

IN RE: PETITION FOR ADMIN. VARIANCE

N/S of Oakdale Avenue, 75 ft. S
centerline of Beechdale Avenue

15th ~~2nd~~ Election District
7th Councilmanic District
(7870 Oakdale Avenue)

Charla E. & Ronald T. Fitch
Petitioners

*

BEFORE THE

*

DEPUTY ZONING COMMISSIONER

*

OF BALTIMORE COUNTY

*

CASE NO. 03-606-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 owners of the subject property, Charla E. and Ronald T. Fitch. The variance request is for property located at 7870 Oakdale Avenue in the Rosedale 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 the extension of an existing side building setback for a front and rear addition to be 8 ft. in lieu of the permitted 10 ft. 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 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

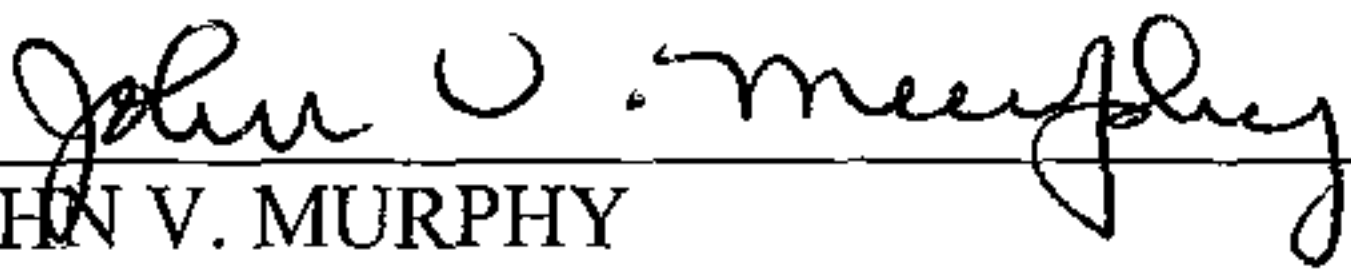
7/29/03
R. J. Jenson

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 Deputy Zoning Commissioner for Baltimore County, this 29 day of July, 2003, that a variance from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit the extension of an existing side building setback for a front and rear addition to be 8 ft. in lieu of the permitted 10 ft., 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.


JOHN V. MURPHY
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

JVM:raj

09/08/03
7/29/03




Baltimore County
Zoning Commissioner

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

July ²⁹~~23~~, 2003

Mr. & Mrs. Ronald T. Fitch
7870 Oakdale Avenue
Baltimore, Maryland 21237

Re: Petition for Administrative Variance
Case No. 03-606-A
Property: 7870 Oakdale Avenue

Dear Mr. & Mrs. Fitch:

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 cursive script, reading "John V. Murphy".

John V. Murphy
Deputy Zoning Commissioner

JVM:raj
Enclosure

c: James Padgett
1810 Ellinwood Road
Baltimore, MD 21237

Visit the County's Website at www.baltimorecountyonline.info



Printed with Soybean Ink
on Recycled Paper



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 2870 OAKDALE AVE
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) 1 BO2. 3. C. 1 TO PERM11

THE EXTENSION OF AN EXISTING ^{SIDE BUILDING} SETBACK FOR A FRONT AND REAR ADDITION TO BE 8 FT. IN LIEU OF 10 FT.

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

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

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

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

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

Legal Owner(s):

RONALD T. FITCH

Name - Type or Print

Signature

CHARLA E FITCH

Name - Type or Print

CHARLA E FITCH

Signature

2870 OAKDALE AVE 410-687690

Address

BALT.

City

MD.

State

Telephone No

21237

Zip Code

Representative to be Contacted:

JAMES PADGETT

Name

1810 ELLINWOOD RD 410-866-1522

Address

BALT. MD.

City

State

Telephone No

21237

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 27 day of JULY, 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

CASE NO. 03 606 A

REV 10/25/01

Reviewed By VL

Date

6/27/03

Estimated Posting Date

7/06/03

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 7870 OAK DALE AVE.
Address
BALT 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):

EXISTING BUILDING -
TERMITE DAMAGE.
EXTEND FRONT

Do to lot shape. existing
side set back will stay
they same. FRONT & REAR.
of ADDITION WILL INCREASE BY
10' FOOT.
UNUSUAL LOT SHAPE

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.

