

IN RE: PETITION FOR ADMIN. VARIANCE

E/S of Quentin Avenue, 825 ft. S
centerline of Joppa Road
9th Election District
5th Councilmanic District
(8619 1/2 Quentin Avenue)

Terry A. & Thomas L. Anderson
Petitioners

*

BEFORE THE

*

DEPUTY ZONING COMMISSIONER

*

OF BALTIMORE COUNTY

*

CASE NO. 04-394-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, Terry A. and Thomas L. Anderson. The variance request is for property located at 8619 1/2 Quentin Avenue in the Cockeysville 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 existing single-family dwelling with addition and open projection (deck) to have a side yard setback of 6 ft. and a rear yard setback of 11 ft. in lieu of the required 10 ft. and 22.5 ft. respectively. 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 on March 6, 2004, 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

FILED FOR
2/3/04
R. J. J. J.

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 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 31 day of March, 2004, that a variance from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit an existing single-family dwelling with addition and open projection (deck) to have a side yard setback of 6 ft. and a rear yard setback of 11 ft. in lieu of the required 10 ft. and 22.5 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 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

ORDER RECEIVED FOR FILING

Date

3/31/04

By



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

March ³¹~~29~~, 2004

Mr. & Mrs. Thomas L. Anderson
8619 1/2 Quentin Avenue
Baltimore, Maryland 21234

Re: Petition for Administrative Variance
Case No. 04-394-A
Property: 8619 1/2 Quentin Avenue

Dear Mr. & Mrs. Anderson:

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 that reads "John V. Murphy".

John V. Murphy
Deputy Zoning Commissioner

JVM:raj
Enclosure

c: George Barranger
4306 Cross Country Drive
Ellicott City, MD 21-42

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





Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 8619 1/2 QUENTIN 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 B 02.3.C. 1 (BC 2A)

To PERMIT AN EXISTING SINGLE FAMILY DWELLING WITH ADDITION AND OPEN PROJECTION (DECK) TO HAVE A SIDYARD SETBACK OF 6' AND A REARYARD SETBACK OF 11' IN LIEU OF THE REQUIRED 10' AND 22.5' 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 _____

Attorney For Petitioner:

Name - Type or Print _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

Thomas L. Anderson 410-767-7392
Name - Type or Print _____
Signature _____
TERRY A. Anderson
Name - Type or Print _____
Signature _____
8619 1/2 Quentin Ave 410-882-2881
Address _____ Telephone No. _____
Balto MD 21234
City _____ State _____ Zip Code _____

Representative to be Contacted:

Geo Barranger
Name _____ 410-465-4965
4306 Cross Country Dr
Address _____ Telephone No. _____
Ellicott City MD 21042
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, 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 LTW Date 2/27/04

Estimated Posting Date 3/7/04

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

8619 1/2 Quentin Ave
Address
Balto MD 21234
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):

Side set back needs to be 10' and existing porch is 21'8"x11'4" which is 6' off property line. I have a fibromyalgia, a bad back and a bad hip which many days makes steps a nightmare. My husband has bad knees that do not allow him to do stairs some days either. . If we close in the porch it will allow us to free up a room on this floor for a bedroom for us to use and that will give us everything on one level. We need a room that we can sit in and enjoy the outdoors on the same level as the house. Our contractor is raising the floor of the porch when it's enclosed so that we can utilize the best view of our home. This side is adjunct to wooded Maryland parkland.

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.

