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

August 8, 2005

Brian Boston 4 Clifton Court Pikesville, Maryland 21208

Dear Mr. Boston:

RE: Case Number: 06-031-A, 4 Clifton Court

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on July 13,2005.

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,

W. Carl Richards, Jr. Supervisor, Zoning Review

WCR: clb

Enclosures

c: People's Counsel Link P.O. Box 727 Brooklandville 21022



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



REV 10/25/01

Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

I/We do solemnly declare and affirm, under the penalties of

for the property located at H24 Aifm Caut 21200 which is presently zoned 023.5.

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) 1 100 2 3. B (504. BCZR; V.B.6.Q.CMDP. 1970)

To permit an addition with a rear yard setbade of 15!

from window to right of way line in lieu of the required 25! And to amend the 1st amended Partial Development plan for Grey Rock Phase IV, Lot# 10 only.

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.

			is the subject of this Petition.
Contract Purchaser/Lessee:			Legal Owner(s):
Name - Type or Print	<u> </u>	<u> </u>	Name Type or Print
Signature		· · · · · · · · · · · · · · · · · · ·	Signature
Address		Telephone No.	Name - Type or Print
City	State	Zip Code	IOVOIL
Attorney For Petitio	ner:		Address Telephone No.
Name - Type or Print		_,	City State Zip Code
	*		Representative to be Contacted:
Signature			L. Link Jr Architact
Company			Name 7-27. 4.0.337.9529.
Address		Telephone No.	Address Telephone No.
City	State	Zip Code	* City State Zip Code
A Public Hearing having be this day of regulations of Baltimore Coun	・ しくき き th	at the subject matte	to be required, it is ordered by the Zoning Commissioner of Baltimore County, er of this petition be set for a public hearing, advertised, as required by the zoning
CASE NO.	0 6 1 1 1 1 1 1 3 3	1 - A	Zoning Commissioner of Baltimore County Reviewed By Date 7/13/05

Estimated Posting Date

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 percompetent to testify thereto in the event that a public hearing	ersonal knowledge of the Affiant(s) and that Affiant(s) is/are is scheduled in the future with regard thereto.
That the Affiant(s) does/do presently reside at	Clifton Cant-
Address	ille Md. 21209.
City	State Zip Code
That based upon personal knowledge, the following are the Variance at the above address (indicate hardship or practical to hardship of difficulty of the sall to t	i difficulty):
That the Affiant(s) acknowledge(s) that if a formal deman advertising fee and may be required to provide additional info	ld is filed, Affiant(s) will be required to pay a reposting an ormation.
A A STATE OF THE S	
Signature	Signature
Bran Bostw	
Name - Type or Print	Name - Type or Print
~	
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:	
I HEREBY CERTIFY, this 12 day of . Duly of Maryland, in and for the County aforesaid, personally appe	, 2001, before me, a Notary Public of the Stat
Orien Brother.	
the Affiant(s) herein, personally known or satisfactorily identif	fied to me as such Affiant(s).
AS WITNESS my hand and Notarial Seal	
	2 4 5 \/ M UE 1 2

Notary Public

My Commission Expires
LAWRENCE JOSEPH LINK, 19
NOTARY PUBLIC STATE OF MARYLAND
Baltimore County
1 2009

My Commission Expires May 1, 2009

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore Countries. That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) 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 City State	nty, as
City	: strative
That based upon personal knowledge, the following are the facts upon which I/we base the request for an Adminis Variance at the above address (indicate hardship or practical difficulty):	, c. a., r c
the handship & difficulty of i) small tot- s) manrauness of tol	
an accordance to	
3) = 0	
3)-function of hause to addition.	
-	
	20 004
That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting advertising fee and may be required to provide additional information.	iy aik
Signature	
Parian borton.	
Name - Type or Print Name - Type or Print	
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:	
I HEREBY CERTIFY, this 12 day of before me, a Notary Public of the	e Stati
of Maryland, in and for the County aforesaid, personally appeared	
Brain Botton	
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).	

REV 10/25/01

AS WITNESS my hand and Notarial Seal

Notary Public

My Commission Expinasywine MCE JOSEPH II

NOTARY PUBLIC STATE OF MARYLAND
Baltimore County
My Commission Expires May 1, 2009



REV 10/25/01

Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

I/We do solemnly declare and affirm, under the penalties of

for the property located at H=4 Cliffm Law 2120e)
which is presently zoned 02.3.5.

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1.502-3.16.00 BC2R, V.B.-6.00 CMDP. 1978

To permit an addition with a rear yard setback of 15' from window to right of way line in lieu of the required 25'.

