IN RE: PETITION FOR ADMINISTRATIVE SPECIAL HEARING W/S of Virginia Avenue, N/S of Shealy Avenue 9th Election District 4th Councilmanic District 517 and 519 Virginia Avenue

> Josef of Vienna Inc., Petitioner

BEFORE THE

ZONING COMMISSIONER

OF BALTIMORE COUNTY

CASE NO. 04-310-ASPH

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an Administrative Special Hearing filed by the legal owner of the subject property, Josef of Vienna Inc. property is located at 517 and 519 Virginia Avenue in the Towson area of Baltimore County. The subject property is zoned BM-CT. The Petitioner herein seeks an Administrative Special Hearing to approve a waiver pursuant to Sections 26-171, 26-172(b), Baltimore County Code, of Section 26-203(C)(8) and Section 26-278 to raze a 2 story structure. Prior to the issuance of a decision on this petition, the Petitioner amended its petition to add another waiver. Specifically, a second waiver is sought from Sections 26-542 and 26-544 of the Baltimore County Code from the requirement that the waiver request to raze the structure need be considered by the Baltimore County Landmarks Preservation Commission. This building is listed on the Maryland Historical Trust (MHT) Inventory as MHT #BA 1530. The subject property and requested relief are more particularly described on Petitioner's Exhibit No. 1, the plat to accompany the Petition for Administrative Special Hearing.

Section 26-172(b) of the Baltimore County Code (B.C.C.) provides that waivers from the requirements of Section 26-203 of the Code (i.e., the development plan) can be



granted by the Director of the Department of Permits and Development Management (DPDM). Such requirements can be waived upon a finding that the size, scope and nature of the proposed development does not justify strict compliance, that a waiver would be within the scope, purpose, and intent of the development regulations, and that the proposed development complies with all other County laws, ordinances, and regulations. In order to afford due process, the Director has designated the Zoning Commissioner (Hearing Officer) to consider the waiver request filed in this instance. Moreover, in order to provide public notice, the property was posted with a sign describing the request on January 5, 2004. There was no request by the public for a hearing nor any public input for the requisite period of fifteen (15) days after posting the property. The matter is now eligible for review and resolution by this Hearing Officer.

The Petitioner has filed the supporting affidavits as required by Section 26-127(b)(1) of the Baltimore County Code. A description of the property contained within the case file indicates that the property consists of 0.191 acres of land, more or less, and is zoned BM-CT. The information submitted is persuasive to a finding that the proposed razing of the existing dwelling located on the property will not be inappropriate. Furthermore, Kimberly R. Abe, a historic preservationist in the Office of Planning, reviewed the Petitioner's proposal and advised the undersigned that the Office of Planning and Landmarks Preservation Commission acknowledged that the subject structure has no historic value and therefore do not oppose the request to raze. There is no evidence in the file to indicate that the requested waiver would adversely affect the health, safety or general welfare of the surrounding community and should therefore be

granted. Moreover, the relief requested complies with the requirements of the Baltimore County Zoning Regulations and should therefore be approved.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED, by the Zoning Commissioner for Baltimore County, this _____/7th__ day of February, 2004, that the request for Administrative Special Hearing to approve a waiver pursuant to Sections 26-171, 26-172(b), Baltimore County Code of Section 26-203(C)(8) and Section 26-278 to raze a 2 story structure is hereby GRANTED.

IT IS FURTHER ORDERED, that a waiver of the requirements of Sections 26-542 and 26-544 of the Baltimore County Code that the matter be considered by the Baltimore County Landmarks Preservation Commission, be and is hereby GRANTED.

