

IN RE: PETITION FOR ADMIN. VARIANCE
N/S of White Hall Road, 2,900 ft. W
centerline of Vernon Road
7th Election District
3rd Councilmanic District
(1946 White Hall Road)

Deborah M. & John W. Dickerson
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* CASE NO. 04-484-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 Deborah M. and John W. Dickerson. The administrative variance is requested for property located at 1946 White Hall Road in the White Hall area of Baltimore County. The administrative variance request is from Section 1A01.3.B.3 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a side yard setback of 24 ft. for an addition in lieu of the required 35 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 on April 30, 2004, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

Zoning Advisory Committee Comments

The Zoning Advisory Committee (ZAC) comments are made part of the record of this case and contain the following highlights: None.

Applicable Law

Section 307 of the B.C.Z.R. – *Variances*.

“The Zoning Commissioner of Baltimore County and the County Board of Appeals, upon appeal, shall have and they are hereby given the power to grant variances from height and area regulations, from off-street parking regulations, and from sign regulations only in cases where

ORDER RECEIVED FOR FILING
Date 6/10/04
By R. J. [Signature]

special circumstances or conditions exist that are peculiar to the land or structure which is the subject of the variance request and where strict compliance with the Zoning Regulations for Baltimore County would result in practical difficulty or unreasonable hardship. No increase in residential density beyond that otherwise allowable by the Zoning Regulations shall be permitted as a result of any such grant of a variance from height or area regulations. Furthermore, any such variance shall be granted only if in strict harmony with the spirit and intent of said height, area, off-street parking or sign regulations, and only in such manner as to grant relief without injury to the public health, safety and general welfare. They shall have no power to grant any other variances. Before granting any variance, the Zoning Commissioner shall require public notice to be given and shall hold a public hearing upon any application for a variance in the same manner as in the case of a petition for reclassification. Any order by the Zoning Commissioner or the County Board of Appeals granting a variance shall contain a finding of fact setting forth and specifying the reason or reasons for making such variance."

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 compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

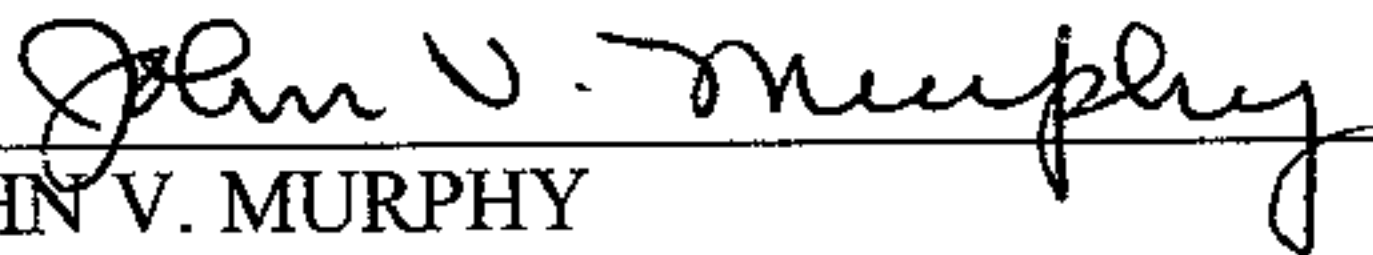
Pursuant to the advertisement, posting of the property, and public hearing on this petition held, and after considering the testimony and evidence offered by the Petitioners, I find that the Petitioners' variance request should be GRANTED.

THEREFORE, IT IS ORDERED, this 10 day of June, 2004, by this Deputy Zoning Commissioner, that the Petitioners' request for variance from Section 1A01.3.B.3 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a side yard setback of 24 ft. for an addition in lieu of the required 35 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;

Any appeal of this decision must be made within thirty (30) days of the date of this Order.



JOHN V. MURPHY
DEPUTY ZONING COMMISSIONER
FOR BALTIMORE COUNTY

JVM:raj

ORDER RECEIVED FOR FILING
Date 6/10/04
By R. Spurgeon

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

June 11th, 2004

Mr. & Mrs. John W. Dickerson
1946 White Hall Road
White Hall, Maryland 21161

Re: Petition for Administrative Variance
Case No. 04-484-A
Property: 1946 White Hall Road

Dear Mr. & Mrs. Dickerson:

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





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 1946 WHITE HALL ROAD
which is presently zoned RC2

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 A01.3.B.3 to permit a side yard setback of 24 ft. for an addition in lieu of the required 35 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

City

Signature

Company

Address

Telephone No.