[Signature]
Signature

Thomas L. Anderson
Name - Type or Print

[Signature]
Signature

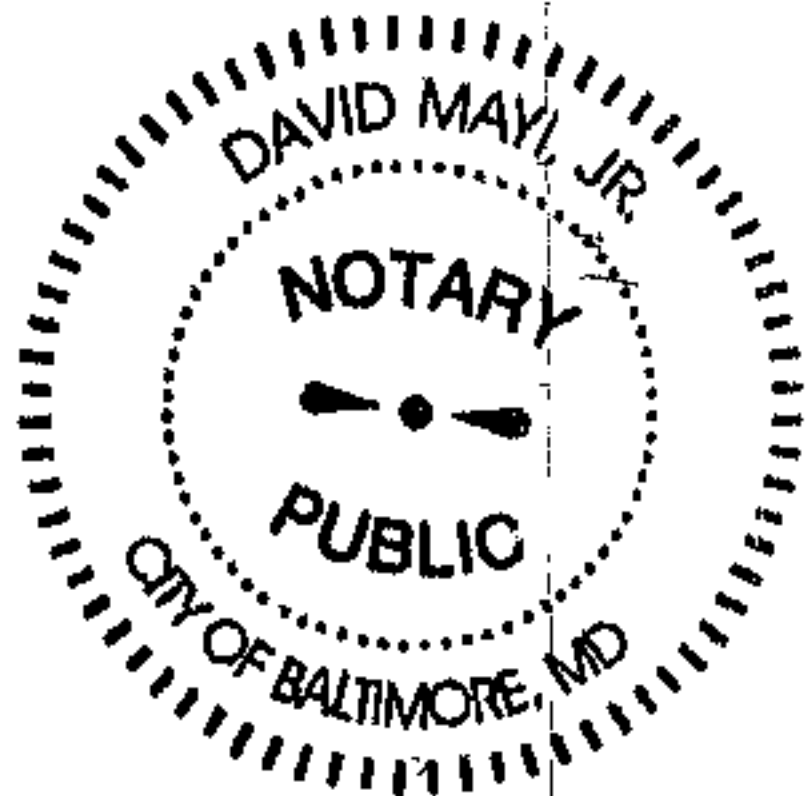
TERRY A. Anderson
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7 day of February, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Thomas L. Anderson & Terry A. Anderson
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 06-01-2007

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 8619 1/2 Quentin Ave
City Balto State MD Zip Code 21234

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):

Side set back needs to be 10' and existing porch is 21'8"x11'4" which is 6' off property line. I have a fibromyalgia, a bad back and a bad hip which many days makes steps a nightmare. My husband has bad knees that do not allow him to do stairs some days either. . If we close in the porch it will allow us to free up a room on this floor for a bedroom for us to use and that will give us everything on one level. We need a room that we can sit in and enjoy the outdoors on the same level as the house. Our contractor is raising the floor of the porch when it's enclosed so that we can utilize the best view of our home. This side is adjunct to wooded Maryland parkland.

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.

[Signature]
Signature
Thomas L. Anderson
Name - Type or Print

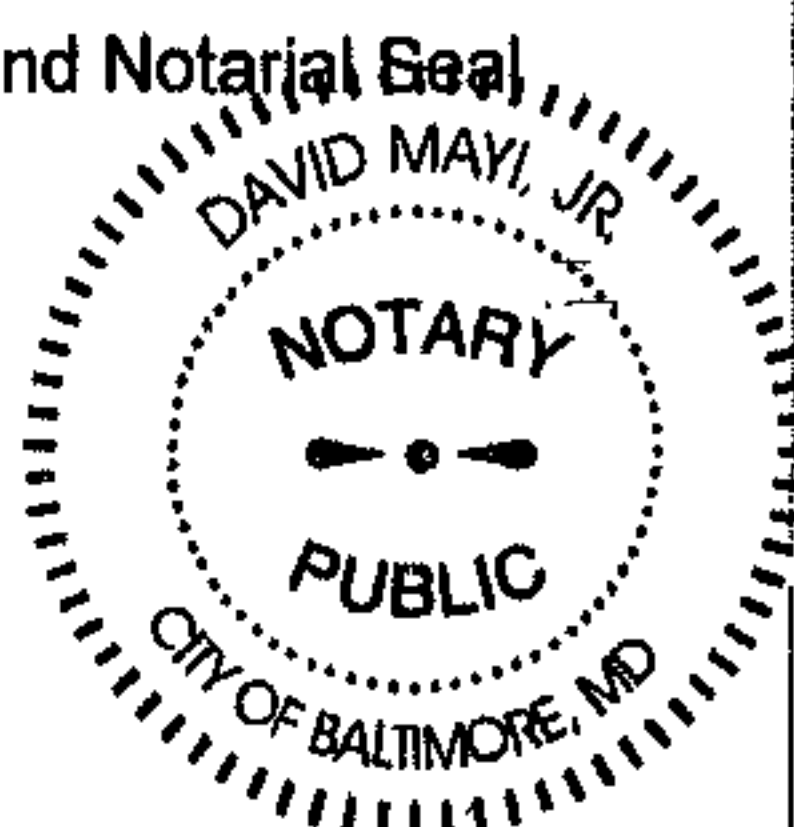
[Signature]
Signature
TERRY A Anderson
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7 day of February, 2004, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Thomas L. Anderson & Terry A. Anderson
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 06-01-07



