



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

WILLIAM J. WISEMAN III
Zoning Commissioner

October 3, 2006

MARGIE SUE CHAPIN
6645 CHIPPEWA DRIVE
BALTIMORE MD 21209

Re: Petition for Administrative Variance
Case No. 07-089-A
Property: 6645 Chippewa Drive

Dear Ms. Chapin:

Your request for Administrative Variance has been given to me for review. Upon review of your file, it came to my attention that the Zoning Advisory Committee (ZAC) comment prepared by the Bureau of Development Plans Review requests that you reduce the width of the carport by 2.5 feet. In this case you would not need a variance. In the alternative you can petition the County to release a portion of the easement. Please contact Mr. Kennedy in Development Plans Review to discuss this approach. I am enclosing a copy of this ZAC comment for your review.

Please write to me at your convenience how you would like to proceed in this matter. I will keep the record on this case open until I hear from you in writing.

Thank you for your attention and cooperation in this matter.

Very truly yours,

A handwritten signature in cursive script that reads "John V. Murphy".

John V. Murphy
Deputy Zoning Commissioner

JVM:pz

Enclosure

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: September 11, 2006

FROM: Dennis A. Kennedy^{DAK}, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For September 11, 2006
Item No. 07-089

The Bureau of Development Plans Review has reviewed the subject zoning item and we have the following comment(s).

The proposed carport is a permanent structure which may not be placed in the drainage and utility easement. Reduce the width by 2.5-feet (and honor the zoning setback) or petition the county to release a portion of the easement.

DAK:CEN:clw
cc: File
ZAC-ITEM NO 089-09082006.doc

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: September 11, 2006

FROM: Dennis A. Kennedy, Supervisor^{DAK}
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For September 11, 2006
Item No. 07-089

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The proposed carport is a permanent structure which may not be placed in the drainage and utility easement. Reduce the width by 2.5-feet (and honor the zoning setback) or petition the county to release a portion of the easement.

DAK:CEN:clw
cc: File
ZAC-ITEM NO 089-09082006.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: September 14, 2006

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

SUBJECT: 6645 Chippewa Drive

INFORMATION:

Item Number: 7-089

Petitioner: Margie Sue Chapin

Zoning: DR 5.5

Requested Action: Administrative Variance

The petitioner requests a side setback variance to allow a carport to be constructed 5 feet from the side property line in lieu of the required 7.5 feet.

SUMMARY OF RECOMMENDATIONS:

The attached carport will cover the basement steps and will direct runoff away from the basement while protecting the owner's car. The Office of Planning does not oppose the requested variance provided runoff is directed to a suitable outfall.

For further information concerning the matters stated here in, please contact Diana Itter at 410-887-3480.

Prepared by:



Division Chief:
AFK/LL: CM



RECEIVED

SEP 18 2006

ZONING COMMISSIONER



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

September 25, 2006

Margie Sue Chapin
6645 Chippewa Drive
Baltimore, MD 21209

Dear Ms. Chapin:

RE: Case Number: 07-089-A, 6645 Chippewa Drive

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on August 29, 2006.

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.".

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:amf

Enclosures

c: People's Counsel

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



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

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 9/7/2006

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

RE: Baltimore County
Item No. 089
FOREST GREEN SUBDIVISION
VARIANCE #07-089A

Dear Ms. Matthews:

Thank you for the opportunity to review your referral request on the subject of the above captioned. We have determined that the subject property does not access a State roadway and is not affected by any State Highway Administration projects. Therefore, based upon available information this office has no objection to Baltimore County Zoning Advisory Committee approval of Item No. 089.

Should you have any questions regarding this matter, please contact Michael Bailey at 410-545-2803 or 1-800-876-4742 extension 5593. Also, you may E-mail him at (mbailey@sha.state.md.us).

Very truly yours,

For Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

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



CERTIFICATE OF POSTING

RE: Case No: 07-089-A

Petitioner/Developer: MARGIE
SUE CHAPIN

Date Of Hearing/Closing: 9/25/06

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

Attention:

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary
sign(s) required by law were posted conspicuously on the property
at 6645 CHIPPEWA DRIVE

This sign(s) were posted on September 9, 2006
(Month, Day, Year)

Sincerely,

Martin Ogle 9/9/06
(Signature of sign Poster and Date)

