IN RE: PETITIONS FOR SPECIAL HEARING VARIANCE	*	BEFORE THE
NW side Berrymans Lane, 420 feet +/- to c/l Reisterstown Road	*	DEPUTY ZONING
4th Election District	*	COMMISSIONER
3rd Councilmanic District **(14 Berrymans Lane)**	*	FOR BALTIMORE COUNTY
Craig C. and Mary C. Whitcraft *Petitioner*	*	**Case No. 08-120-SPHA**
	*	

* * * * * * * * * * * * * * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before this Deputy Zoning Commissioner for consideration of Petitions for Special Hearing and Variance filed by the legal owners of the subject property, Craig C. and Mary C. Whitcraft. The Special Hearing request was filed pursuant to Section 500.7 of the Baltimore County Zoning Regulations (B.C.Z.R.) to allow a proposed garage to occupy an area greater than the footprint of the existing dwelling. The Variance request is from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a proposed detached accessory structure (garage) to have a height of 24 feet, 10 inches in lieu of the maximum allowed 15 feet. The subject property and requested relief are more fully described on the site plan which was marked and accepted into evidence as Petitioner's Exhibit 1.

Appearing at the requisite public hearing in support of the special hearing and variance relief petitions were Petitioner Craig C. Whitcraft and Roy Snyder, with A.L. Snyder Surveyor, Inc., the consultant who prepared the site plan. There were no Protestants or other interested citizens in attendance at the hearing.

I note at the outset that the property is currently the subject of an active violation case (Case No. 07-7051) in the Division of Code Inspections and Enforcement. A citation for code violation was issued in this matter due to the fact that a "garage" is under construction; however,

ORDER RECEIVED FOR FILING
Date 11-9-07
By RB

building permit #B668942 says "carport." The Code Enforcement Department issued Correction Notice 07-7051 on August 6, 2007 citing a wording discrepancy in the building permit which says "carport" when in fact the Petitioner is constructing an accessory structure (garage). Petitioner was advised to change the wording on the permit to reflect the actual structure being built. In addition, on September 5, 2007 Petitioner filed the instant Petitions in order to legitimize the construction of the accessory structure as a garage. The fact that a zoning violation is issued is generally not relevant to this zoning case. As a result, this case will be decided on it own merits and not as part of any additional Code Enforcement matter.

Testimony and evidence offered revealed that the subject property is a rectangular-shaped parcel containing 0.973 acres zoned D.R.3.5 and is located in the Reisterstown area of Baltimore County. The subject property is improved with the Petitioners' existing one and a half-story dwelling. It is also improved with a large driveway that runs up the left side of the property and winds around to the back where there is a rather large parking pad area. It is expected that the proposed garage will be located behind the parking pad to the rear of the property. The driveway then proceeds to run onto and through Petitioner's adjacent property to the east and up to the back of Petitioner's transmission business which fronts Reisterstown Road.

Petitioner indicates that he has been working on cars practically all his life, and that he is nearing retirement age and wants to continue working on and restoring antique cars. He states that the garage will be used for storage of antique cars -- Petitioner indicates he currently owns a 1939 Ford and a 1951 Ford. According to the site plan, the proposed garage measures 46 feet by 62 feet in size. Petitioner has owned Whitcraft Transmission, located on Reisterstown Road near Petitioner's home for 37 years. Petitioner also presented a color booklet from Morton Buildings showing the catalog from which he is considering the size and design of the proposed garage, which was accepted and marked into evidence as Petitioners' Exhibit 2. He selected and is

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Date 11-9-07
By PM

customizing one of their attractive buildings from the Suburban Series design. This company has over 100 years experience in the wood frame construction business and has a superior reputation. In addition, Petitioner has previously utilized the company's services for a garage building at his transmission business. The building will have a three-car garage, covered entryway with a porch, decorative shutters, wainscoting, and a cupola on the roof. There will also be a side area in the building for his personal office. Petitioner indicates the additional garage height is necessary for the electric lift to raise the antique vehicles for repair and storage. The lift framework will be about 14 feet high. Petitioner presented elevation drawings of the garage that were accepted and marked into evidence as Petitioners' Exhibits 4 and 5. In addition, Petitioner presented a proposed interior layout of the structure which was marked and accepted into evidence as Petitioners' Exhibit 6.

In support of the special hearing and variance requests, Mr. Snyder, a site plan and development consultant with extensive experience in County zoning and development matters, indicated that the current zoning allows for the construction of the proposed accessory structure. Mr. Snyder also indicated that the proposed accessory structure would not result in any negative impacts to the health, safety, and general welfare of the locale. Finally, Mr. Snyder indicated that Petitioner owns the land adjacent to both sides of the subject property, so any visual or aesthetic impacts to adjacent neighbors will be minimal, and most likely non-existent.

The Zoning Advisory Committee (ZAC) comments were received and are contained within the case file. The ZAC comment received from the Office of Planning dated October 1, 2007 does not oppose Petitioners' request, but recommends that the accessory structure not be converted into a dwelling unit or apartment, not contain any sleeping quarters, living area, kitchen or bathroom facilities, and not be used for commercial purposes.

ORDER RECEIVED FOR FILING
Date 11-9-07
By PB

Considering the testimony and evidence presented, I find the relief requested should be granted. As to the Petition for Special Hearing, I easily find that relief should be granted to allow a proposed garage to occupy an area greater than the footprint of the existing dwelling. The proposed accessory structure will be an attractive addition to the property. The additional size is necessary to accommodate the antique cars and provide for personal office space.

In regard to the request for variance of the garage height, considering all the testimony and evidence presented, I find that special circumstances or conditions exist that are peculiar to the land or structure which is the subject of the variance request. The additional garage height is necessary to accommodate the electrical lift. The long narrow shape of the property and its proximity to the commercial area of Reisterstown Road are unique characteristics. Moreover, Petitioner owns land adjacent to the subject lot.

I also find that strict compliance with the Zoning Regulations for Baltimore County would result in practical difficulty or unreasonable hardship. Finally, I find that this variance can be granted in strict harmony with the spirit and intent of said regulations and in a manner so as to grant relief without injury to the public health, safety and general welfare.

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

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County, this 9th day of November, 2007, that Petitioners' Variance request from Section 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a proposed detached accessory structure (garage) to have a height of 24 feet, 10 inches in lieu of the maximum allowed 15 feet is hereby GRANTED; and

RECEIVED FOR FILING
Date 11-9-07
By PB

IT IS FURTHER ORDERED that Petitioner's request for Special Hearing relief filed pursuant to Section 500.7 of the Baltimore County Zoning Regulations (B.C.Z.R.) to allow a proposed garage to occupy an area greater than the footprint of the existing dwelling is hereby GRANTED subject to the following:

1. Petitioners may apply for their permits 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, Petitioner would be required to return, and be responsible for returning, said property to its original condition.

2. Petitioner or subsequent owners shall not convert the subject accessory structure into a dwelling unit or apartment. The structure shall not contain any sleeping quarters, living area, kitchen, or bathroom facilities.

3. The accessory structure shall not be used for commercial purposes.

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

THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

ORDER RECEIVED FOR FILING
Date 11-9-07
By PZ

BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

November 9, 2007

CRAIG C. AND MARY C. WHITCRAFT
14 BERRYMANS LANE
REISTERSTOWN MD 21136

Re: Petition for Special Hearing and Variance
Case No. 08-120-SPHA
Property: 14 Berrymans Lane

Dear Mr. and Mrs. Whitcraft:

Enclosed please find the decision rendered in the above-captioned case.