City

State

Zip Code

Legal Owner(s):

JON W. DICKERSON

Name - Type or Print

Signature

DEBORAH M. DICKERSON

Name - Type or Print

Signature

1946 WHITE HALL RD 410-329-6762

Address

Telephone No.

WHITE HALL MD 21161

State

Zip Code

Representative to be Contacted:

Name

Address

Telephone No.

City

State

Zip Code

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

Zoning Commissioner of Baltimore County

CASE NO. 04-484-A

Reviewed By BR

Date 4/22/04

Estimated Posting Date 5/2/04

ORDER RECEIVED FOR FILING

Date 6/16/04
By R. O. [Signature]
REV 1/15/98

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 1946 White Hall Rd
Address
White Hall MD 21161
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):

1. Proposed location of garage would be most practical place as it is closest to existing driveway and would not alter the layout.
2. Proposed garage location is most cost effective as it would require minimum grading, no cutting of trees, and provide the best access to existing dwelling.
3. Other areas of property would not lend itself to a garage due to well pipes, septic drain fields, grade of hillside or dense area of trees.
4. Proposed garage would be placed on west side of house attached to existing carport via breezeway. Existing carport will eventually be enclosed as part of dwelling.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

[Signature]
Signature
Jon W. Dickerson
Name - Type or Print

[Signature]
Signature
Deborah M. Dickerson
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 20 day of April, 2004, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Deborah M & Jon W Dickerson
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

4-20-04
Date

[Signature]
Notary Public
My Commission Expires 2-1-05

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.

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[Signature]
Signature
Jon W. Dickerson
Name - Type or Print

[Signature]
Signature
Deborah M. Dickerson
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 20 day of April, 2004, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

[Signature]
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AS WITNESS my hand and Notarial Seal

4-20-04
Date

[Signature]
Notary Public
My Commission Expires 2-1-05



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 1946 WHITE HALL ROAD
which is presently zoned RC 2

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*1 A01.3.B.3 to permit
a side yard setback of 24 ft. for an addition in lieu
of the required 35 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 _____ City _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

JON W. DICKERSON
Name - Type or Print _____
Signature *[Signature]* _____
DEBORAH M. DICKERSON
Name - Type or Print _____
Signature *[Signature]* _____
1946 WHITE HALL RD. 410-329-6762
Address _____ Telephone No. _____
WHITE HALL MD 21161
City _____ State _____ Zip Code _____

Representative to be Contacted:

Name _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

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

Zoning Commissioner of Baltimore County

CASE NO. 04-484-A Reviewed By BN Date 4/22/04

REV 9/15/98

Estimated Posting Date 5/2/04

Petition for Variance

Petitioners: Jon W. Dickerson & Deborah M. Dickerson
Property Address: 1946 White Hall Road
White Hall, MD 21161
Re: Proposed 2-car garage to be attached to west side of existing dwelling via 4-foot breezeway.

As neighbors with property adjacent to 1946 White Hall Road, we do not dispute the petitioners' request for a variance to build the 2-car garage as described above.

Signature: *Jeffrey Y. Pearce*
Print Name: JEFFREY PEARCE
Address: 1944 WHITE HALL RD. WHITE HALL MD. 21161

Signature: *Wendell Pearce*
Print Name: WENDELL PEARCE
Address: 1948 WHITE HALL RD.
WHITE HALL MD 21161

Signature: *Randy Nelson*
Print Name: RANDY NELSON
Address: 1920 WHITE HALL RD
WHITE HALL, MD. 21161

Signature: *Tara Dorn*
Print Name: Tara Dorn
Address: 1934 White Hall Rd.
White Hall, Md. 21161

Signature: *Wm C Brack*
Print Name: WILLIAM C. B. BRACK
Address: 1950 WHITE HALL ROAD
WHITE HALL, MD 21161

Zoning Description To Accompany Petition For Zoning Variance

For 1946 White Hall Road

Metes and Bounds:

N.47 27' 56" E. 157.59 ft., N.58 59' 27" E.233.61 ft., N.18 33' 34" W.125.46 ft., S.73 01' 19" W.365.38 ft., S.16 58' 41" E.250 ft. to the place of beginning.