Martin Ogle

Sign Poster

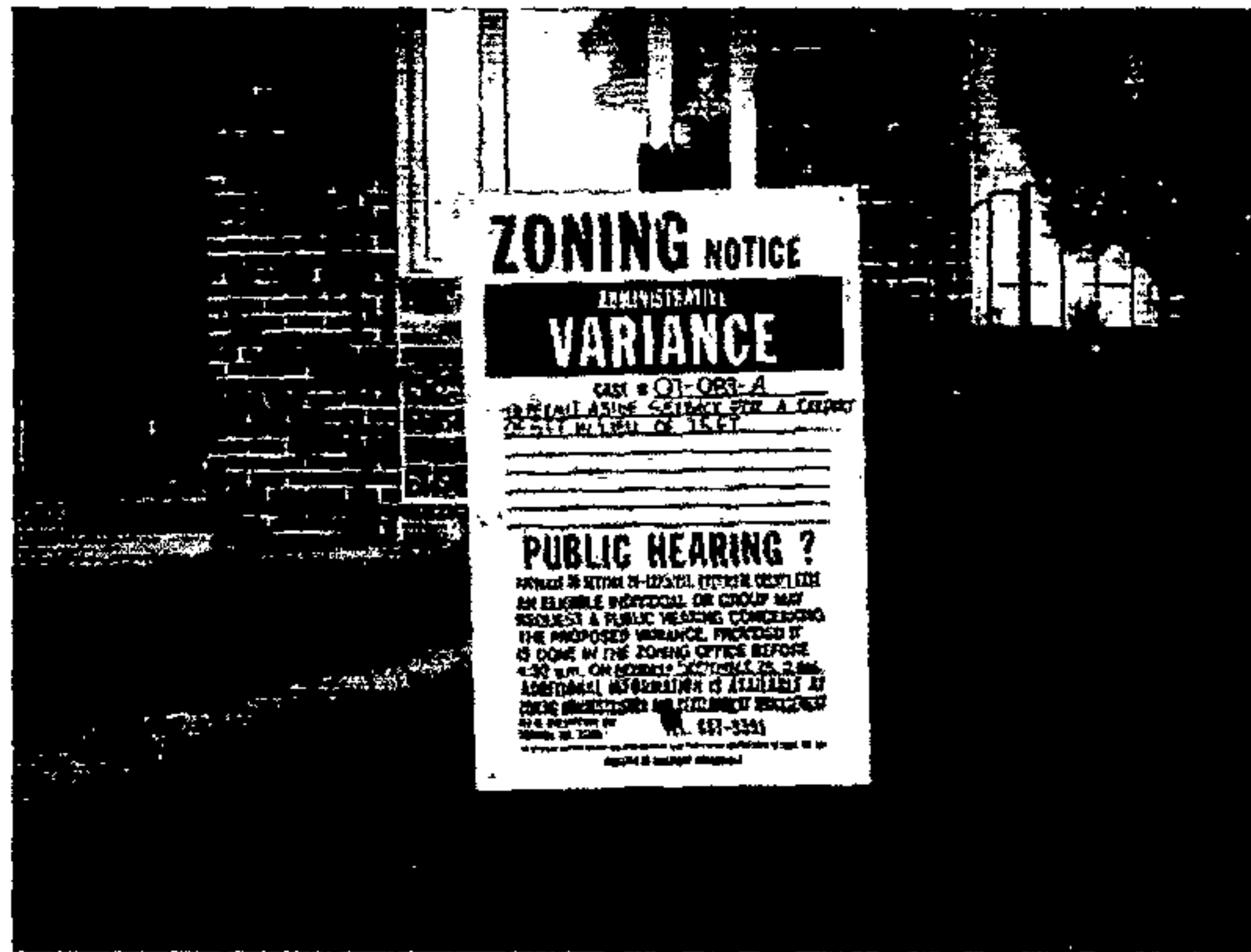
16 Salix Court

Address

Balto. Md 21220

(443-629 3411)

im000805 (576x432x24b jpeg)



Yachtclub 9/9/06





BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 08- 089 -A Address 6645 CHIPPEWA DR.

Contact Person: JOHN R ALEXANDER Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 08-29-06 Posting Date: 09-10-06 Closing Date: 09-25-06

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 08- 089 -A Address 6645 CHIPPEWA DR.

Petitioner's Name MARGIE SUE CHAPIN Telephone 410-486-7571

Posting Date: 09-10-06 Closing Date: 09-25-06

Wording for Sign: To Permit A SIDE SETBACK FOR A CARPORT OF
5 FT LN (W) OF 7.5 FT.

WCR - Revised 6/25/04

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 07-089-A

Petitioner Margie Sue Chapin

Address or Location 6645 Chippewa Drive

PLEASE FORWARD ADVERTISING BILL TO

Name Margie Sue Chapin

Address 6645 Chippewa Drive
Baltimore, MD 21209

Telephone Number 410-486-7571

07-089-A



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 6645 Chippewa Drive
which is presently zoned Residential

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) 301:1 to permit an open

PROTECTION (CARPORT) TO BE 5 FT. FROM THE SIDE PROPERTY
LINE IN LIEU OF THE REQUIRED 7.5 FT.

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

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

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

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

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address

Telephone No.

City

State

Zip Code

Legal Owner(s):

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

City

State

Zip Code

Representative to be Contacted:

Name

Address

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 07-08-09 day of August, 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. 07-089-A

Reviewed By SM Date 08-29-06

REV 10/25/01

Estimated Posting Date 09-10-06

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 6645 Chippewa Drive
Address
Baltimore, MD 21209
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):

First, during the summer of 2005 flooding occurred in the basement of the property known as 6645 Chippewa Drive. Extended and heavy downpours of rain caused the outside basement steps to accumulate water. The drain at the bottom of the basement steps does not go to a pipe, but only allows the water to seep back into the ground. Because the ground was over saturated from the rain, the drain could not adequately remove the water accumulating at the bottom of the steps. Water came over the sill of the basement door, and flooded the basement area. Damage occurred to property in the basement. The proposed carport would cover the basement steps and alleviate further potential water damage

Second, during the winter of 2005-2006, the owner of the property slipped and fell on the driveway near the steps leading to the house. The owner sustained bruising on her body. The owner has a known medical disability with her leg and knee. The proposed carport would cover the driveway and steps up to the house, and provide a safer entrance and egress to the owner by alleviating any snow and ice on the area used to access the home.

Third, the carport will provide protection of the owner's car from weather damage and sun damage by covering the car from potential harm due to weather conditions.

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.

Margie Sue Chapin
Signature

Signature

Margie Sue Chapin
Name - Type or Print

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 29th day of August 2006, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Margie S Chapin
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal



AFSHEEN FAISSAL
Notary Public, State of Maryland
County of Baltimore
My Commission Expires November 22, 2008

Notary Public

My Commission Expires



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 6645 Chippewa Drive
which is presently zoned Residential

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) 301.1 to PERMIT AN OPEN PROJECTION (CARPORT) TO BE 5 FT. FROM THE SIDE PROPERTY LINE IN LIEU OF THE REQUIRED 7.5 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.

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Company

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City

State

Zip Code

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Name - Type or Print

Signature

Name - Type or Print

Signature

Address

Telephone No.