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,

THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

Enclosure

c: Roy Snyder, A.L. Snyder Surveyor, Inc., 1911 Hanover Pike, Hampstead MD 21074

Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at #14 BERRYMANS LANE

which is presently zoned DR 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) 400.3 - to permit a proposed detached accessory structure (garage) to have a height of 24 feet, 10 inches in lieu of the maximum allowed 15 feet of the Zoning Regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty)

to be discussed at hearing

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

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

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address — Telephone No.

City — State — Zip Code

Attorney For Petitioner:

Name - Type or Print — City

Signature

Company

Address — Telephone No.

City — State — Zip Code

Legal Owner(s):

CRAIG C. WHITCRAFT
Name - Type or Print

Signature

MARY C. WHITCRAFT
Name - Type or Print

Signature

14 BERRYMANS LANE — 410.833.5524
Address — Telephone No.

REISTERSTOWN, MD. 21136
City — State — Zip Code

Representative to be Contacted:

CRAIG C. WHITCRAFT
Name

14 BERRYMANS LANE — 410.833.5524
Address — Telephone No.

REISTERSTOWN — MD. — 21136
City — State — Zip Code

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING _____

UNAVAILABLE FOR HEARING _____

Case No. 08-120-SPHA

Reviewed By RJD Date 9/5/07

REV 9/15/98

PLUMA RECEIVED FOR FILING
Date 11-9-07
By [illegible]

A. L. Snyder
Surveyor, Inc.
1911 Hanover Pike
Hampstead, Maryland 21074
(410) 239-7744 (410) 374-9695 phone/fax

Zoning Description

14 Berrymans Lane

August 16, 2007

Beginning on the northwest side of Berrymans Lane, 420 feet southwest of the centerline of Reisterstown Road, being the same land which was conveyed to Craig C. Whitcraft and Mary C. Whitcraft, by deed of Dorothy L. Shade, dated October 18, 1994 and recorded among the Land Records of Baltimore County, Maryland in Liber S.M. 10802 folio 702 etc., located in the Fourth Election District and Third Councilmanic District; thence,

1.) S 53° 05′ W 112.51 feet,

2.) N 34° 58′ W 271.97 feet,

3.) N 55° 30′ E 112.50 feet,

4.) S 34° 58′ E 267.71 feet to the point of beginning.

Containing 0.697 acres of land, more or less.

STATE OF MARYLAND
ALBERT LEROY SNYDER
No. 26
PROPERTY LINE SURVEYOR

Item # 120

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: 08-120-SPHA

Petitioner: CRAIG C. WHITCRAFT

Address or Location: 14 BERRYMANS LANE REISTERSTOWN, MD. 21136

PLEASE FORWARD ADVERTISING BILL TO:

Name: CRAIG C. WHITCRAFT

Address: 14 BERRYMANS LANE
REISTERSTOWN, MD. 21136

Telephone Number: 410.833.5524

BALTIMORE COUNTY

MARYLAND

JAMES T. SMITH, JR.
County Executive

October 2, 2007

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

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 08-120-SPHA
14 Berrymans Lane
N/west side of Berrymans Lane, 420 feet +/- to centerline of Reisterstown Road
4th Election District – 3rd Councilmanic District
Legal Owners: Craig & Mary Whitcraft

Special Hearing to allow a proposed garage to occupy an area greater than the footprint of the existing dwelling. Variance to permit a proposed detached accessory structure (garage) to have a height of 24 feet, 10 inches in lieu of the maximum allowed 15 feet.

Hearing: Tuesday, November 6, 2007 at 10:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue, Towson 21204

Timothy Kotroco

Timothy Kotroco
Director

TK:klm

C: Craig & Mary Whitcraft, 14 Berrymans Lane, Reisterstown 21136

NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY MONDAY, OCTOBER 22, 2007.**
(2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
(3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: PATUXENT PUBLISHING COMPANY
Tuesday, October 23, 2007 Issue - Jeffersonian

Please forward billing to:
Craig Whitcraft
14 Berrymans Lane
Reisterstown, MD 21136

410-833-5524

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 08-120-SPHA
14 Berrymans Lane
N/west side of Berrymans Lane, 420 feet +/- to centerline of Reisterstown Road
4th Election District – 3rd Councilmanic District
Legal Owners: Craig & Mary Whitcraft

Special Hearing to allow a proposed garage to occupy an area greater than the footprint of the existing dwelling. Variance to permit a proposed detached accessory structure (garage) to have a height of 24 feet, 10 inches in lieu of the maximum allowed 15 feet.

Hearing: Tuesday, November 6, 2007 at 10:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue, Towson 21204

WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
(2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

RE: PETITION FOR SPECIAL HEARING AND VARIANCE	*	BEFORE THE
14 Berrymans Lane; NW/S Berrymans Lane, 420' c/line of Reisterstown Road	*	ZONING COMMISSIONER
4th Election & 3rd Councilmanic Districts	*	FOR
Legal Owner(s): Craig & Mary Whitcraft		
Petitioner(s)	*	BALTIMORE COUNTY
	*	08-120-SPHA

* * * * * * * * * * * * *

ENTRY OF APPEARANCE

Please enter the appearance of People's Counsel in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and the passage of any preliminary or final Order. All parties should copy People's Counsel on all correspondence sent/ documentation filed in the case.

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

CAROLE S. DEMILIO
Deputy People's Counsel
Old Courthouse, Room 47
400 Washington Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 14th day of September, 2007, a copy of the foregoing Entry of Appearance was mailed Craig & Mary Whitcraft, 14 Berrymans Lane, Reisterstown, MD 21136, Petitioner(s).

RECEIVED
SEP 14 2007
Per.....

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET AND FINANCE
MISCELLANEOUS RECEIPT

No. 05303

Date: 7/5/07

Fund	Agcy	Orgn	Sub Orgn	Rev Source	Sub Rev	Rept Catg	BS Acct	Amount
001	006			6150				30

Total: 130

Rec'd From:

For: Zoning Hearing - Case # 08-120-SPHA

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER

PAID RECEIPT
BUSINESS ACCT TIME MCD
05/30/07 Wed May 30, 2007 11:11:08 2
REG 001 INTERIM CASH REC
STATION 4 CASHIER 3 SUB-STATION 1
RECEIPT TYPE
Rcpt Tot $130.00
CHECK CK $130.00
Baltimore County, Maryland

CASHIER'S VALIDATION

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: # 08-120-SPHA
14 Berrymans Lane
N/west side of Berrymans Lane, 420 feet +/- to centerline of Reisterstown Road
4th Election District - 3rd Councilmanic District
Legal Owner(s): Craig & Mary Whitcraft

Special Hearing: to allow a proposed garage to occupy an area greater than the footprint of the existing dwelling.
Variance: to permit a proposed detached accessory structure (garage) to have a height of 24 feet, 10 inches in lieu of the maximum allowed 15 feet.
Hearing: Tuesday November 6, 2007 at 10:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue, Towson 21204.

WILLIAM J. WISEMAN, III
Zoning Commissioner for Baltimore County
NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-3868.
(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.
JT 10/758 Oct. 23 152997

CERTIFICATE OF PUBLICATION

10/25/, 2007

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 10/23/, 2007.

