

IN RE: PETITION FOR ADMIN. VARIANCE
N/S White Marsh Road, 155' E
Centerline of Cool Meadow Court
14th Election District
6th Councilmanic District
(4740 White Marsh Road)

Linda M. & Paul Holmes
Petitioners

* BEFORE THE
* ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 03-547-A

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an Administrative Variance filed by Linda M. and Paul Holmes, legal owners of that property known as 4740 White Marsh Road in the eastern area of Baltimore County. The Petitioners herein seek relief from Sections 1B01.C.1.b and 504.2 of the Comprehensive Manual of Development Policies (C.M.D.P.) and Section 301.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit an open deck to be within 20 ft. of the rear property line in lieu of the required 22.5 ft. and to amend the Final Development Plan of the "Wolf Property". The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition for Variance.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the

ORDER
Date 6/18/03
By R. J. [Signature]

requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, by the Zoning Commissioner for Baltimore County, this 18th day of June, 2003, that a variance from Sections 1B01.C.1.b and 504.2 of the Comprehensive Manual of Development Policies (C.M.D.P.) and Section 301.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit an open deck to be within 20 ft. of the rear property line in lieu of the required 22.5 ft. and to amend the Final Development Plan of the "Wolf Property", be and is hereby GRANTED, subject, however, to the following restriction which is a condition precedent to the relief granted herein:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.



LAWRENCE E. SCHMIDT
ZONING COMMISSIONER
FOR BALTIMORE COUNTY

LES:raj

6/18/03
R. Jameson



Baltimore County
Zoning Commissioner

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

June 18, 2003

Mr. & Mrs. Paul Holmes
4740 White Marsh Road
Baltimore, Maryland 21237

Re: Petition for Administrative Variance
Case No. 03-547-A
Property: 4740 White Marsh Road

Dear Mr. & Mrs. Holmes:

Enclosed please find the decision rendered in the above-captioned case. The Petition for Administrative Variance has been granted in accordance with the enclosed Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the Department of Permits and Development Management. If you require additional information concerning filing an appeal, please feel free to contact our appeals clerk at 410-887-3391.

Very truly yours,

A handwritten signature in black ink, appearing to read "Lawrence E. Schmidt", written over a horizontal line.

Lawrence E. Schmidt
Zoning Commissioner

LES: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

AMEND THE FDP OF THE WOLF PROPERTY.
to the Zoning Commissioner of Baltimore County

for the property located at 4740 WHITE MARSH Rd.
which is presently zoned DR3.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) §§ 1801.C-1.b, 504.2(CMDP)

301.1 (BC22), TO PERMIT AN OPEN DECK TO BE WITHIN 20ft. OF THE REAR PROPERTY LINE IN LIEU OF THE REQUIRED 22.5ft. AND TO AMEND THE FDP OF THE WOLF PROPERTY

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form

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

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

City

Representative to be Contacted:

Name

Address

City

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 10 day of June, 2003, 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 JCM Date 5/16/03

Estimated Posting Date 5.25.03

CASE NO. 03-547A

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 4740 White Marsh Rd
Address
Baltimore MD 21237
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):

Strict compliance would result in practical difficulty for the following reasons:

1. Others subdivision properties have similar structures in place.
2. Structure would be used to entertain business associates.
3. Structure would provide safe area for family use.
4. Structure would provide access from the main living area to the rear of our property.
5. Area beyond rear set back is private open space.

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.

Paul Holmes
Signature
Paul Holmes
Name - Type or Print

Linda Mitchell Holmes
Signature
Linda Mitchell - Holmes
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 16th day of May, 2003, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared
PAUL HOLMES LINDA HOLMES
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

Kevin A. Ayser
Notary Public
My Commission Expires 6/12/04

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 4740 White Marsh Rd
Address
Baltimore MD 21237
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):

Strict compliance would result in practical difficulty for the following reasons:

1. Other subdivision properties have existing similar structures in place.
2. Structure would be used to entertain business associates.
3. Structure would provide safe area for family use.
4. Structure would provide access from the main living area to the rear of our property.
5. Area beyond rear set back is private open space

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.

Paul Holmes
Signature
Paul Holmes
Name - Type or Print

Linda Mitchell-Holmes
Signature
Linda Mitchell-Holmes
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 16th day of May, 2003, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Paul Holmes Linda Holmes
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

Reini A. Cyser
Notary Public
My Commission Expires 6/12/04



Petition for Administrative Variance

AMEND THE FDP OF THE WOLF PROPERTY
to the Zoning Commissioner of Baltimore County

for the property located at 4740 WHITE MARSH Rd.
which is presently zoned DR 3.5

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) 1802. C.1.6. & 504.2 (C.M.O.P.),

AND 301.1 (B.C.Z.R.) TO PERMIT AN OPEN DECK TO BE WITHIN 20ft. of THE REAR PROPERTY LINE IN LIEU OF THE REQUIRED 22.5ft. AND TO AMEND THE FDP OF THE WOLF PROPERTY