City

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Zip Code

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Name

Address

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Zoning Commissioner of Baltimore County

CASE NO. 07-089-A

Reviewed By 807

Date 08-29-06

Estimated Posting Date 09-10-06

REV 10/25/01

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Margie Sue Chapin
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Name - Type or Print

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Margie S Chapin
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AS WITNESSES



my hand and Notarial Seal
AFSHEEN FAISSAL
Notary Public, State of Maryland
County of Baltimore
My Commission Expires November 22, 2008

Afsheen Faissal
Notary Public

My Commission Expires _____



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 6645 Chippewa Drive
which is presently zoned Residential (DR.55)

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City

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Zoning Commissioner of Baltimore County

CASE NO. 07-089-A

Reviewed By JNA Date 08-29-06

REV 10/25/01

Estimated Posting Date 09-10-06

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Margie Sue Chapin
Signature

Signature

Margie Sue Chapin
Name - Type or Print

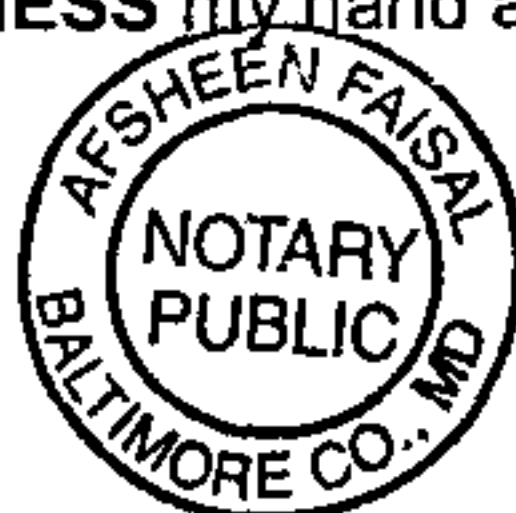
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 29th day of August, 2006, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Margie S Chapin
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal



AFSHEEN FAISSAL
Notary Public, State of Maryland
County of Baltimore
My Commission Expires November 22, 2008

Afsheen Faissal
Notary Public

My Commission Expires _____

Zoning Description

Zoning Description for 6645 Chippewa Drive, Baltimore, Maryland 21209.

Being known and designated as Lot 9, Block C as shown on the "Plat of Forest Green" recorded in Baltimore County, Maryland in Plat Book G.L.B. 24 Folio 23, containing the property land area of 5,640 square feet. The improvements thereon being known as 6645 Chippewa Drive. North property line which borders on Chippewa Drive is R: 626.23, L: 43.61; west property line is N14° 01'34"W 123.61 feet, east property line is S10°02'10"E 117.50 feet; south property line is N 84°39'55" E 52.35 feet.

The property, 6645 Chippewa Drive, is located in the 3rd Congressional and 2nd Councilmanic Districts.

07-089-A

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

070810
No. 20250

DATE 08/29/06 ACCOUNT F0010066150

AMOUNT \$ 65.00

RECEIVED FROM: MARIE SUE CARRARD

FOR: RECEIVED DR. PUBLIC
6645 CHIPPENAW DR

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

5777

PAID RECEIPT

BUSINESS ACTUAL TIME INR

8/30/2016 8/30/2016 15:30:16 2

REG 10012 MAIL JEN 311

> RECEIPT # 979388 8/29/2016 0714

DEPT 5 1020 LIVING VERIFICATION

OR NO: 021350

Receipt Tot 965.10

665.00 CR 4.00 CR

Baltimore County, Maryland

CASHIER'S VALIDATION

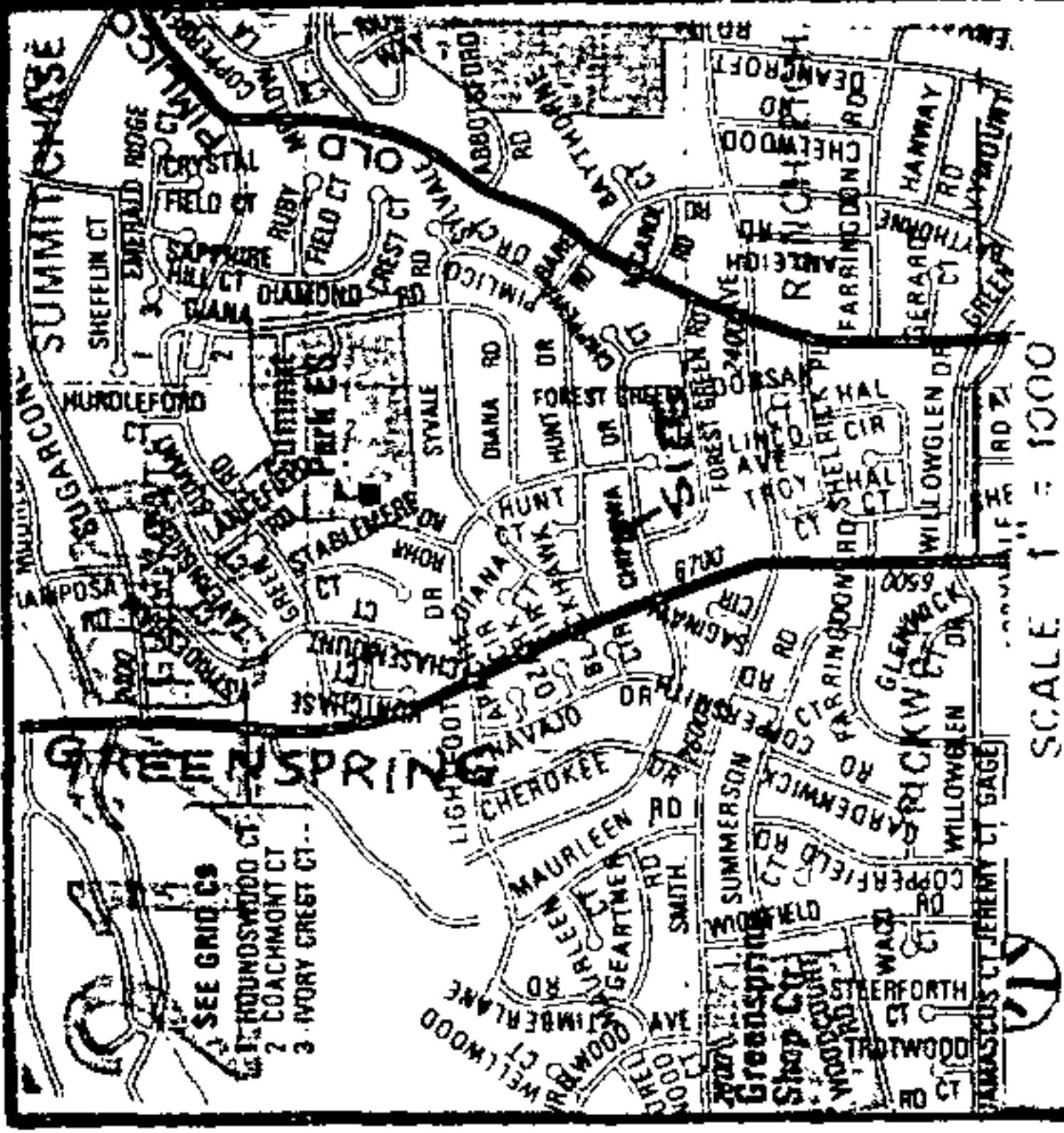
PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 6645 CHIPPEWA DR SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME FOREST GREEN

