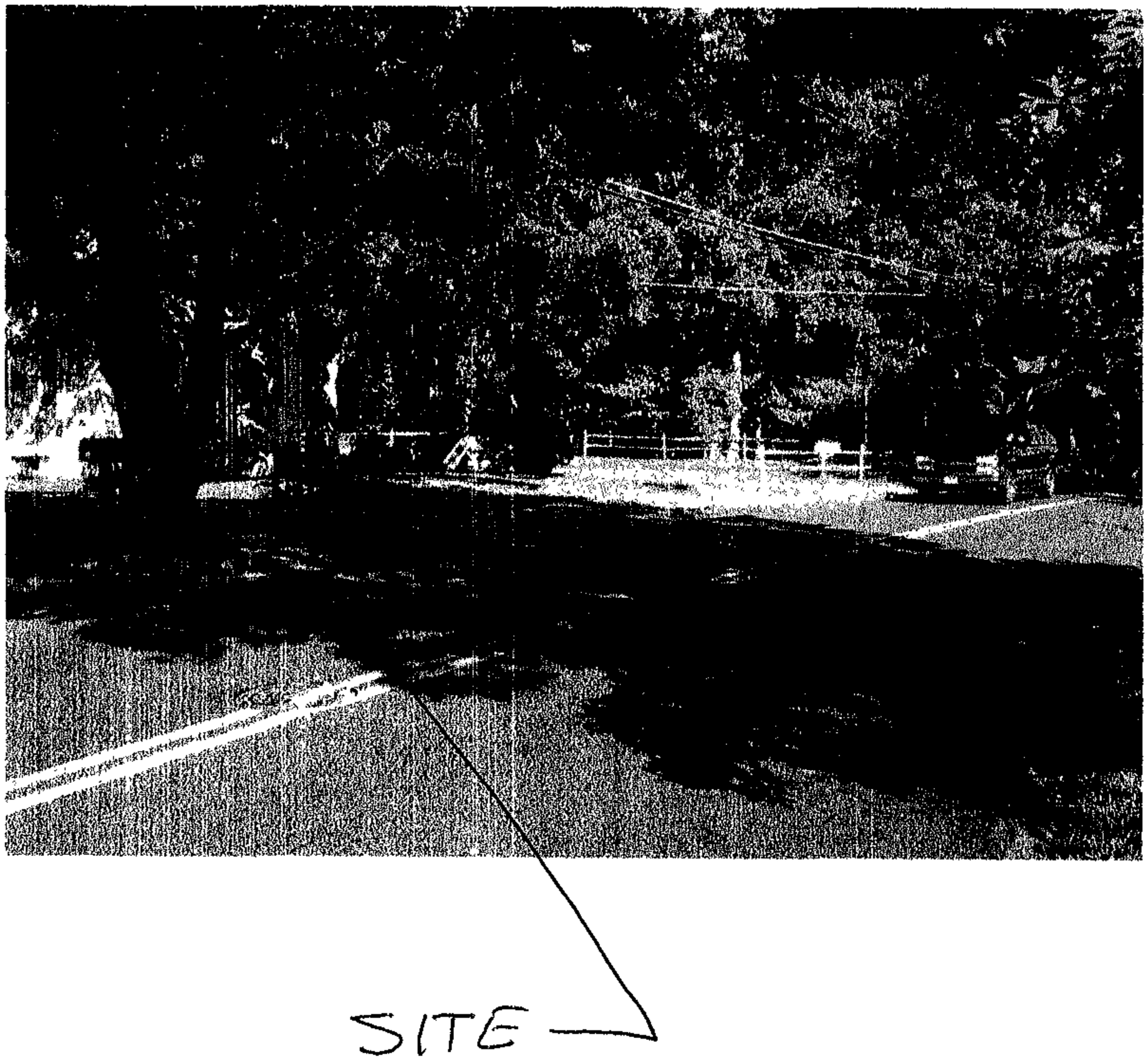
steveshouse 004 (1600x1200x24b jpeg)



steveshouse 001 (1600x1200x24b jpeg)



steveshouse 002 (1600x1200x24b jpeg)



