

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
N side Portsmouth Road, 468 feet E		
c/l Jeffrey Road		
2 nd Election District	*	DEPUTY ZONING COMMISSIONER
4 th Councilmanic District		
(7110 Portsmouth Road)	*	BALTIMORE COUNTY
Clarence E. and Stephanie P. Johnson		
<i>Petitioners</i>	*	CASE NO. 07-543-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, Clarence E. and Stephanie P. Johnson. The variance request is for property located at 7110 Portsmouth Road. The variance request is from Sections 1B02.3.B and 211.3 (1955) of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an existing single family dwelling with open projection (carport) to have a side yard of 1 foot in lieu of the required 6 feet. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1. The Petitioners wish to install a 14 foot x 26 foot carport. The carport will provide protection from the elements for their vehicles and that side of the house and will help to reduce energy costs. The carport will utilize the existing driveway. The Petitioners provided pictures of similar carports in their neighborhood.

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

6-28-07
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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 June 9, 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.

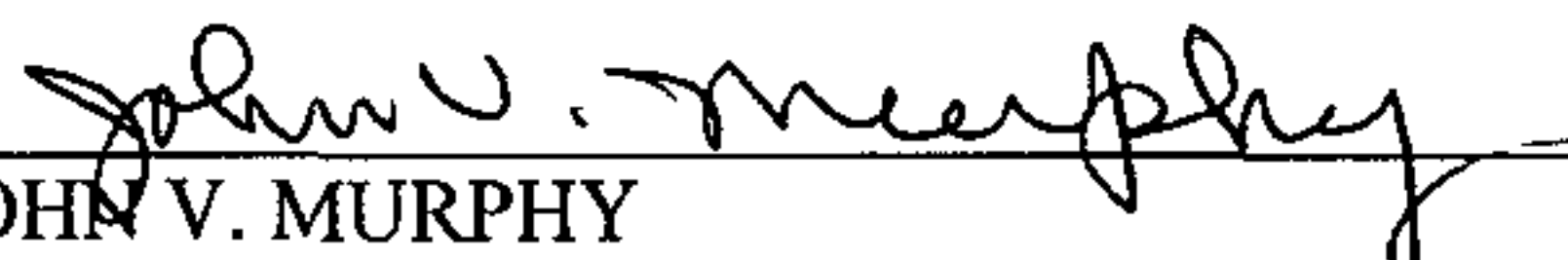
Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 24th day of June, 2007 that a variance from Sections 1B02.3.B and 211.3

(1955) of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an existing single family dwelling with open projection (carport) to have a side yard of 1 foot in lieu of the required 6 feet be and is hereby GRANTED, subject to the following:

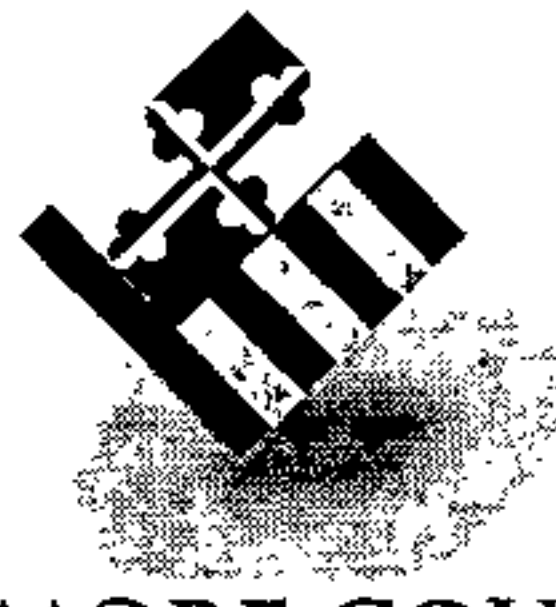
1. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this 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

RECEIVED FOR FILING
6-28-07
R3



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

WILLIAM J. WISEMAN III
Zoning Commissioner

June 28, 2007

CLARENCE E. AND STEPHANIE P. JOHNSON
7110 PORTSMOUTH ROAD
WINDSOR MILL, MD 21244

Re: Petition for Administrative Variance
Case No. 07-543-A
Property: 7110 Portsmouth Road

Dear Mr. and Mrs. Johnson:

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 black ink that reads "John V. Murphy".

John V. Murphy
Deputy Zoning Commissioner
for Baltimore County

JVM:pz

Enclosure



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7110 Portsmouth Rd.
which is presently zoned DR S.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) 1302.3.B BC2R, 211.3 "SS" BC2R

TO PERMIT AN EXISTING SINGLE FAMILY DWELLING
WITH OPEN PROJECTION (CARPORT) TO HAVE A SIDETAIL
OF 1' IN LIEU OF THE REQUIRED 6'.

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):

Clarence E. Johnson
Name - Type or Print _____
Clarence E. Johnson
Signature _____
Stephanie P. Johnson
Name - Type or Print _____
Stephanie P. Johnson
Signature _____
7110 Portsmouth Rd. 410-2980859
Address _____ Telephone No. _____
Windsor Mill, Maryland 21244
City _____ State _____ Zip Code _____

Representative to be Contacted:

SAME
Name _____
AS
Address _____ Telephone No. _____
ABOVE
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. 07-543-A

Reviewed By LTM Date 6/1/07

REV 10/25/01

Estimated Posting Date 6/10/07

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

7110 Portsmouth Road
Address
Windsor Mill, Maryland 21244
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. Drive way location.
2. The sun stays on this side of the house over eight hours a day which bakes our car and house. With the shade from the car port we will be able to save on energy.
3. To keep rain water from seeping around the door and window the door is at ground level.
4. Snow blocks the door as an exit.

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.

Clarence E. Johnson
Signature

Clarence E. Johnson
Name - Type or Print

Stephanie P. Johnson
Signature

Stephanie P. Johnson
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 31st day of May, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

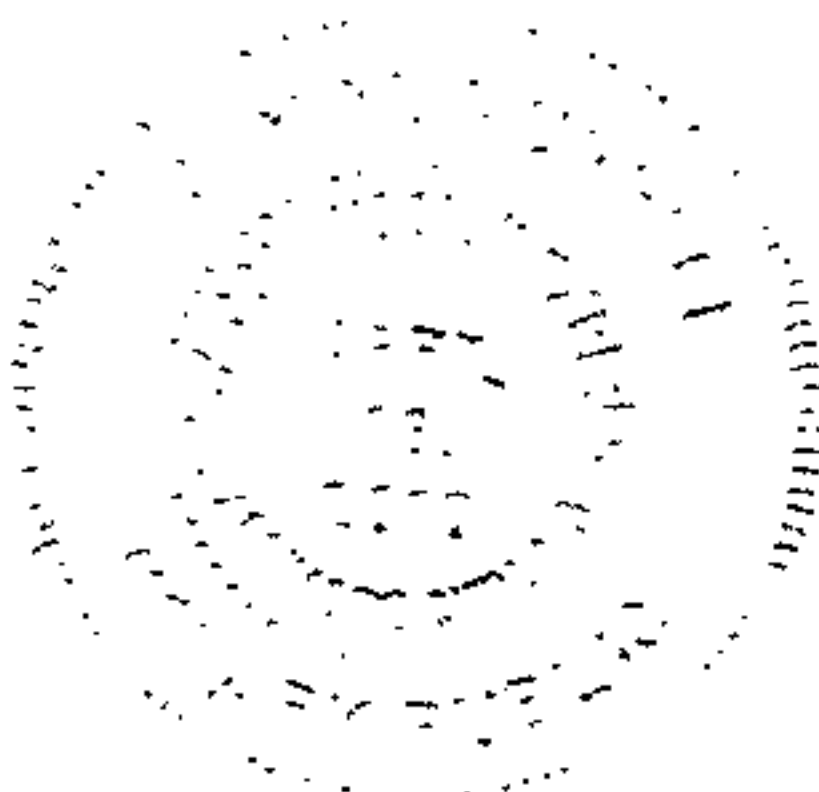
Clarence E. Johnson and Stephanie P. Johnson