X Ronald J Fitch
Signature
RONALD J FITCH
Name - Type or Print

X Charles E Fitch
Signature
CHARLES E FITCH
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 3 day of June, 2003, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Ronald & Charles Fitch
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

James J. Padgett
Notary Public
My Commission Expires 10/01/04

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

Address 7870 OAKDALE AVE.
City BALT. State MD. Zip Code 21237

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):

EXISTING BUILDING

TERMITE DAMAGE.

EXTEND FRONT

DO TO LOT SHAPE & EXISTING
SIDE SET BACK OF 5' WHICH WILL
STAY THE SAME. FRONT & REAR
OF ADDITION WILL INCREASE BY
10 FOOT.

~~UNUSUAL~~ UNUSUAL LOT SHAPE

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.

X [Signature]
Signature

RONALD T FITCH
Name - Type or Print

X [Signature]
Signature

CHARLES E FITCH
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 3 day of June, 2003, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Ronald & Charles Fitch
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

[Signature]
Notary Public

My Commission Expires

10/01/04



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7870 OAK DALE AVE
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) 1 BOZ. 3.C. 1. TO PERMIT

THE EXTENSION OF AN EXISTING ^{SIDE} BUILDING SET BACK FOR A FRONT AND REAR ADDITION TO BE 8 FT. IN LIEU OF 10 FT.

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

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

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

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

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

RONALD T FITCH

Name - Type or Print

Signature

CHARLA E FITCH

Name - Type or Print

Charla E Fitch

Signature

7870 OAK DALE AVE 410-687-6790

Address

Telephone No.

BALT. MD 21237

City

State

Zip Code

Representative to be Contacted:

JAMES PADGETH

Name

1810 ELLIN WOOD RD 410-866-1522

Address

Telephone No.

BALT. MD. 21237

City

State

Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this day of that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 03 606 A

Reviewed By VL Date 6/27/03

REV 10/25/01

Estimated Posting Date 7/06/03

ZONING DESCRIPTION FOR 7870 OAKDALE AVE.
BEGINNING AT A POINT ON THE NORTH SIDE OF
OAKDALE AVE. WHICH IS 30' WIDE AT THE
DISTANCE OF 75' SOUTH OF THE CENTERLINE
OF THE NEAREST IMPROVED INTERSECTING STREET
BEECHDALE AVE. WHICH IS 30' WIDE, BEING LOT 345
SECTION C IN THE RESUBDIVISION OF ROESDALE
TERRACE AS RECORDED IN BALTIMORE COUNTY
PLAT BOOK # 7 FOLIO # 133
CONTAINING .462 ACRES ALSO KNOWN AS 7870
OAKDALE AVE. AND LOCATED IN THE 15
ELECTION DISTRICT > COUNCILMANIC DISTRICT.

606

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 25017

JL #606

DATE

6/27/03

ACCOUNT

001 006 6150

AMOUNT

\$ 65.00

RECEIVED
FROM:

Padgett

FOR:

Res name change filing

7870 ~~oak~~ Oakdale ave

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

BUSINESS ACTUAL TIME
6/27/2003 6/27/2003 09:47:09

REG MS06 WALKIN KACH KXH

RECEIPT # 165260 6/27/2003

Dept 5 528 ZONING VERIFICATION

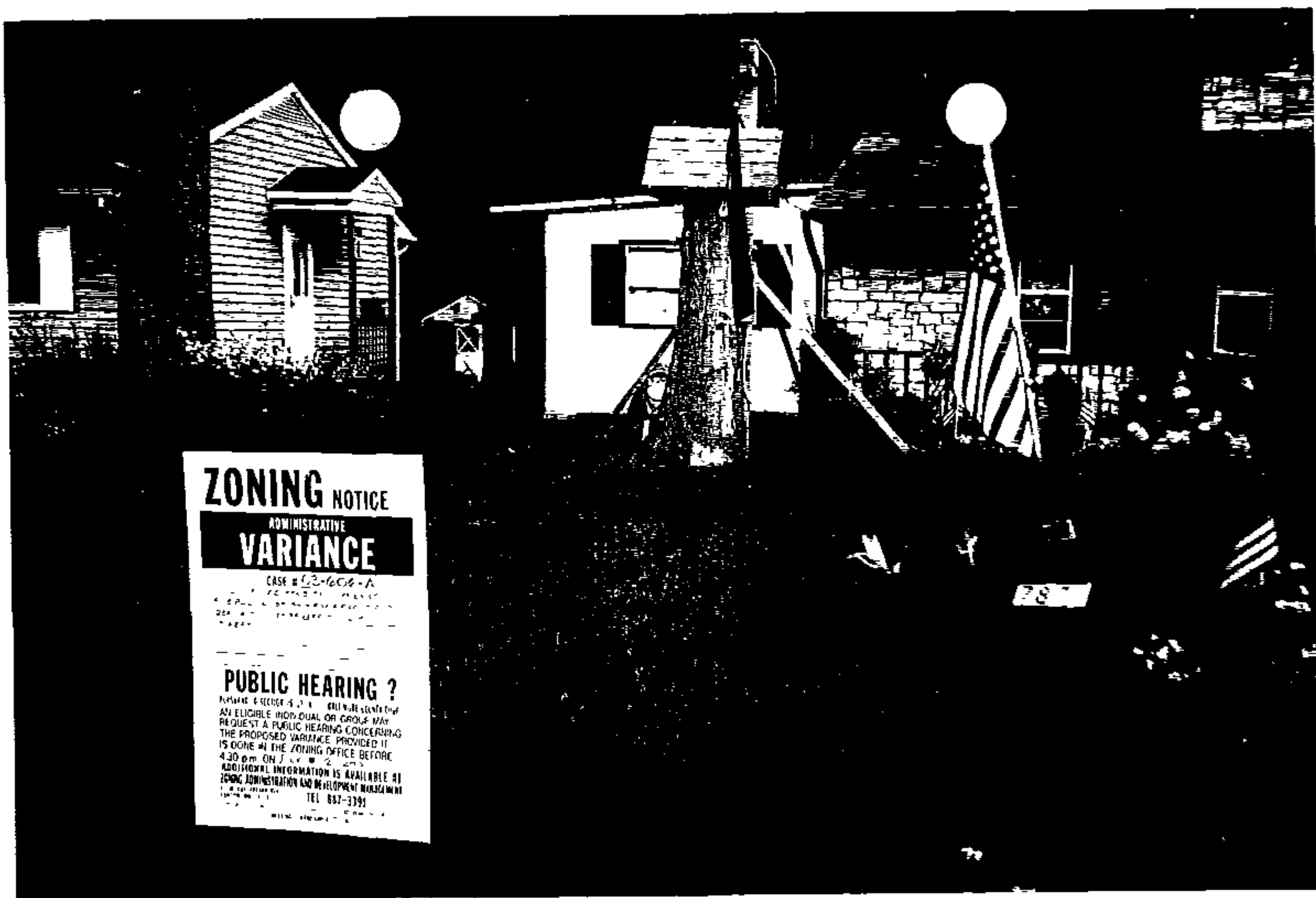
CR NO. 025017

Receipt Tot \$65.00

65.00 CK .00 CA

Baltimore County, Maryland

CASHIER'S VALIDATION



ZONING NOTICE

ADMINISTRATIVE VARIANCE

CASE # 03-606-A
TO PERMIT THE EXTENSION OF AN EXISTING
SIDE BUILDING SETBACK FOR A FRONT AND
REAR ADDITION TO BE 8 FEET IN LIEU OF
10 FEET

PUBLIC HEARING ?

PURSUANT TO SECTION 26-127(b)(1), BALTIMORE COUNTY CODE
AN ELIGIBLE INDIVIDUAL OR GROUP MAY
REQUEST A PUBLIC HEARING CONCERNING
THE PROPOSED VARIANCE, PROVIDED IT
IS DONE IN THE ZONING OFFICE BEFORE
4:30 p.m. ON JULY 21, 2003
ADDITIONAL INFORMATION IS AVAILABLE AT
ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT
TEL. 887-3391

ZONING NOTICE

ADMINISTRATIVE VARIANCE

CASE # 03-606-A

TO PERMIT THE EXTENSION OF AN EXISTING
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4:30 p.m. ON JULY 21, 2003

ADDITIONAL INFORMATION IS AVAILABLE AT
ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT
111 W. CHESAPEAKE AVE.
TOWSON, MD. 21204
TEL. 887-3391

MEETING IS HANDICAP ACCESSIBLE

CERTIFICATE OF POSTING

RE: Case No.: 03-606-A

RONALD & CHARLA FITCH
Petitioner/Developer: PADGETT CONSTRUCTION

Date of Hearing/ Closing: JULY 21, 2003

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

Attention:

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 # 7870 OAKDALE AVE.