- [x] The Jeffersonian
- [ ] Arbutus Times
- [ ] Catonsville Times
- [ ] Towson Times
- [ ] Owings Mills Times
- [ ] NE Booster/Reporter
- [ ] North County News

S. Wilkinson
LEGAL ADVERTISING

CERTIFICATE OF POSTING

RE: Case No.: 08-120-

Petitioner/Developer:

CRAIG & MARY WHITCRAFT

Date of Hearing/Closing: 11/6/07
10 00AM

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 W. Chesapeake Avenue
Towson, MD 21204

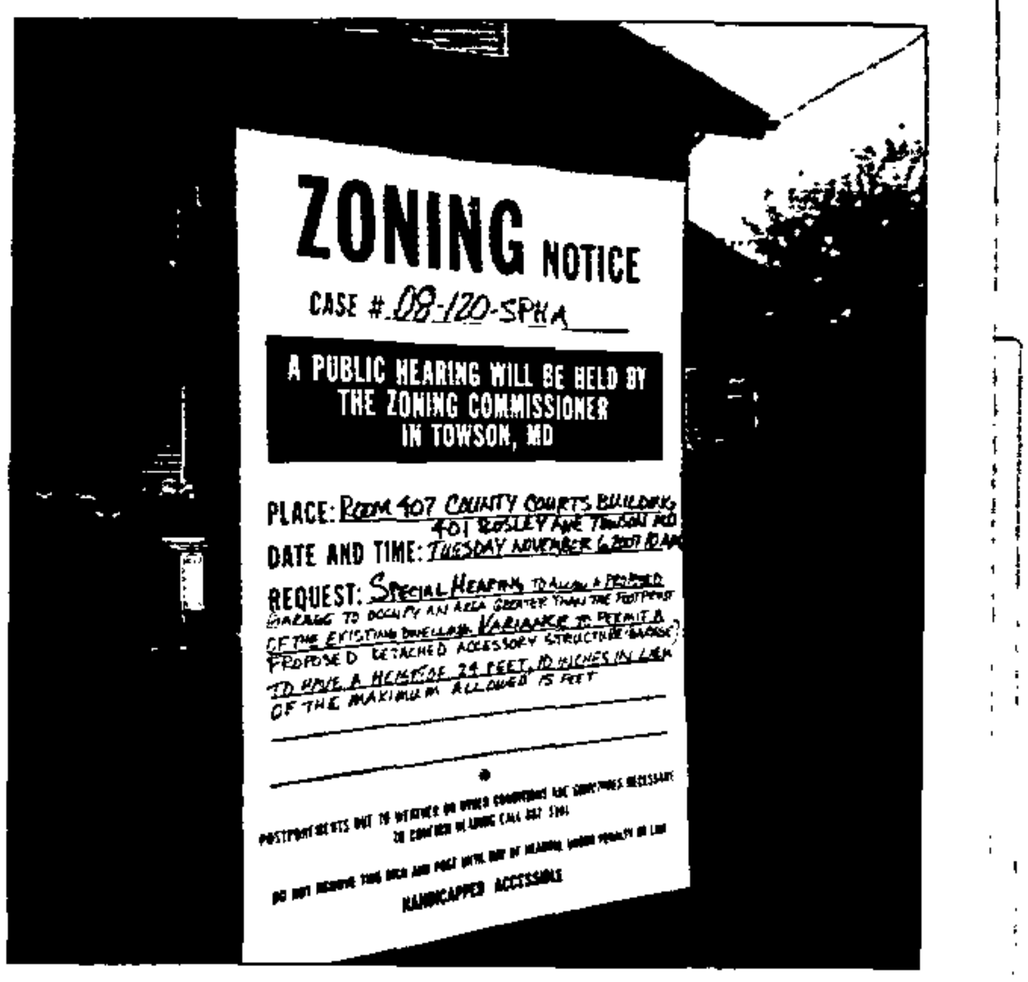
Attention:

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

14 BERRYMANS LANE REISTERSTOWN MD 21136

The sign(s) were posted on 10/19/07
(Month/Day/Year)



Sincerely,

B Ledden
(Signature of Sign Poster/Date)

BILL LEDDON
(Printed Name)

SHANNON-BAUM SIGNS INC.
105 COMPETITIVE GOALS DR.
ELDERSBURG, MD. 21784

410-781-4000

BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

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

November 1, 2007

Mr. Craig Whitcraft
Ms. Mary Whitcraft
14 Berrymans Lane
Reisterstown, Maryland

Dear Mr. Craig and Ms. Mary Whitcraft

RE: Case Number: 08-120-SPHA 14 Berrymans Lane

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on September 5, 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,

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:rjc
Enclosures

c: Peoples Council

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: October 1, 2007

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

SUBJECT: 8-120 –Variance and Special Hearing

The Office of Planning does not oppose the petitioner's request to permit an accessory structure (garage) with a height of 24 feet 10 inches in lieu of the maximum permitted 15 feet and to have an area greater than the footprint of the existing dwelling provided the following conditions are met:

1. The petitioner or subsequent owners shall not convert the subject accessory structure into a dwelling unit or apartment. The structure shall not contain any sleeping quarters, living area, kitchen or bathroom facilities.
2. The accessory structure shall not be used for commercial purposes.

For further information concerning the matters stated herein, please contact Jessie Bailek at 410-887-3480.

Prepared by: Curtis Murray

Section Chief: Lynn Lochner

AFK/LL: CM

W:\DEVREV\ZAC\8-120.doc

TB 11/6

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: October 1, 2007

RECEIVED
OCT 0 4 2007
BY:

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

SUBJECT: 8-120 –Variance and Special Hearing

The Office of Planning does not oppose the petitioner's request to permit an accessory structure (garage) with a height of 24 feet 10 inches in lieu of the maximum permitted 15 feet and to have an area greater than the footprint of the existing dwelling provided the following conditions are met:

1. The petitioner or subsequent owners shall not convert the subject accessory structure into a dwelling unit or apartment. The structure shall not contain any sleeping quarters, living area, kitchen or bathroom facilities.
2. The accessory structure shall not be used for commercial purposes.

For further information concerning the matters stated herein, please contact Jessie Bailek at 410-887-3480.

Prepared by: Curtis Murray

Section Chief: Lynn Lochner

AFK/LL: CM

W:\DEVREV\ZAC\8-120.doc

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

SHA
State Highway Administration
Maryland Department of Transportation

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

Date: SEPT. 10, 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. 8-120-SPHA
14 BERRYMANS LANE
WHITCRAFT PROPERTY
SPECIAL HEARING
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. 8-120-SPHA .