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 8619 1/2 Quentin Ave
which is presently zoned DRS.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 B02.3.C.1 (BC2R)

TO PERMIT AN EXISTING SINGLE FAMILY DWELLING WITH
ADDITION AND OPEN PROJECTION (DECK) TO HAVE A SIDEYARD
SETBACK OF 6' AND A REAR YARD SETBACK OF 11' IN
LIEU OF THE REQUIRED 10' AND 22.5' 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

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

Legal Owner(s):

Thomas L. Anderson 410-767-7392
Name - Type or Print

Signature

Terry A. Anderson
Name - Type or Print

Signature

8619 1/2 Quentin Ave 410-882-2881
Address Telephone No.
Baltimore MD 21234
City State Zip Code

Representative to be Contacted:

Coco Barranger 410-465-4965
Name

4306 Cross Country Dr
Address Telephone No.
Ellicott City MD 21042
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.

04-394-A

Reviewed By

LTM

Date

2/27/04

Estimated Posting Date

3/7/04

ZONING DESCRIPTION FOR 8619 ½ Quentin Ave.

Beginning at a point on the east side of Quentin Ave. which is 30' wide at the distance of 825' south of the centerline of the nearest improved intersecting street Joppa Road which is 50' wide. Being Lot #105 in the subdivision of Joppa Heights as recorded in Baltimore County Plat Book # 6, Folio # 166, containing .53 acres. Also known as 8619 ½ Quentin Ave. And located in the 9th Election District, 5th Councilmanic district.

#394

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

19062

No.

2/27/04

DATE

ACCOUNT

00010016150

AMOUNT

\$ 65.00

RECEIVED
FROM:

T. ALDENSON

FOR:

001-394-A

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

CASHIER'S VALIDATION

PAID RECEIPT

DATE 2/27/04 TIME 15:18:58

BY 00010016150

RECEIPT # 2785 2/27/04

FOR 00010016150

AMOUNT \$ 65.00

RECEIPT TOTAL \$ 65.00

PAID TO 00010016150

PAID BY 00010016150

PAID FOR 00010016150

PAID BY 00010016150

CERTIFICATE OF POSTING

Date: 3/8/04

RE: Case Number: 04-394-A

Petitioner/Developer: THOMAS ANDERSON

Date of Hearing/Closing: 3/22/04

This is to certify under the penalties of perjury that the necessary sign(s) required by law were posted conspicuously on the property located at 8619 1/2 QUENTIN AVE.