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

AS WITNESS my hand and Notarial Seal

Betty W. Murrell
Notary Public

My Commission Expires April 28, 2010



Zoning Description

Zoning Description For 7110 Portsmouth Road
(address)

Beginning at a point on the North side of
(north, south, east or west)

Portsmouth Road which is 50 feet
(name of street on which property fronts) (number of feet of right-of-way width)

Wide at the distance of 468 feet East of the
(number of feet) (north, south, east or west)

Centerline of the nearest improved intersection street Jeffrey Road
(name of street)

Which is 50 feet wide. *Being Lot # 18
(number of feet of right-of-way width)

Block G, Section # in the subdivision of Rutheford Heights
(name of subdivision)

As recorded in Baltimore County Plat Book # 22, Folio # 140

Containing 7,140.00 square feet, Also known as 7110 Portsmouth Rd.
(square feet or acres) (Property Address)

And located in the 2 Election District, 4 Councilmanic District.

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 29201

DATE 6/1/07 ACCOUNT 2001 006 6150

AMOUNT \$ 65.00

RECEIVED FROM: C. JOHNSON

FOR: 071-543-A

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

PAID RECEIPT

DISBURSED BY: AM DATE: 6/1/07

AMOUNT PAID: 65.00

RECEIPT NO. 071-543-A

DATE: 6/1/07

CB NO. 029201

Receipt Tot 65.00

65.00

65.00

Baltimore County, Maryland

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: Case No: 07-543-A

Petitioner/Developer: CLARENCE JOHNSON ET AL

Date Of Hearing/Closing: 6/25/07

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 7110 PORTSMOUTH RD

This sign(s) were posted on June 9, 2007
(Month, Day, Year)

Sincerely,

Martin Ogle 6/9/07
(Signature of sign Poster and Date)

Martin Ogle

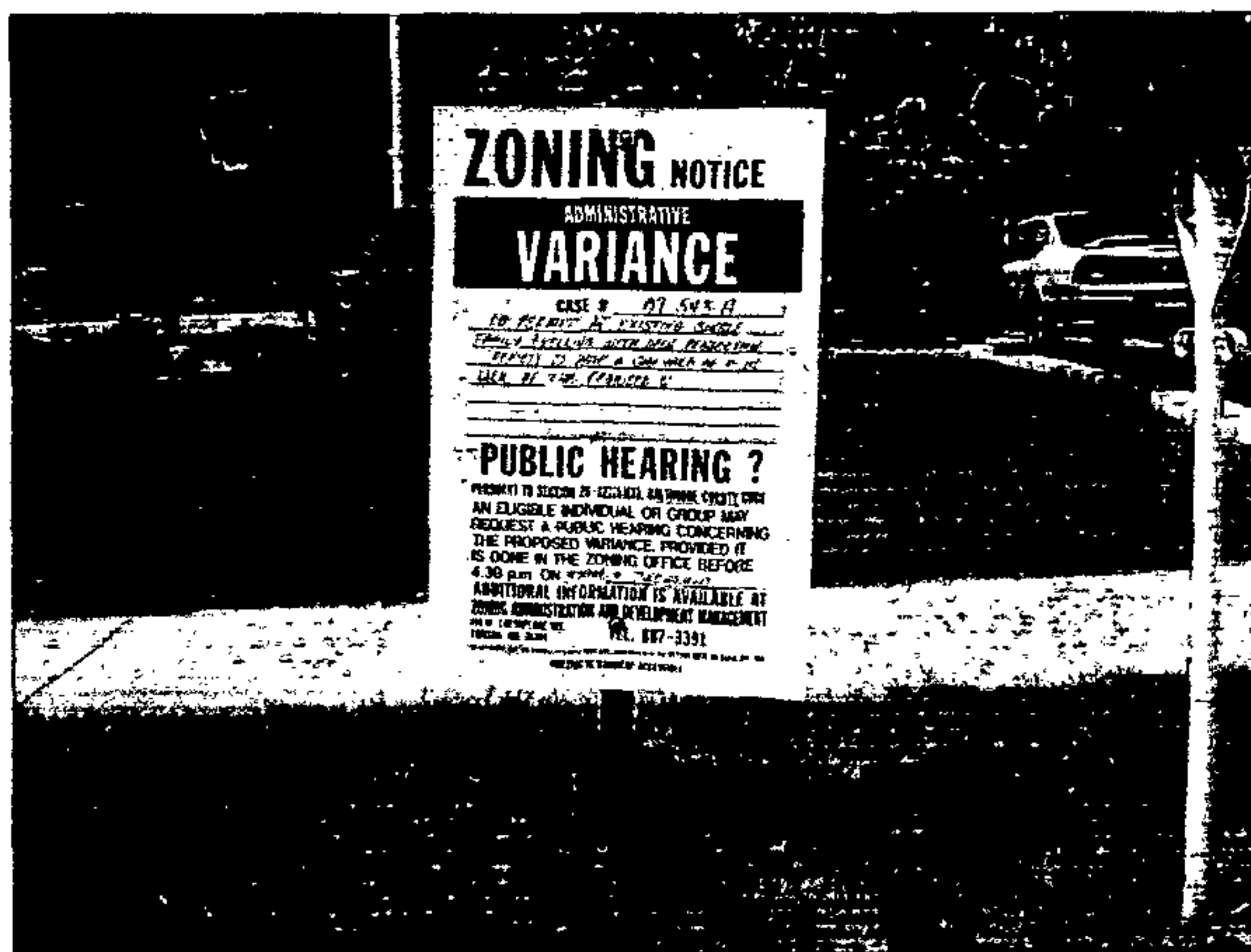
Sign Poster

16 Salix Court

Address

Balto. Md 21220

(443-629 3411)



motion 6/9/07

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 07-543-A

Petitioner CLARENCE E. JOHNSON

Address or Location 7110 PORTSMOUTH RD.