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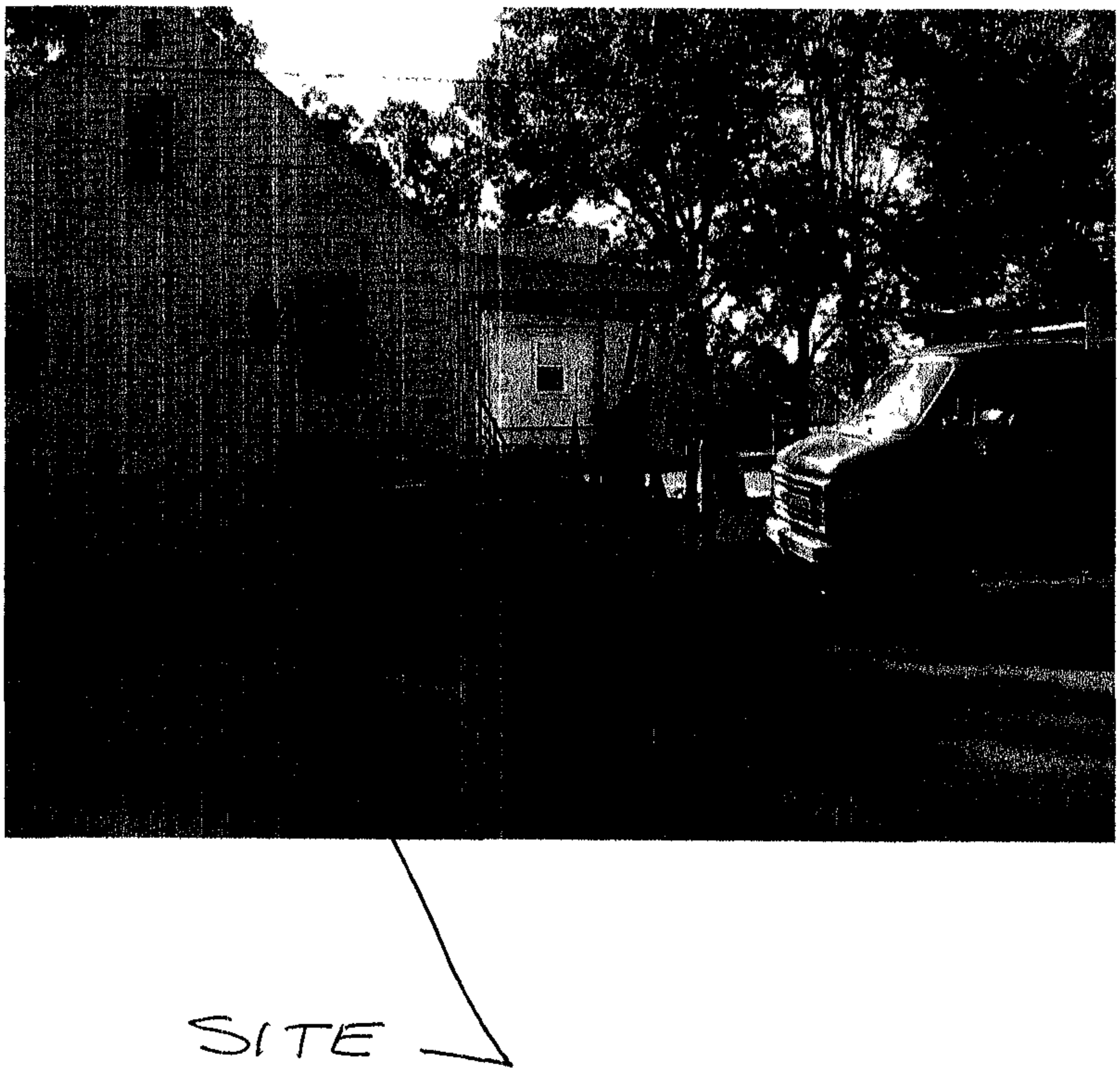