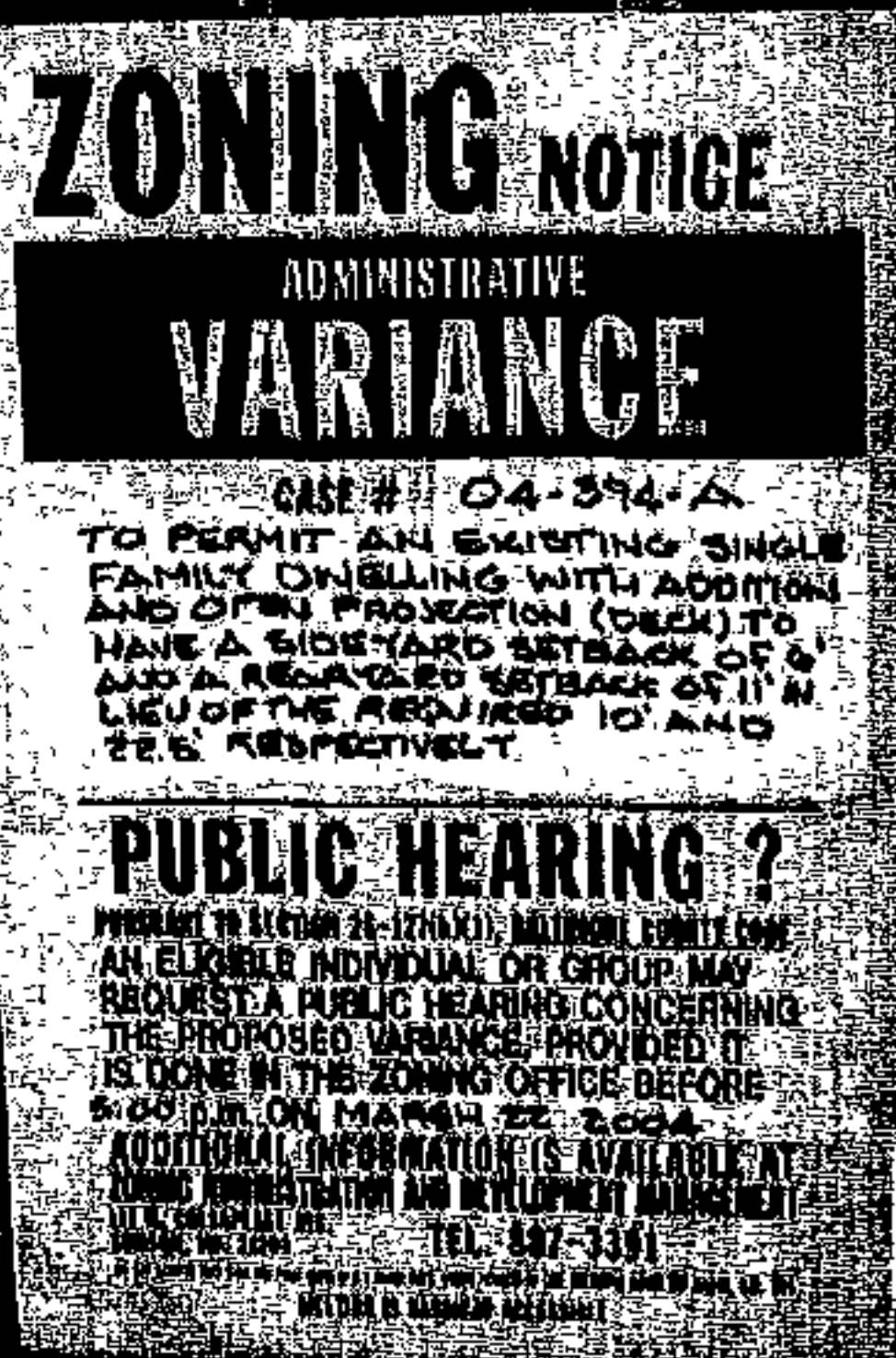
The sign(s) were posted on 3/6/04

(Month, Day, Year)

Charles E. Merritt

(Signature of Sign Poster)

Charles E. Merritt
9831 Magledt Road
Baltimore, MD 21234
410-665-5562



ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number ⁰⁴ ~~03~~ 394 -A Address 8619 1/2 QUENTIN AVE
Contact Person: LLOYD T. MOXLEY Phone Number: 410-887-3391
Planner Please Print Your Name

Filing Date: 2/27/04 Posting Date: 3/7/04 Closing Date: 3/22/04

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 ⁰⁴ ~~03~~ 394 -A Address 8619 1/2 QUENTIN AVE
Petitioner's Name THOMAS L. ANDERSON Telephone 410 882 2881
Posting Date: 3/7/04 Closing Date: 3/22/04
Wording for Sign: To Permit AN EXISTING SINGLE FAMILY DWELLING WITH
ADDITION AND OPEN PROJECTION (DECK) TO HAVE A SIDEYARD
SETBACK OF 6' AND A REARYARD SETBACK OF 11' IN LIEU OF THE
REQUIRED 10' AND 22.5' RESPECTIVELY.