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

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

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Paul Holmes

Name - Type or Print

Paul Holmes

Signature

Linda Mitchell-Holmes

Name - Type or Print

Linda Mitchell Holmes

Signature

4740 White Marsh Rd 410-661-4656

Address

Telephone No

Baltimore MD 21237

City

State

Zip Code

Representative to be Contacted:

Same

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 03 day of May, that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 03-547A

REV 10/25/01

Reviewed By JCM Date 5-26-03

Estimated Posting Date 5-25-03

Zoning Description
For

4740 WHITE MARSH RD.

BEGINNING AT A POINT ON THE NORTH
SIDE OF WHITEMARSH RD., WHICH IS
50 FT WIDE AT A DISTANCE OF 155 FT.
EAST OF THE CENTERLINE OF THE
NEAREST IMPROVED INTERSECTING STREET,
COOL MEADOW COURT, WHICH IS 50 FT
WIDE.

LOT 19 of
WOLF PROPERTY.

P.B. 73/150

CONTAINING : .1365 ACRES

E.D. 14TH

C.D. 6TH

547

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

547
No. 23063

DATE 5-16-03 ACCOUNT CC1 - OCT - 6150

AMOUNT \$ 115.00

RECEIVED FROM: P. Holmes 4740 WHITE
WASH

FOR: AD UAL 65.
APRIL FOP 50.

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

BUSINESS ACTION TIME
5/19/2003 5/16/2003 15:22:24

REG 14506 WALKIN KICK KSM
RECEIPT # 157157 5/19/2003
Dept 5 528 ZONING VERIFICATION
CR NO. 025065

Recpt Tot \$115.00
115.00 CR .00 CR
Baltimore County, Maryland

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No.: 03-547-A

Petitioner/Developer: PAUL HOLMES

Date of Hearing/Closing: 6/9/03

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

ATTN: Becky Hart {(410) 887-3394}

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: _____

4740 WHITE MARSH RD

The sign(s) were posted on _____

5/24/03
(Month, Day, Year)

Sincerely,



(Signature of Sign Poster)

5/24/03
(Date)

SSG Robert Black

(Print Name)

1508 Leslie Road

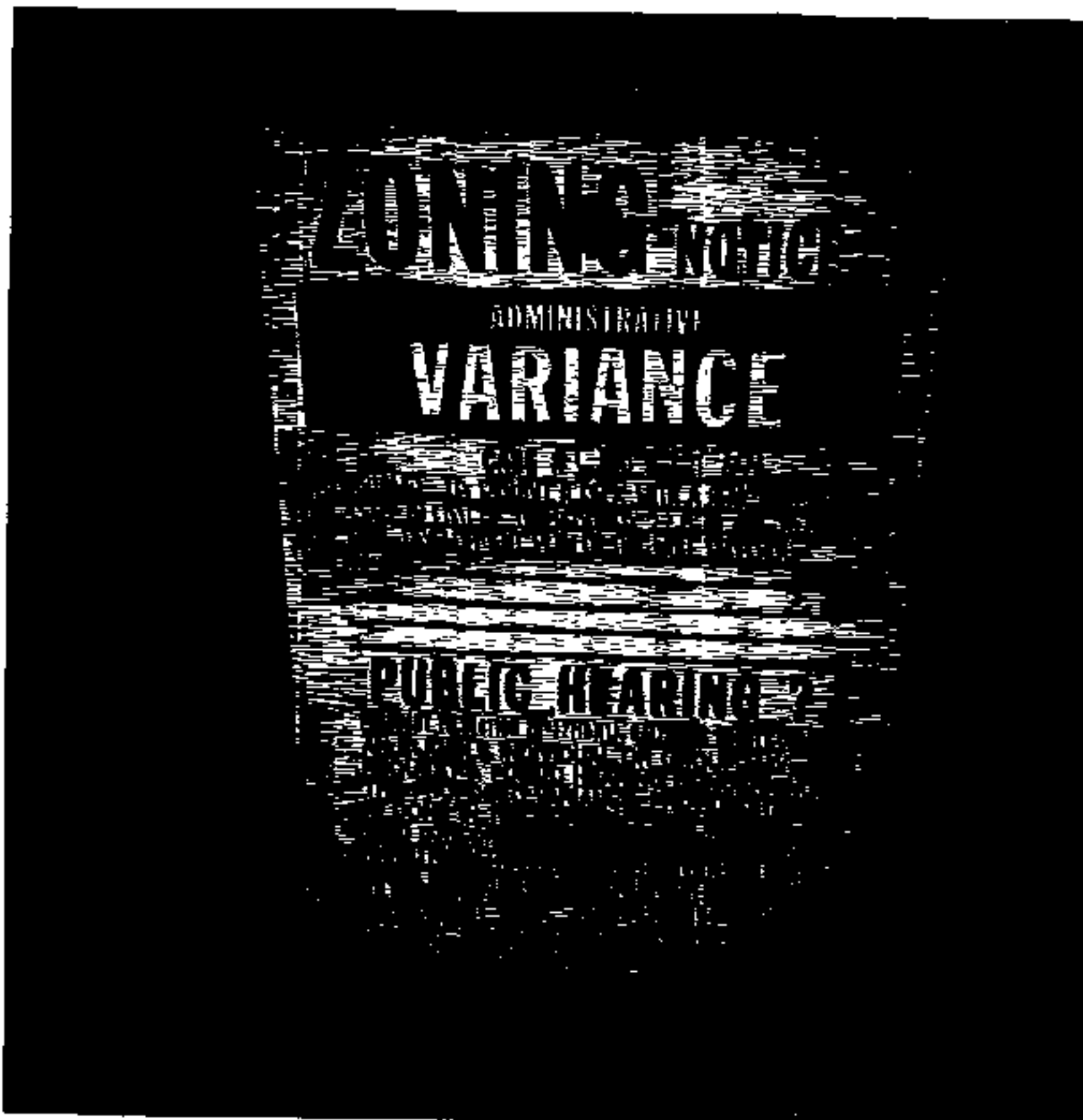
(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)



BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 03- 547 -A

Address 4740 WHITE MARSH Rd.

Contact Person: J. Mennery
Planner Please Print Your Name

Phone Number: 410-887-3391

Filing Date: 5.16.03

Posting Date: 5.25.03 Closing Date: 6.9.03

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.

DO NOT WRITE IN THESE SPACES

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 03- 547 -A

Address 4740 WHITE MARSH Rd.

Petitioner's Name PAUL HOLMES

Telephone 410-661-4656

Posting Date: 5.25.03

Closing Date: 6.9.03

Wording for Sign. A VARIANCE
To Permit A DECK WITH A REAR YARD SETBACK
OF 20ft. IN LIEU OF THE REQUIRED 22.5ft. AND
TO AMEND THE FINAL DEVELOPMENT PLAN OF THE
WOLF PROPERTY.

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: 547

Petitioner: PAUL HOLMES

Address or Location: 4740 WHITEMARSH Rd. BALTO., Md. 21237

PLEASE FORWARD ADVERTISING BILL TO:

Name: _____

Address: Same

Telephone Number: 410-661-4656



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

June 9, 2003

Paul Holmes
Linda Mitchell Holmes
4740 White Marsh Road
Baltimore, MD 21237

Dear Mr. and Mrs. Holmes:

RE: Case Number: 03-547-A Comments, 4740 White Marsh Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on May 16, 2003.

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,

A handwritten signature in black ink, appearing to read "W. Carl Richards, Jr.", written over a faint horizontal line.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:klm

Enclosures

c: 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

County Office Building, Room 111
Mail Stop #1105
11 West Chesapeake Avenue
Towson, Maryland 21204

May 29, 2002

ATTENTION: Rebecca Hart

Distribution Meeting of: May 27, 2003

Item No.: 544, 547-551

Dear Ms. Hart:

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.

LIEUTENANT JIM MELICK
Fire Marshal's Office
PHONE 887-4881
MS-1102F

cc: File

Robert L. Ehrlich, Jr., *Governor*
Michael S. Steele, *Lt. Governor*



Robert L. Flanagan, *Secretary*
Neil J. Pedersen, *Acting Administrator*

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 6.2.03

Ms. Rebecca Hart
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 547 (JCM)

Dear Ms. Hart:

We have reviewed the referenced item and have no objection to approval, as a field inspection reveals that the existing entrance(s) on to MD/US 150, are acceptable to the State Highway Administration (SHA) and this development is not affected by any SHA 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

Robert L. Ehrlich, Jr., *Governor*
Michael S. Steele, *Lt. Governor*



Robert L. Flanagan, *Secretary*
Neil J. Pedersen, *Acting Administrator*

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 5.27.03

Ms. Rebecca Hart
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 547 JCM

Dear Ms. Hart:

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/toll-free number is _____
Maryland Relay Service for Impaired Hearing or Speech 1.800.735.2258 Statewide Toll Free

Street Address: 707 North Calvert Street • Baltimore, Maryland 21202 • Phone 410.545.0300 • www.marylandroads.com