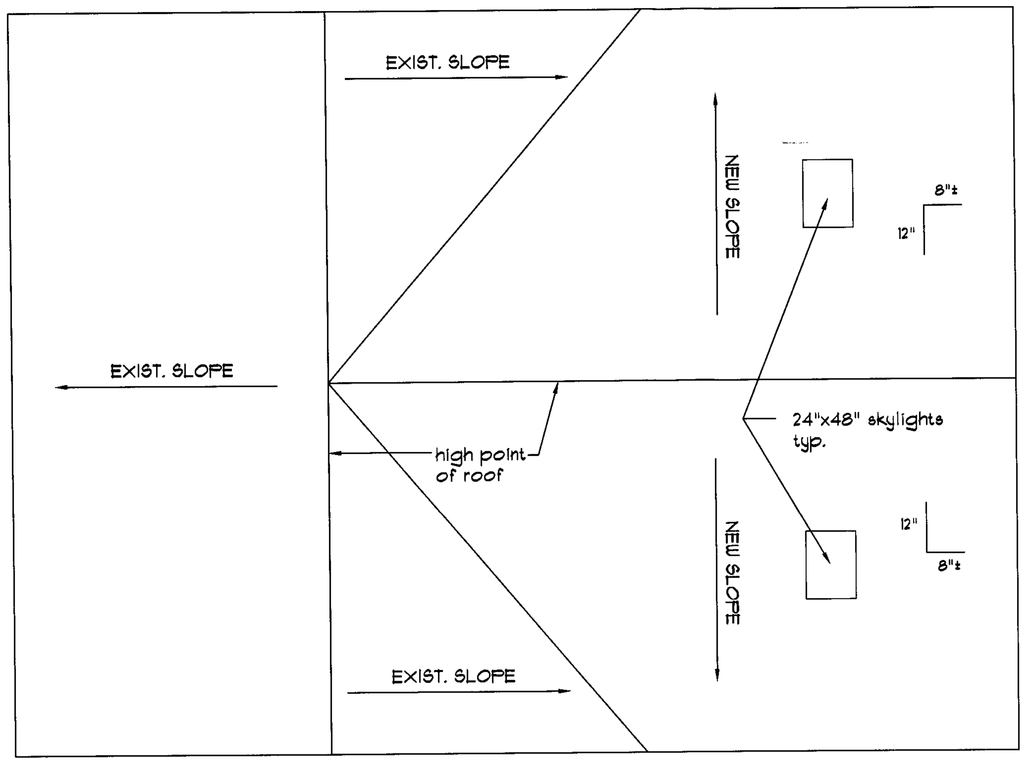
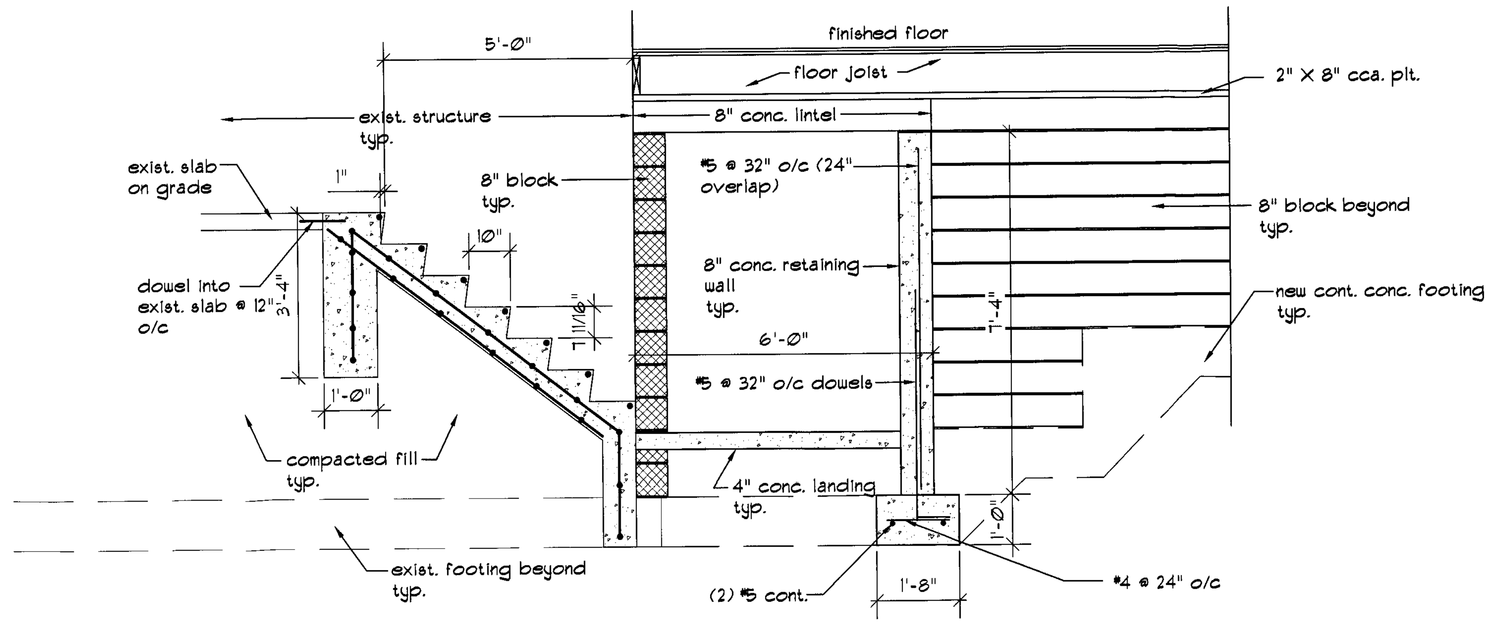
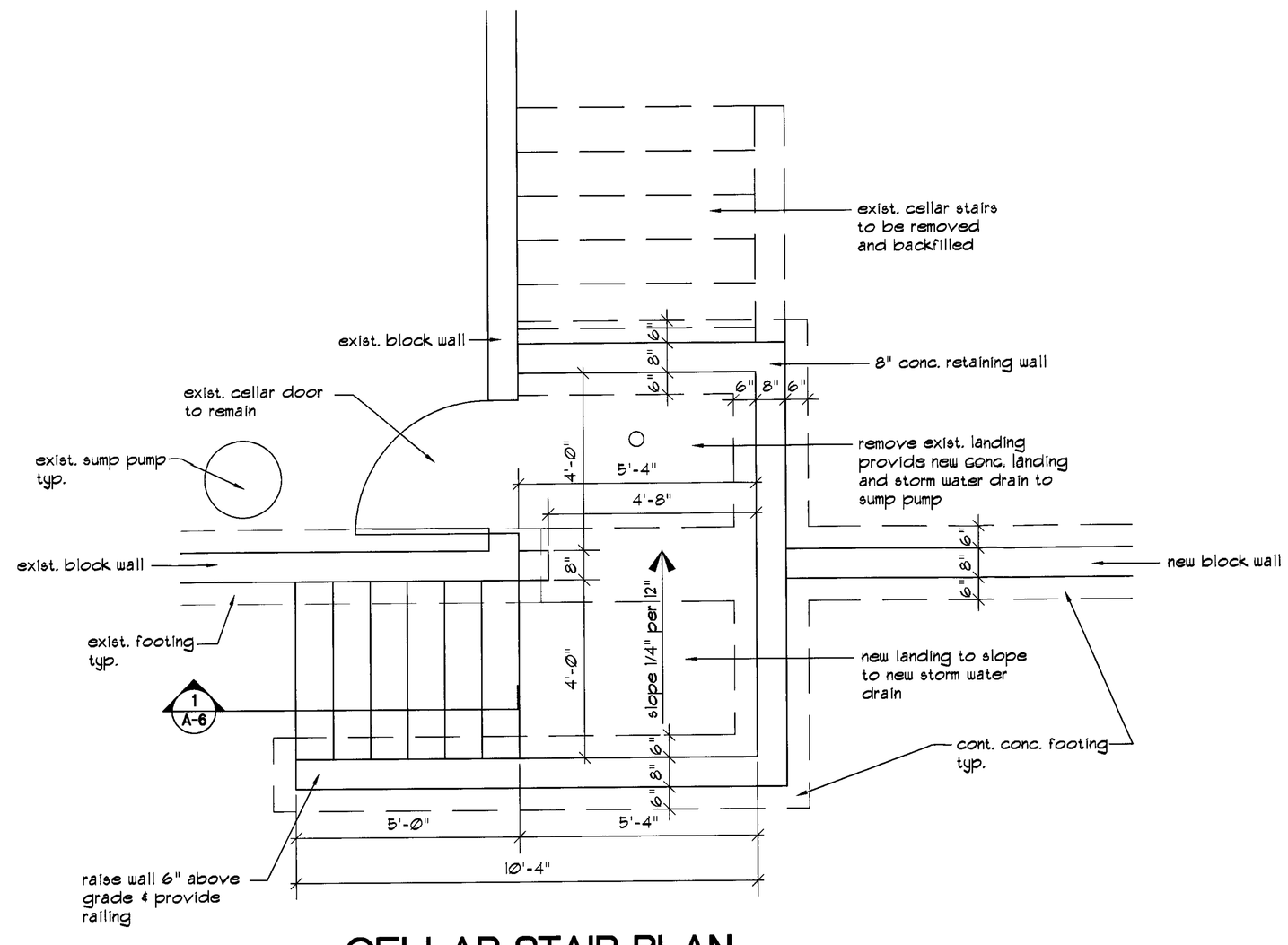