WCR - Revised 6/28/00

I HAVE RECEIVED POSTING INFO. Thank You

**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: 04-394-A
Petitioner: THOMAS L. ANDERSON
Address or Location: 8619 1/2 QUENTIN AVE.

PLEASE FORWARD ADVERTISING BILL TO:

Name: THOMAS L. ANDERSON
Address: 8619 1/2 QUENTIN AVE.
PARKVILLE, MD. 21234

Telephone Number: 410-767-7392 410-882-2881

**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*

March 22, 2004

Thomas Anderson
Terry Anderson
8619 1/2 Quentin Avenue
Baltimore, Maryland 21234

Dear Mr. and Mrs. Anderson:

RE: Case Number: 04-394-A, 8619 1/2 Quentin Avenue

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on February 27, 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 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.", is written over the typed name.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: clb

Enclosures

c: People's Counsel
Geo Barranger 4306 Cross Country Drive Ellicott City 21042

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

Fire Department

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



Baltimore County

James T. Smith, Jr., County Executive
John J. Hohman, Chief

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

March 9, 2004

ATTENTION: Rebecca Hart

Distribution Meeting of: March 9, 2004

Item No.: 361, 364, 390-395, 397 & 398

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 MEZICK
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, *Administrator*

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 3.5.04

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

RE: Baltimore County
Item No. 394 LTM

Dear Ms. Matthews:

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/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: March 15, 2004

RECEIVED

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

MAR 16 2004

ZONING COMMISSIONER

SUBJECT: Zoning Advisory Petition(s): Case 4-394 – 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:



Section Chief:



AFK/LL

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: March 16, 2004

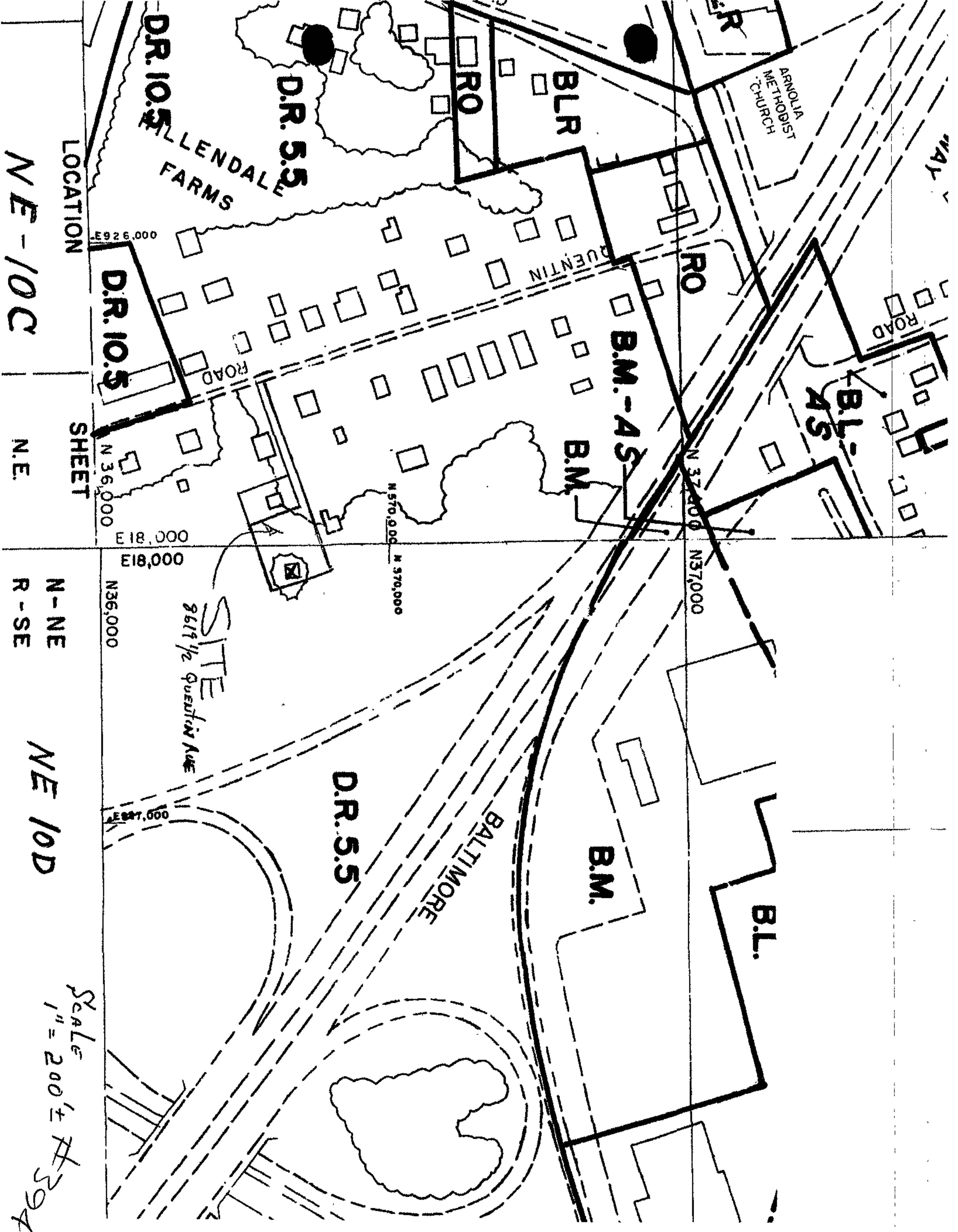
FROM: *RWB* Robert W. Bowling, Supervisor
Bureau of Development Plans
Review

SUBJECT: Zoning Advisory Committee Meeting
For March 15, 2004
Item Nos. 364, 390, 391, 392, 393,
394, 395, 396, and 397

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

RWB:CEN:jrb

cc: File



NE-10C

N.E.