And to amend the 1st amended Partial Development Plan for Grey Rock Phase II, Lot # 10 only.

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.

perjury that I/we are the legal owner(s) of the property which is the subject of this Petition. Legal Owner(s): Contract Purchaser/Lessee: Type or Print Name - Type or Print Signature Name - Type or Print Telephone No. Address Zip Code Signature State City Attorney For Petitioner: Telephone No. Address Zip Code State Name - Type or Print Representative to be Contacted: Signature Name Company Telephone No. Telephone No. Äddress Zip Code Zip Code State City 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 day of 😤 🔑 😅 regulations of Baltimore County and that the property be reposted. Zoning Commissioner of Baltimore County Reviewed By CASE NO

Estimated Posting Date

BEING LOT HE 10, REGIONNISION, GREY ELL, PHASE 4.

DEED REFERENCE: S.M. LIBER 12795 FOLIO 404

TAX ACCOUNT No. 22-00-009633

TOTAL AREA OF LOTS = 2.968 Ac.+/
TOTAL AREA OF REMAINDER PHASE IV= 2.770 AC.+/
TOTAL AREA OF ROAD = 0.301 Ac.+/
TOTAL AREA OF PLAT = 8.039 Ac.+/-

03/

FBed for reco

75

140

Date JUL 1 2003

Post: Sugar Cons

PLAT RECORDIN

TOTAL

Rest BA84

Rest BA84

SH JUF Blk # 43

Jul 81, 2883

8919

REASON FOR PLAT IS TO RESUBDIVIDE PHASE IV AS SHOWN ON A PLAT DATED OCTOBER 8, 1991 AND ENTITLED "PHASE II & IV GREY ROCK", RECORDED AMONG THE LAND RECORDS OF BALTIMORE COUNTY, MARYLAND IN PLAT BOOK S.M. 63/133

RESUBDIVISION PHASE IV GREY ROCK

(FORMERLY SHOWN ON PLAT ENTITLED PHASE II & IV GREY ROCK-S.M.63/133)

ELECTION DISTRICT 3
SCALE 1"=40"

COUNCILMANIC DISTRICT NO. 3

RICT 3 BALTIMORE COUNTY, MARYLAND

1"=40' MAY 15, 2003

GEORGE WILLIAM STEPHENS, JR. AND ASSOCIATES, INC.

CONSULTING ENGINEERS, LAND PLANNERS & LAND SURVEYORS

1020 CROMWELL BRIDGE ROAD TOWSON, MARYLAND 21286 PHONE: (410) 825-8120

	TUC 61×103
<u>. </u>	5.12.03
7	-24-03

COMPUTED BY: MBT/DRT

CHECKED BY: ____MBTUP

DRAWN BY: MBT/SAK

W.O. No. 109863

DESIGN AND DRAWING BASED ON MARYLAND COORDINATE SYSTEM HORIZONTAL - NAD 83/91 VERTICAL - NAVD 88

ALTIMORE COUNTY, MARY OFFICE OF BUDGET & FINANCE MISCELLANEOUS RECEIPT

O

5/-/3

A Participation of the second of the second

AMOUNT

RECEIVED FROM:

FOR

DISTRIBUTION WHITE - CASHIER

PINK - AGENCY

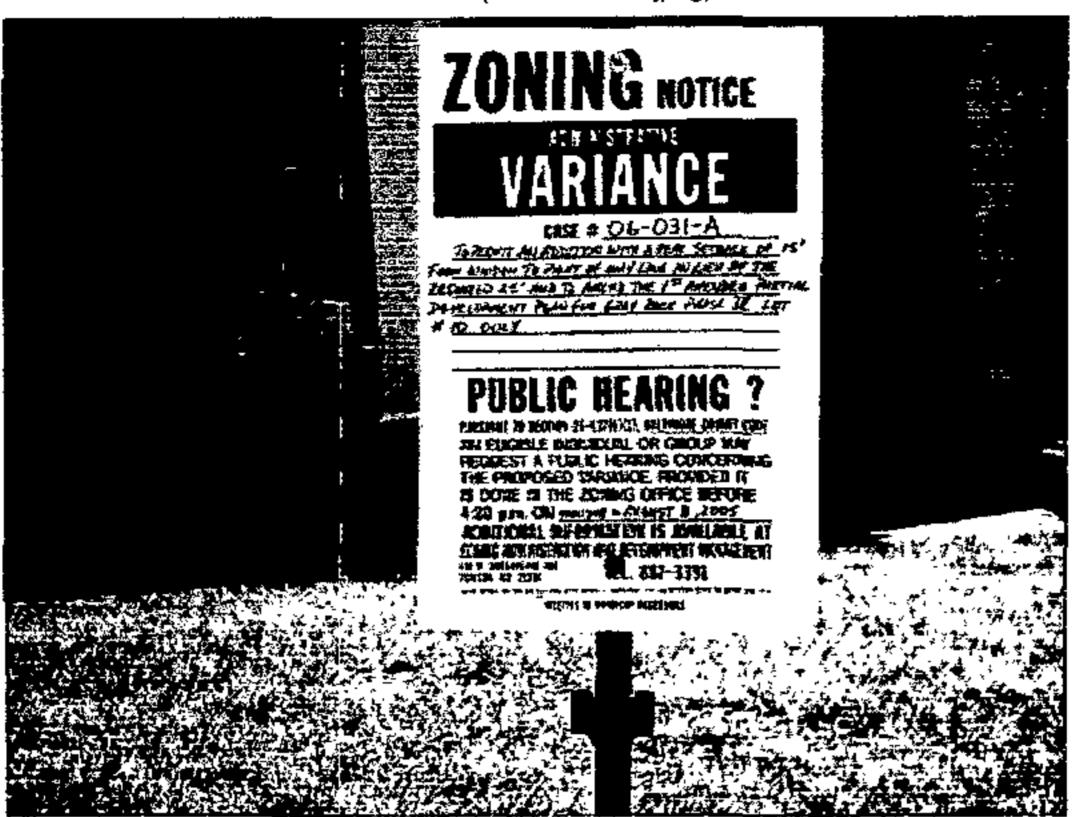
व्यक्ता7

CERTIFICATE OF POSTING

RE: Case No: 06-031-A

	Petitioner/Developer:_Beikn
	Date Of Hearing/Closing: 8/8/05
Baltimore County Department of Permits and Development Mana County Office Building, Room	agement
Attention:	
Ladies and Gentlemen:	
sign(s) required by law were po	ne penalties of perjury that the necessary ested conspicuously on the property IFTON CT.
This sign(s) were posted on	Spelly 23, 2005
	(Month, Day, Year)
	Sincerely, Montar Ode 7/23/05 (Signature of sign Poster and Date)
	(Signature of sign Poster and Date)
	Martin Ogle
	Sign Poster
	16 Salix Court
	Address
	<u>Balto. Md 21220</u> (443-629 3411)
	(TTJ-U4)

im000367 (576x432x24b jpeg)



Martin Oglo 7/23/05

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 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.

Item Number or 0	Case Number: _	06-031	- <u>A</u>	······································
Petitioner:	Brian	~ Books		•
Address or Loca	ion: 14º4	Oiten	A.T. 2120	9/9
PLEASE FORWA	J. Link	gr.		· · · · · · · · · · · · · · · · · · ·
1	インコー 「	Jalala L	Mill.	
Address: 100	<u>. 707 k</u>	- JOSE TOMECT	1 - 44 - 77	······
Address: 100	obstandal	le Md.	1022.	,

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 06- 031 -A Address 4 CLIFTON CT
Contact Person: JUN FERNANDO Phone Number: 410-887-3391 Planner, Please Print Your Name
Filing Date: 7-13-04 Posting Date: 7-24-05 Closing Date: 8-8-05
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.
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 06-03/ -A Address 4 CLIFTON CT.
Petitioner's Name BRIAN BOSTON Telephone 410 296-014
Posting Date: フー24-05 Closing Date: チーケーの5
Wording for Sign: To Permit an addition with a rear yard satbook of
15 from window to right of may line in lieu of the
reguired 25'. And to amend the 1stamended Partial
Development Plan for Gray Rock Phase II (Lot # 10 only
NACD - Device A COCIOA

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

DATE: August 1, 2005

TO:

Timothy M. Kotroco, Director

Department of Permits and Development Management

FROM:

Arnold F. 'Pat' Keller, III

Director, Office of Planning

Zoning Advisory Petition(s): (Case(s) 6-03)

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 Dave Green in the Office of Planning at 410-887-3480.

Division Chief:

CM/LL

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO:

Timothy M. Kotroco, Director

DATE: August 1, 2005

Department of Permits and Development Management

FROM:

Arnold F. 'Pat' Keller, III

Director, Office of Planning

RECEIVED

Zoning Advisory Petition(s): Case(s) 6-031 **SUBJECT:**

contact Dave Green in the Office of Planning at 410-887-3480.