ROOF PLAN
SCALE: 1/4" = 1'-0"



1/A-6 CELLAR STAIR SECTION
SCALE: 1/2" = 1'-0"



2/A-6 CELLAR STAIR PLAN
SCALE: 1/2" = 1'-0"

revisions

no.	date	description

■ PRELIMINARY FOR REVIEW
☐ BIDDING
☐ PERMIT
☐ CONSTRUCTION

SCHMIDT RESIDENCE

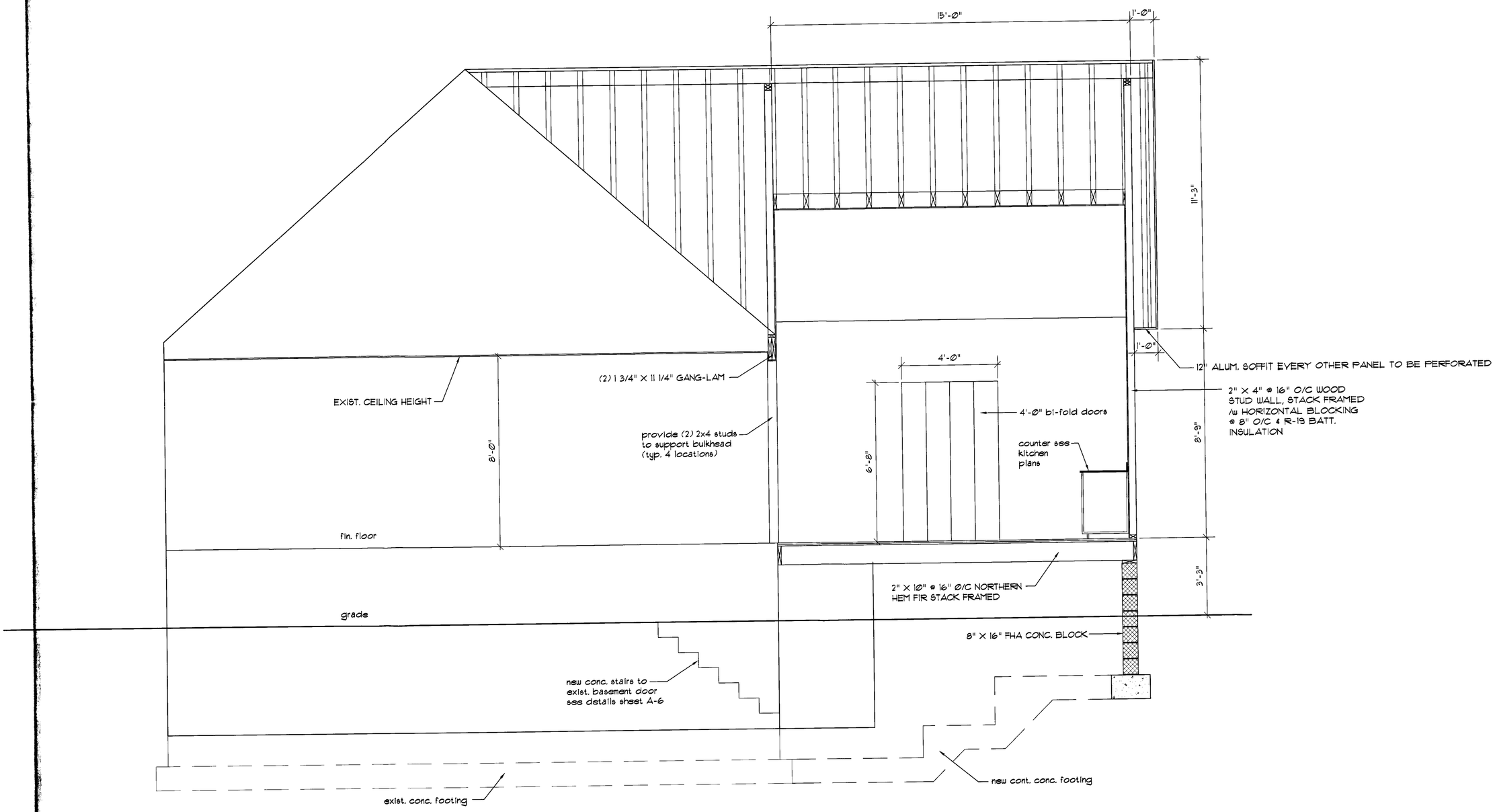
4030
KLAUSMEIER RD.
PERRY HALL,
MARYLAND

