

IN RE: PETITION FOR ADMIN. VARIANCE
N side Selwin Court, 420 feet +/- E of
White Marsh Road
14th Election District
6th Councilmanic District
(8217 Selwin Court)

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* BALTIMORE COUNTY

Philbert E. Christian and Janice A. Phillip-Christian
Petitioners

* CASE NO. 07-517-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, Philbert E. Christian and Janice A. Phillip-Christian. The variance request is for property located at 8217 Selwin Court. The variance request is from Sections 1B01.2.C.1.b and 301.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an open deck and a sunroom both with a rear yard setback as close as 18 feet in lieu of the required 22.5 feet and 30 feet respectively and to amend the Final Development Plan of the White Marsh Road Property for Lot 100, Section 1. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1. The Petitioners propose to construct a sunroom and deck. Water settlement in the rear yard makes the deck necessary. The Petitioners' neighbors on Lot 99 and 101 have a deck and screened in porch, respectively.

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

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6-13-07
[Signature]

regulations, from off-street parking regulations, and from sign regulations only in cases where 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 having filed a Petition for Administrative Variance and the subject property having been posted on May 20, 2007 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 32-3-303 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 Petitioner.

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.

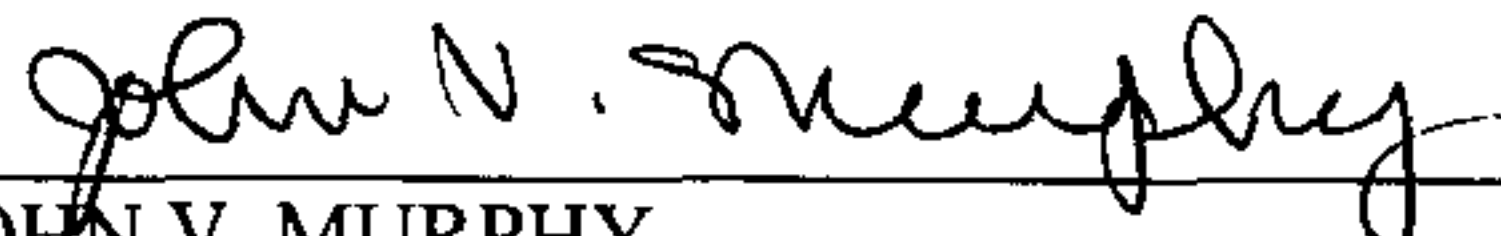
THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 13th day of June, 2007 that a variance from Sections 1B01.2.C.1.b and 301.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an open deck and a sunroom

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67307
PZ

both with a rear yard setback as close as 18 feet in lieu of the required 22.5 feet and 30 feet respectively and to amend the Final Development Plan of the White Marsh Road Property for Lot 100, Section 1 be and is hereby GRANTED, subject to the following:

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:pz

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6-13-07
P3



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

WILLIAM J. WISEMAN III
Zoning Commissioner

June 13, 2007

PHILBERT E. CHRISTIAN AND JANICE A. PHILLIP-CHRISTIAN
8217 SELWIN COURT
BALTIMORE MD 21237

Re: Petition for Administrative Variance
Case No. 07-517-A
Property: 8217 Selwin Court

Dear Mr. and Mrs. Christian:

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
for Baltimore County

JVM:pz

Enclosure

ORIGINAL KEEP IN FILE



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 8217 SELWIN CT.
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) 1801.2.C.1.b. AND 301.1 BCCR
TO PERMIT AN OPEN DECK AND A SUNROOM BOTH WITH A REAR YARD
SETBACK AS CLOSE AS 18 FT. INLIEU OF THE REQUIRED 22 1/2 FT AND
30 FT. RESPECTIVELY AND TO AMEND THE F.D.P OF THE WHITEMARSH
ROAD PROPERTY FOR LOT 100, SECT. 1.

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):

Mr. PHILBERT E. CHRISTIAN
Name - Type or Print _____
Philbert E. Christian
Signature _____
MRS. JANICE A. PHILLIP-CHRISTIAN
Name - Type or Print _____
Janice A. Phillip Christian
Signature _____
8217 SELWIN CT. 410-663-6369
Address _____ Telephone No. _____
BALTIMORE, MARYLAND 21237
City _____ State _____ Zip Code _____