N-NE
R-SE

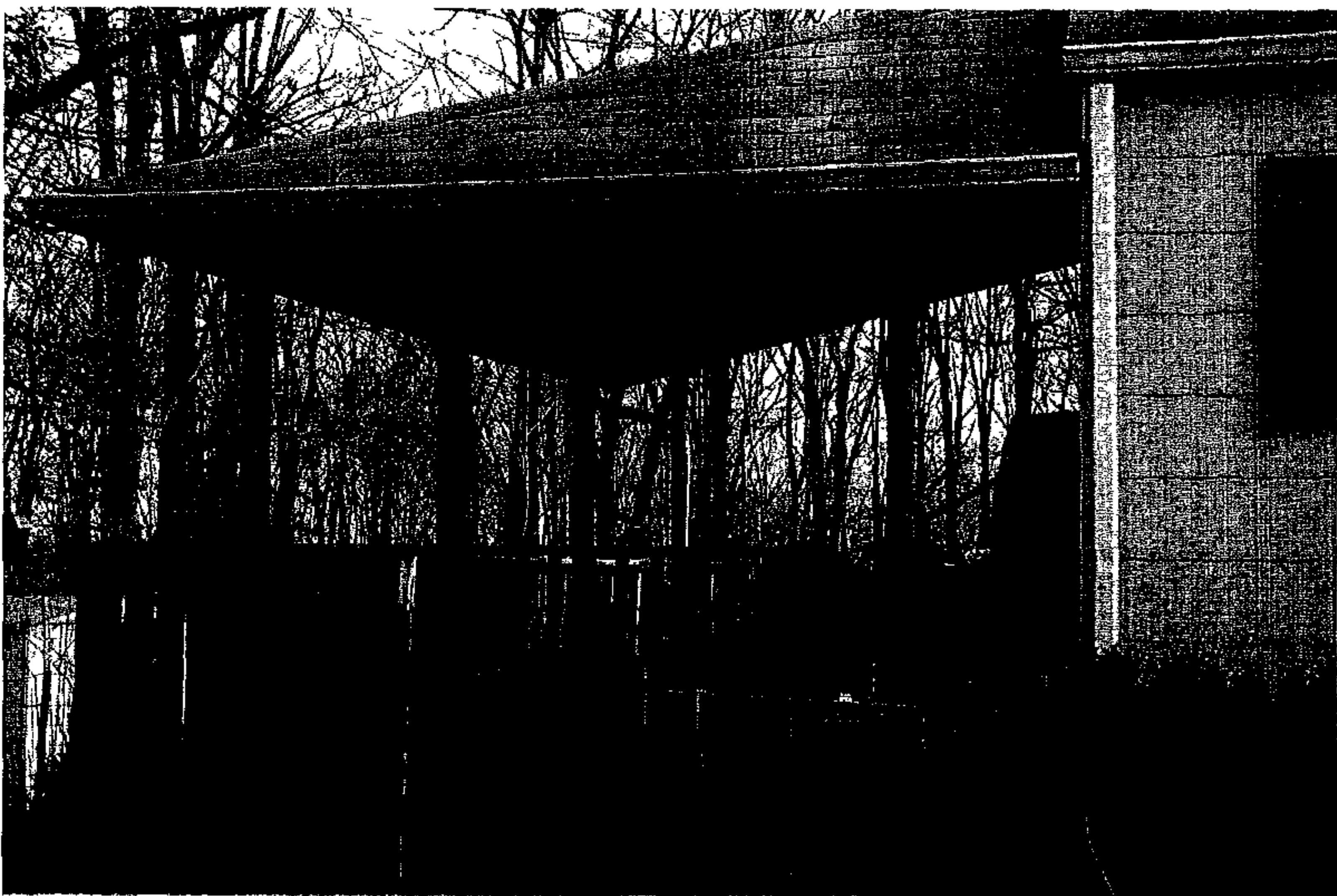
NE 10D

Scale
1" = 200' ± #394

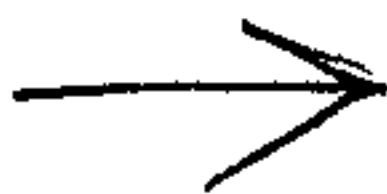
↓ Woods next to 695 ex/304



861 1/2 Quetia Ave



EXISTING
Porch
To be
enclosed

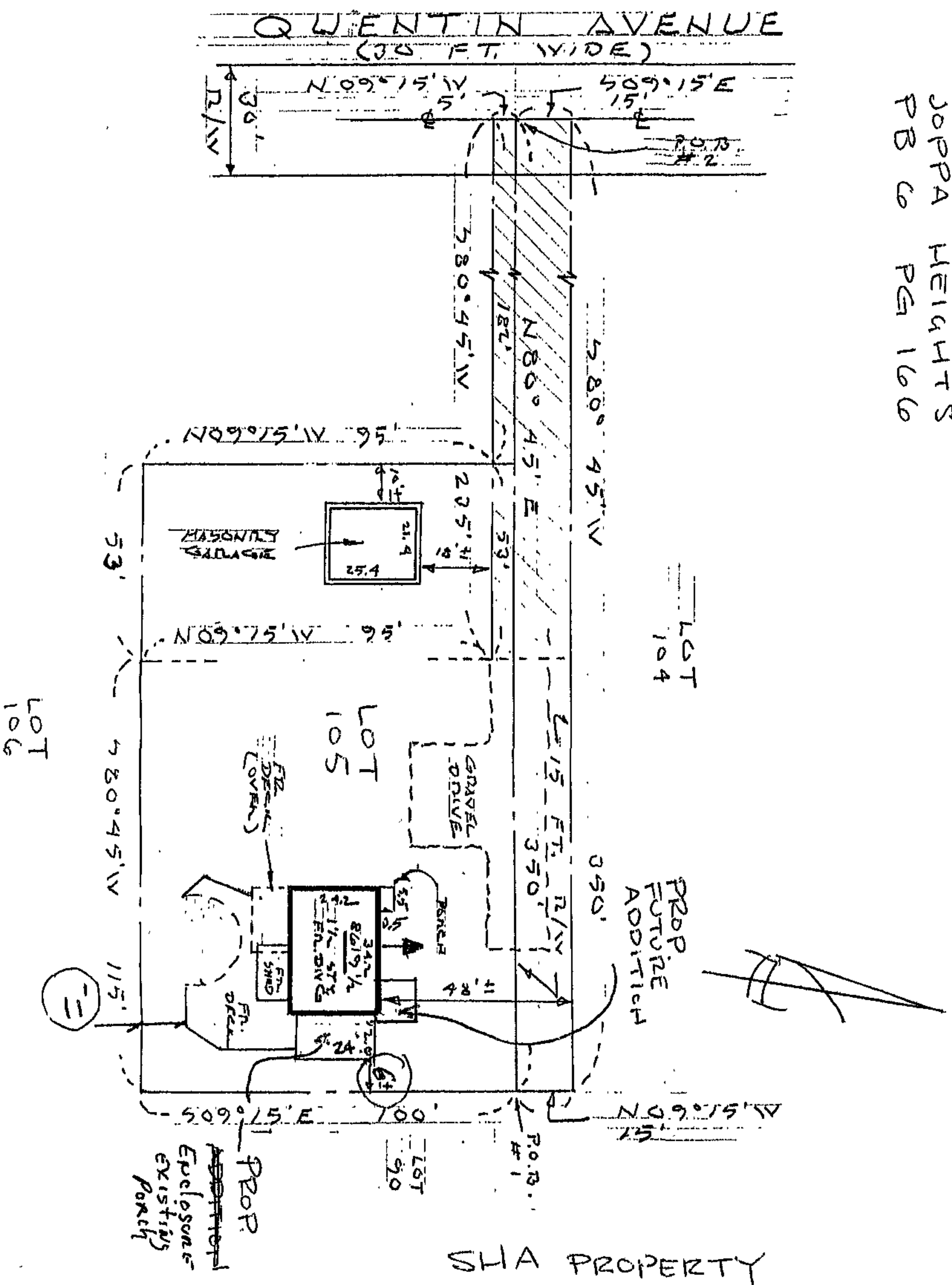


#394

PROPERTY ADDRESS 8619 1/2 Quentin Ave.

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

JOPPA HEIGHTS
PB Co PG 1666



SHA PROPERTY

REVIEWED BY CTM **ITEM #** 394

ZONING OFFICE USE ONLY

CASE #

DATE 11/1/00

BY CTM

LOCATION INFORMATION

ELECTION DISTRICT 9

COUNCILMANIC DISTRICT 5

1"=200' SCALE MAP # HE 10 C / 10 D

ZONING DR 5.5

LOT SIZE 0.53 **SQUARE FEET**

ACREAGE

SEWER ☒ PUBLIC ☐ PRIVATE

WATER ☒ ☐

YES ☐ **NO** ☒

CHESAPEAKE BAY CRITICAL AREA ☐ **NO** ☒

100 YEAR FLOOD PLAIN ☐ **NO** ☒

HISTORIC PROPERTY / BUILDING ☐ **NO** ☒

PRIOR ZONING HEARING NONE

VICINITY MAP

SCALE: 1" = 1000'

11/21/20

PREPARED BY

SCALE OF DRAWING: 1" = 40'