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: June 11, 2003

RECEIVED

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

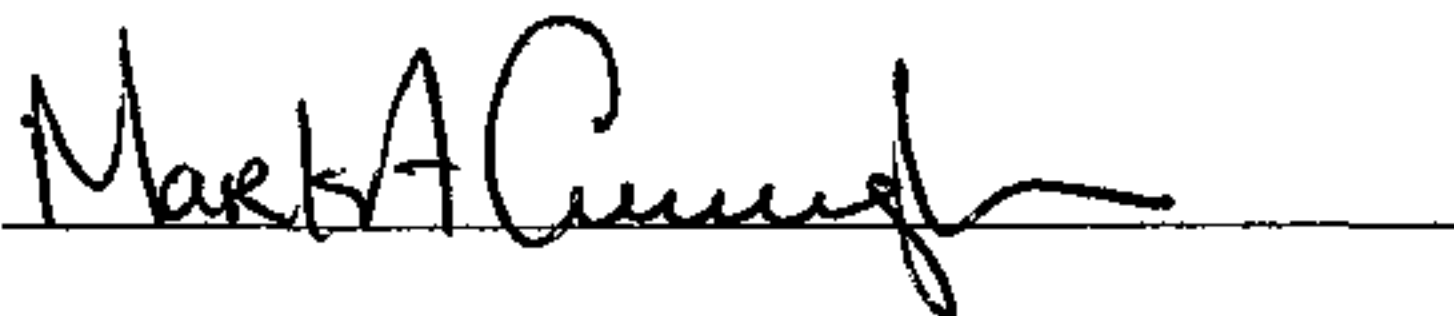
JUN 12 2003

ZONING COMMISSIONER

SUBJECT: Zoning Advisory Petition(s): Case(s) 03-547- Administrative Variances

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:



Section Chief:



AFK/LL:MAC

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: May 30, 2003

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

SUBJECT: Zoning Advisory Committee Meeting
For June 2, 2003
Item Nos. 544, 545, 546, 547, 548,
549, and 551

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

RWB:CEN:jrb

cc: File

Paul & Linda Holmes

4740 White Marsh Rd.
Baltimore, Maryland 21237

May 9, 2003

Zoning Review
Department of Permits and Development Management
111 West Chesapeake Avenue
Room 111
Towson, MD 21204

Dear Sir or Madam:

I am applying for an Administrative Variance due to the practical difficulty of compliance to the existing BCZR. I am seeking relief to construct an open deck measuring 26' by 12' with stairs attached to the rear of my home at 4740 White Marsh Rd. The improved property formally known as lot 19 has a rear set back of thirty-two feet and is located in the Wolf Meadows development. There are only twenty-four housing units in the development and to my knowledge three other home owners have in recent months applied for and have received administrative variances to construct decks similar to the one I have proposed on their properties. They are the Wolfs at 4800 White Marsh, the Yakes at 4802 White Marsh and the Russells at ~~11~~ Cool Meadow Court. Each of them as well as the Keys of 4742 White Marsh and Novak in 4738, neighbors who are adjacent to my site, have stated that they would supply written proof that they approve of this addition.

My reasons for such a request are as follows:

- I am a high school athletic administrator and my wife and I both coach at that level. We frequently entertain our athletes, their parents and the members of my coaching staff who are our business associates.
- This structure would provide my two children and three grandchildren with a safe place to relax or play.
- Most importantly, this structure would provide access from the main level of our home to the rear of our property.
- Finally, this structure would ^{not} be viewed as an encumbrance since the area beyond the rear set back is a ~~planned~~ ^{private} open space.