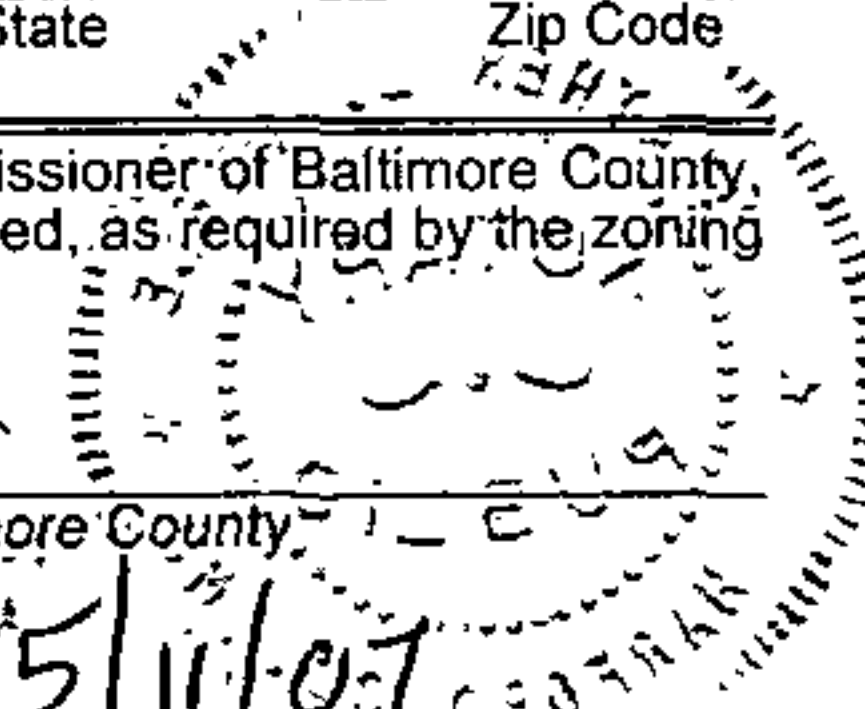
Representative to be Contacted:

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.

CASE NO. 07-517-A
REV 10/25/01 6-13-07
pb

Reviewed By JL Date 5/11/07
Estimated Posting Date 5/20/07



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 8217 Selwin Ct.
City BALTIMORE State MARYLAND Zip Code 21237

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):

We have 32' rear set back
We only have 18.4 The Lots are small and modern
to enjoy our yard, due to water settlement in rear
Yard, we desire to construct this deck and
Sunroom. A Variance is needed for reasonable
size use area.

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.

Philbert E. Christian
Signature
PHILBERT E. CHRISTIAN
Name - Type or Print

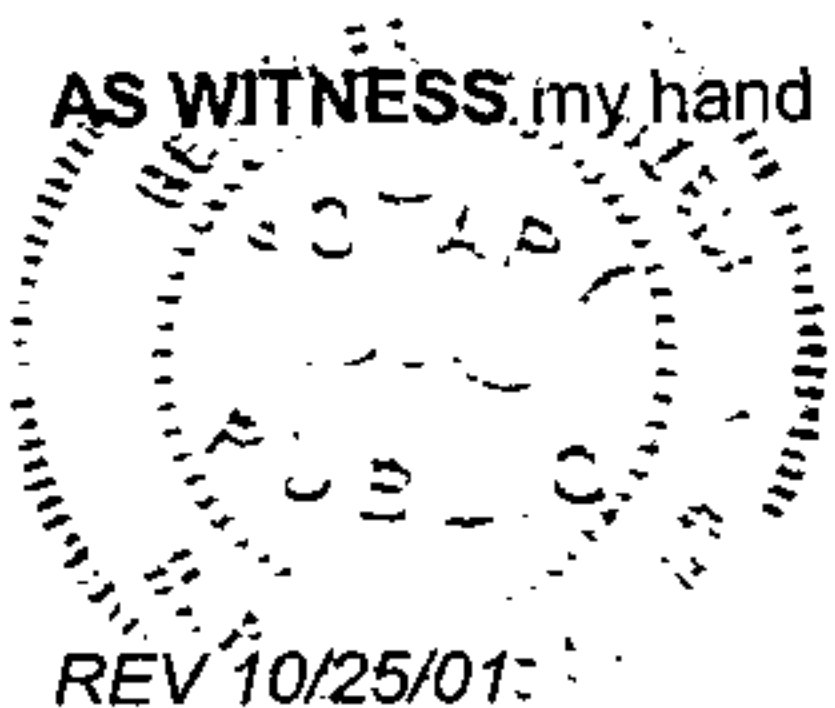
Janice A Phillip-Christian
Signature
JANICE A PHILLIP CHRISTIAN
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 3rd day of May, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Philbert E. Christian and Janice A. Phillip-Christian
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal



HEATHER L. MIENE
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires June 6, 2007

Heather L. Miene
Notary Public
My Commission Expires June 6, 2007

Affidavit in Support of Administrative Variance

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That the Affiant(s) does/do presently reside at

8217 Selwin Ct.
Address
BALTIMORE, MARYLAND 21237
City State Zip Code

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We only have 18.4 The Lots are small and in order
to enjoy our yard, due to water settlement in rear
yard, we desire to construct this deck and
Sunroom. A Variance is needed for reasonable
size use area.

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.

Philbert E. Christian
Signature

PHILBERT E. CHRISTIAN
Name - Type or Print

Janice A Phillip-Christian
Signature

JANICE A PHILLIP CHRISTIAN
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 3rd day of May, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Philbert E. Christian and Janice A. Phillip-Christian
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notarial Seal

Heather L. Miene
Notary Public

HEATHER L. MIENE
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires June 6, 2007

My Commission Expires June 6, 2007



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 8217 SELWIN CT.
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) 1801.2.C.1.b. AND 301.1 BCZR

TO PERMIT AN OPEN DECK AND A SUNROOM BOTH WITH A REAR YARD SETBACK AS CLOSE AS 18 FT. INSTEAD OF THE REQUIRED 22 1/2 FT AND 30 FT. RESPECTIVELY AND TO AMEND THE F.D.P OF THE WHITEMARSH ROAD PROPERTY FOR LOT 100, SECT. 1.