PLAT BOOK # 24 FOLIO # 23 LOT # 9 SECTION # 1

OWNER MARGIE SUE CHARLIN



LOCATION INFORMATION

ELECTION DISTRICT 3

COUNCILMANIC DISTRICT 2

1" = 200' SCALE MAP # 078-C-3

ZONING DR 5.5

LOT SIZE 5640 ^{sq}

ACREAGE 128.0 SQUARE FEET

SEWER ☒ PUBLIC ☐ PRIVATE

WATER ☒

CHESAPEAKE BAY CRITICAL AREA ☐ YES ☒ NO

100 YEAR FLOOD PLAIN ☐

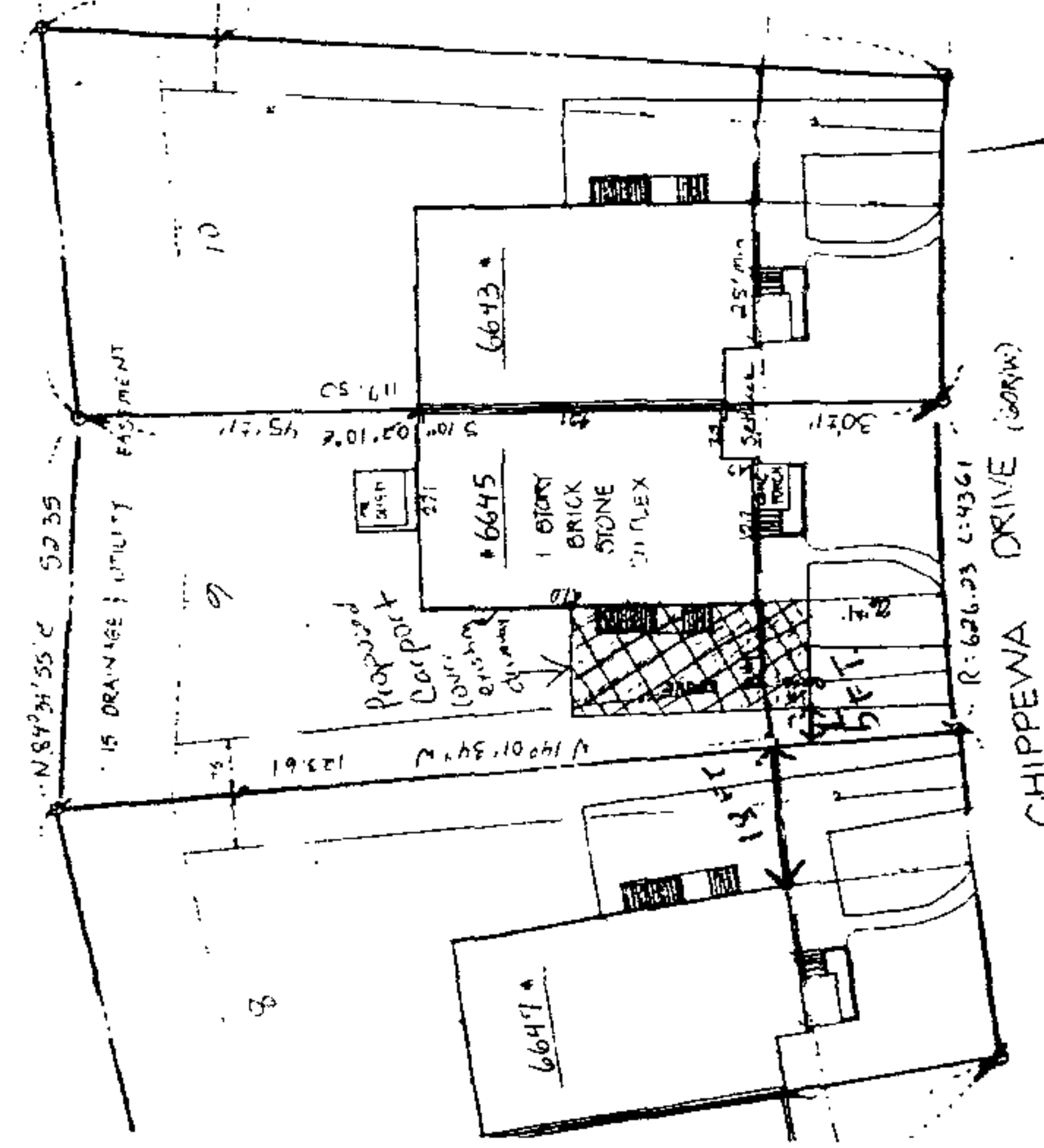
HISTORIC PROPERTY / BUILDING ☐

PRIOR ZONING HEARING NONE

ZONING OFFICE USE ONLY

REVIEWED BY 8007 ITEM # 1 CASE # 070889-A