Sincerely,

Paul Holmes

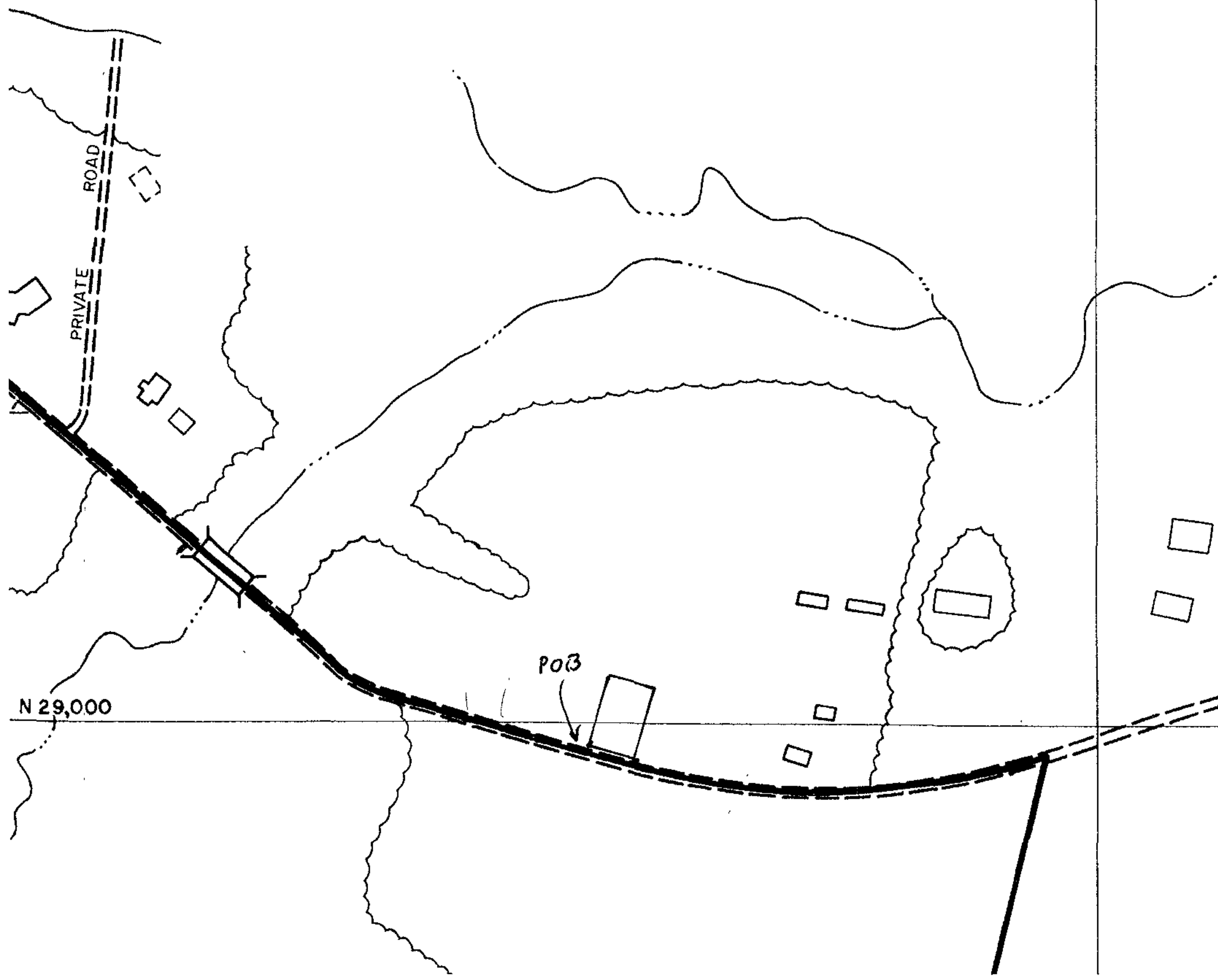
Paul Holmes
Home Owner

547

4740 WHITE MARSH RD
NE 8 G
14TH DIST

D.R. 5.5

N 30,000



N 29,000