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):

Mr. PHILBERT E. CHRISTIAN

Name - Type or Print

Philbert E. Christian

Signature

MRS. JANICE A. PHILLIP CHRISTIAN

Name - Type or Print

Mrs. Janice A. Phillip Christian

Signature

8217 SELWIN CT. 410-663-6369

Address

BALTIMORE, MARYLAND 21237

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.

CASE NO. 07-517-A

REV 10/25/01

Reviewed By JL

Date 5/11/07

Estimated Posting Date 5/20/07

Zoning Commissioner of Baltimore County

517

Zoning Description

ZONING DESCRIPTION FOR 8217 SELWIN CT.

Beginning at a point on the North side of SELWIN Ct.

Which is 50 feet R/W wide at the distance of 420' ±

East of the centerline of the nearest improved intersecting

Street White Marsh Rd. ~~which is 50 feet R/W wide.~~

"Being Lot # 100 ~~Block~~ SECT # 1 in the
subdivision of WHITE MARSH RD. PROPERTY
~~Maple Ridge~~ as recorded in Baltimore

County Plat Book # 71 folio # 124 containing .192 AC

Also known as 8217 Selwin Ct. and located in the 14

Election District 6 Councilmanic District

James Clumbe
5/11/07

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 07 517 -A Address 8217 SELWIN CT.

Contact Person: J. LEWIS Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 5/11/07 Posting Date: 5/20/07 Closing Date: 6/04/07

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

- 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.
- 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.
- 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 07 517 -A Address 8217 SELWIN CT.

Petitioner's Name CHRISTIAN Telephone 410 663 6369

Posting Date: 5/20/07 Closing Date: 6/04/07

Wording for Sign: To Permit AN OPEN DECK AND SUNROOM IN REAR YARD
WITH 18 FT. SETBACKS IN LIEU OF 22 1/2 FT. AND 30 FT. RESPECTIVELY
AND TO AMEND THE FDP FOR WHITEMARSH RD. PROPERTY
LOT 100, SECT. 2

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: 07-517-A

Petitioner: CHRISTIAN

Address or Location: 8217 SELWIN CT.

PLEASE FORWARD ADVERTISING BILL TO

Name: PHILBERT & JANICE CHRISTIAN

Address: 8217 SELWIN CT.

BALTIMORE, MARYLAND 21237

Telephone Number: 410-663-6369

W- 410-887-7041

C- 410-382-8562

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

DATE 5/11/07 ACCOUNT 001006 6150

AMOUNT \$ 115.00

RECEIVED FROM: CHRISTIAN

FOR: RV & AMEND FDP

8217 SELWIN CT

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

PAID RECEIPT
DATE 5/11/07 TIME 10:49:47
AMOUNT 115.00
CHECK NO. 02989
BANK OF AMERICA
BRANCH BALTIMORE, MARYLAND

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No.: 07-517-A

Petitioner/Developer: CHRISTIAN

Date of Hearing/Closing: 6-4-07

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, Maryland 21204

ATTN: Kristen Matthews {(410) 887-3394}

Ladies and Gentlemen:

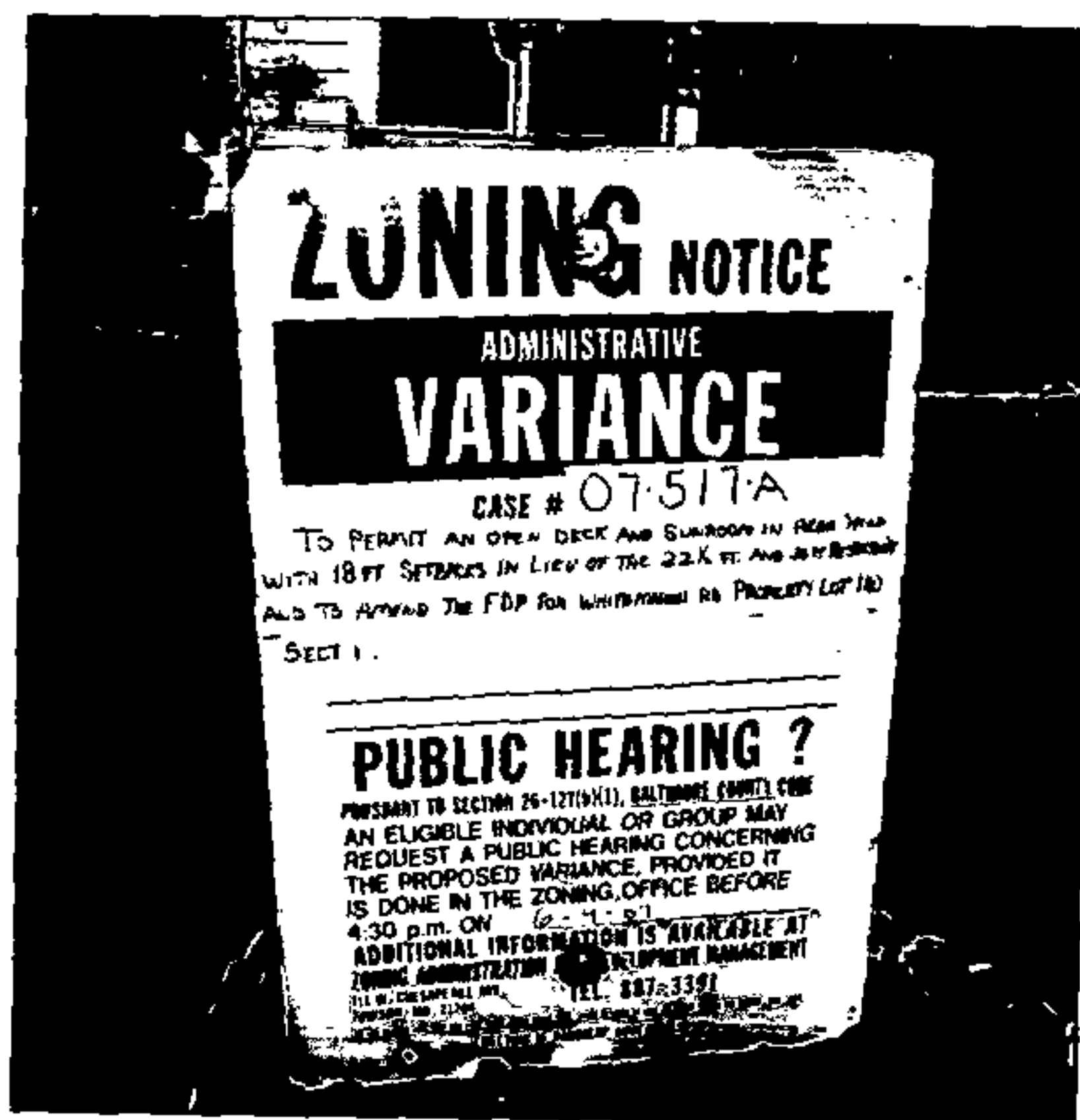
This letter is to certify under the penalties of perjury that the necessary sign(s) required by law were posted conspicuously on the property located at:

8217 SELWIN CT

The sign(s) were posted on

5-20-07
(Month, Day, Year)

Sincerely,



Robert Black 5-23-07
(Signature of Sign Poster) (Date)

SSG Robert Black

(Print Name)

1508 Leslie Road

(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

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

June 4, 2007

Philbert E. Christian
Janice A. Phillip-Christian
8217 Selwin Court
Baltimore, MD 21237

Dear Mr. and Mrs. Christian:

RE: Case Number: 07-517-A, 8217 Selwin Court

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on May 11, 2007. This letter is not an approval, but only a **NOTIFICATION**.

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.".

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:amf

Enclosures

c: People's Counsel

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

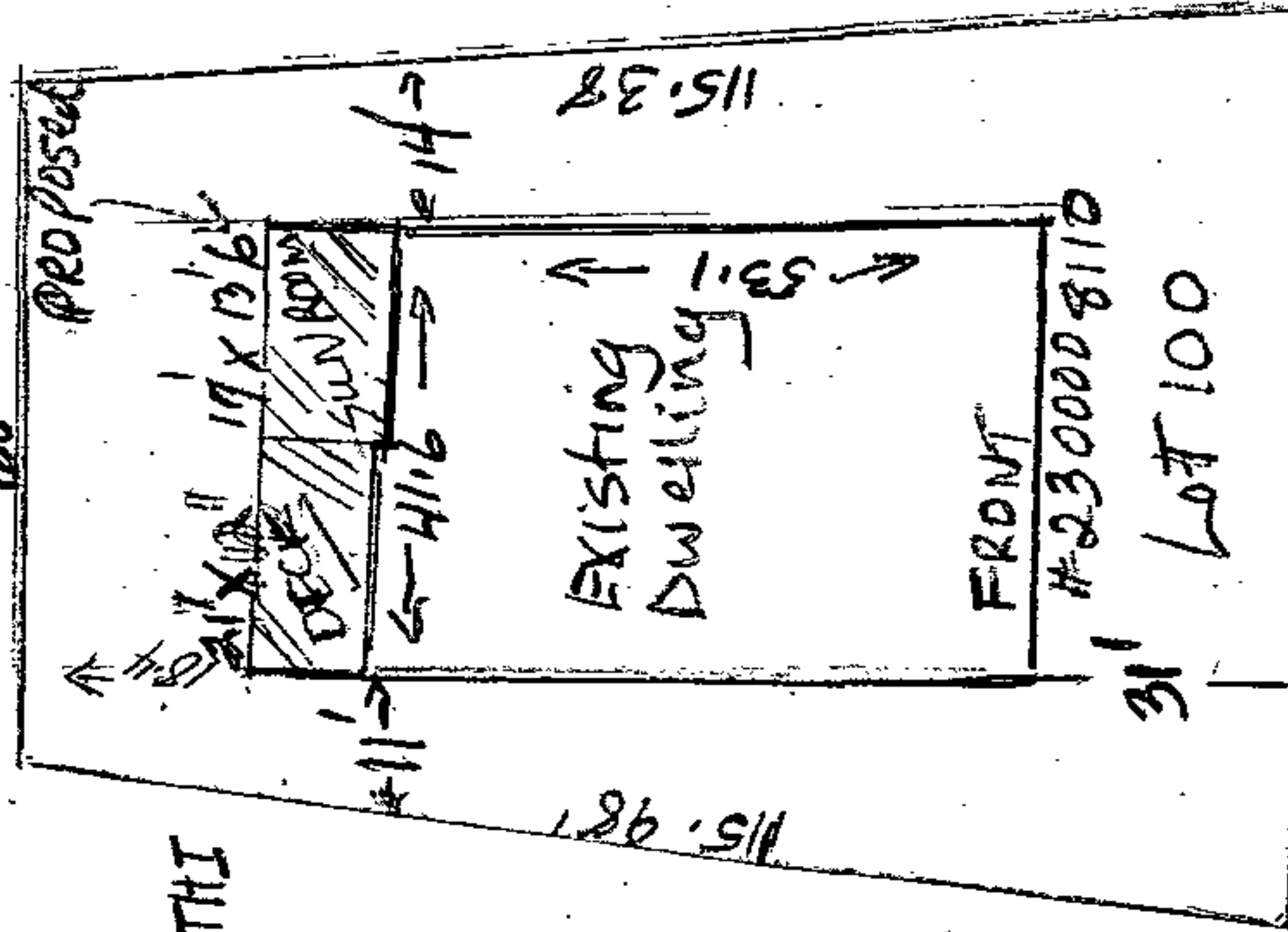
PROPERTY ADDRESS 8217 SELWIN CT SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