PLEASE FORWARD ADVERTISING BILL TO

Name CLARENCE E. JOHNSON

Address 7110 PORTSMOUTH RD.
BALTO, MD. 21244

Telephone Number 410-298-0859

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: June 15, 2007

RECEIVED
JUN 25 2007

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

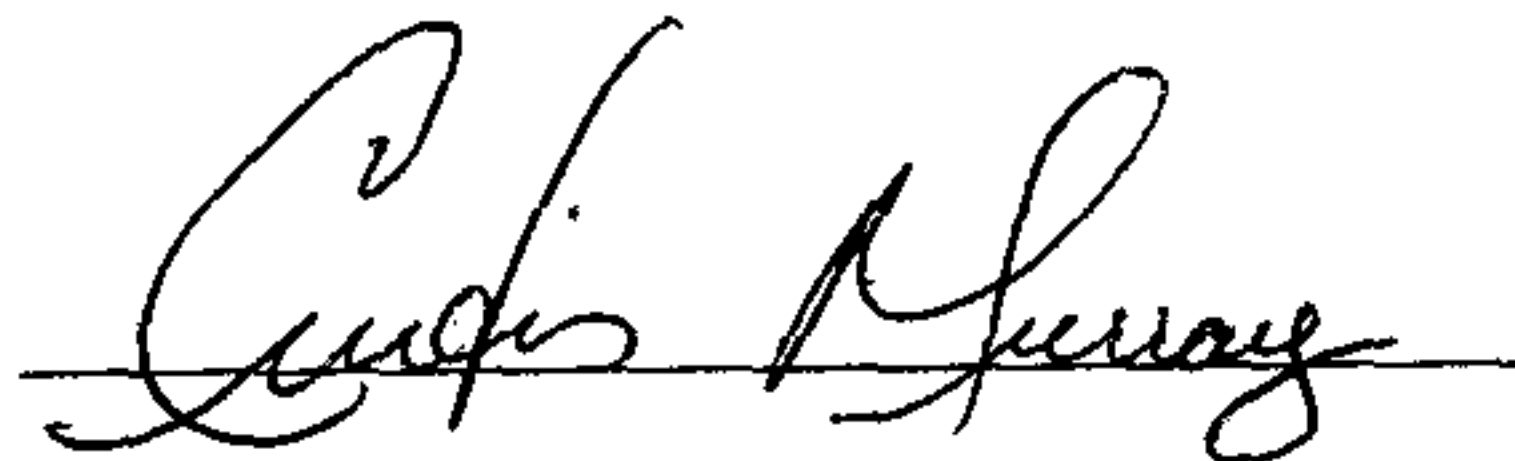
BY:.....

SUBJECT: Zoning Advisory Petition(s): Case(s) 07-543- Administrative Variance

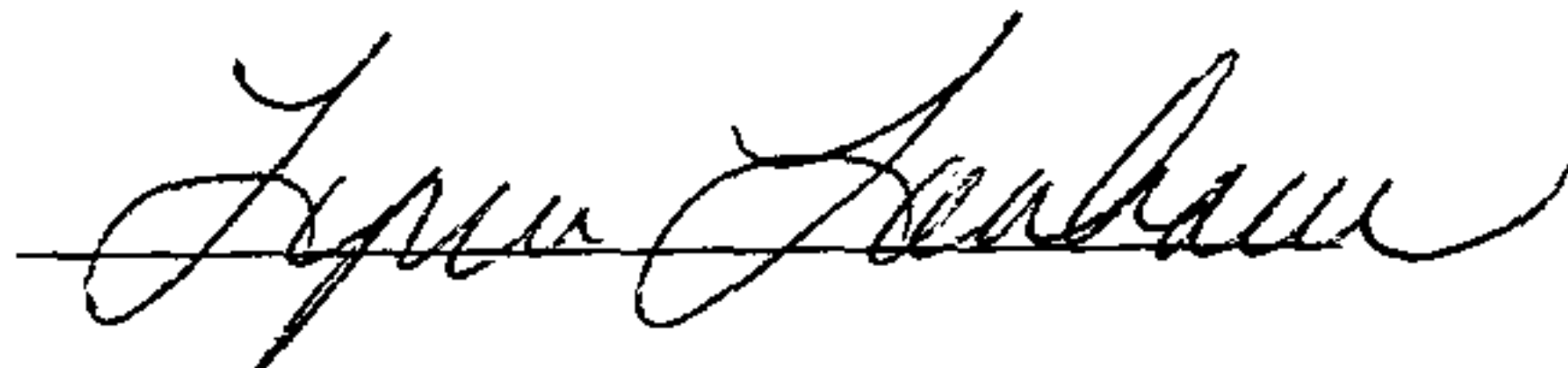
The Office of Planning has reviewed the above referenced case(s) and has no comments to offer.

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

Prepared By:



Division Chief:



CM/LL

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: June 15, 2007

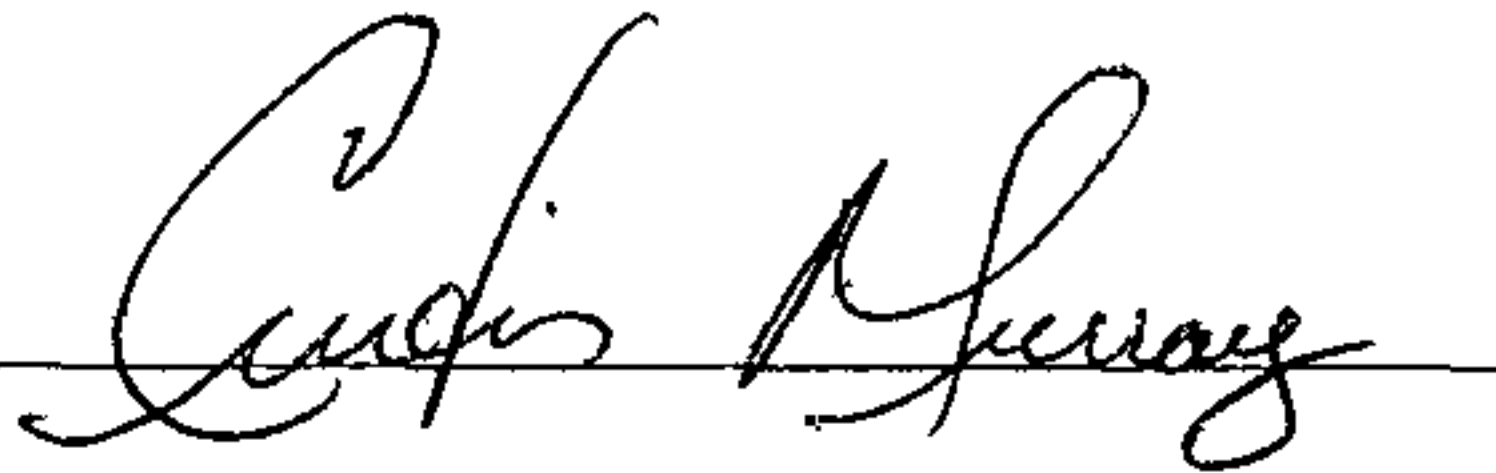
FROM: Arnold F. 'Pat' Keller, III
Director, Office of Planning

SUBJECT: Zoning Advisory Petition(s): Case(s) 07-543- Administrative Variance

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

Prepared By:



Division Chief:



CM/LL



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

June 25, 2007

Clarence E. Johnson
Stephanie P. Johnson
7110 Portsmouth Road
Windsor Mill, Maryland 21244

Dear Mr. and Mrs. Johnson:

RE: Case Number: 07-543-A, 7110 Portsmouth Road

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on June 1, 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." in a cursive style.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:amf

Enclosures

c: People's Counsel



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: JUNE 18, 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. 7-543-A
7110 PORTSMOUTH ROAD
JOHNSON 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. 7-543-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 Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

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

June 14, 2007

ATTENTION: Zoning Review Planners

Distribution Meeting Of: June 11, 2007

5
Item Number: 542 Through 549

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

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: June 14, 2007

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

SUBJECT: Zoning Advisory Committee Meeting
For June 18, 2007
Item Nos. 07-542, 543, 544, 547, 548, and 549

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-06142007.doc

May 29, 2007

To Whom It May Concern,
We the Branson family have
no objection to the carport
that is being built on the
Johnson's property.