The sign(s) were posted on

JULY 5, 2003
(Month, Day, Year)

Sincerely,

Garland E. Moore

(Signature of Sign Poster and Date)

GARLAND E. MOORE

(Printed Name)

3225 RYERSON CIRCLE

(Address)

BALTIMORE, MD. 21227

(City, State, Zip Code)

(410) 242-4263

(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 03 606 A
Petitioner: X RONALD & CHARLA FITCH
Address or Location: X 7870 OAK DALE AVE. BALT. MD 21237

PLEASE FORWARD ADVERTISING BILL TO

Name: X RONALD FITCH
Address: X 7870 OAK DALE AVE.
X BALT MD 21237
X
Telephone Number: X 410 - 687 - 6790

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATESCase Number 03- 606 -AAddress 7870 OAKDALE AVE.Contact Person: JOHN LEWIS
Planner Please Print Your Name

Phone Number 410-887-3391

Filing Date: 6/27/03 Posting Date: 7/06/03 Closing Date: 7/21/03

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.

Seal and Stamp

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

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 03- 606 -AAddress 7870 OAKDALE AVE.Petitioner's Name RONALD AND CHARLA FITCHTelephone 410 687 6790Posting Date: 7/06/03Closing Date: 7/21/03Wording for Sign To Permit THE EXTENSION OF AN EXISTING ^{SIDE} BUILDING SETBACK FOR A FRONT AND REAR ADDITION TO BE ~~10~~ 8 FT IN LIEU OF 10 FT.*applicant given posters list.*



Baltimore County
Department of Permits and
Development Management

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

July 21, 2003

Ronald Fitch
Charla Fitch
7870 Oakdale Avenue
Baltimore, MD 21237

Dear Mr. and Mrs. Fitch:

RE: Case Number: 03-606-A, 7870 Oakdale Avenue

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on June 27, 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, reading "W. Carl Richards, Jr.".

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:klm

Enclosures

c: People's Counsel
James Padgett, 1810 Ellinwood Road, Baltimore 21237

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
111 West Chesapeake Avenue
Towson, Maryland 21204

July 2, 2002

ATTENTION: Rebecca Hart

Distribution Meeting of: July 7, 2003

Item No.: ⁶⁰⁶ 602-610

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.

7. The Fire Marshal's Office has no comments at this time.

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

cc: File

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



MARYLAND DEPARTMENT OF TRANSPORTATION

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

Date: 7.7.03

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

RE: Baltimore County
Item No. 606 JL

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: Timothy M. Kotroco, Director
Department of Permits and
Development Management

DATE: July 8, 2003

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

SUBJECT: Zoning Advisory Petition(s): Case 03-604 and 03-606
Administrative Variance

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:

Kathy Schlebach

AFK/LL:MAC

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director
Department of Permits &
Development Management

DATE: September 8, 2003

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

SUBJECT: Zoning Advisory Committee Meeting
For July 14, 2003
Item Nos. 602, 603, 604, 605, 606,
607, 608, 609, and 610

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

RWB:CEN:jrb

cc: File

Administrative Variances Check List

Case Number

03-606 A

Location

7870 Oakdale Ave

Zoning

DR 5.5

Request

addition 8 ft instead 10 ft

Zoning Regs

1- BOZ, 3.C.1 -

Verify sign posting

7/5/03 7/21 closing of

ZAC comments

ok

Reason for request

termites damage? extend from

Site Plan

odd shaped lot existing 8 foot setback
for dwelling - adding front porch

Pictures

✓

Opinion

ok

03606A

I JAMES PADGETT UNDERSTAND
THAT PHOTOS ARE NEEDED TO PROCESS
VARIANCE. I WILL TAKE AND BRING
COPIES TO ZONING. 03 606 A.