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

LAWRENCE E. SCHMIDT, ZONING COMMISSIONER FOR BALTIMORE COUNTY

LES

OH C

Zoning Commissioner

Suite 405, County Courts Building
401 Bosley Avenue
Towson, Maryland 21204
Tel: 410-887-3868 • Fax: 410-887-3468



Baltimore County

James T. Smith, Jr., County Executive Lawrence E. Schmidt, Zoning Commissioner

February 17, 2004

Robert A. Hoffman, Esquire Venable, LLP 210 Allegheny Avenue Towson, Maryland 21204

Re: Petitions for Administrative Special Hearing
Case Nos. 04-308-A - 515 Virginia Avenue
04-309-A - 514 Delaware Avenue
04-310-A - 517 & 519 Virginia Avenue

Dear Mr. Hoffman:

Enclosed please find the decisions rendered in the above-captioned cases. The petitions for administrative special hearing have 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,

Lawrence E. Schmidt Zoning Commissioner

LES:raj Enclosure

c: Josef of Vienna, Inc. 518 Virginia Avenue Towson, MD 21286

Towson Circle Joint Venture, LLP c/o Heritage Properties, Inc. 515 Fairmount Avenue
Towson, MD 21286



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

Petition for Administrative Special Hearing

for the property located at_

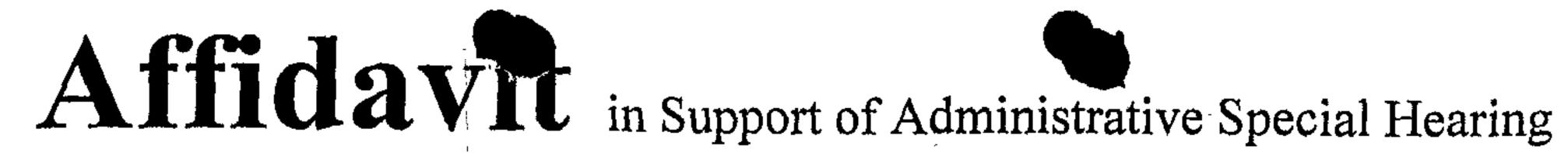
This Petition shall be filed with the Department of Permits and Development Management.

to the Zoning Commissioner of Baltimore County

which is presently zoned BM-CT

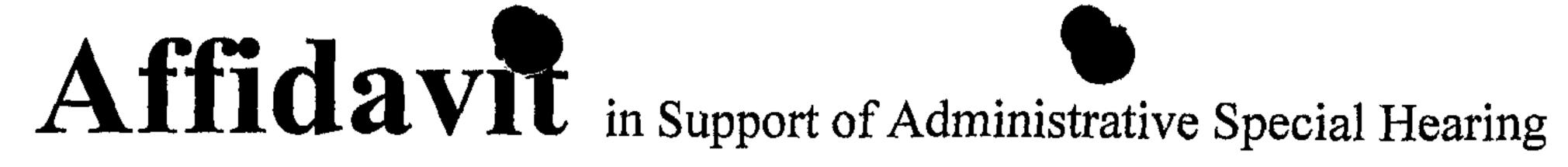
517 and 519 Virginia Avenue

attached hereto and made a part hereof, hereby petition for 26-171, 26-172(b), Baltimore County Code of Sections 26-203	a Special Hearing to approve a waiver pursuant to Section
Special Hearing to approve a waiver po	· · · ·
27-172(b), Baltimore County Code, of S	
Section 26-278 to raze a building (MH'	
of the zoning regulations of Baltimore County, to the zoning ia	w of Baltimore County.
Property is to be posted and advertised as prescribed by the z l, or we, agree to pay expenses of above Special Hearing, advertising zoning regulations and restrictions of Baltimore County adopted pure	ng, posting, etc. and further agree to and are to be bounded by the
	I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.
Contract Purchaser/Lessee:	Legal Owner(s):
Towson Cirele Joint Venture, LLP	Josef of Vienna Inc.
Name Type or Fint By Michael J. Batza, Jr., CEO	Name - Type or Print
Signature c/ Herritage Properties, Inc. (S-400)	Signature _{By} :
_515 Fairmount Avenue (410) 769-6100	Ume & Gehnna, Pas
Address Telephone No.	Name - Type or Print
Towson, Maryland 21286 City State Zip Code	Signature FAWEB CAPEING 17865
Attornov For Dotitionov	518 Virginia Avenue (410)828-7222
Attorney For Petitioner:	Address Telephone No
Robert A. Hoffman	Baltimore, Maryland 21286
Name - Type or Print Could A. Hollman	City State Zip Code
Signature	Representative to be Contacted:
Venable LLP	Robert A. Hoffman
Company	Name
210 Allegheny Avenue (410) 494-6200	210 Allegheny Avenue (410) 494-6200
Address Telephone No. Towson, Maryland 21204	Address Telephone No.
City State Zip Code	Towson, Maryland 21204 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 is petition be set for a public hearing, advertised, as required by the zonin
this that the subject matter of the regulations of Baltimore County and that the property be reposted.	no potition do dot for a public floating, advoitions, as required by me beam.
	Zanina Commissioner of Baltimore County
	Zoning Commissioner of Baltimore County
Case No. 04-310-511+ Review	ewed By CTM Date 1/5/04
REV 9/18/98 Estin	nated Posting Date 1/18/04