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 35718

DATE 4/22/2004 ACCOUNT 006066150

AMOUNT \$ 65.00

RECEIVED FROM: John A. Debbie, Director

FOR: Administrative Expenses

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

John A. Debbie 484

PAID RECEIPT

BUSINESS ACTUAL TIME DED
4/23/2004 4/22/2004 15:33:21
RED WINDS WALKER KACH KCH
>>RECEIPT # 25311 4/22/2004 ORLN
Dept. 5 520 ZONING VERIFICATION
CR NO. 035710

Receipt Tot. \$65.00
\$65.00 CK \$6.00 CA
Baltimore County, Maryland

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

ATTENTION: KRISTEN MATTHEWS

Date May 3, 2004

RE: Case Number 04-484-A

Petitioner/Developer DEBBIE DICKERSON

Date of Hearing/Closing May 17, 2004

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 1946 WHITE HALL ROAD

The sign(s) were posted on

April 30, 2004

Linda O'Keefe
(Signature of Sign Poster)

Linda O'Keefe
(Printed Name of Sign Poster)

523 Penny Lane
(Street Address of Sign Poster)

Hunt Valley Maryland 21030
(City, State, Zip Code of Sign Poster)

410-666-5366
(Telephone Number of Sign Poster)

ZONING NOTICE

ADMINISTRATIVE VARIANCE

CASE # 04-484-A
TO PERMIT A SIDE YARD SETBACK OF 20
FEET FOR AN ADDITION IN LIEU OF THE
REQUIRED 35 FEET
1946 WHITE HALL ROAD

PUBLIC HEARING ?

PERMIT TO SETBACK 20 FEET FOR AN ADDITION IN LIEU OF THE
REQUIRED 35 FEET
AN ELIGIBLE INDIVIDUAL OR GROUP MAY
REQUEST A PUBLIC HEARING CONCERNING
THE PROPOSED VARIANCE PROVIDED IT
IS DONE IN THE ZONING OFFICE BEFORE
5:30 P.M. ON MONDAY, MAY 17, 2004
ADDITIONAL INFORMATION IS AVAILABLE AT
ZONING ADMINISTRATION AND DEVELOPMENT DEPARTMENT
141-887-3391

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 04- 484 -A Address 1946 White Hall Rd.

Contact Person: Bruno Rudaitis Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 4/22/04 Posting Date: 5/2/04 Closing Date: 5/17/04

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- 484 -A Address 1946 White Hall Rd.

Petitioner's Name Jon & Debbie Dickerson Telephone 410-329-6762

Posting Date: 5/2/04 Closing Date: 5/17/04

Wording for Sign: To Permit a side yard setback of 24 ft. for an addition
in lieu of the required 35 ft.

**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- 484- A

Petitioner: Jon W. + Deborah M. Dickerson

Address or Location: 1946 White Hall Rd. White Hall MD
21161

PLEASE FORWARD ADVERTISING BILL TO:

Name: Jon W. Dickerson Deborah M. Dickerson

Address: 1946 White Hall Road
White Hall, MD 21161

Telephone Number: 410- 329-6762

**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*

May 17, 2004

Jon W. Dickerson
Deborah M. Dickerson
1946 White Hall Road
White Hall, Maryland 21161

Dear Mr. and Mrs. Dickerson:

RE: Case Number:04-484-A, 1946 White Hall Road

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on May 2, 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 that reads "W. Carl Richards, Jr." The signature is stylized with a large, flowing "W" and "C".

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: clb

Enclosures

c: People's Counsel

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



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

May 10, 2004

ATTENTION: Rebecca Hart

Distribution Meeting of: May 3, 2004

Item No.: 479, 482-487

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.

6. 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

Come visit the County's Website at www.co.ba.md.us

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: May 18, 2004

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

SUBJECT: Zoning Advisory Committee Meeting
For May 10, 2004
Item Nos. 479, 482, 483, 484, and 485

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

RWB:CEN:jrb

cc: File

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: June 9, 2004

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

SUBJECT: Zoning Advisory Petition(s): Case 4-484, 4-504, and 4-509
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

Division Chief: James J. [Signature]