ZONING COMMIS The Office of Planning has reviewed the above referenced case(s) and has no comments to off

For further questions or additional information concerning the matters stated herein, please

Division Chief:

CM/LL



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

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

Maryland Department of Transportation

Date: 7.15.05

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

RE:

Baltimore County
Item No. 31

RF

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,

Steven D. Foster, Chief

Engineering Access Permits Division

1. 1. Gredl

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 123 Mail Stop #1105 111 West Chesapeake Avenue Towson, Maryland 21204 July 18, 2005

ATTENTION:

Zoning Plan Reviewers

Dist. Meeting of:

July 25,2005

Item No.:

020**-(**031

Pursuant to your request, the referenced plan(s) have been reviewed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

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

Insp. Pack Fire Marshal's Office 410-887-5178 MS-1102F

cc: File



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

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENÇE

TO:

Timothy M. Kotroco, Director

DATE: July 25, 2005

Department of Permits & Development

Management

FROM:

Dennis A. Kennedy, Supervisor

Bureau of Development Plans Review

SUBJECT:

Zoning Advisory Committee Meeting

For August 1, 2005

Item Nos. 020, 022, 023, 025, 026, 027, 028, 029, 030, an((031))

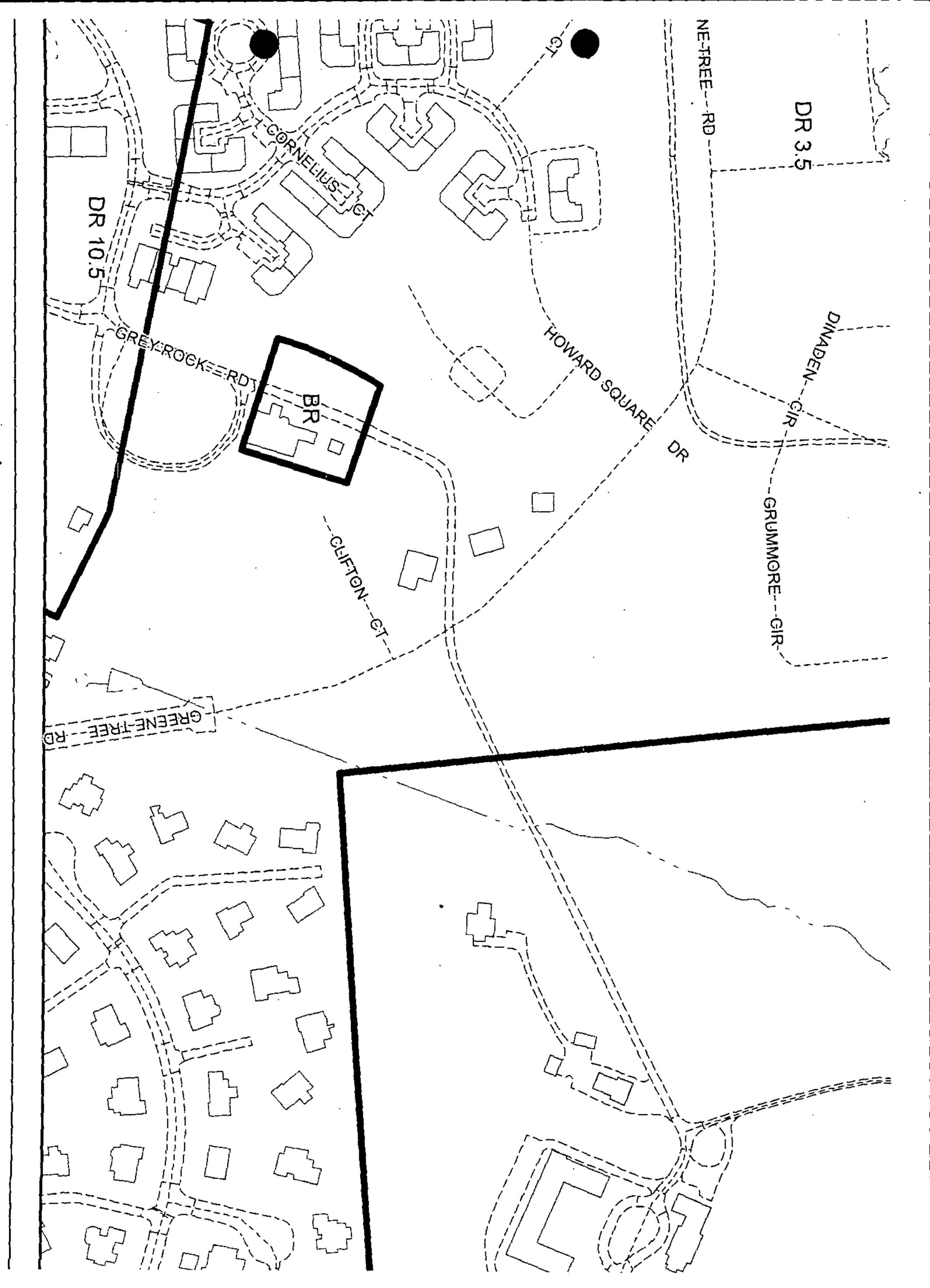
The Bureau of Development Plans Review has reviewed the subject zoning items, and we have no comments.