NOTE: I ALSO KNOW AS LOT 4 BLOCK A5 SHOWN ON MAP OF FOREST GREEN RECORDED IN PLAT 23 OF NEW PLAT BOOK 6645 FOLIO 23



SCALE OF DRAWING: 1" = 40 FT

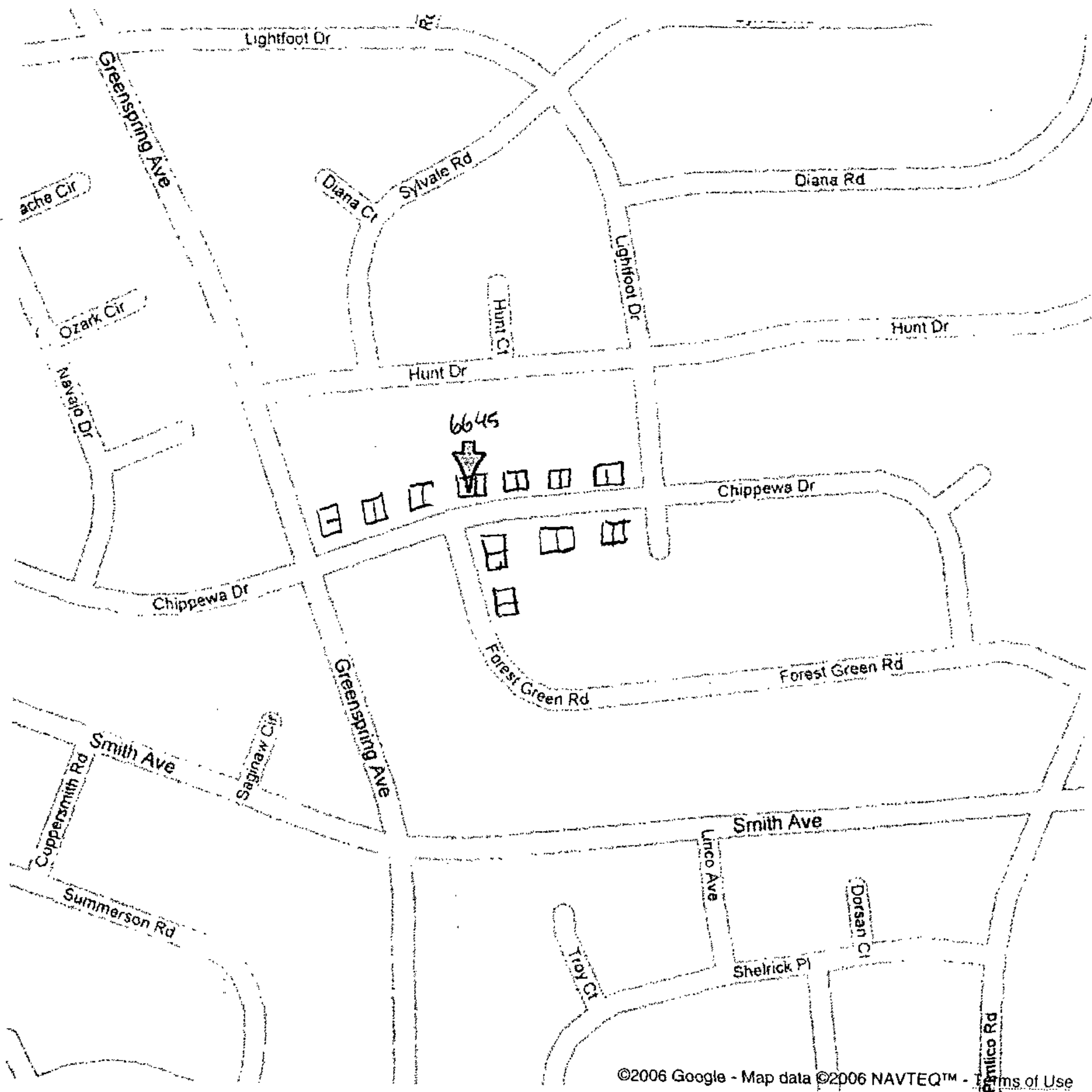
PREPARED BY

0-680-20

078-C3

1" = 200 FT





Vicinity Map

07-089.A

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

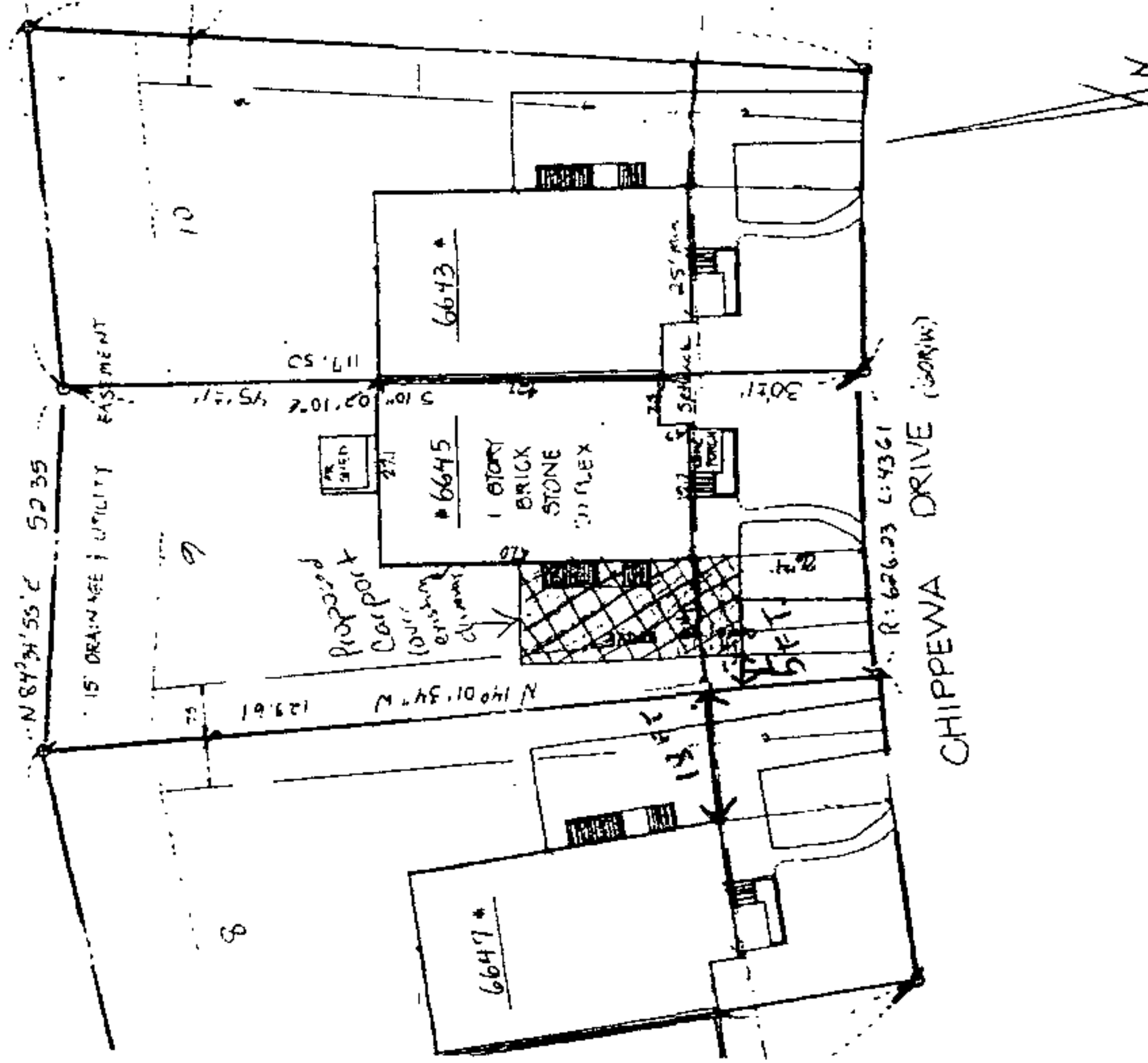
PROPERTY ADDRESS 6645 CHIPPEWA DR SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME FOREST GARDEN