MAC/LL

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



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

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 4.30.04

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

RE: Baltimore County
Item No. 484 BPR

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,

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

To: Zoning Office

6/4/04

From: Planning Office

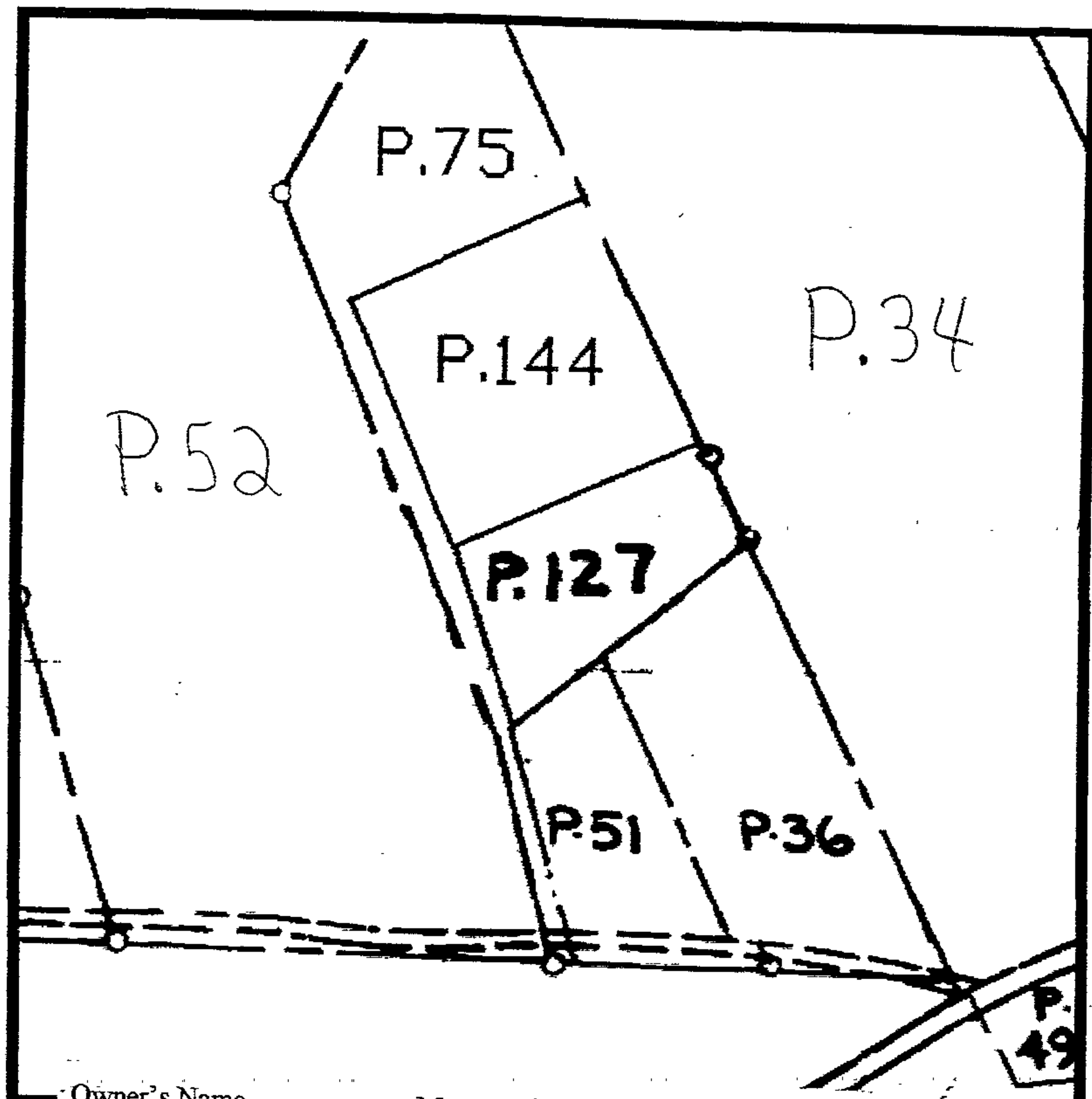
Re: ZAC item

4-484

The Planning has "no comment"
on this petition

Bill Hughey

Ownership Information To Accompany Petition For Zoning Variance



Owner's Name	Map	Grid	Parcel	Tax Account #
Green David L Green Nancy L	18	1	34	0713075275
Brack William C E	18	7	36	0701074190
Pearce Wendell R Pearce Dorothy E	18	1	51	0716015461
Dorn Tara A Dorn Thomas S	18	1	52	0703023380
Pearce Jeffrey Gwynn Pearce Tammy Lynn	18	1	144	2200016473

#484

View
to
Brack



View
to
W.
Pearce



Proposed
site



Proposed
site.