SUBDIVISION NAME MARLE REEGE WHITE MARSH RD. Property

PLAT BOOK #11 FOLIO #24 LOT #100 SECTION #1

OWNER JANICE PHILLIP CHRISTIAN, PHILBERT CHRISTIAN

EASEMENT



Raymond & Bathi Kozlowski

Robert & Margaret Butler

Existing Dwelling
FRONT
#2300008099

Existing Dwelling
FRONT
#2300008109
Lot 99

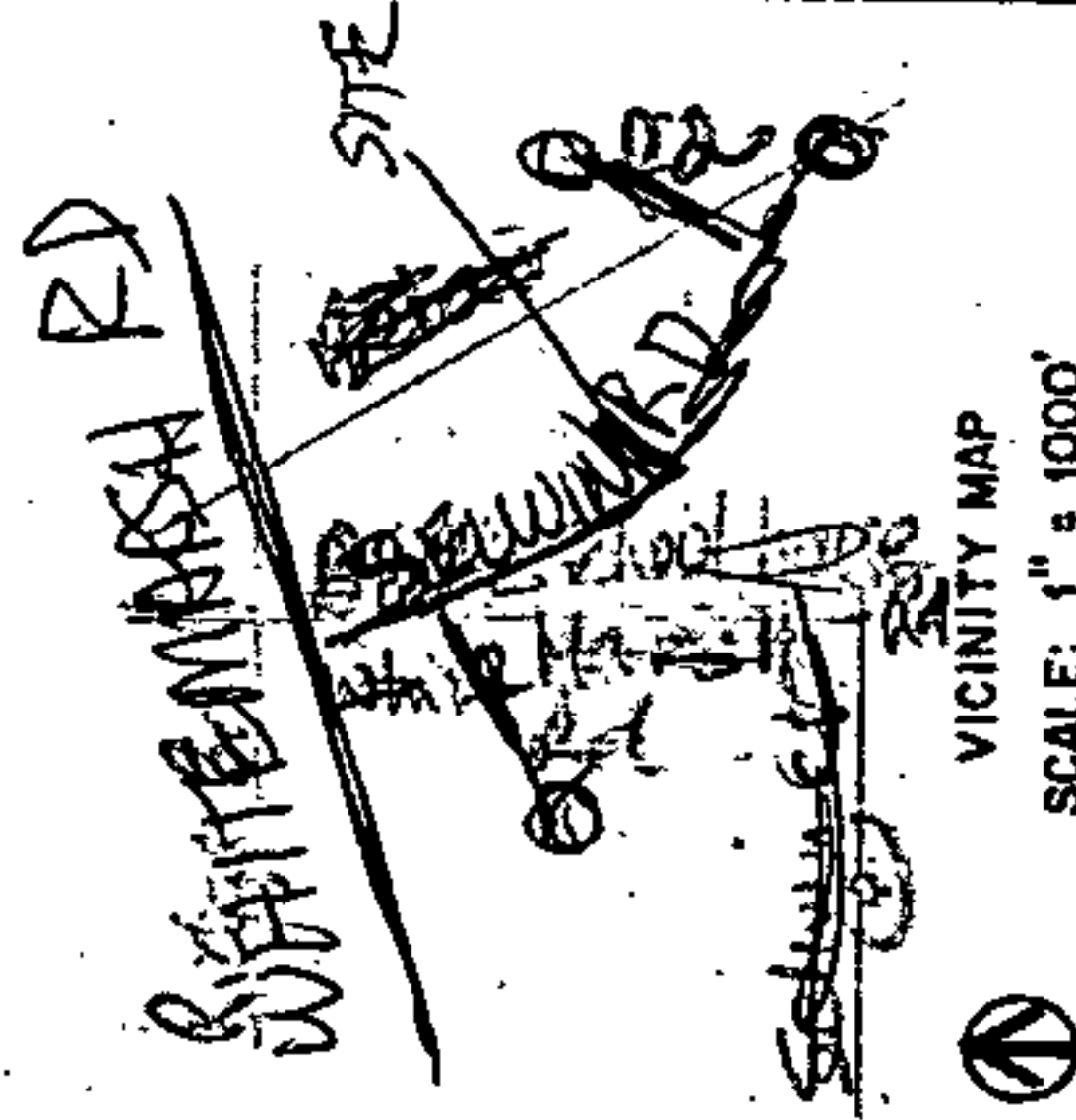
Lot 101
420 FT TO
WHITE MARSH
RD

SELWIN CT (50' R/W)



Revised *Janice Christian*

PREPARED BY PHILBERT, JANICE CHRISTIAN SCALE OF DRAWING: 1" = 30'



LOCATION INFORMATION