PLAT BOOK # 24 FOLIO # 23 LOT # 9 SECTION # 1

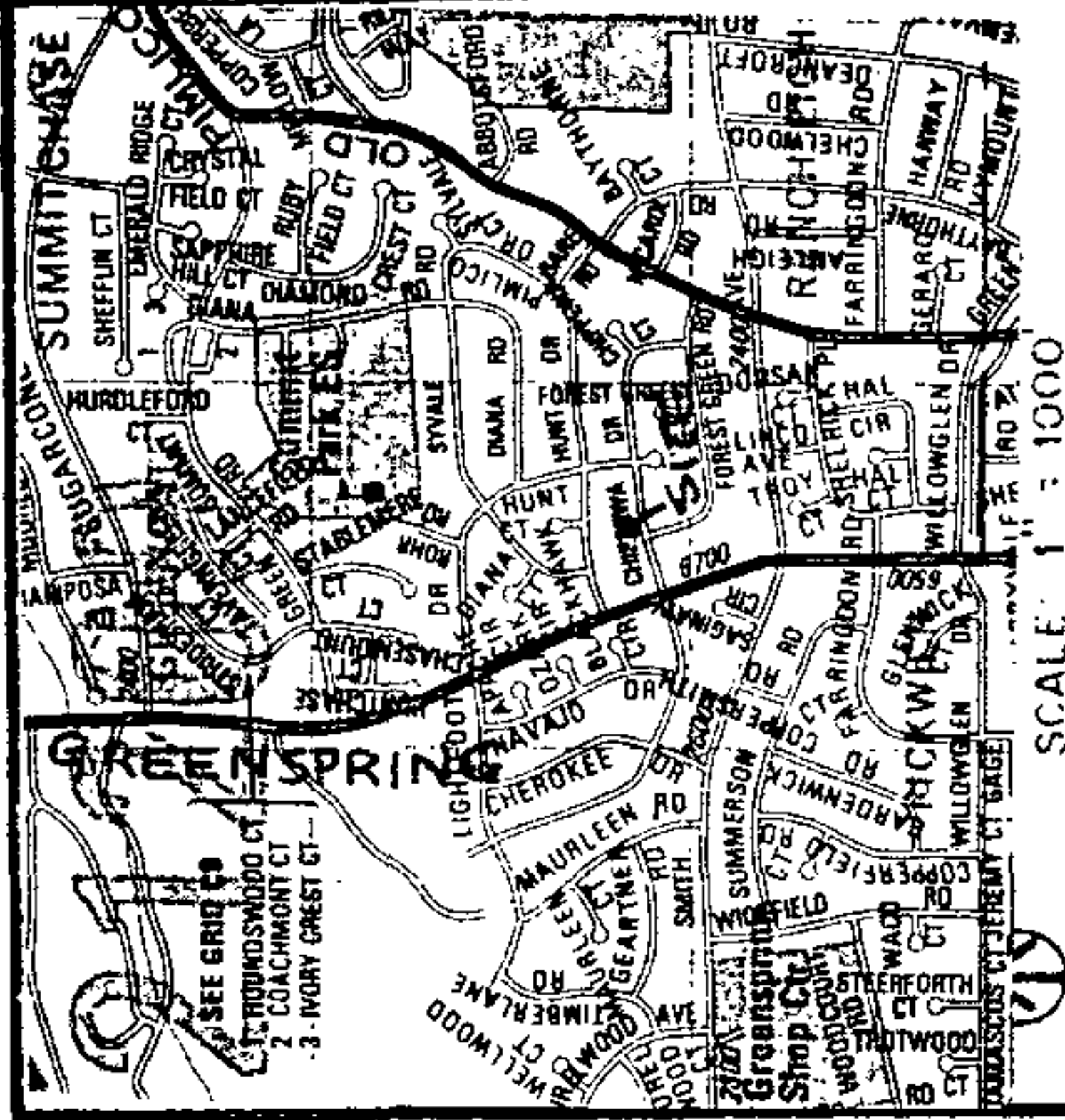
OWNER MARGIE SUE CHARLIN

NOTE: I ALSO KNOW AS LOT 4 BLOCK C AS SHOWN ON DAT OF DEED GREENE RECORDED IN RATIO 02 AND IN PLAT BOOK 6645 FOLIO 23



PREPARED BY

SCALE OF DRAWING: 1" = 40 FT



LOCATION INFORMATION

ELECTION DISTRICT 3

COUNCILMANIC DISTRICT 2

1" = 200' SCALE MAP # 078-C-3

ZONING DR 5.5

LOT SIZE 5640 ACRES

SEWER ☒ PUBLIC ☒ PRIVATE ☐