DAK:CEN:clw cc: File

ZAC-NO COMMENTS-07262005.doc

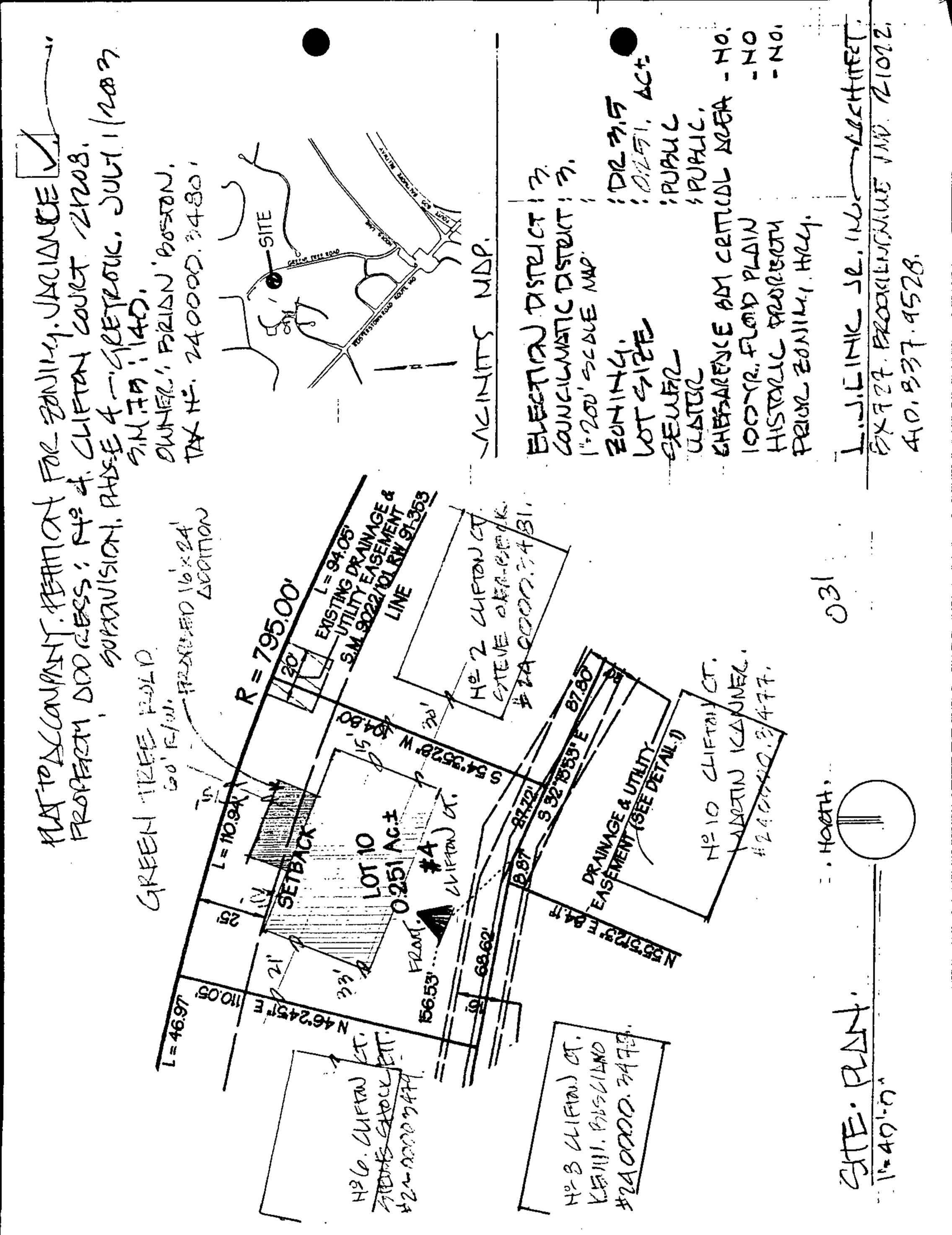
- law withdrawn Care 14º06-031. A because the client in a tood.

L.J. Light W. Propos



1804

Baltimore County owas



-He4 Cliffun Court.