Print: MR + MRS Harsen Branson
Sign Mr. + Mrs. Harsen Branson
7112 Portsmouth Rd.
Baltimore, Md 21244
410-281-1247

May 29, 2007

To Whom It May Concern,
We the Brown family have
no objection to the carport
that is being built on the
Johnson's property.

Print: George Brown
Sign: George Brown

410-298-4202

7108 Portsmouth Rd. 21244

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 07- 543 -A

Address 7110 PORTSMOUTH RD

Contact Person: LYOYD MOXLEY

Planner, Please Print Your Name

Phone Number: 410-887-3391

Filing Date: 6/1/07

Posting Date: 6/10/07

Closing Date: 6/25/07

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

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 07- 543 -A

Address 7110 PORTSMOUTH RD

Petitioner's Name CLARENCE JOHNSON

Telephone _____

Posting Date: 6/10/07

Closing Date: 6/25/07

Wording for Sign: To Permit AN EXISTING SINGLE FAMILY DWELLING
WITH OPEN PROJECTION (CARPORT) TO HAVE A SIDEYARD
OF 1' IN LIEU OF THE REQUIRED 6'.

WCR - Revised 6/25/04

PLAT TO ACCOMPANY PETITION FOR ZONING ☐ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 7110 PORTSMOUTH RD

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

SUBDIVISION NAME RUTHERFORD HEIGHTS

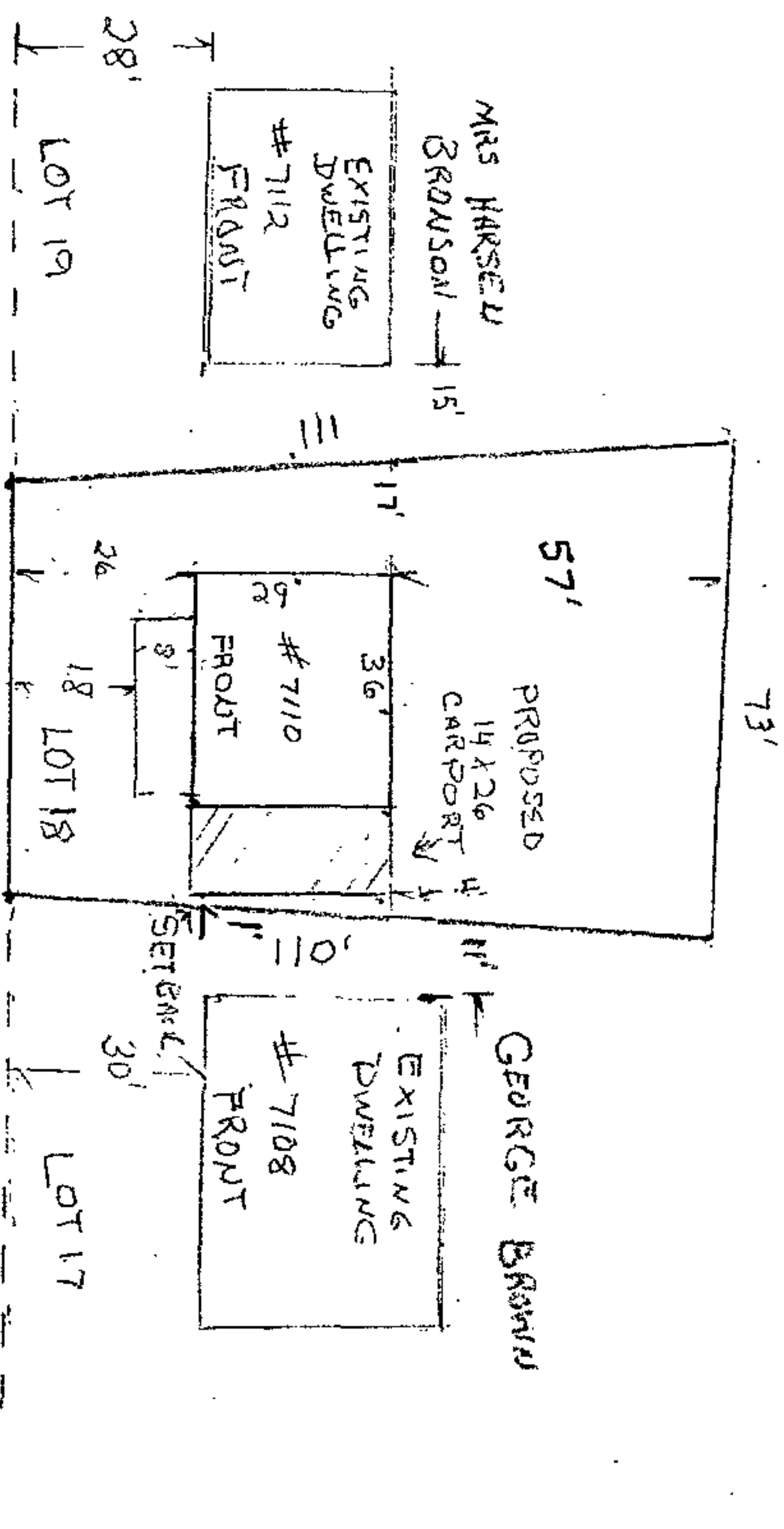
PLAT BOOK # 22 FOLIO # 140 LOT # 18 SECTION # G

OWNER

Stephanie P. Johnson - Clarence E. Johnson

* PROPOSED

SUM OF SIDE YARD = 18' MEETS SEC. 21.3 "55' B&ZR



PORTSMOUTH ROAD
(50' R & 26' PAVING)

JEFFERSON RD 468'



PREPARED BY

G.

SMITH

SCALE OF DRAWING: 1" = ~~500'~~

40

VICINITY MAP
SCALE: 1" = 1000'