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

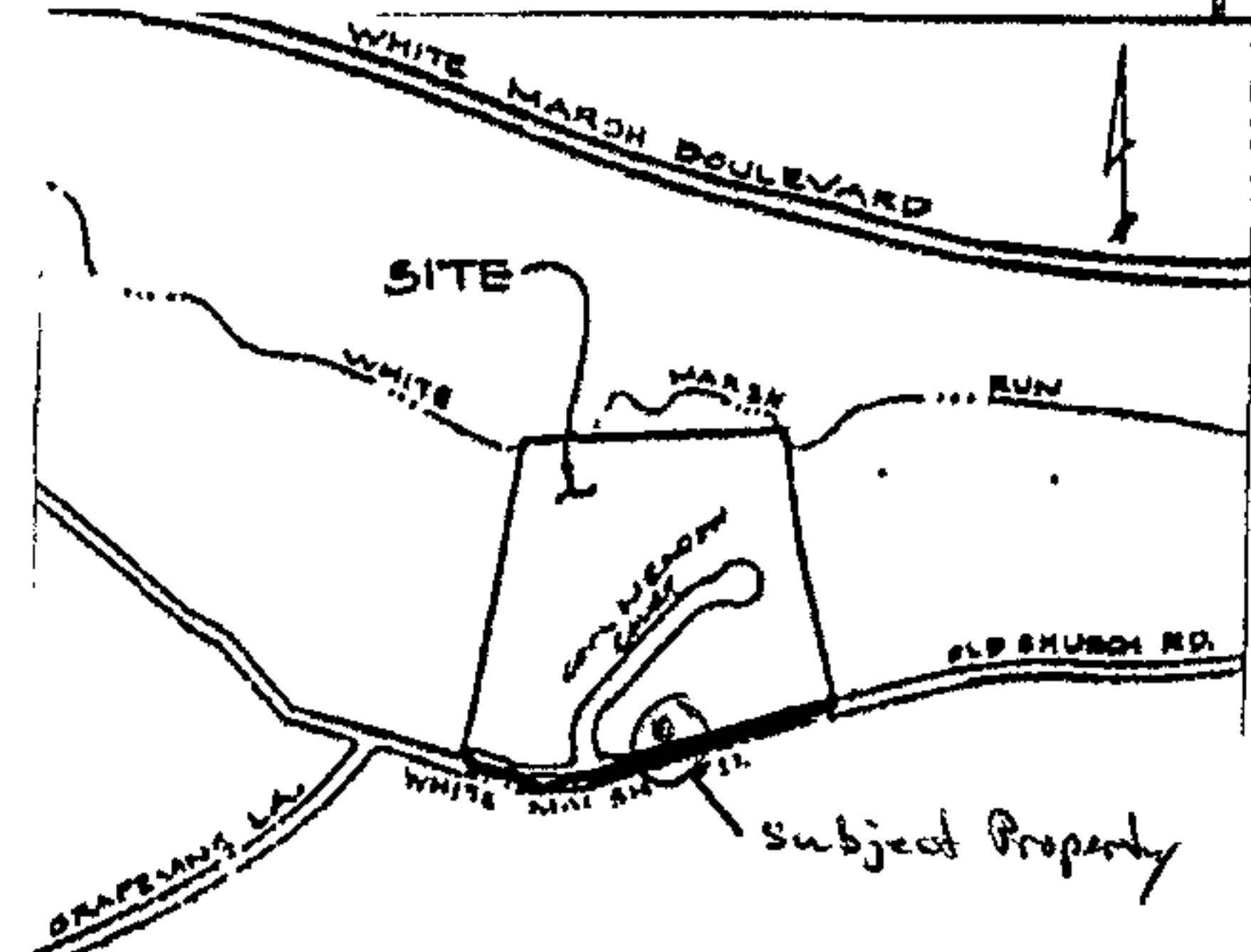
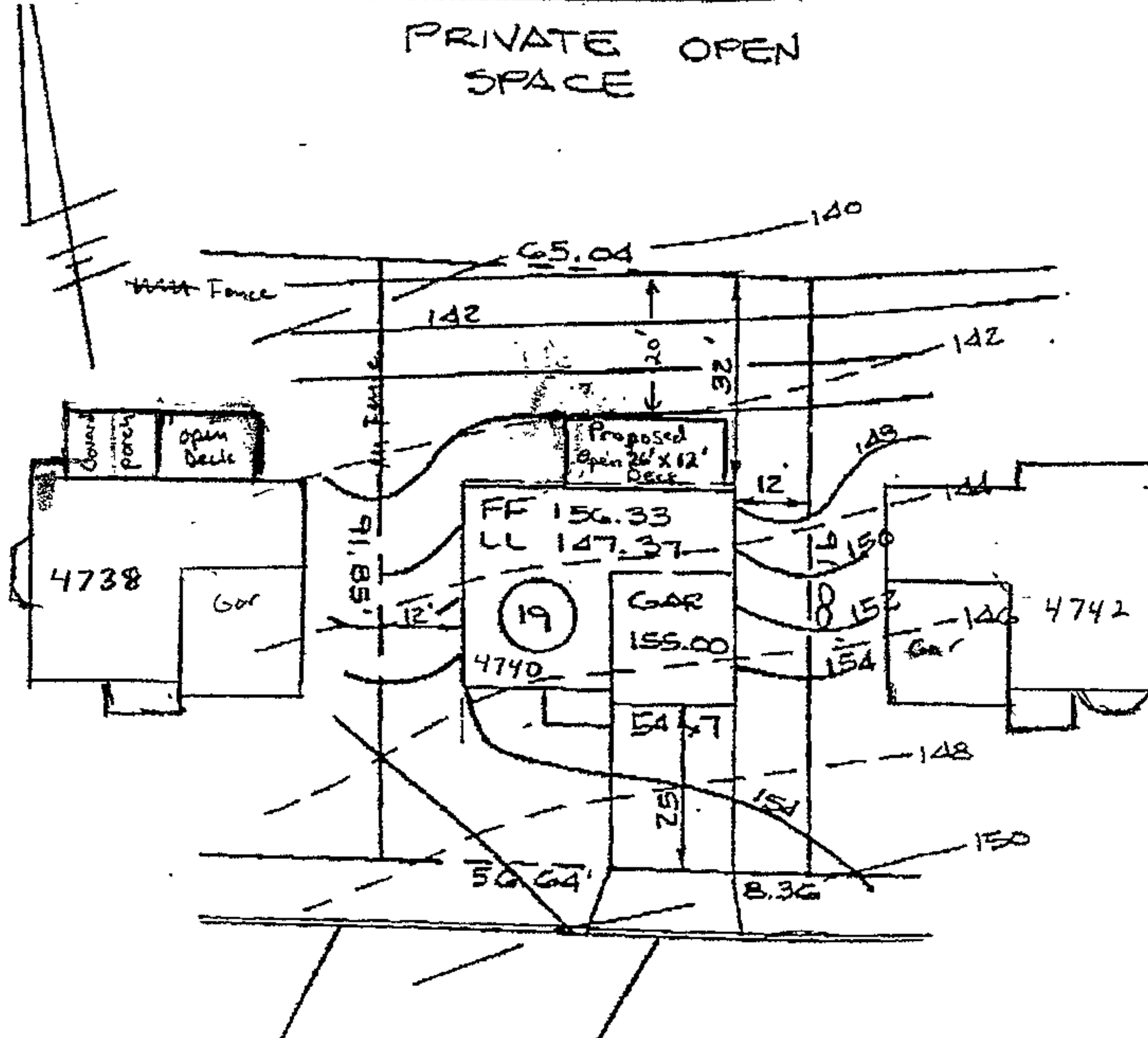
PROPERTY ADDRESS 4740 White Marsh Rd.