1946 White Hall Rd
Front



1946 White Hall Rd
Front



View to Dorn property

View to Jeffrey Pearce

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

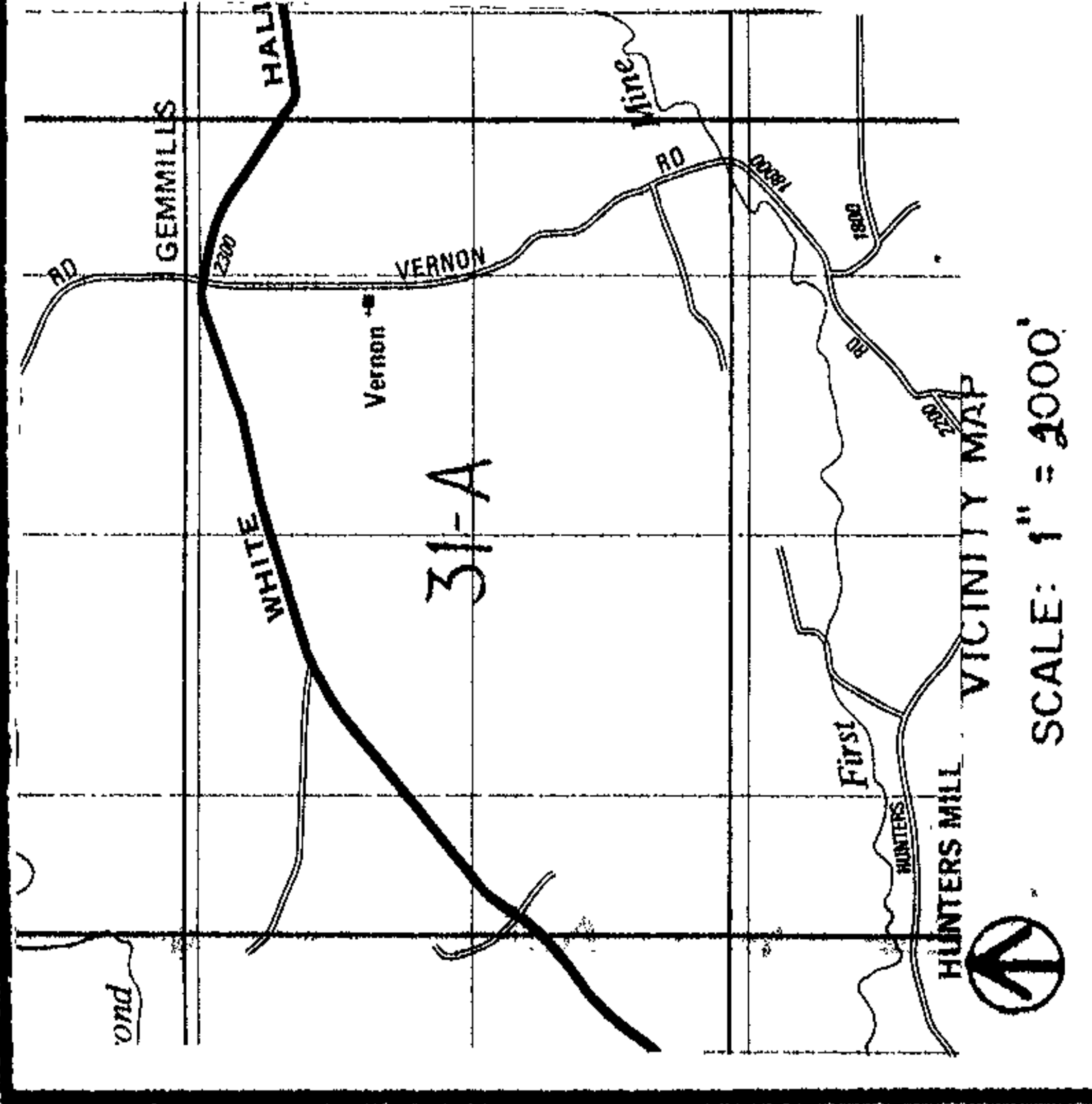
SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

PROPERTY ADDRESS 1946 White Hall Rd.