ELECTION DISTRICT 14
COUNCILMANIC DISTRICT 6
1" = 200' SCALE MAP # 082A1

ZONING DE-5
LOT SIZE .192 AC
ACREAGE 8363

SEWER ☒ PUBLIC ☒ PRIVATE ☐
WATER ☒ ☐

CHESAPEAKE BAY CRITICAL AREA ☐ YES ☐ NO ☒
100 YEAR FLOOD PLAIN ☐ YES ☐ NO ☒
HISTORIC PROPERTY / BUILDING ☐ YES ☐ NO ☒
PRIOR ZONING HEARING ☐ YES ☐ NO ☒

ZONING OFFICE USE ONLY
REVIEWED BY JL ITEM # 107-57-A CASE #

1030

NE 8-G

082A1

14 ED

North of Ridge
Road (Subject to
75' lot width)

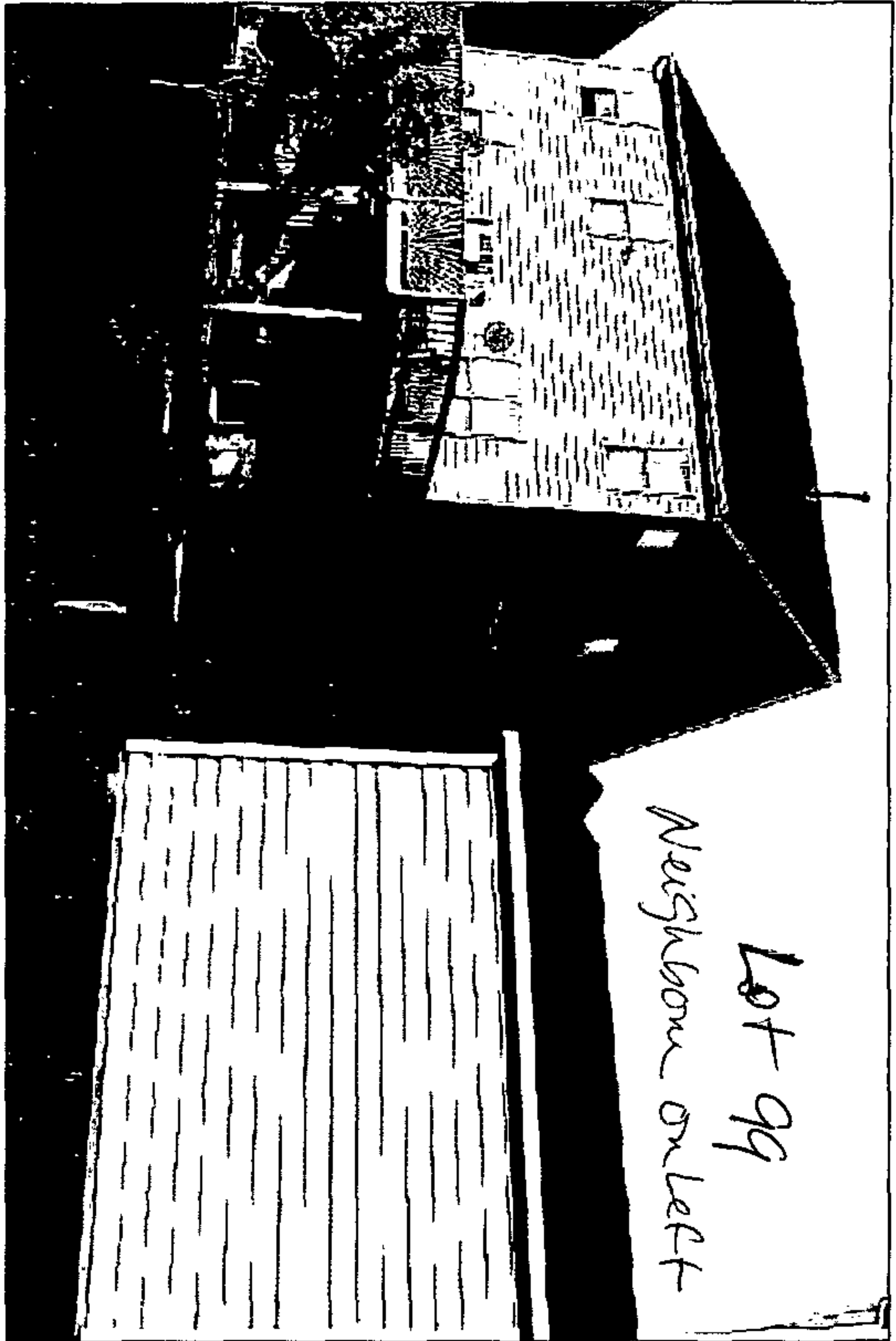
1" = 200'
GIS.