James Padgett
June 29~~th~~ 03

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

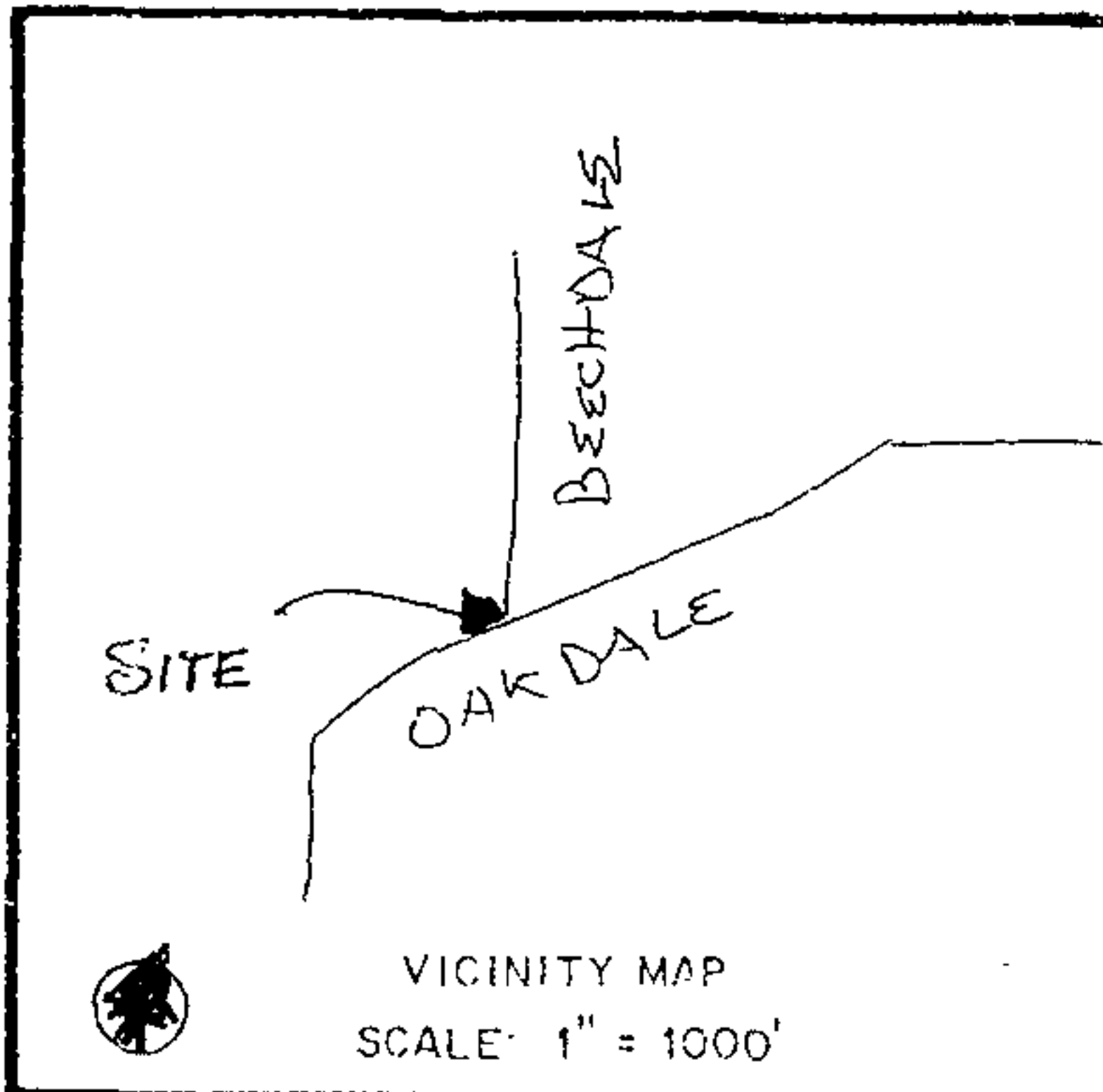
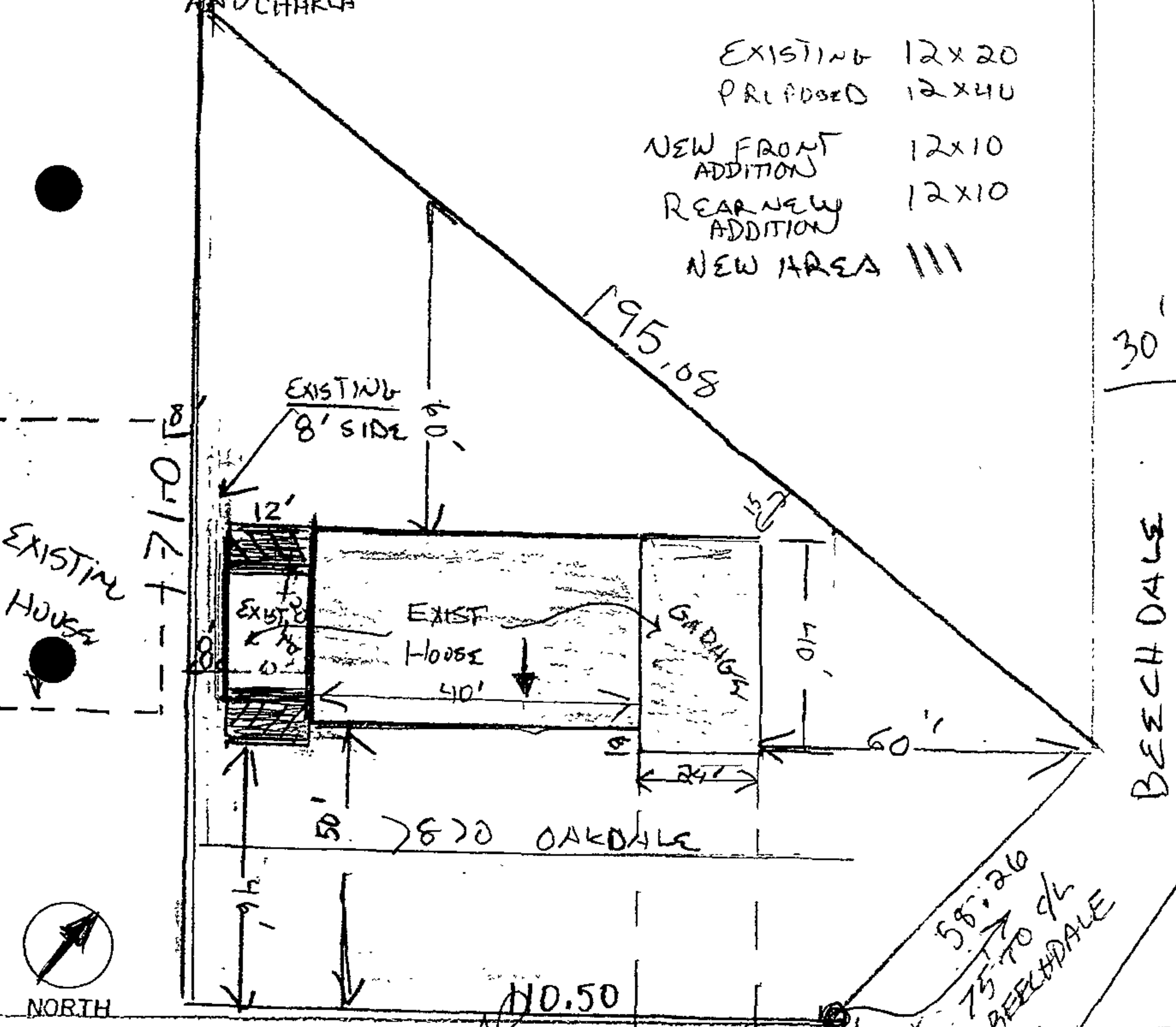
PROPERTY ADDRESS 7870 OAK DALE AVE SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME ROSEDALE TERRACE - (RESUB OF PORTION OF PLAN "C")