SUBDIVISION NAME N/A

PLAT BOOK # N/A FOLIO # N/A LOT # N/A SECTION # N/A

OWNER Joe & Debbie Dickerson



LOCATION INFORMATION

ELECTION DISTRICT 7 + 6

COUNCILMANIC DISTRICT 312

1" = 200' SCALE MAP # NE 31-A

ZONING RC-2

LOT SIZE 1.5 ACREAGE SQUARE FEET

SEWER PUBLIC ☐ PRIVATE ☒

WATER ☐

CHESAPEAKE BAY CRITICAL AREA YES ☐ NO ☒

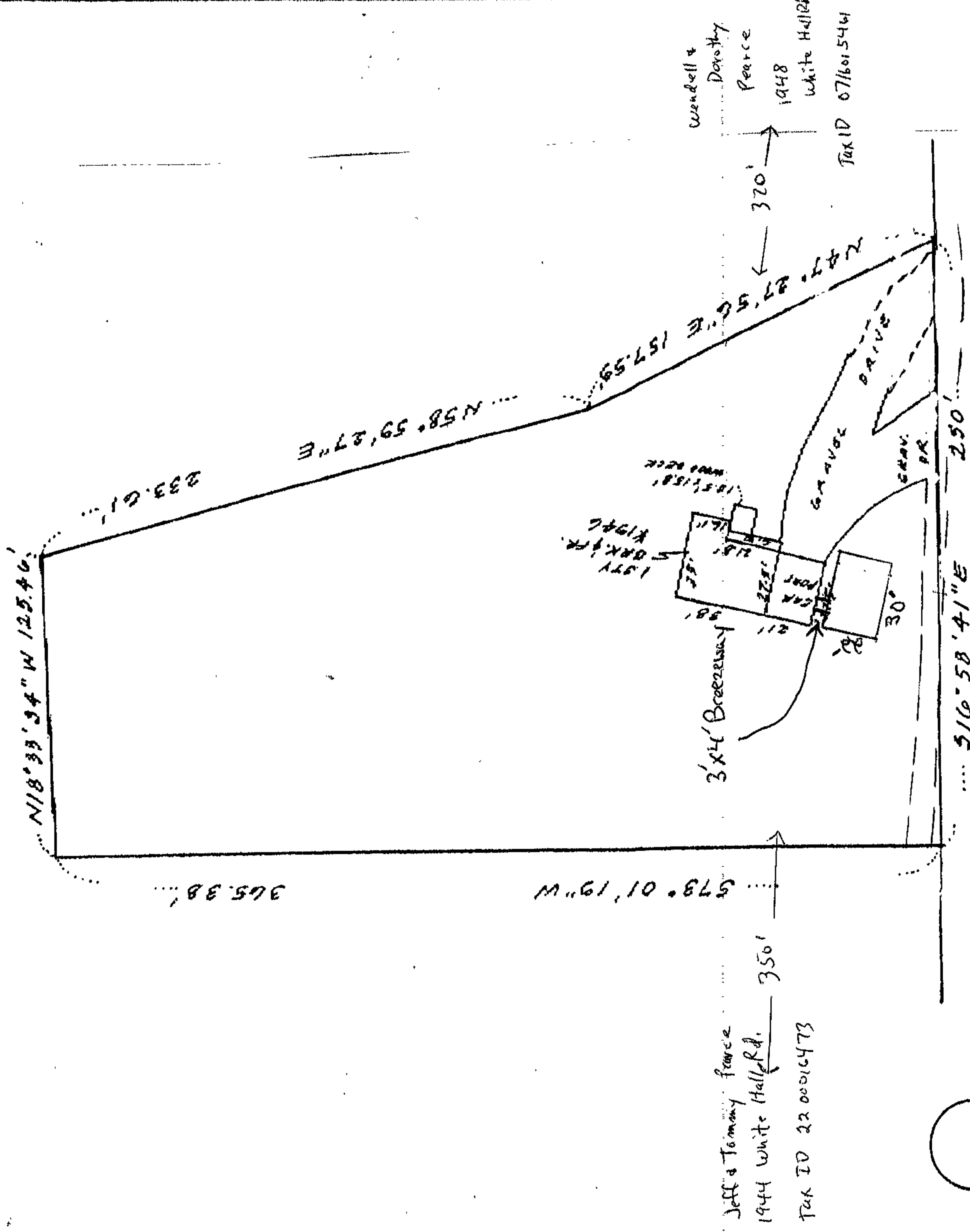
100 YEAR FLOOD PLAIN ☐

HISTORIC PROPERTY / BUILDING ☐