WINDBOR MILL RD
MAULDA AVE
HULL CT
C&K BRIDGE
PORTSMOUTH RD
SUBJECT PROPERTY

LOCATION INFORMATION

ELECTION DISTRICT 2

COUNCILMANIC DISTRICT 4

1" = 200' SCALE MAP # 087C1

ZONING DR 5.5

LOT SIZE 7140.00 SF

ACREAGE 0.16 SQUARE FEET

SEWER ☒ PUBLIC ☐ PRIVATE

WATER ☒ ☐

CHESAPEAKE BAY CRITICAL AREA ☐ YES ☒ NO

100 YEAR FLOOD PLAIN ☐ ☒

HISTORIC PROPERTY/ BUILDING ☐ ☒

PRIOR ZONING HEARING NO

ZONING OFFICE USE ONLY
REVIEWED BY ITEM # CASE #

543



PLAT TO ACCOMPANY PETITION FOR ZONING ☐ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 7110 PORTSMOUTH RD

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

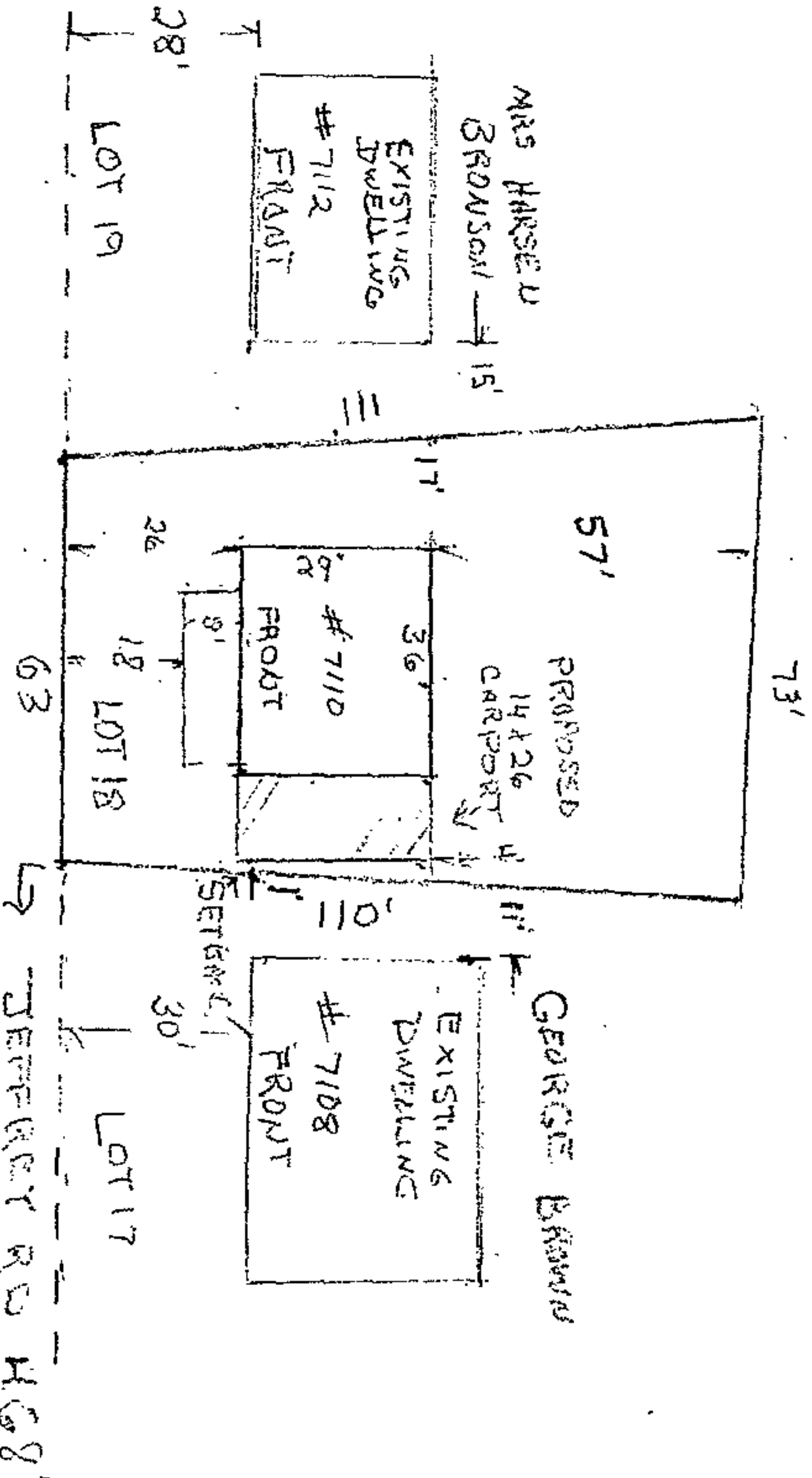
SUBDIVISION NAME RUTHERFORD HEIGHTS

PLAT BOOK # 22 FOLIO # 140 LOT # 18 SECTION # G

OWNER George E. Brown - Chesapeake Bay

* PROPOSED

5' SIDEYARD = 18' MEETS SEC. 211.3 "55" BEAR

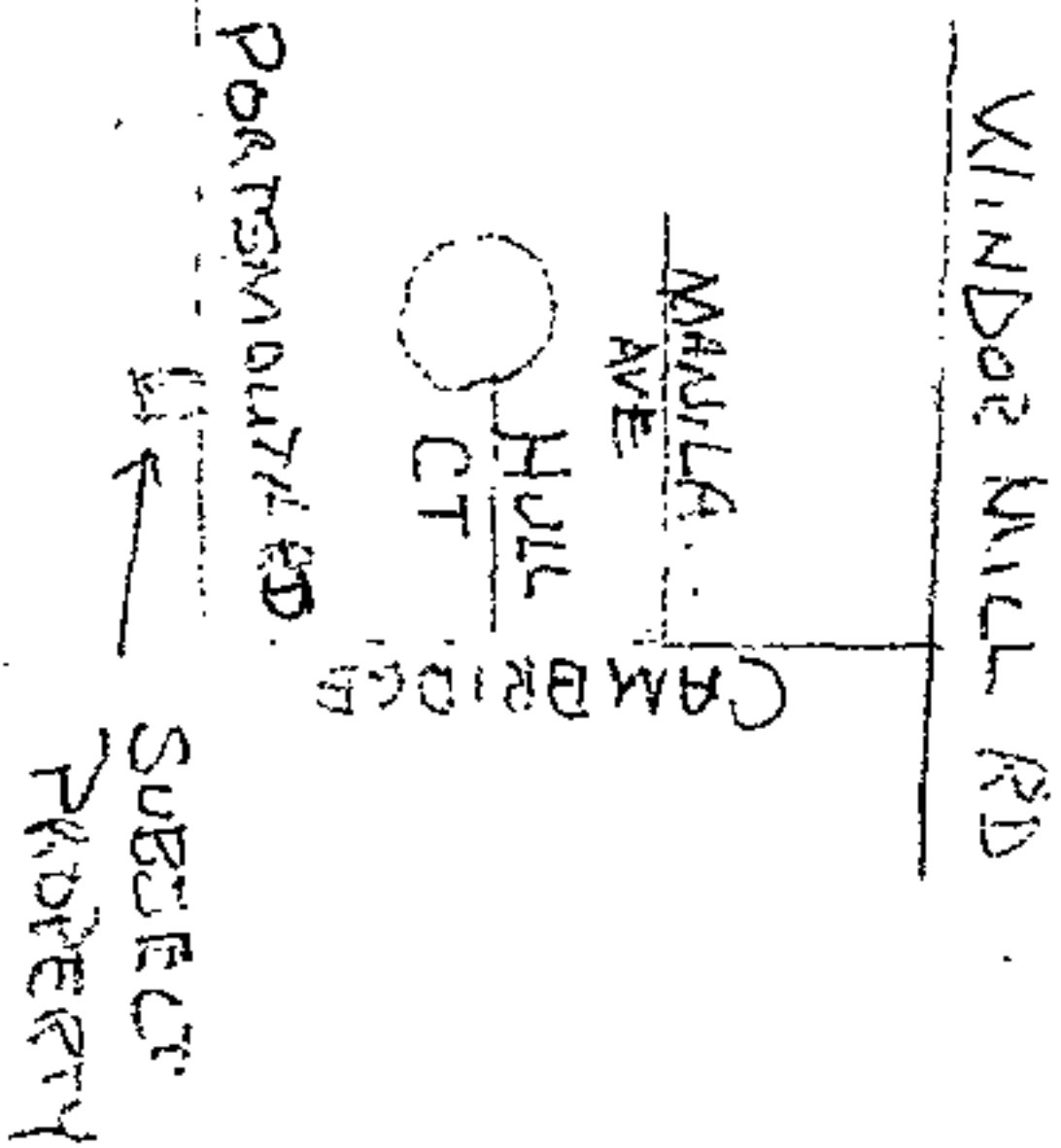


PREPARED BY G. Smith

SCALE OF DRAWING: 1" = 80



VICINITY MAP
SCALE: 1" = 1000'