PLAT BOOK # 7 FOLIO # 133 LOT # 345 SECTION # PLAN "C"

OWNER RONALD T. FITCH AND CHARLA

EXISTING 12x20
PROPOSED 12x40
NEW FRONT ADDITION 12x10
REAR NEW ADDITION 12x10
NEW AREA III



LOCATION INFORMATION

ELECTION DISTRICT 15th

COUNCILMANIC DISTRICT 7

1"=200' SCALE MAP # NE 2E

ZONING DR 5.5

LOT SIZE .462 20,137.5
ACREAGE SQUARE FEET

	PUBLIC	PRIVATE
SEWER	☒	☐
WATER	☒	☐

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

PRIOR ZONING HEARING NONE

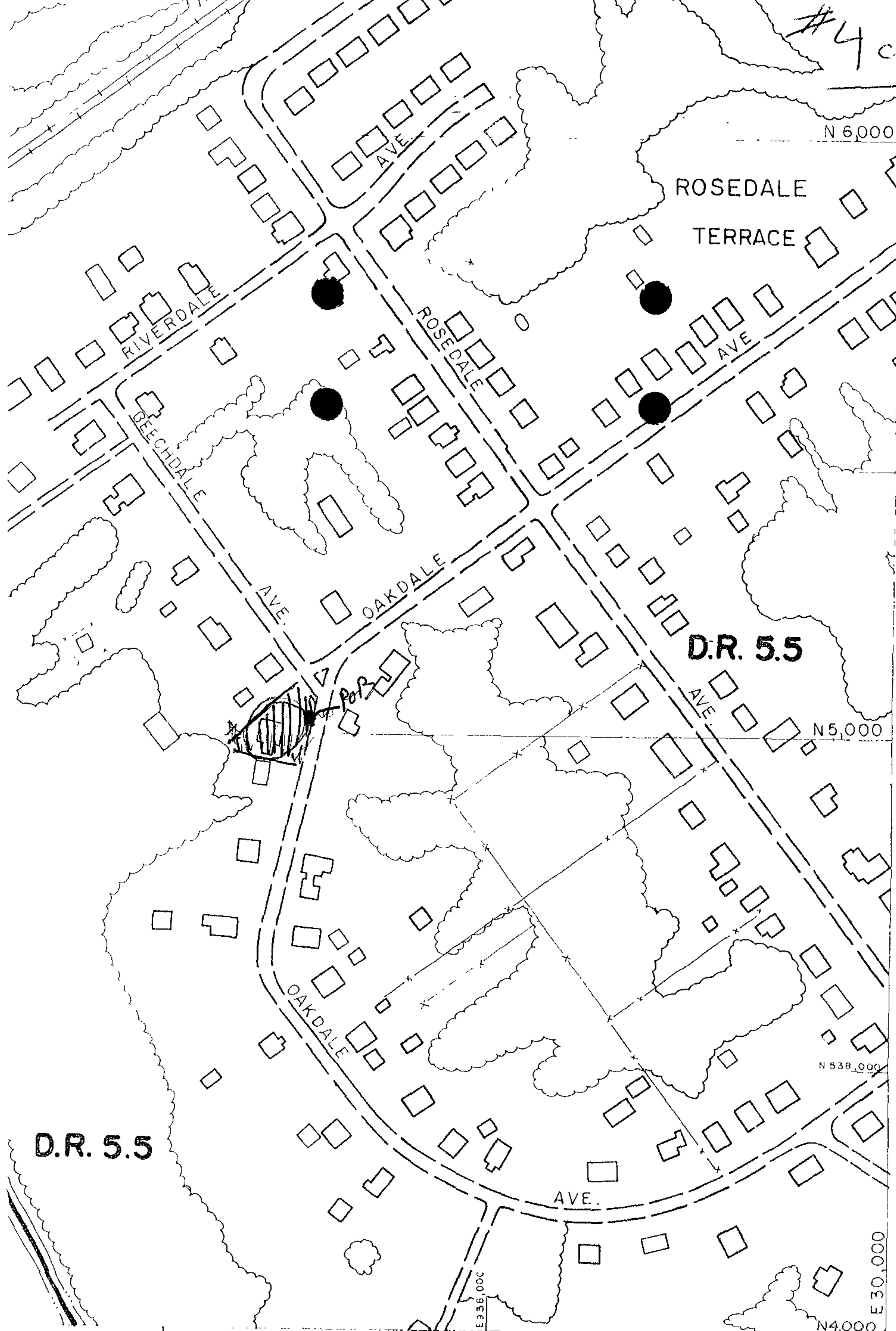
ZONING OFFICE USE ONLY

REVIEWED BY JL ITEM # 03-606-A CASE #

PREPARED BY JAMES PADGETT JR. #03 SCALE OF DRAWING: 1" = 30'

Redevelopment

#4 copies



SCALE	LOCATION	SHEET
1" = 200' ±		
DATE OF PHOTOGRAPHY	ROSEDALE	N. E.
JANUARY 1986	606	2-E





7870 - OAK DALE

EXISTING ADDITION

EXISTING HOME TAN. 12 WIDE X 20 LONG