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 there	eto in the event that a p	ublic hearing is sched	fuled in the future with re	gard thereto.
		534/	for un	Ann-
That the Affiant(s) does/d	to presently reside at	Address	acocores 1	VVO
	1		Min	
	ı	18US	m low	11209
		City	State	Zip Code
That the Affiant(s) acknowledges and may be a seen and may be a seen and may be a seen as a seen a s	owledge(s) that if a force required to provide a	rmal demand is filed additional information.	i, Affiant(s) will be requ	ired to pay a reposting and
Signature Signature	hury	Sign	alung Market	
Name - Type or Print	EVARINE	Nam	e - Type or Print	BATER VA
			· · · · · · · · · · · · · · · · · · ·	مند جہد میں جب سے جی جید ہے۔
STATE OF MARYLAND,		_		
I HEREBY CERTIFY, this	day of	anuary	_, <u>2009</u> , before me, a	Notary Public of the State
of Maryland, in and for the	e County aforesaid, pe	rsonally appeared		
HAND & C	SEMMO	and	Muchner !	MATTEN
the Affiant(s) herein, pers				made oath in due form of
law that the matters and fa	acts hereinabove set fo	orth are true and corre	ect to the best of his/her/	their knowledge and belief.
AS WITNESS my hand ar	nd Motorial Spai			,
no trittado iliy ilalia al	' ' ' ' ' ' ' ' ' ' ' ' ' ' ' ' ' ' '			- ,
1/5/04	¦ ;	James Tame	la S. Kurk	
Date	MINIMULA S. A. MINIMULA	Notary Publ	ic	
	THE PARTY OF THE P	My Commis	sion Expires	ر ا <u>ح</u>
REV 9/18/98		My Commis		



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 Address City	LEGHENY /	708 - 2/2/2/ Zip Qode
That the Affiant(s) acknowledge(s) that if a for a formal state and may be required to provide	ormal demand is filed, Affia additional information.	nt(s) will be required to	pay a reposting and
Signature Signature ANOS OCHHUNG Name - Type or Print	Signature Name - Type	Office of Print	BATES A
STATE OF MARYLAND, COUNTY OF BALTIS HEREBY CERTIFY, this 5 day of of Maryland, in and for the County aforesaid, per Auto E County Maryland	Muary 20.	before me, a Notar	
the Affiant(s) herein, personally known or satisfa			
law that the matters and facts hereinabove set t	•		
AS WITNESS my hand and Notarial Seal			
Date Date PEN 9/18/98 Date 1/5/04 Date	Notary Public My Commission Ex	S. Parker pires _8/1/06	