WATER ☒ PUBLIC ☒ PRIVATE ☐

CHESAPEAKE BAY CRITICAL AREA ☐ YES ☐ NO ☒

100 YEAR FLOOD PLAIN ☐ YES ☐ NO ☒

HISTORIC PROPERTY / BUILDING ☐ YES ☐ NO ☒

PRIOR ZONING HEARING NONE

ZONING OFFICE USE ONLY
REVIEWED BY SDS ITEM # 107089-9 CASE #

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

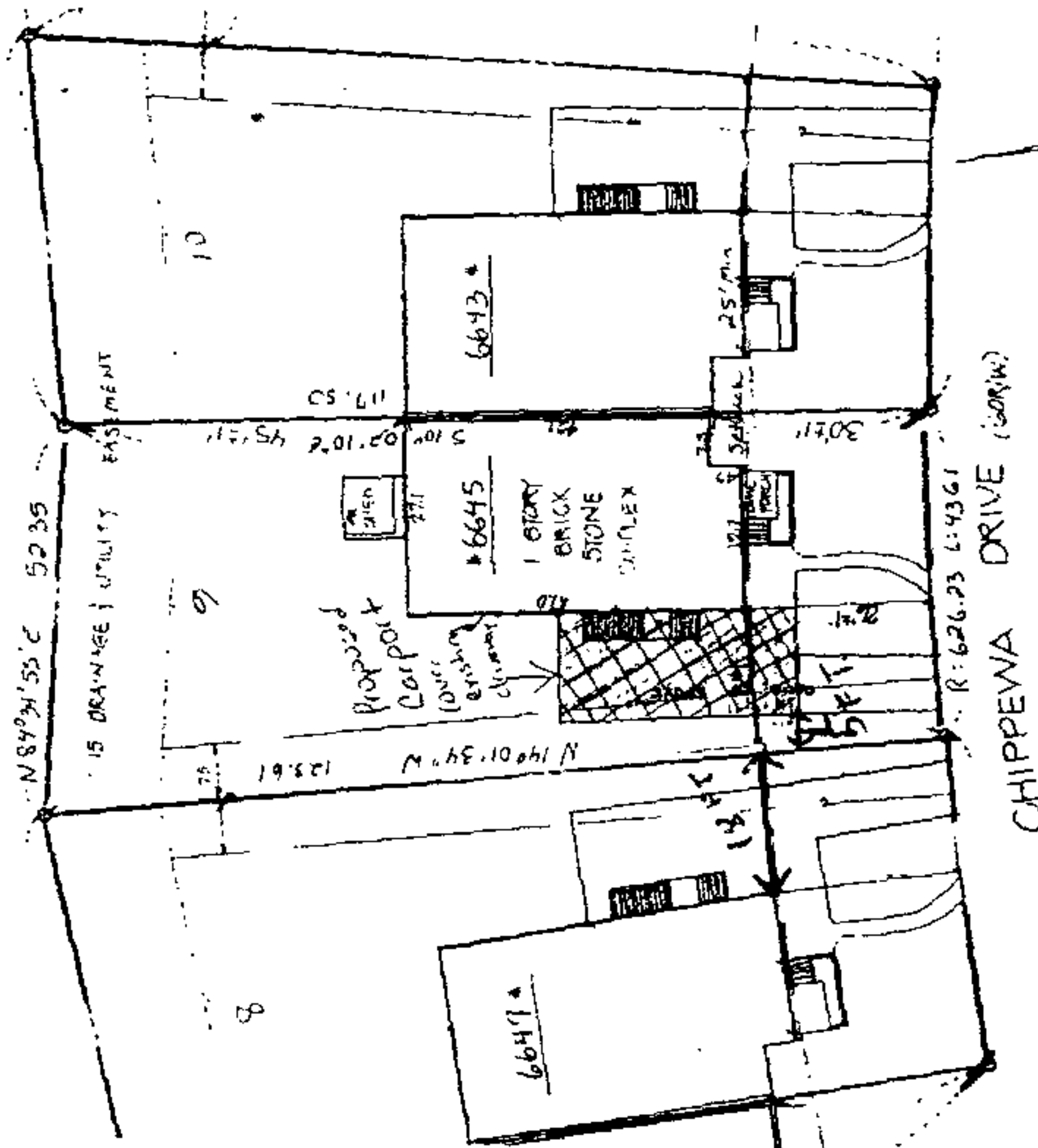
PROPERTY ADDRESS 6645 CHIPPEWA DR SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME FOREST GARDEN