ROOF PLAN,
STAIR DETAILS

scale: as noted
date: 6-25-02

A-6

sheet 6 of 6



SECTION

SCALE: 1/2" = 1'-0"

revisions

no.	date	description

■ PRELIMINARY FOR REVIEW
☐ BIDDING
☐ PERMIT
☐ CONSTRUCTION

SCHMIDT RESIDENCE

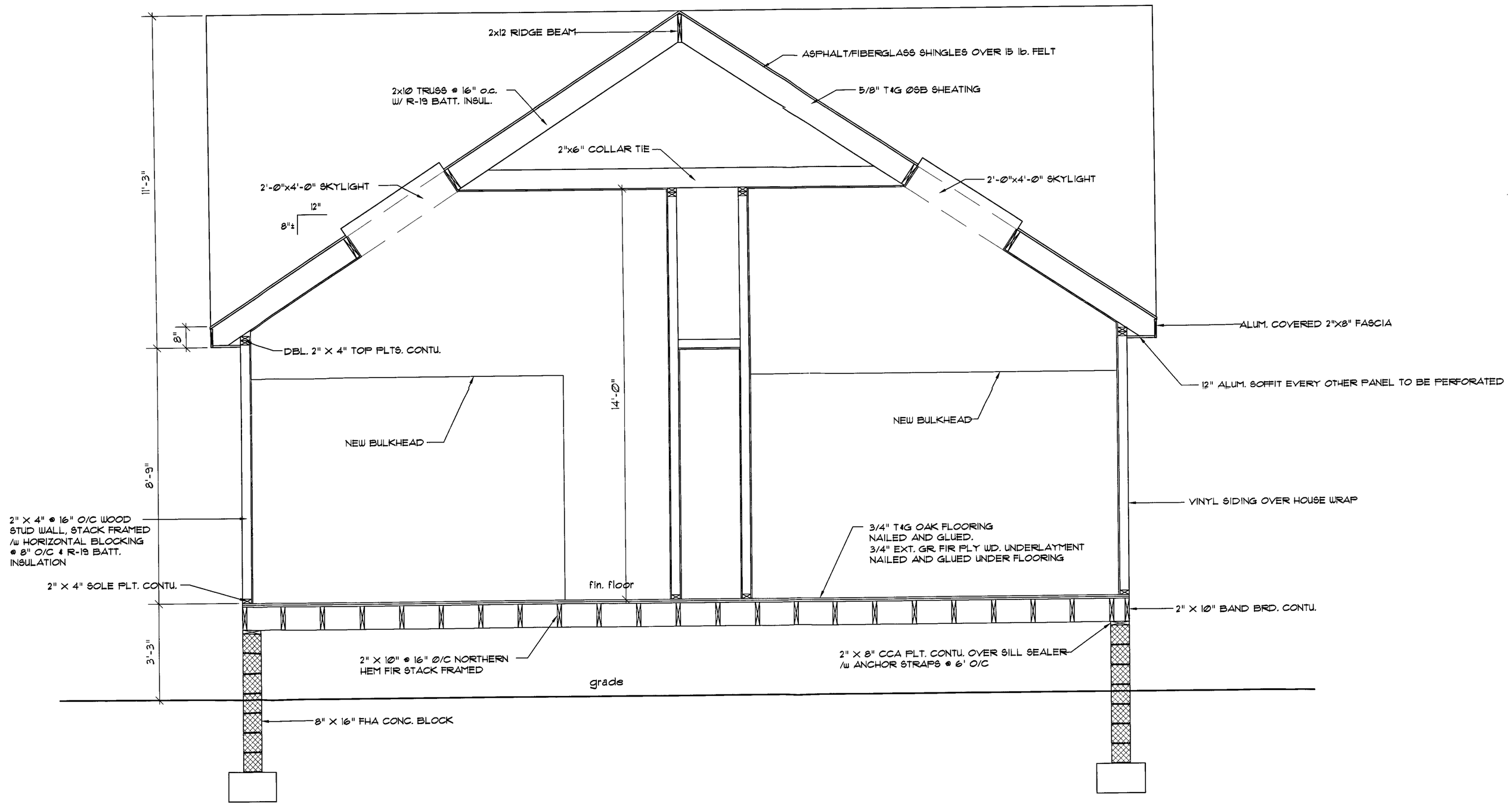
4030
KLAUSMEIER RD.
PERRY HALL,
MARYLAND

SECTION THRU REAR

scale: as noted
date: 6-25-02

A-5

sheet: 5 of 6



SECTION

SCALE: 1/2" = 1'-0"