LOCATION INFORMATION

ELECTION DISTRICT 2

COUNCILMANIC DISTRICT 4

1" = 200' SCALE MAP # 087C1

ZONING DR 5.5

LOT SIZE 7140.00 SF

ACREAGE 0.16

SEWER ☒ PUBLIC ☐ PRIVATE

WATER ☒ YES ☐ NO

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 1543 CASE # 1

PLAT TO ACCOMPANY PETITION FOR ZONING ☐ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 7110 PORTSMOUTH RD SEE PAGES 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION

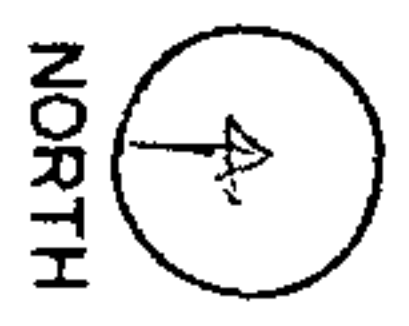
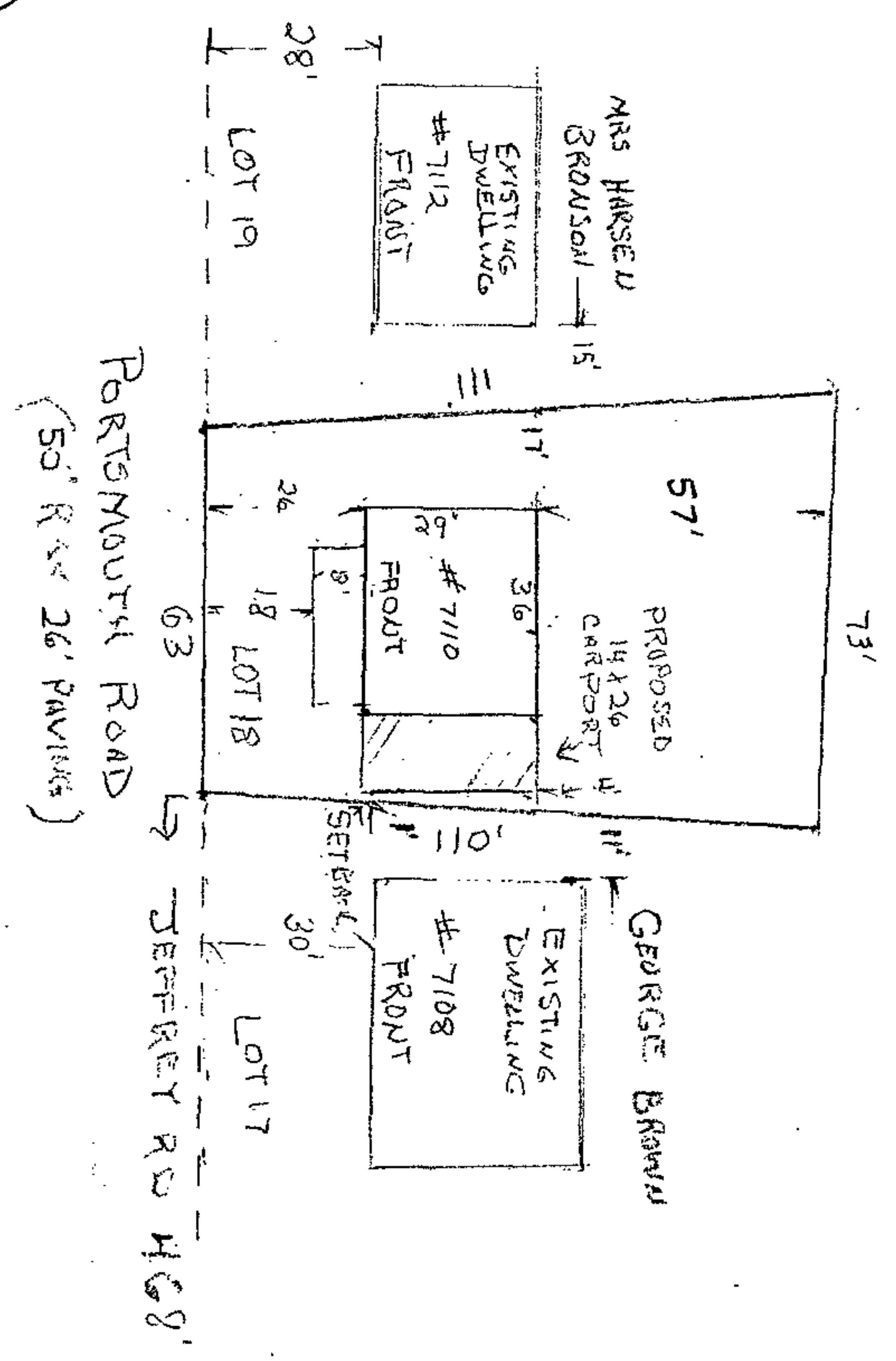
SUBDIVISION NAME RUTHER FORD HEIGHTS