Petition for Administrative Special Hearing

to the Zoning Commissioner of Baltimore County

which is presently zoned BM-CT

for the property located at 517 and 519 Virginia Avenue

This Petition shall be filed with the	Department of Permits and Development Management. The
undersigned, legal owner(s) of the property situate in Ba	altimore County and which is described in the description and plate for a Special Hearing to approve a waiver pursuant to Sections
26-171, 26-172(b), Baltimore County Code of Sections 26	6-203(C)(8) and Section 26-278 to
Special Hearing to approve a waive:	
27-172(b), Baltimore County Code,	···
	, , , , , , , , , , , , , , , , , , ,
Section 26-278 to raze a building	(MHT #BAID30)
of the zoning regulations of Baltimore County, to the zoni	ng law of Baltimore County.
; ; 1	
Property is to be posted and advertised as prescribed by	the zoning regulations.
 I, or we, agree to pay expenses of above Special Hearing, advections regulations and restrictions of Baltimore County adopte 	rertising, posting, etc. and further agree to and are to be bounded by the
	a parsuant to the zoning law for partitions country.
i	I/We do solemnly declare and affirm, under the penalties of
•	perjury, that I/we are the legal owner(s) of the property which
i	is the subject of this Petition.
Contract Purchaser/Lessee:	Legal Owner(s):
<u> </u>	Today Omioiton
Towson Circle Joint Wenture, LLP	Josef of Vienna Inc.
Name Type or Print By: Michael J. Batza, Jr., CE	O Name - Type or Print
Mula Lyman	
Signature c/o Heratage Properties Inc. (S-400) Signature _{By} :
515 Fairmount Avenue (410)769-6100	anne Cuhung Pus
Address Telephone No.	
Towson, Maryland 21286	THINTE CHRUTO PROS
City State Zip Code	Signature
- -	518 Virginia Avenue (410)828-7222
Attorney For Petitioner:	Address Telephone No.
Robert A. Hoffman	Baltimore, Maryland 21286
Name - Type or Print	City State Zip Code
Colut & Hollin	Representative to be Contacted:
Signature	
Venable LLP	Robert A. Hoffman
Company	Name
210 Allegheny Avenue (410) 494-6200	210 Allegheny Avenue (410)494-6200
Address Telephone No.	Address Telephone No.
Towson, Maryland 21204	Towson, Maryland 21204
City State: Zip Code	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	er 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
a, an call	1/
Case No. 04-310-504	Reviewed By Car Date 1/5/04
**************************************	. / /
REV 9/18/98	Estimated Posting Date
- · ·	
ı	

DESCRIPTION TO ACCOMPANY ADMINISTRATIVE SPECIAL HEARING FOR

517 and 519 VIRGINIA AVENUE
9世 ELECTION DISTRICT 5型 COUNCILMANIC DISTRICT P. 433

Beginning at a point on the west side of Virginia Avenue, which is 60-feet wide at the distance of 71.19-feet north 30° 26' 33" west of the centerline of Shealey Avenue 20-feet wide and Virginia Avenue 60-feet wide.

Thence the following courses and distances:

- 1. South 83° 47' 17" West 99.08-feet
- 2. North 14° 01' 05" West 80.24-feet
- 3. North 83° 47′ 17″ East 109.98-feet
- 4. South 06° 12' 43" East 79.50-feet

To the place of beginning CONTAINING 0.191 AC. ±

#310



BALTIMORE COUNTY, MARYLAND OFFICE OF BUDGET & FINANCE MISCELLANEOUS RECEIPT DATE				, Angle (n. 1805) seleka (n. 1805) Kangarangan (n. 1805) Kangarangan (n. 1805)				
DATE ACCOUNT AMOUNT RECEIVED FROM: FOR:	4			e e i ling. In the agence		No.	2132	ini - Wini -
RECEIVED FROM: FOR:								
RECEIVED FROM:	DATE		100	ACCOUNT	1.00	21.60	6 6150	<u> </u>
RECEIVED FROM:								, ,
FOR:	1 191) c	ا من المنظم ا المنظم المنظم						
FOR:		v		4/0 4				
POR: DISTRIBUTION WHITE - CACUIED								
DISTRIBUTION WHITE - CACHIED	FOR:		Const		JE SP			`
DISTRIBUTION DIME								
DISTRIBUTION AND DELLE AND		1. C. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1.						
	DISTRIB	UTION						`, ''