revisions

no.	date	description

■ PRELIMINARY FOR REVIEW
☐ BIDDING
☐ PERMIT
☐ CONSTRUCTION

SCHMIDT RESIDENCE

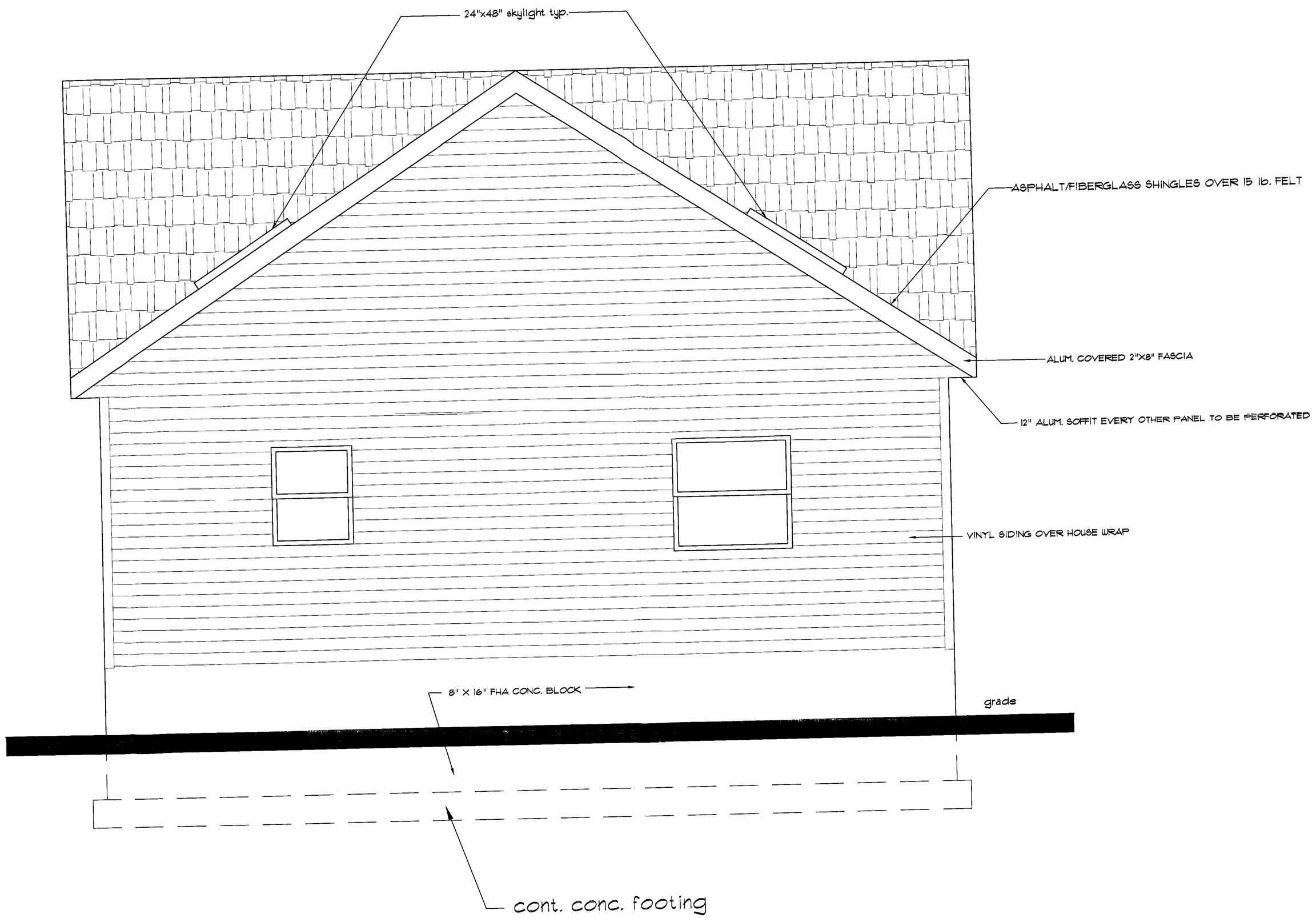
4030
KLAUSMEIER RD.
PERRY HALL,
MARYLAND

SECTION THRU REAR

scale: as noted
date: 6-25-02

A-4

sheet: 4 of 6



REAR ELEVATION

SCALE: 1/2" = 1'-0"