PLAT BOOK # 22 FOLIO # 140 LOT # 18 SECTION # G

OWNER: Stephanie E. Johnson - Lawrence E. Johnson

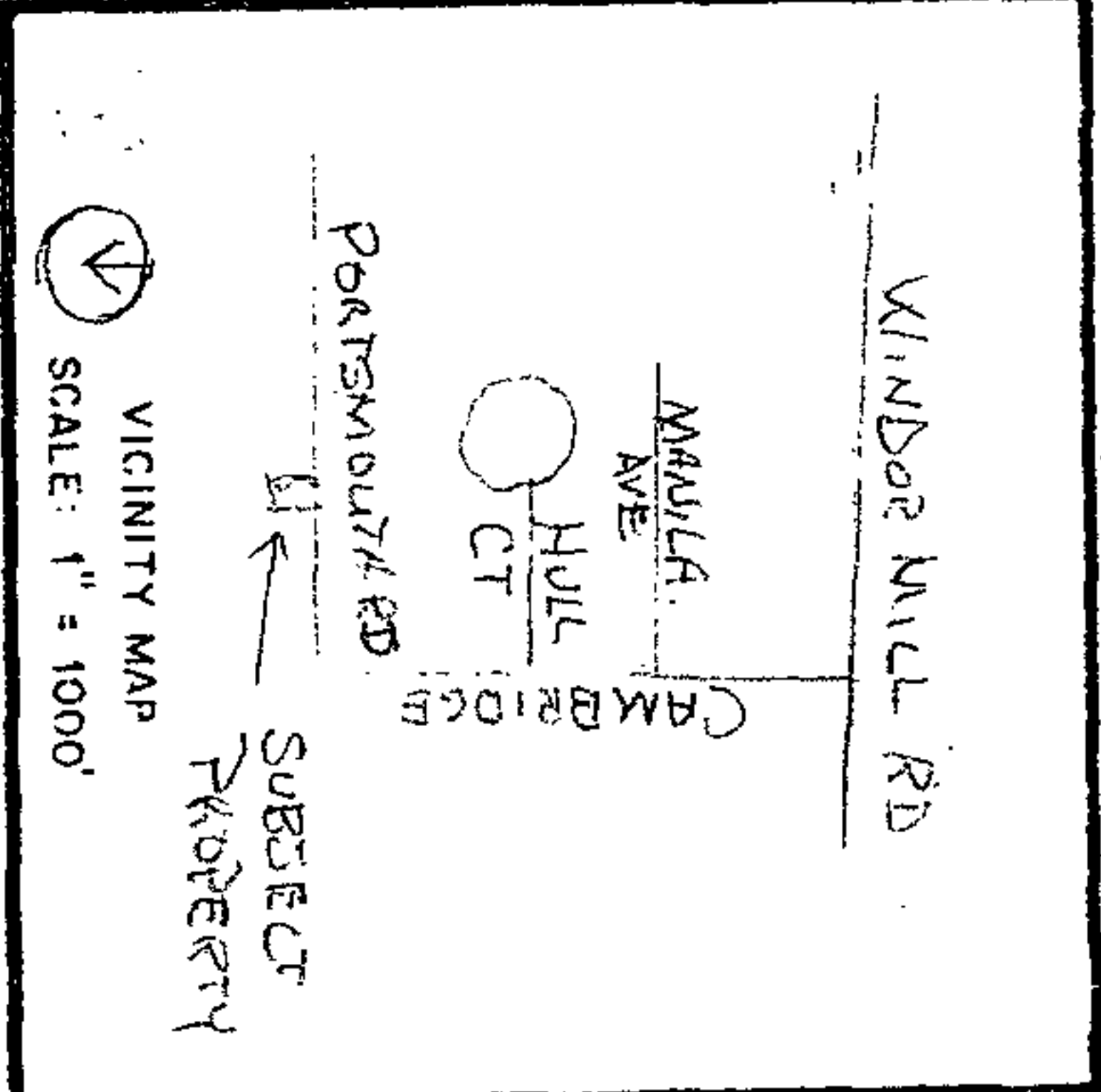
* PROPOSED

SUM OF SIDEYARD = 18' MEETS SEC 211.3 "55" BEZR



PREPARED BY G. Smith

SCALE OF DRAWING: 1" = 100'



LOCATION INFORMATION

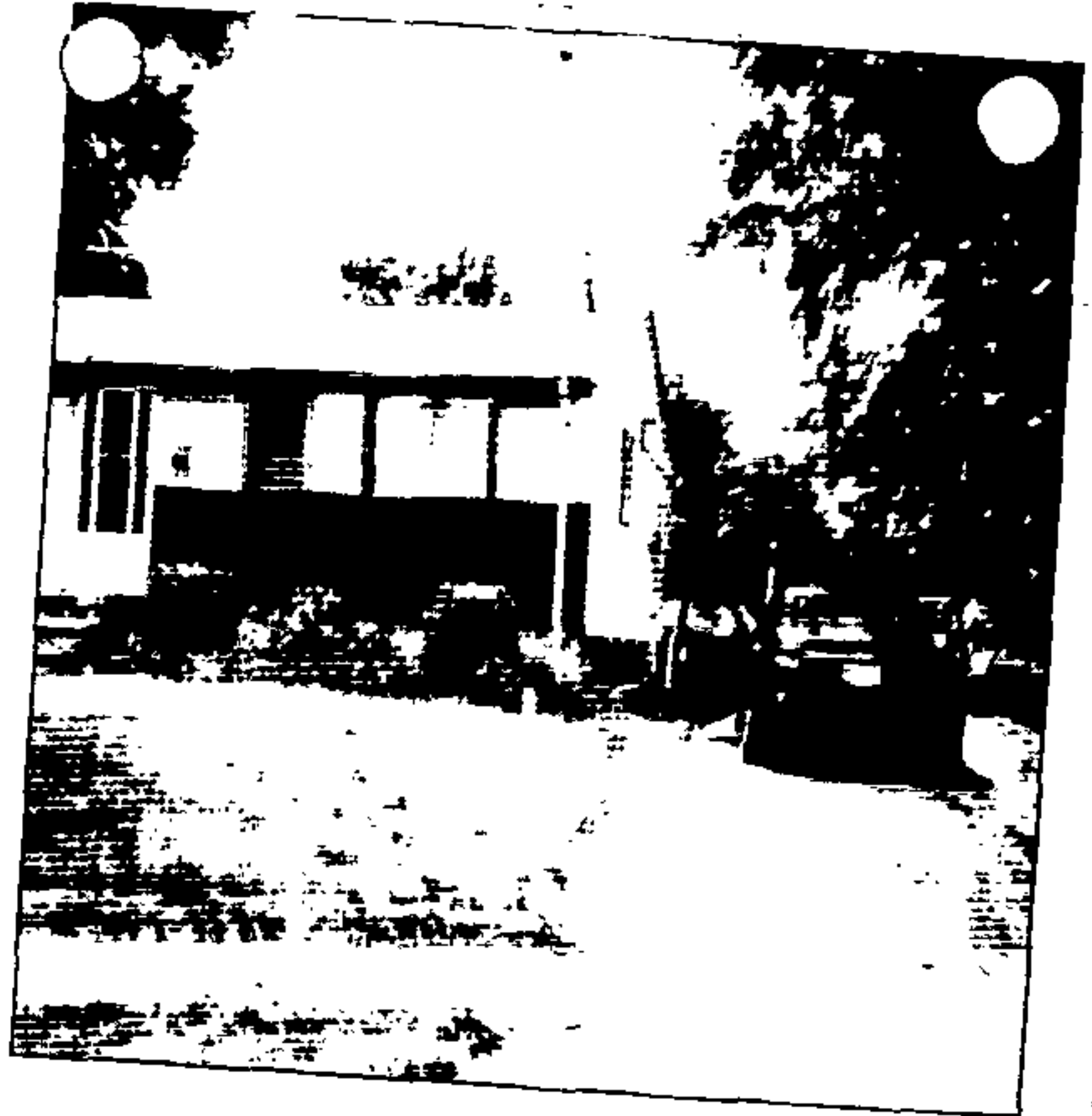
ELECTION DISTRICT	2
COUNCILMANIC DISTRICT	4
1" = 200' SCALE MAP #	087C1
ZONING	DR 5.5
LOT SIZE	7140.00 SF
ACREAGE	0.162
SEWER	☒ PUBLIC ☐ PRIVATE
WATER	☒ ☐
CHESAPEAKE BAY CRITICAL AREA	☐ YES ☒ NO
100 YEAR FLOOD PLAIN	☐ ☒
HISTORIC PROPERTY/ BUILDING	☐ ☒
PRIOR ZONING HEARING	None