PRIOR ZONING HEARING ☒

ZONING OFFICE USE ONLY
REVIEWED BY ITEM # CASE #

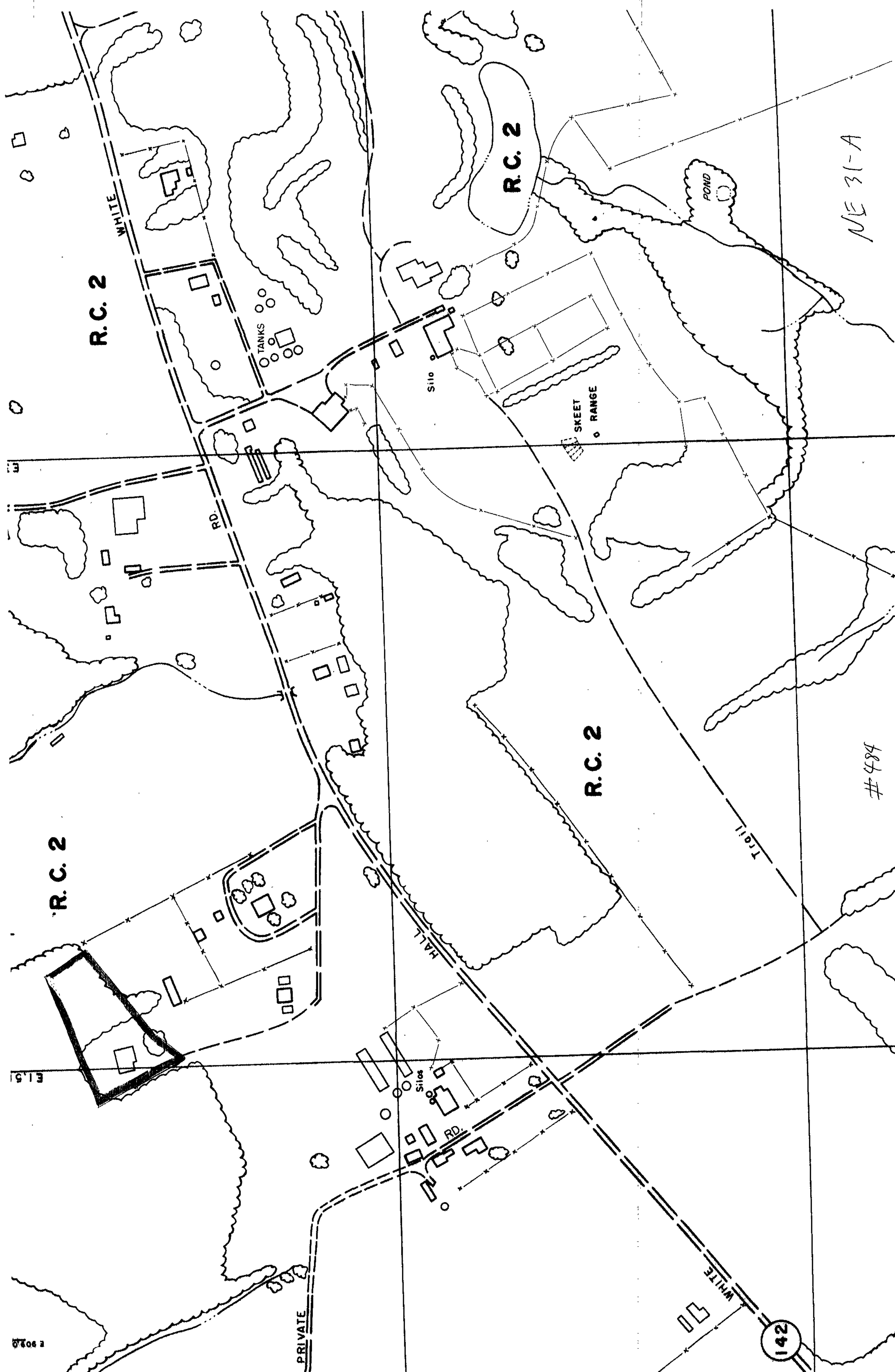
BA 484 04-484-A



15 FT. R/W TO WHITE HALL RD
(PAVED 10 1/2 GRAVEL)

PREPARED BY RD. DMD

SCALE OF DRAWING: 1" = 50'



R.C. 2

WHITE

TANKS

Silo

R.C. 2

POND

NE 31-A

SKEET
RANGE

RD.

R.C. 2

#484

Trail

R.C. 2

RD.

Silos

PRIVATE

WHITE

142

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