revisions

no.	date	description

- ■ PRELIMINARY FOR REVIEW
- ☐ BIDDING
- ☐ PERMIT
- ☐ CONSTRUCTION

SCHMIDT RESIDENCE

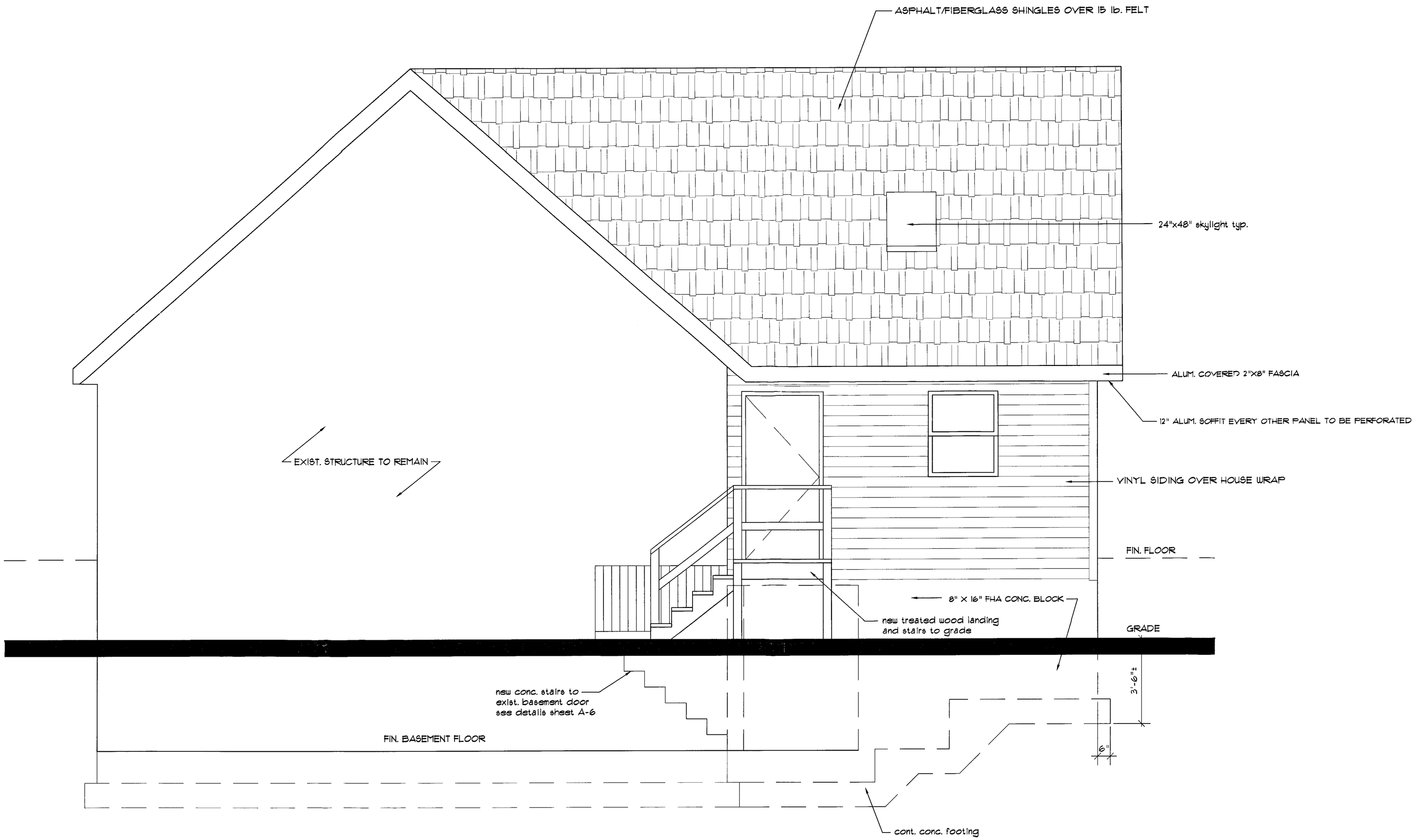
4030
KLAUSMEIER RD.
PERRY HALL,
MARYLAND

REAR ELEVATION

scale: as noted
date: 6-25-02

A-3

sheet: 3 of 6



RIGHT SIDE ELEVATION

SCALE: 1/2" = 1'-0"

revisions

no.	date	description

- ■ PRELIMINARY FOR REVIEW
- ☐ BIDDING
- ☐ PERMIT
- ☐ CONSTRUCTION

SCHMIDT RESIDENCE

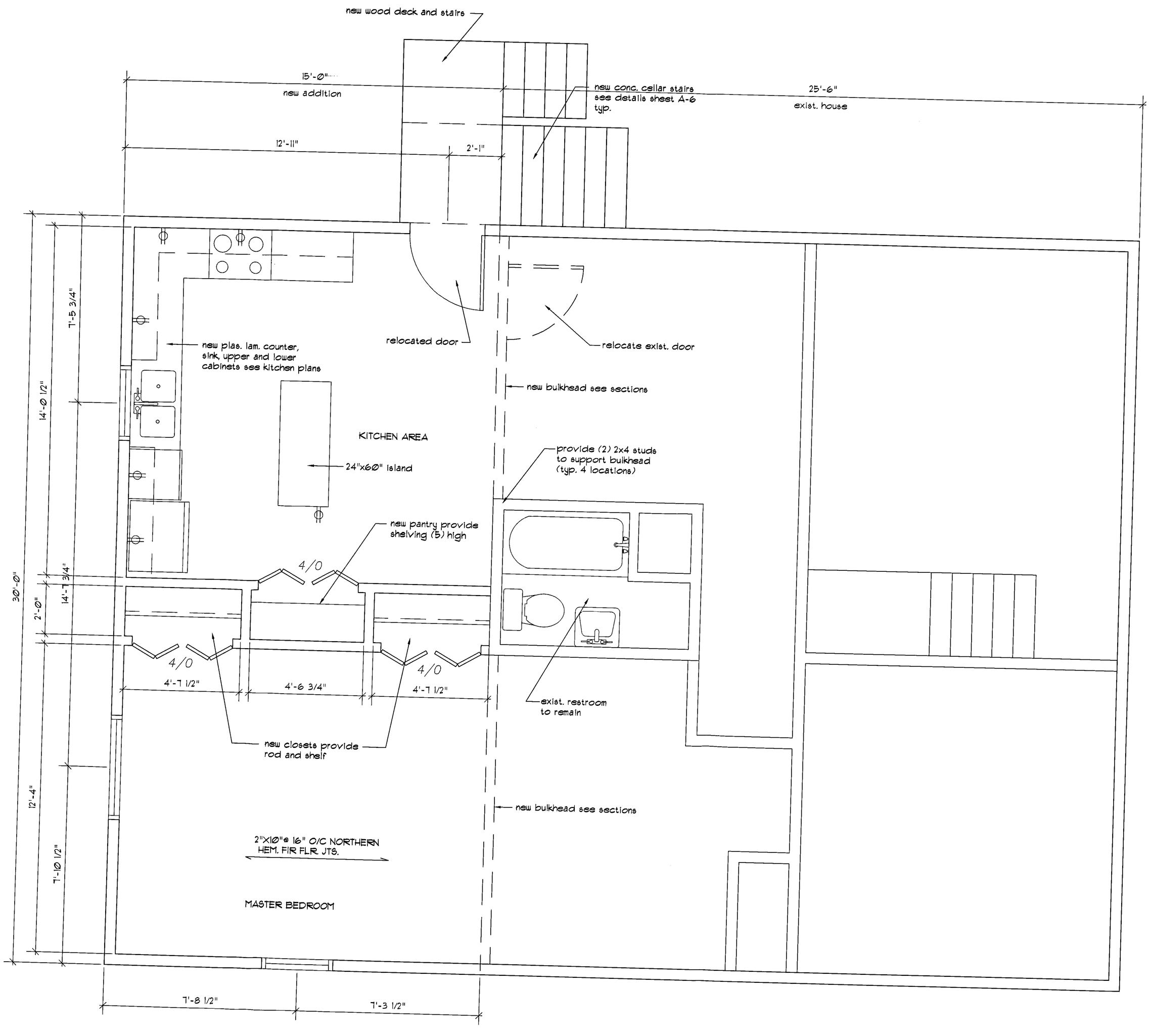
4030
KLAUSMEIER RD.
PERRY HALL,
MARYLAND