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,

Michael P. Bailey
For Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: September 17, 2007

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

SUBJECT: Zoning Advisory Committee Meeting
For September 17, 2007
Item Nos. 08-069, 082, 105, 106, 107, 108, 109, 111, 113, 114, 115, 117, 118, 119, 120, 122 and 123

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- 09172007.doc

PLEASE PRINT CLEARLY

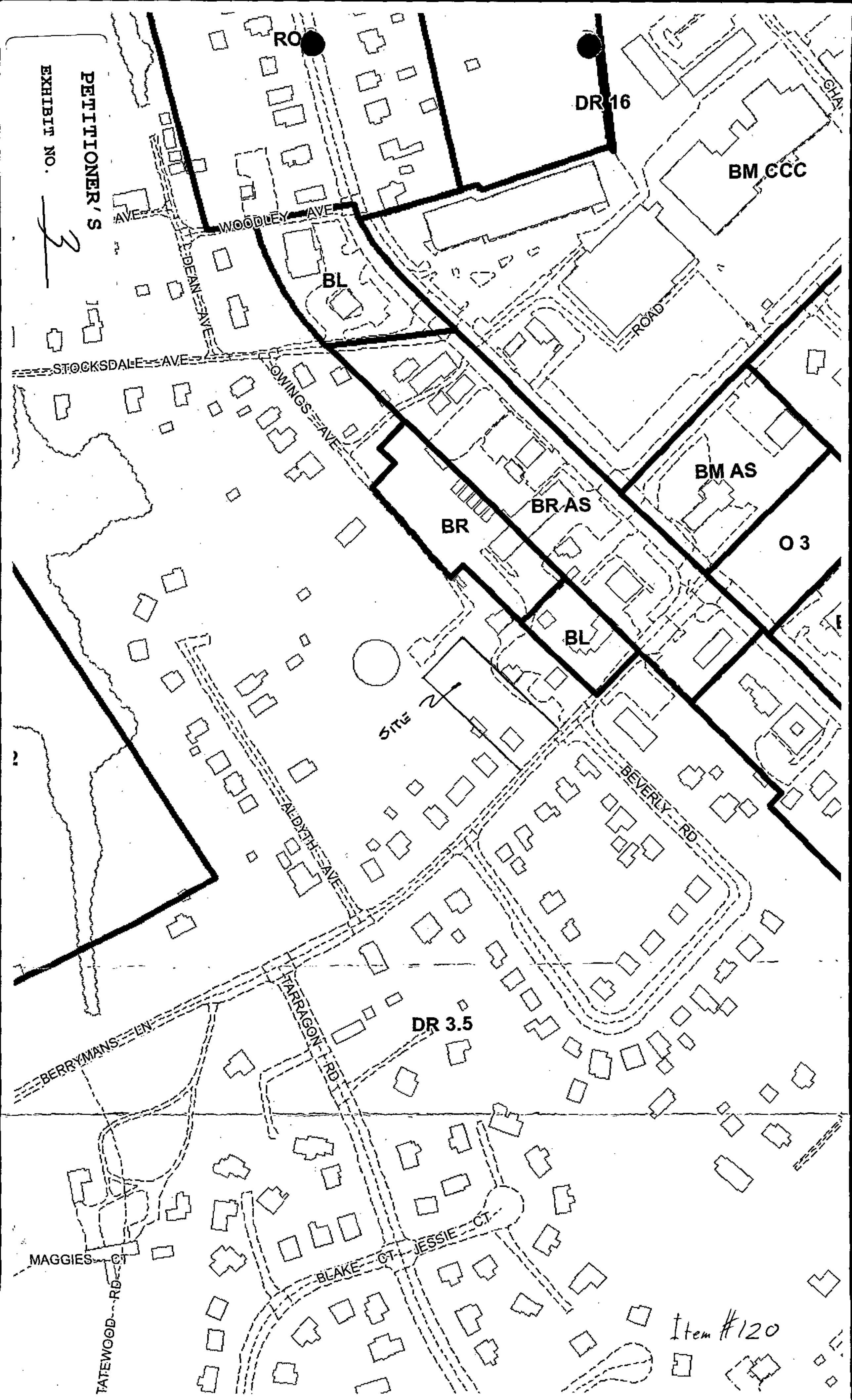
CASE NAME_____
CASE NUMBER_____
DATE_____

PETITIONER'S SIGN-IN SHEET

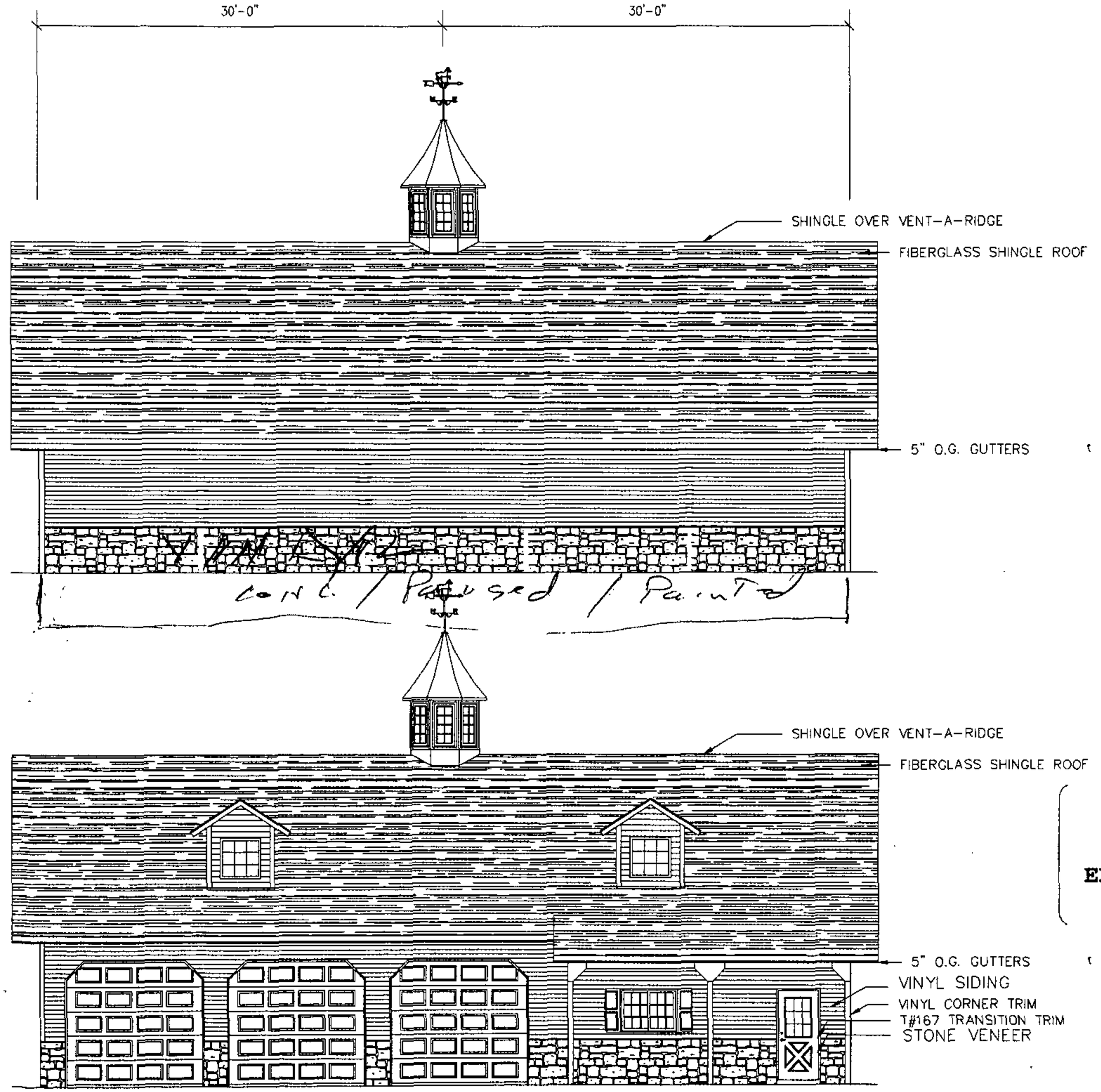
NAME	ADDRESS	CITY, STATE, ZIP	E- MAIL
CRAIG WHITCRAFT	14 BERRYMAN'S LANE	REISTERSTOWN MD. 21136	WHITCRAFT AT AOL. COM
ROY SNYDER	1911 HANOVER PIKE	HAMPSTEAD MD. 21074	alssurveyor@crols.com