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

SUBDIVISION NAME Wolf Meadows Prop

PLAT BOOK # 73 FOLIO # 150 LOT # 19 SECTION #

OWNER Paul & Linda Holmes



VICINITY MAP
SCALE: 1" = 1000'

LOCATION INFORMATION

ELECTION DISTRICT 14th

COUNCILMANIC DISTRICT 6

1" = 200' SCALE MAP # NE-8F

ZONING DRS-5 NE 8G

LOT SIZE 1365 5,945.00
ACREAGE 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 SCM ITEM # 547 CASE # 1

LITTLE & ASSOCIATES, INC.
ENGINEERS—LAND PLANNERS
1045 TAYLOR AVENUE, SUITE 101
TOWSON, MARYLAND 21286
PHONE: (410) 296-1636 FAX: (410) 296-1639

HOUSE TYPE
MILES
WOLF PROPERTY
4740 WHITE MARSH ROAD
LOT 19 SM 73/150
14th ELECT. DIST BALTO CO. MD
SCALE 1" = 30' 12/11/01
SCALE OF DRAWING: 1" = 30'



PREPARED BY



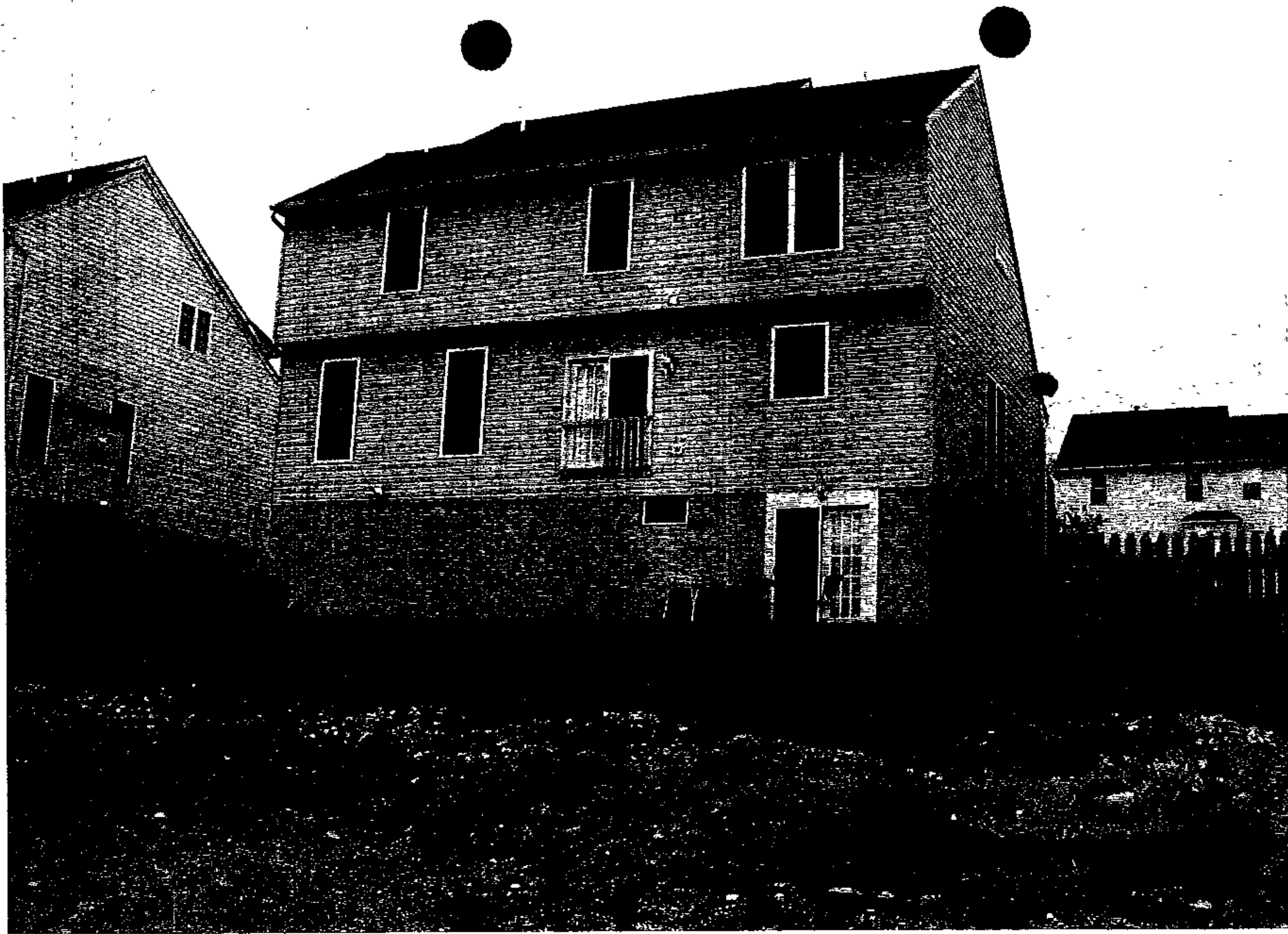
547

Russell residence 19 Cool Meadow Ct.
(rear view 20' x 24' open deck)