PLAT BOOK # 24 FOLIO # 23 LOT # 9 SECTION # 1

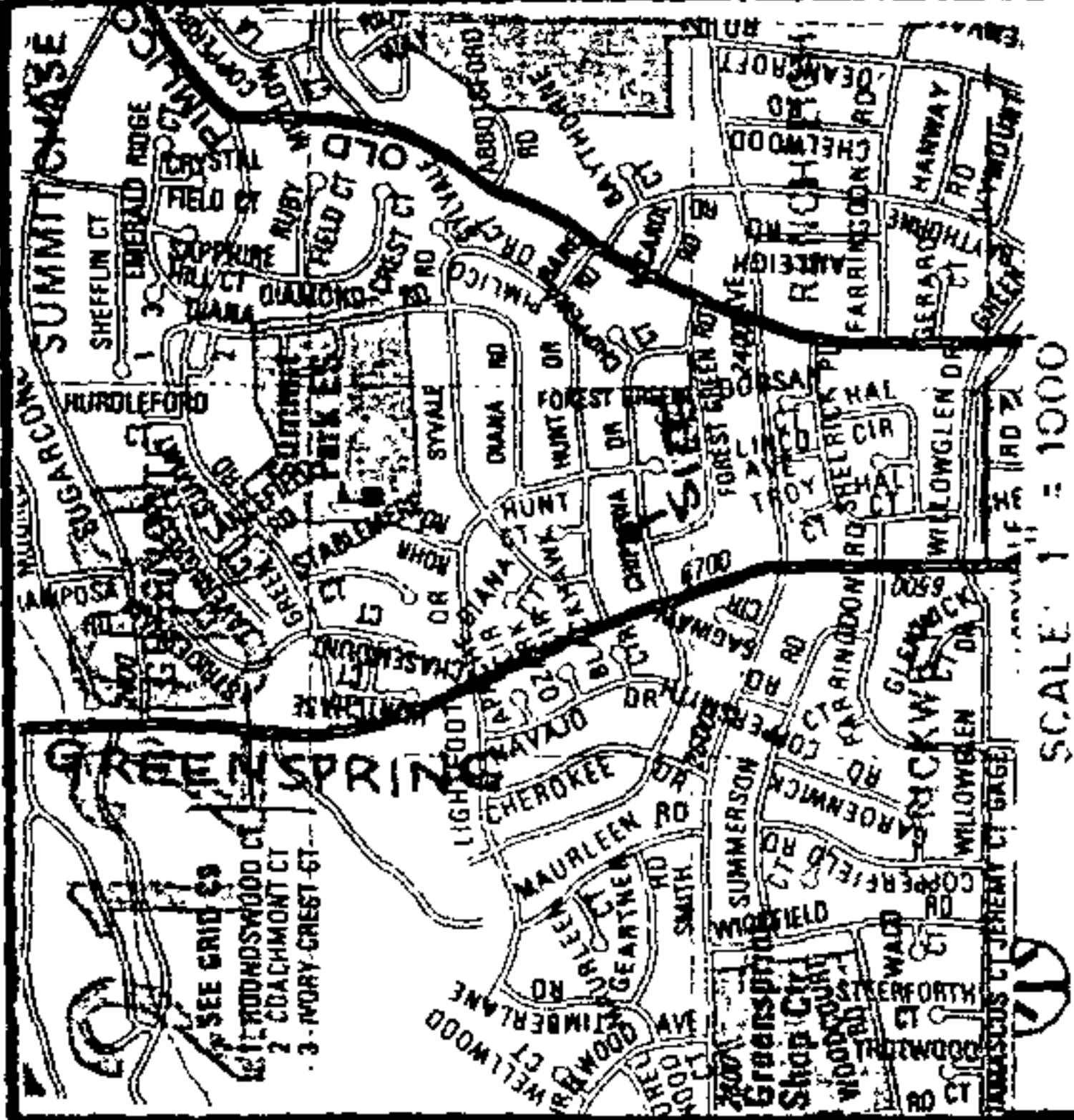
OWNER MARGIE SUE CHARLIN

NOTE: I ALSO KNOW AS LOT 9 BLOCK C AS SHOWN ON PLAT OF PREST GREENS RECORDED IN BATO. CO NW IN PLATBOOK 618 24 FOR 823



PREPARED BY

SCALE OF DRAWING: 1" = 40 FT



LOCATION INFORMATION

ELECTION DISTRICT 3

COUNCILMANIC DISTRICT 2

1" = 200' SCALE MAP # 078-C-3

ZONING DR 5.5

LOT SIZE 5640 ACRES

SEWER ☒ PUBLIC ☒ PRIVATE

WATER ☒ PUBLIC ☒ PRIVATE

CHESAPEAKE BAY CRITICAL AREA YES ☐ NO ☒

100 YEAR FLOOD PLAIN YES ☐ NO ☒

HISTORIC PROPERTY / BUILDING YES ☐ NO ☒

PRIOR ZONING HEARING NONE

ZONING OFFICE USE ONLY
REVIEWED BY 800 ITEM # 070808-0 CASE #