LEFT SIDE ELEVATION

scale: as noted
date: 6-25-02

A-2

sheet: 2 of 6



FLOOR PLAN

SCALE: 1/2" = 1'-0"

revisions

no.	date	description

■ PRELIMINARY FOR REVIEW
☐ BIDDING
☐ PERMIT
☐ CONSTRUCTION

SCHMIDT RESIDENCE

4030
KLAUSMEIER RD.
PERRY HALL,
MARYLAND

FLOOR PLAN

scale: as noted
date: 6-25-02

A-1

sheet: 1 of 6

CERTIFICATE OF POSTING

RE: Case No.: 03-135-A

Petitioner/Developer:

STEVEN B. SCHMIDT

Date of Hearing/Closing: 10/15/02

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: ~~Ms. Gwendolyn Stephens~~ MR. GEORGE SAHNER

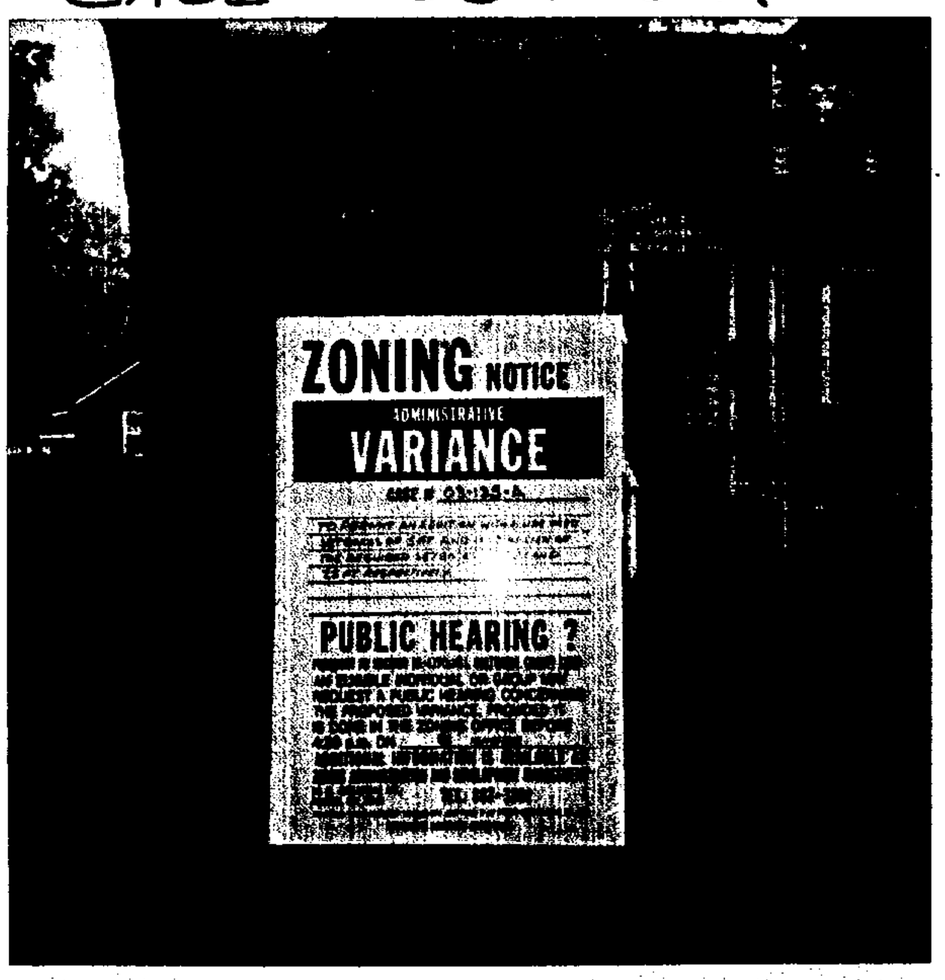
Ladies and Gentlemen:

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

4030 KLAUSMIER RD

The sign(s) were posted on 9/30/02
(Month, Day, Year)

CASE # 03-135-A



4030 KLAUSMIER RD
POSTED 9/30/02
9/30/02

Sincerely,

9/30/02
(Signature of Sign Poster and Date)

RICHARD E. HOFFMAN
(Printed Name)

904 DELLWOOD DR.
(Address)

FALLSTON, MD 21047
(City, State, Zip Code)

(410) 879-3122
(Telephone Number)