PETITIONER'S

EXHIBIT NO. 3

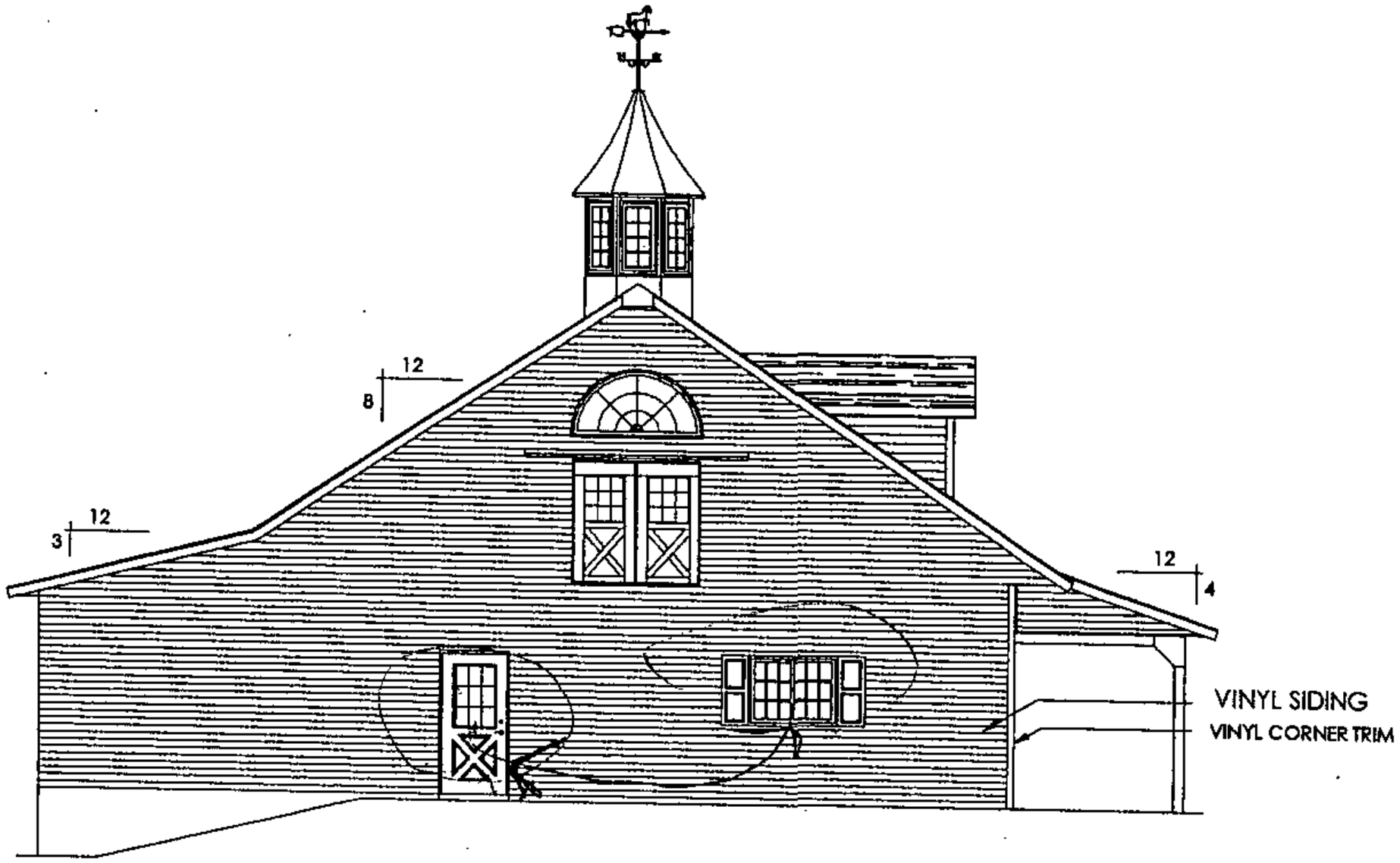


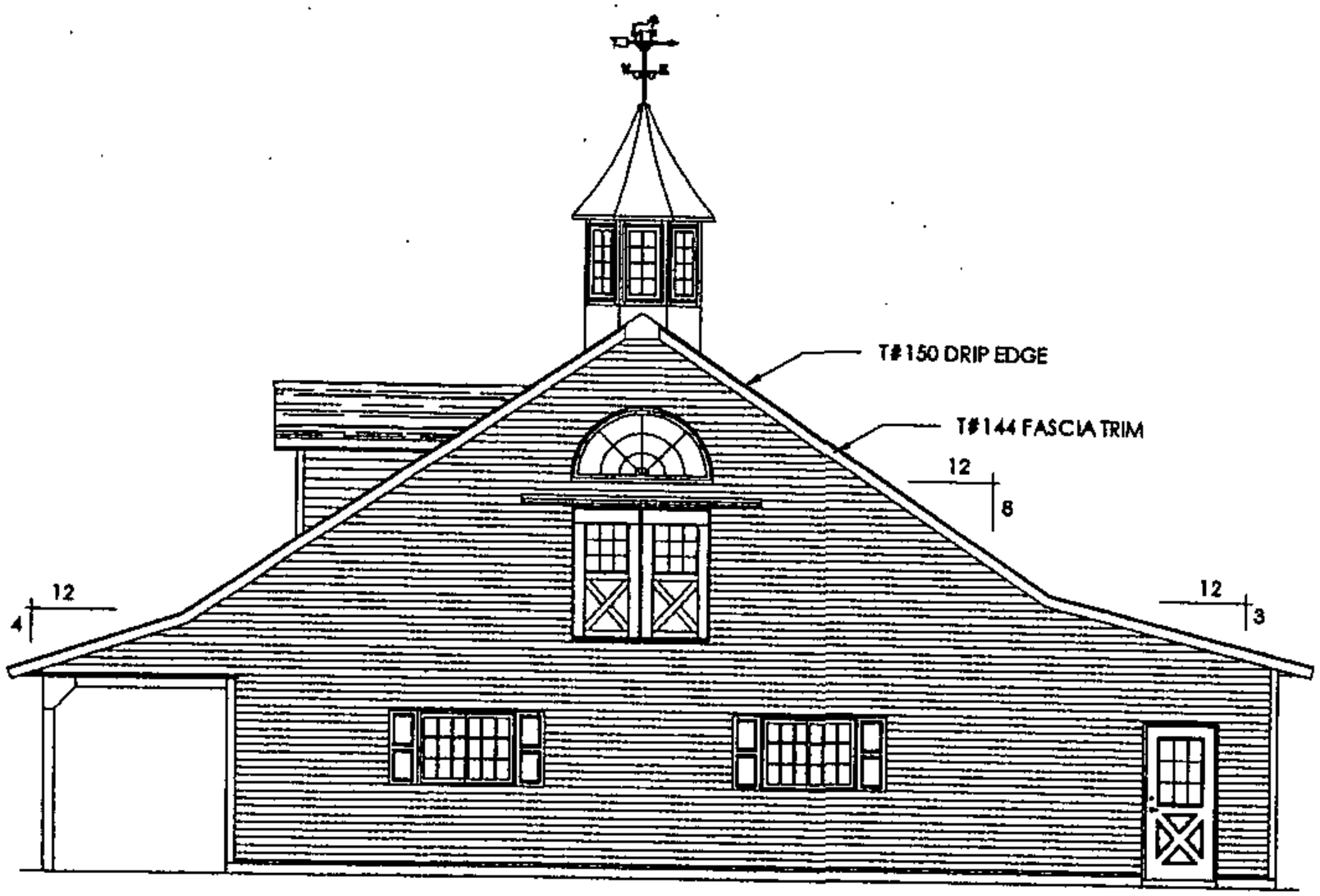
Item #120



PETITIONER'S

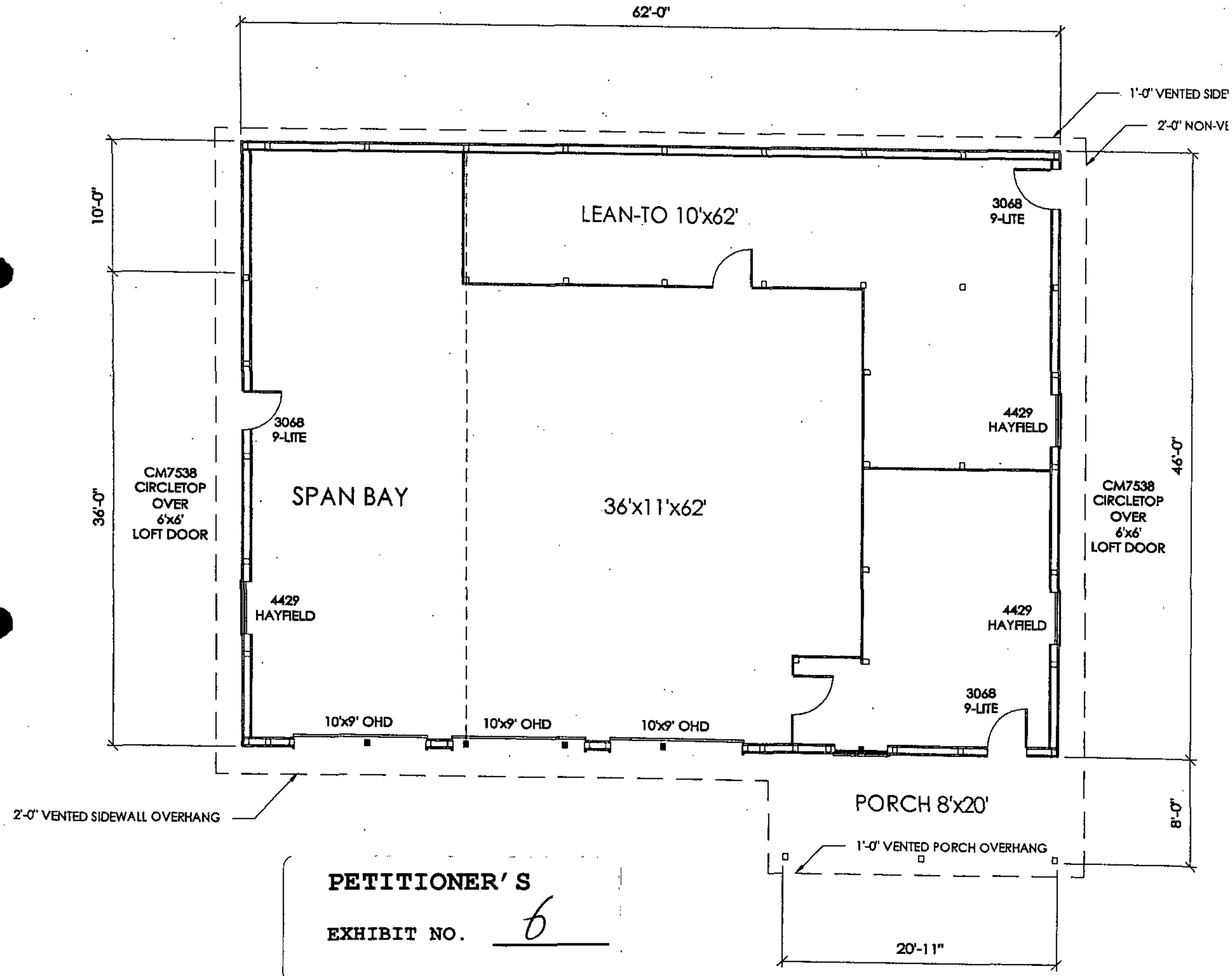
EXHIBIT NO. 4





PETITIONER'S

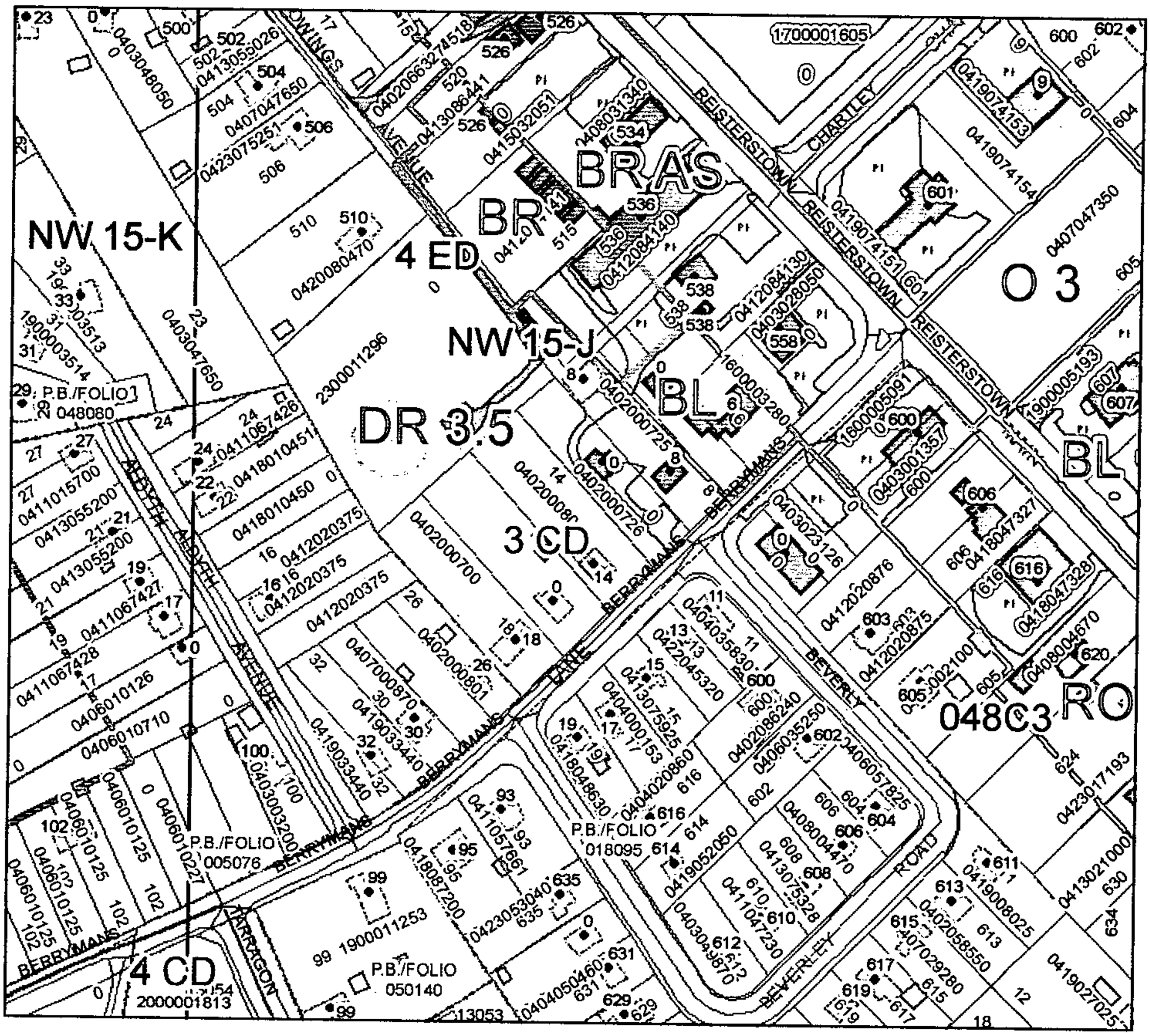
EXHIBIT NO. 5



PETITIONER'S

EXHIBIT NO. 6

14 Berrymans La



Publication Date: September 05, 2007
Publication Agency: Department of Permits & Development Management
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot

DQ Map Notes

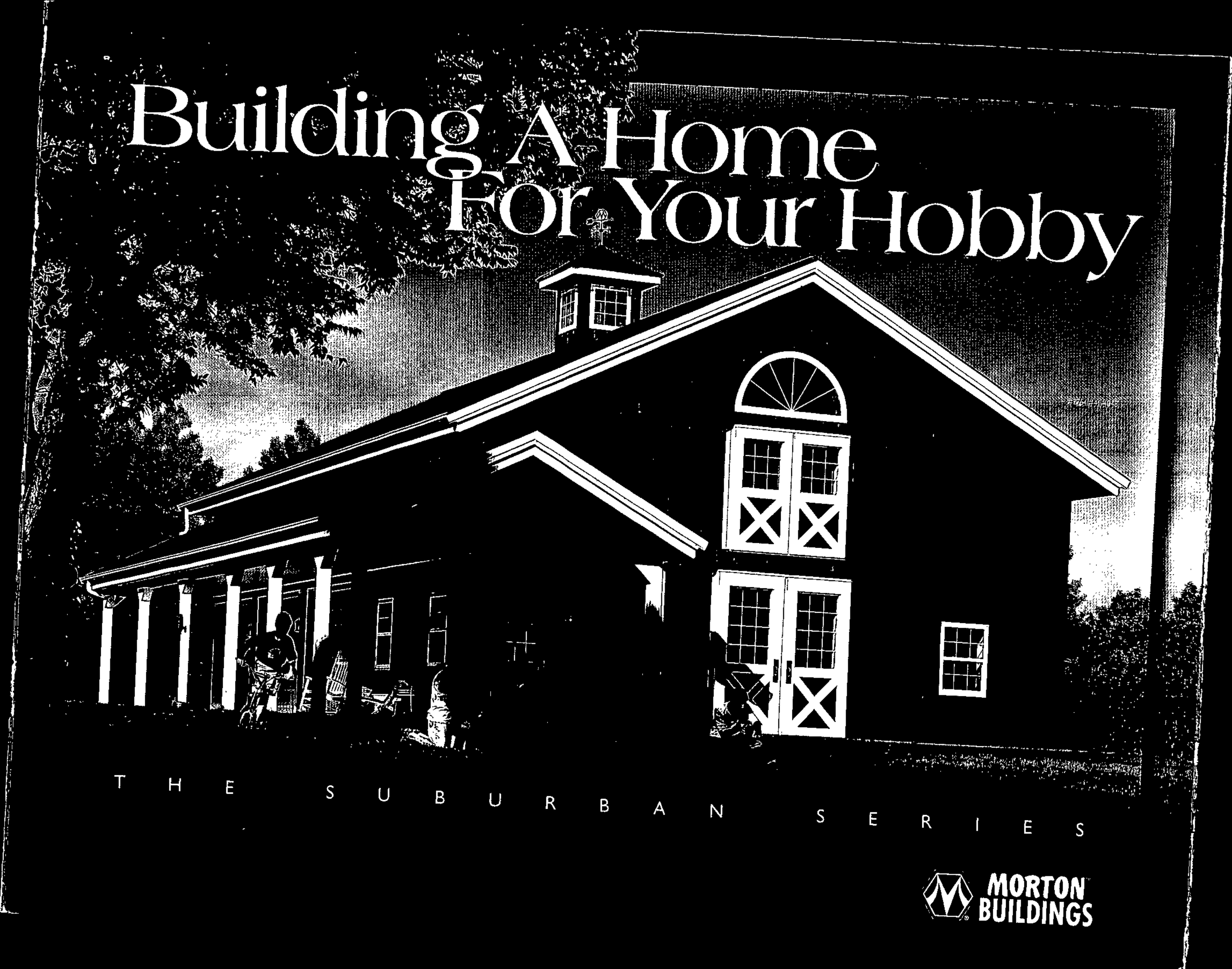
N W E S

200 0 200 Feet

1 inch equals 200 feet

Item # 120

Building A Home For Your Hobby



THE SUBURBAN SERIES

MORTON BUILDINGS

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N

100 Years of Excellence

In 1903, the first World Series baseball game was played. The Wright brothers made their first successful flight. Ford Motor Company introduced its first automobile. Harley Davidson started building motorcycles. And the Interlocking Fence Company was founded, featuring mail-order items from farm fencing and barbed wire to grain bins and roofing materials. In the past 100 years, as the agricultural industry thrived, Morton Buildings thrived with it. In 1949, the company created its first machine storage structure and by 1964, the Interlocking Fence Company became Morton Buildings, Inc. Morton has since then surpassed the industry with its technological innovations, engineering excellence, and unbeatable warranty protection. Discover the distinct advantage of 100 years of building excellence.