517

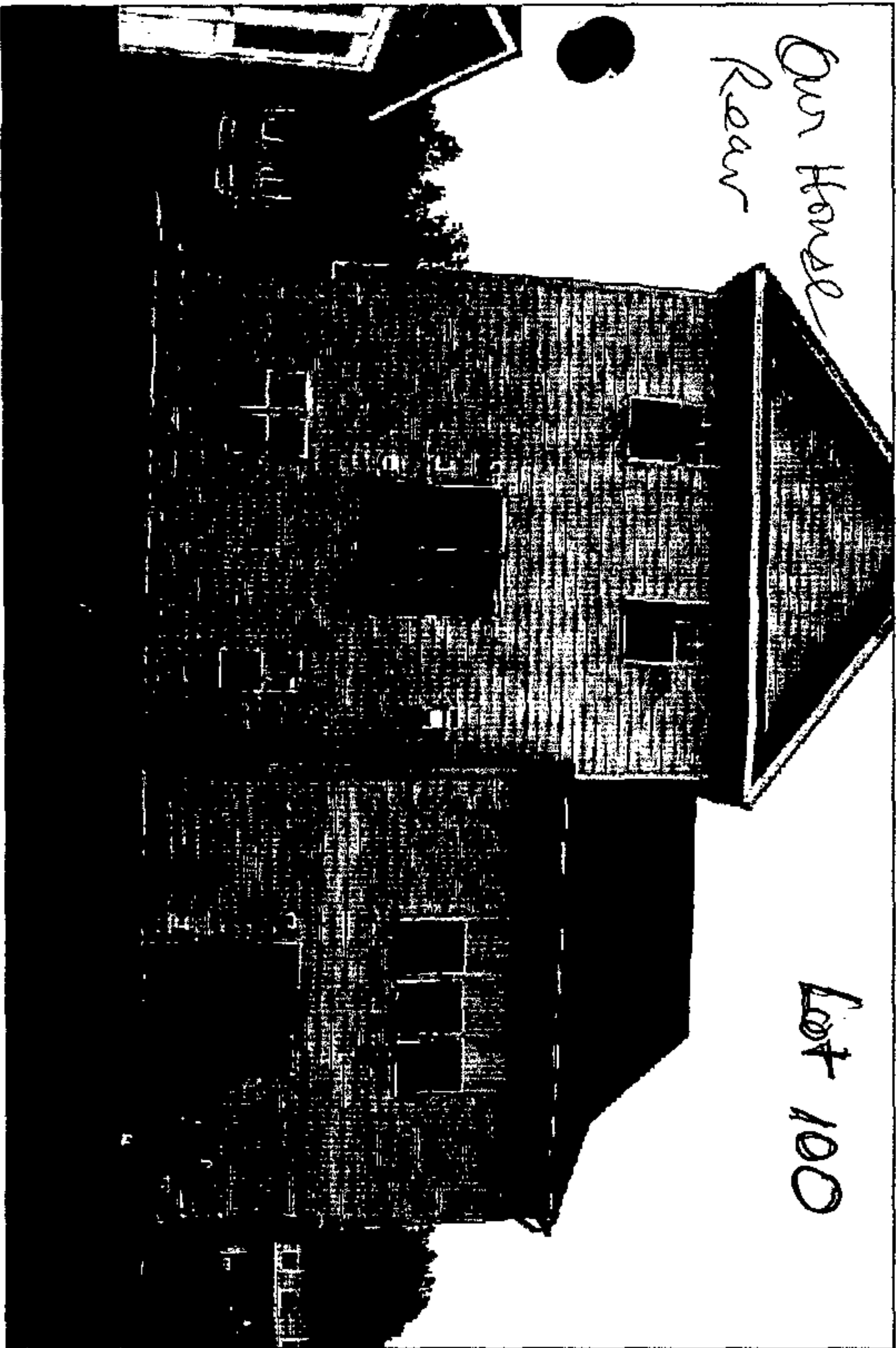
DR 5.5

DR-3.5

NE 7-G



Lot 99
Neighbour on left



Our House
Rear

Lot 100



Lot 101
Right

517

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

May 24, 2007

ATTENTION: Zoning Review Planners

Distribution Meeting Of: May 21, 2007

5
Item Number: 512 through 529 and 522 and 523

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.