ZONING OFFICE USE ONLY
REVIEWED BY ITEM # CASE #

543



3125 Cambridge



3123 Cambridge Dr



7104



7106



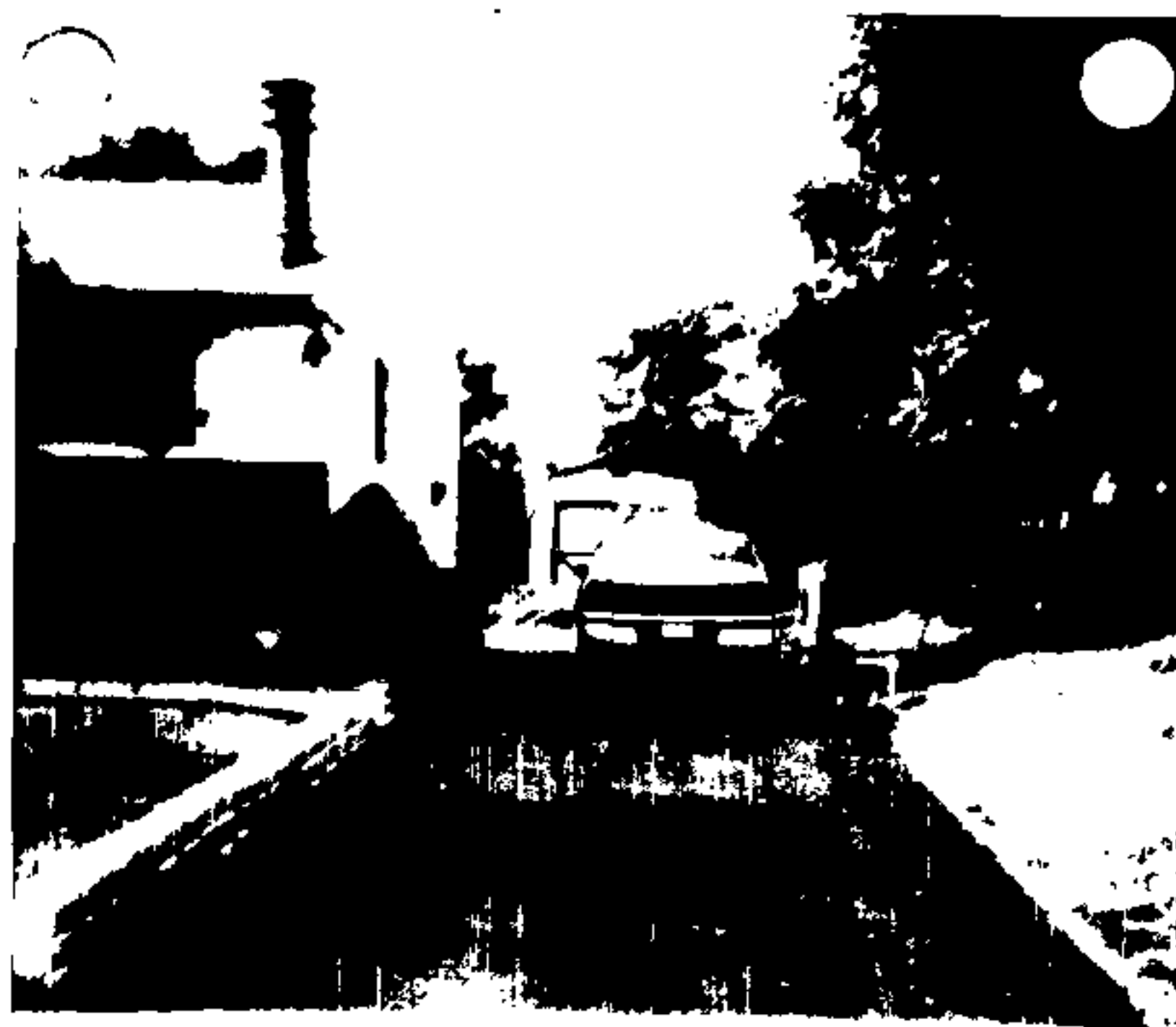
7107



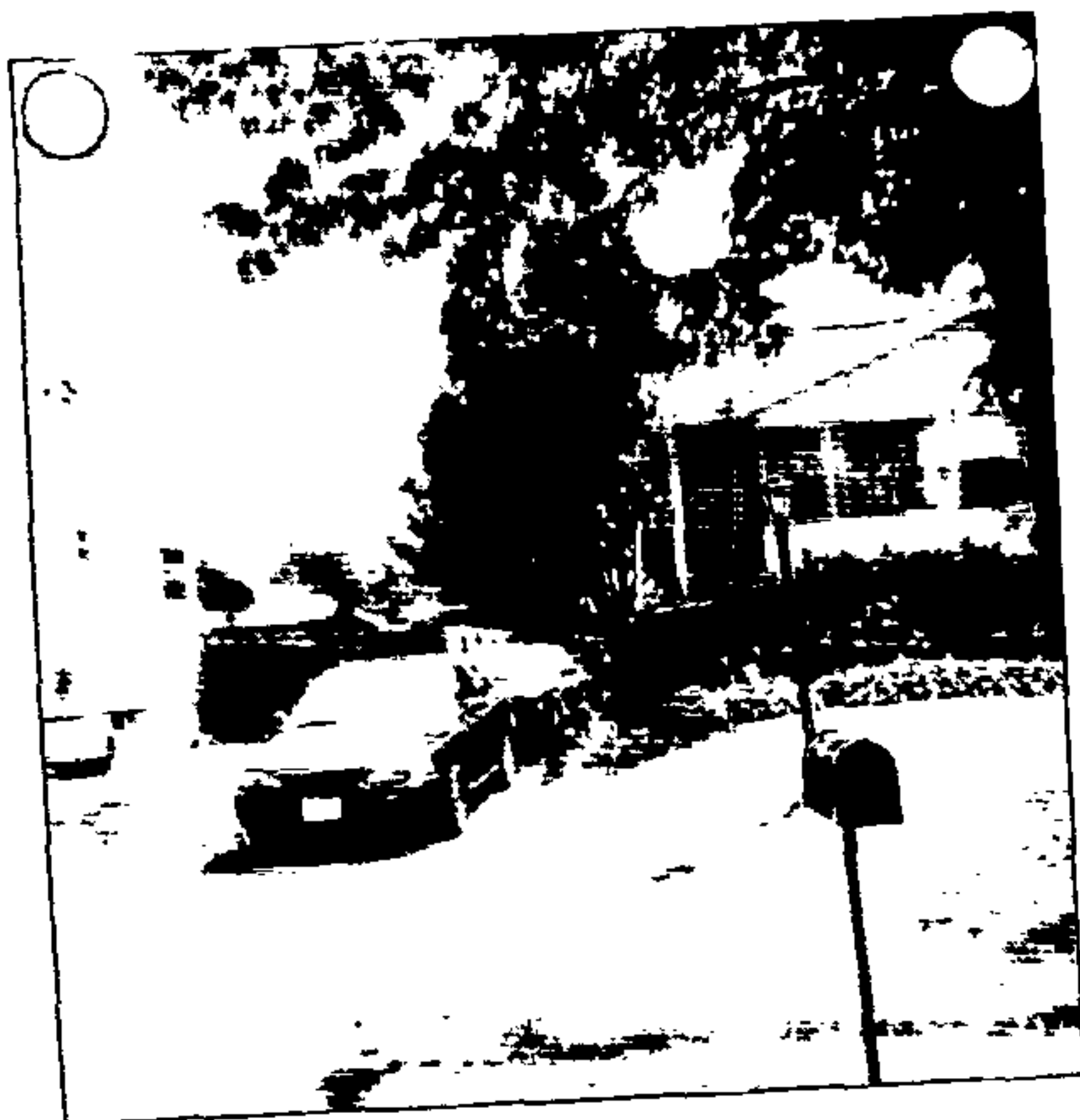
7108



7109 Portsmouth Rd



7110



7111



7112



7113