547

Wolf residence 4800 White Marsh Rd.
(rear view 12' x 20' open deck)



547

Holmes residence 4740 White Marsh Rd.
(rear view)



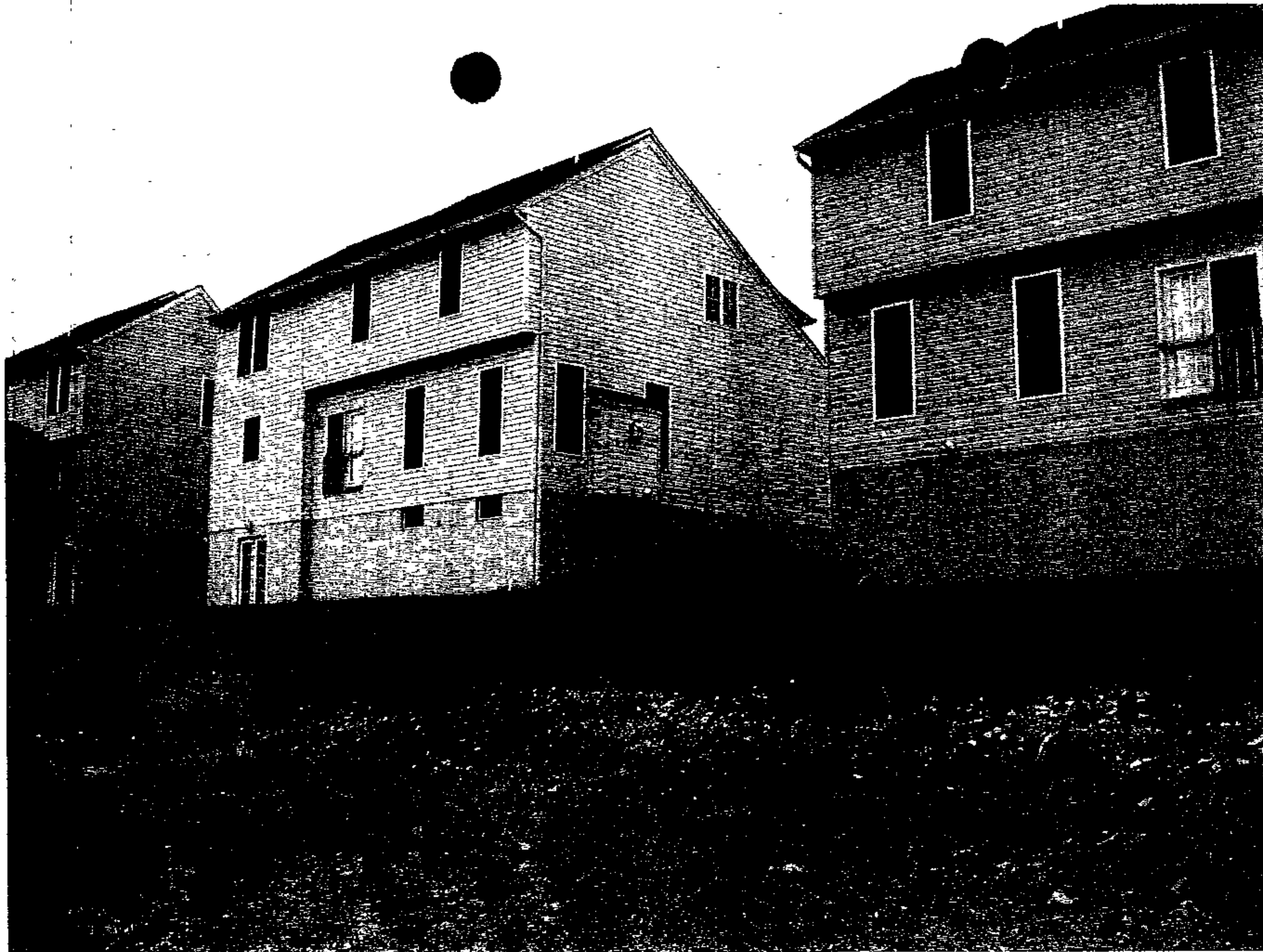
547

Novak residence 4738 White Marsh Rd.
(rear view enclosed deck & fence)



547

Rear view of all houses on 4700 block of White Marsh Rd.



547

Keys residence 4742 White Marsh Rd.
(rear view)