Lieutenant Roland P Bosley Jr.
Fire Marshal's Office
410-887-4881 (C) 443-829-2946
MS-1102F

cc: File

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



Printed on Recycled Paper



Martin O'Malley, Governor
Anthony G. Brown, Lt. Governor

State Highway
Administration

John D. Porcari, Secretary
Neil J. Pedersen, Administrator

Maryland Department of Transportation

Date: MAY 22, 2007

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

RE: Baltimore County
Item No. 7-517-A
8217 SELWIN COURT
CHRISTIAN PROPERTY
ADMINISTRATIVE VARIANCE

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. 7-517-A.

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 ¹ 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

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: May 23, 2007

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

RECEIVED
MAY 25 2007

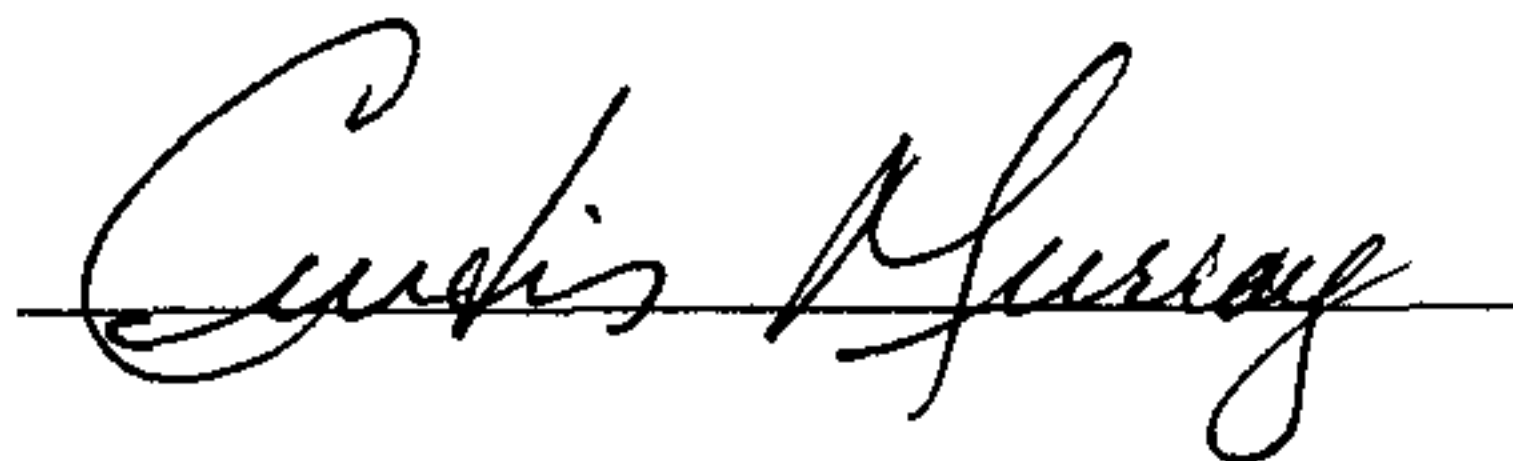
BY:.....

SUBJECT: Zoning Advisory Petition(s): **Case(s) 07-517- Administrative Variance**

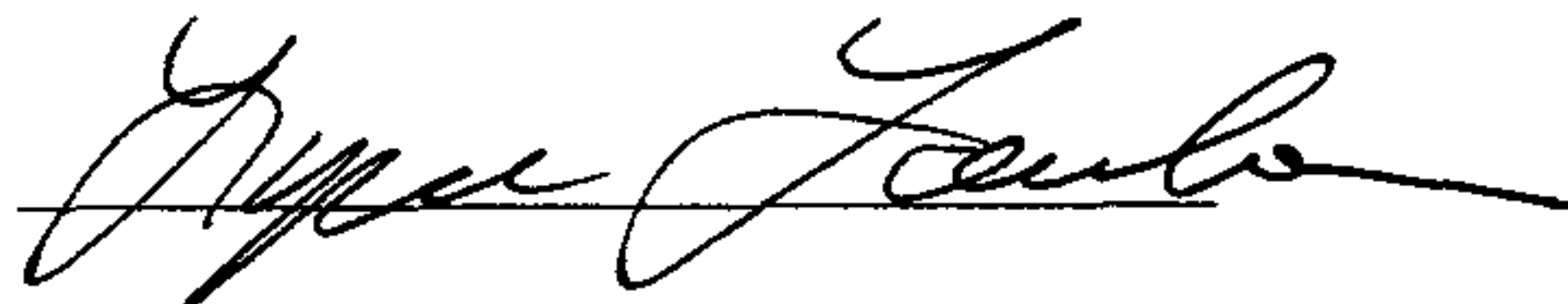
The Office of Planning has reviewed the above referenced case(s) and has no comments to offer.

For further questions or additional information concerning the matters stated herein, please contact Laurie Hay in the Office of Planning at 410-887-3480.

Prepared By:



Division Chief:



CM/LL

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: May 24, 2007

FROM: Dennis A. Kennedy, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For May 28, 2007
Item Nos. 07-500, 512, 513, 514, 515,
516, 517, 519, 520, 522, 523, 524, 525

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

DAK:CEN:clw

cc: File

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