INFLICTED TEST

RESIDENT AND SOLES

RELETED TO SOLUTION TO SOLUTIO

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

	RE: Case No.: 04-3/0-SPH
	Petitioner/Developer: DOSEPH C
	VIENNA, INC
	Date of Hearing/Closing: EB 200
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:	(*
517/519 1/1RG	YNIA AVE
The sign(s) were posted on	Tonth, Day, Year)
ų.	Aumen, Day, x cat,
· Si	ncerely.
Si	ncerely,
	1/17/04
	(Signature of Sign Poster) (Date) SSG Robert Black
	(Signature of Sign Poster) (Date)
	(Signature of Sign Poster) (Date) SSG Robert Black
	(Signature of Sign Poster) (Date) SSG Robert Black (Print Name)
	(Signature of Sign Poster) (Date) SSG Robert Black (Print Name) 1508 Leslie Road
	(Signature of Sign Poster) (Date) SSG Robert Black (Print Name) 1508 Leslie Road (Address)
	(Signature of Sign Poster) SSG Robert Black (Print Name) 1508 Leslie Road (Address) Dundaik, Maryland 21222

RE: PETITION FOR ADMINISTRATIVE
SPECIAL HEARING
517 & 519 Virginia Avenue; W/side Virginia
Avenue, 71' W c/line Shealey Avenue
9th Election & 5th Councilmanic Districts
Legal Owner(s): Josef of Vienna, Inc by
Anne E Gehring, President
Contract Purchaser(s): Towson Circle Joint

Venture, LLP by Michael J Batza, Jr, CEO Petitioner(s)

* BEFORE THE

* ZONING COMMISSIONER

* FOR

* BALTIMORE COUNTY

* 04-310-SPH

* * * * * * * *

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 and documentation filed in the case.

RECEL" J

*

Mil , 5 mil

Personne

PETER MAX ZIMMERMAN

People's Counsel for Baltimore County

Carole S. Demilio

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 15th day of January, 2004, a copy of the foregoing Entry of Appearance was mailed to Robert A Hoffman, Esquire, Venable, LLP, 210 Allegheny Avenue, Towson, MD 21204, Attorney for Petitioner(s).

PETER MAX ZIMMERMAN

People's Counsel for Baltimore County

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ZONING REVIEW

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The <u>Baltimore County Zoning Regulations</u> (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 Adve	ertising: 04-310-50H
Item Number or Case	
Petitioner:	Josef of Viena Inc.
Address or Location:	517 on 2 519 Virginia Navenue
PLEASE FORWARD / Name:	ADVERTISING BILL TO:
Address:	20 210 Allegheny Avenue
	Jowson, Makyland 21204
Telephone Number:	40 494 6262

ADMINISTRATIVE SPECIAL HEARING INFORMATION SHEET AND DATES

Case	Number ,08	310	-SPH	Addres	s 517/	519	VIRGIT	JIA AVE
Conta	ct Person:	```````		10x LEY		Phone	Number: 41	0-887-3391
F :11	D = 4 = = 1	15/0	Planner, Please Prin		1/10/10	4		2/0/01
Filing	Date: 1	1) 10	<u></u>	Posting Date	: 1/18/00	√ Clo	osing Date:	2/2/04
Any co	ntact made h the contac	with this	office regard (planner) usi	ing the status ng the case no	of the adminisumber.	strative sp	pecial hearing	g should be
1.	reverse sid reposting m is again res	e of this f nust be do sponsible	orm) and the ne only by o for all assoc	e petitioner is ne of the sign ciated costs.	of the sign porcesponsible for posters on the The zoning notice. It should	or all prin e approvi otice sign	iting/posting ed list and the must be vis	costs. Any ne petitioner sible on the
2.	a formal re	equest for	a public he	earing. Pleas	or an occupant e understand complete on th	that eve	en if there is) feet to file no formal
	commission order that (typically wi	ier. He n the matte thin 7 to 1	nay: (a) gra r be set in 10 days of th	nt the reques for a public e closing date	be reviewed ted relief; (b) hearing. You e) as to whether till be mailed to	deny the I will rec er the pe	requested reive written tition has be	elief; or (c) notification en granted
	(whether discommission changed gives	ue to a r ier), notifi ving notice	neighbor's fo cation will b e of the hear	rmal request e forwarded ing date, time	NG: In cases or by order to you. The and location, graph of the a	of the zo sign on As whe	oning or dep the proper n the sign wa	outy zoning ty must be as originally
				(Detach Along Dotte	ed Line)			
Petitio	ner: This F	art of the	Form is fo	r the Sign Po	ster Only	· · · · · · · · · · · · · · · · · · ·	= ************************************	
		U	ISE THE SP	ECIAL HEARI	NG SIGN FOR	RMAT		
Case N	04 <i>-</i> -193_Number	310	-SPH	Address 5	17/519) VIR	GILLA A	NE.
					· · · · · · · · · · · · · · · · · · ·			
		•			Closing Date:	•		<u></u>
					approve A			CIAAT
70	SEZTIO	~ S ~	2 G - 17 1	76-177	(h)	$\frac{3}{\sqrt{21}}$		<u> </u>
2 F	CT10.7	26-	203 (c	(X, X)	~ U ZES		76.7	70
					いいけせり			
<u>k</u> <u>-</u>		···		<u> </u>		<u> </u>		/CR - 6/28/00

Department of Permits and Development Management

Development Processing County Office Building 111 W. Chesapeake Avenue Towson, Maryland 21204



Baltimore County

James T. Smith, Jr., County Executive Timothy M. Kotroco, Director

January 20, 2004

Robert Hoffman Venable, LLP 210 Allegheny Avenue Towson, MD 21204

Dear Mr. Hoffman:

RE: Case Number: 04-310-SPH, 517 and 519 Virginia Avenue

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on January 5, 2004.

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 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,

u. Callibal)

W. Carl Richards, Jr. Supervisor, Zoning Review

WCR:klm

Enclosures

c: People's Counsel Josef of Vienna, Inc., 518 Virginia Avenue, Baltimore 21286 Towson Circle Joint Venture, 515 Fairmount Avenue, Towson 21286



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

January 14, 2004

ATTENTION: Rebecca Hart

Distribution Meeting of: January 12, 2004

Item No.: 300-303, 305

Dear Ms. Hart:

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

LIEUTENANT JIM MEZICK Fire Marshal's Office ITTME 887-4881 MS-1117 F

cc: File

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO:

Timothy M. Kotroco, Director

DATE: February 2, 2004

Department of Permits & Development Management

FROM

Robert W. Bowling, Supervisor Bureau of Development Plans

Review

SUBJECT:

Zoning Advisory Committee Meeting

For January 20, 2004

Item Nos. 302, 303, 304, 305, 306, 308,

309, and (310)

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

RWB:jrb

cc: File

BALTIMORE COUNTY, MARYLAND DEPARTMENT OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT

TO:

Tim Kotroco

FROM:

R. Bruce Seeley

DATE:

January 16, 2004

SUBJECT:

Zoning Items # See List Below

Zoning Advisory Committee Meeting of January 12, 2004

X The Department of Environmental Protection and Resource Management has no comments on the following zoning items:

04-302

04-303

04-305

04-308

04-309

04-310

Reviewers:

Sue Farinetti, Dave Lykens

S:\Devcoord\ZAC SHELL 11-20-03.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO:

Timothy M. Kotroco, Director

Department of Permits and Development Management **DATE:** January 27, 2004

RECEIVED

FROM:

Arnold F. 'Pat' Keller, III

Director, Office of Planning

JAN 2 8 2004

SUBJECT:

ZONING COMMISSIONER Zoning Advisory Petition(s): Case 04-308, 04-309, and 04-310

Administrative Special Hearings

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.

Section Chief:

AFK/LL



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

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

LTM

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 1.13.04

Baltimore County

Item No. 3107

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

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.

RE:

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

NE coner of Virginia Ne. & Sheaky-

517 \$519 Virginia Allerne 04-310-8