#1413

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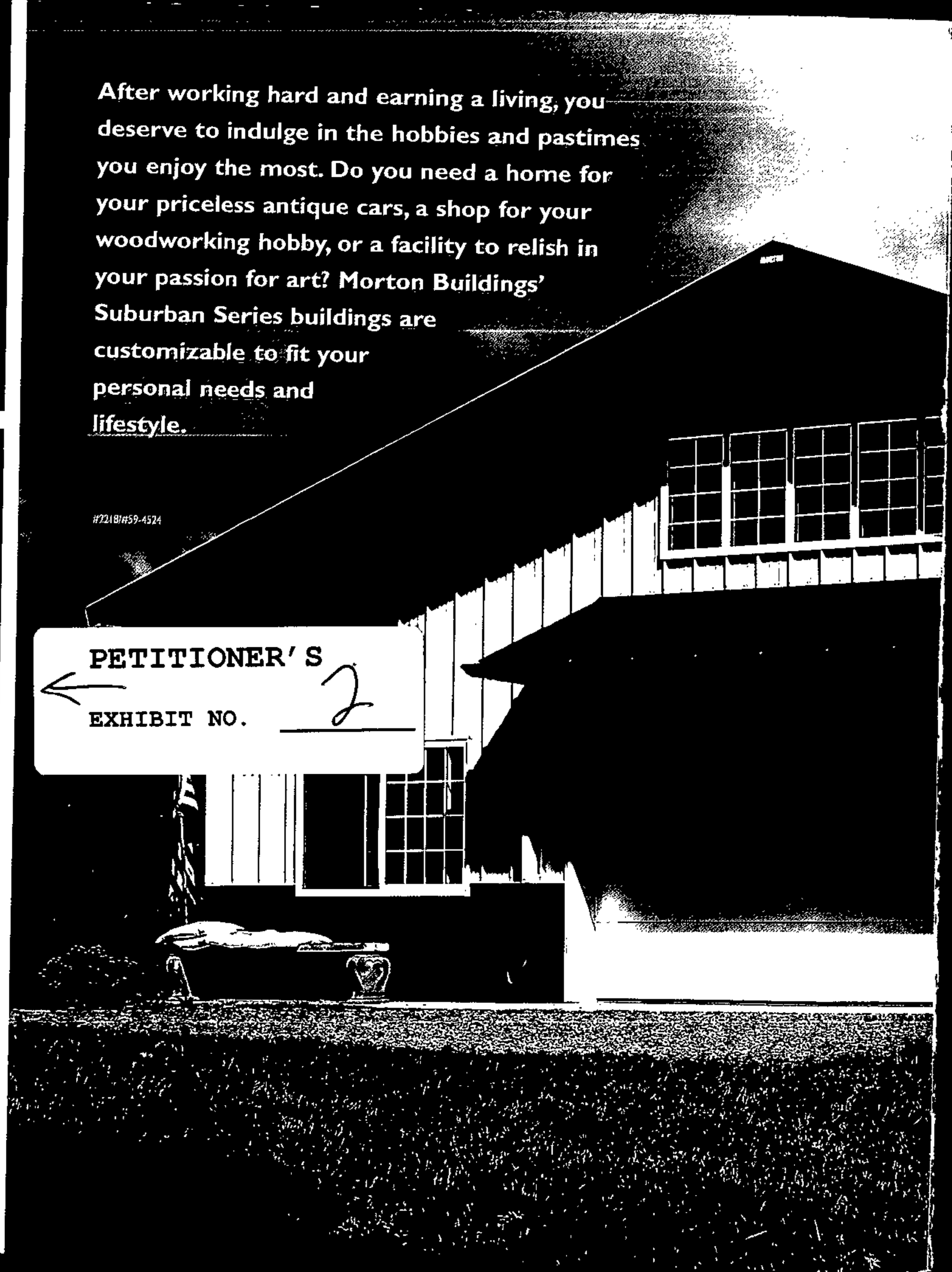
After working hard and earning a living, you deserve to indulge in the hobbies and pastimes you enjoy the most. Do you need a home for your priceless antique cars, a shop for your woodworking hobby, or a facility to relish in your passion for art? Morton Buildings' Suburban Series buildings are customizable to fit your personal needs and lifestyle.

#2218/#59-4524



PETITIONER'S
EXHIBIT NO. 2

Work with the Best

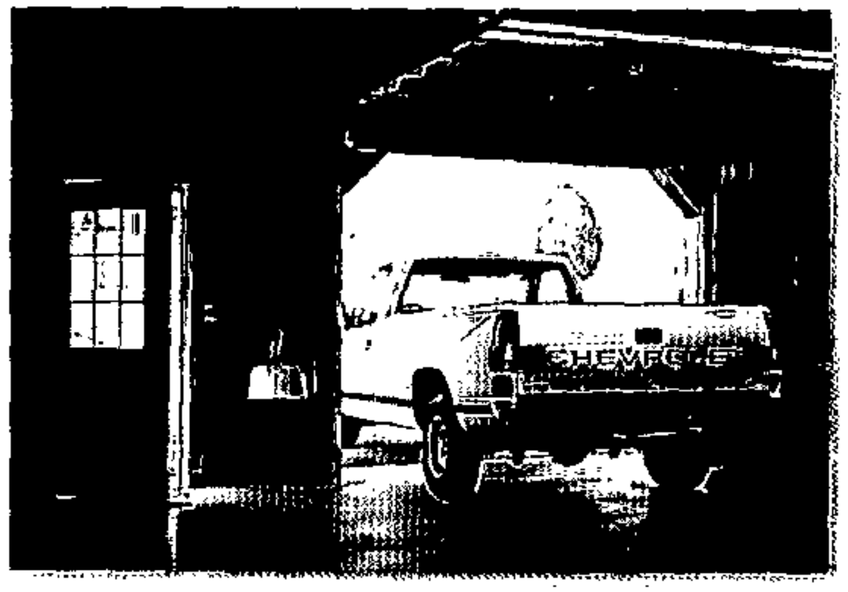
Discover the advantage of over 100 years of business experience with company-trained and locally based sales and service personnel who take the time to get to know you and your needs. A combination of top quality materials, professional service, skilled craftsmanship, and innovative engineering and design paired with the best warranties in the building industry gives Morton Buildings a competitive advantage over other builders.

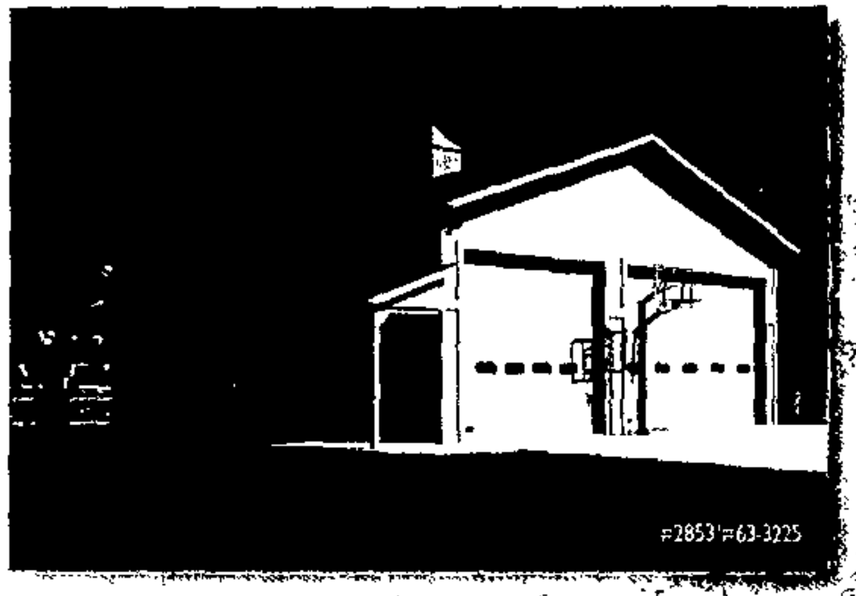
Not only is Morton Buildings the best; it is also the largest woodframe construction company in the industry. Morton Buildings' 122 construction centers and six manufacturing plants across the country are company-owned and operated; a feature unique to the construction industry. This company ownership eliminates the uncertainties of working with a dealership network and gives you the peace-of-mind of working with one company.

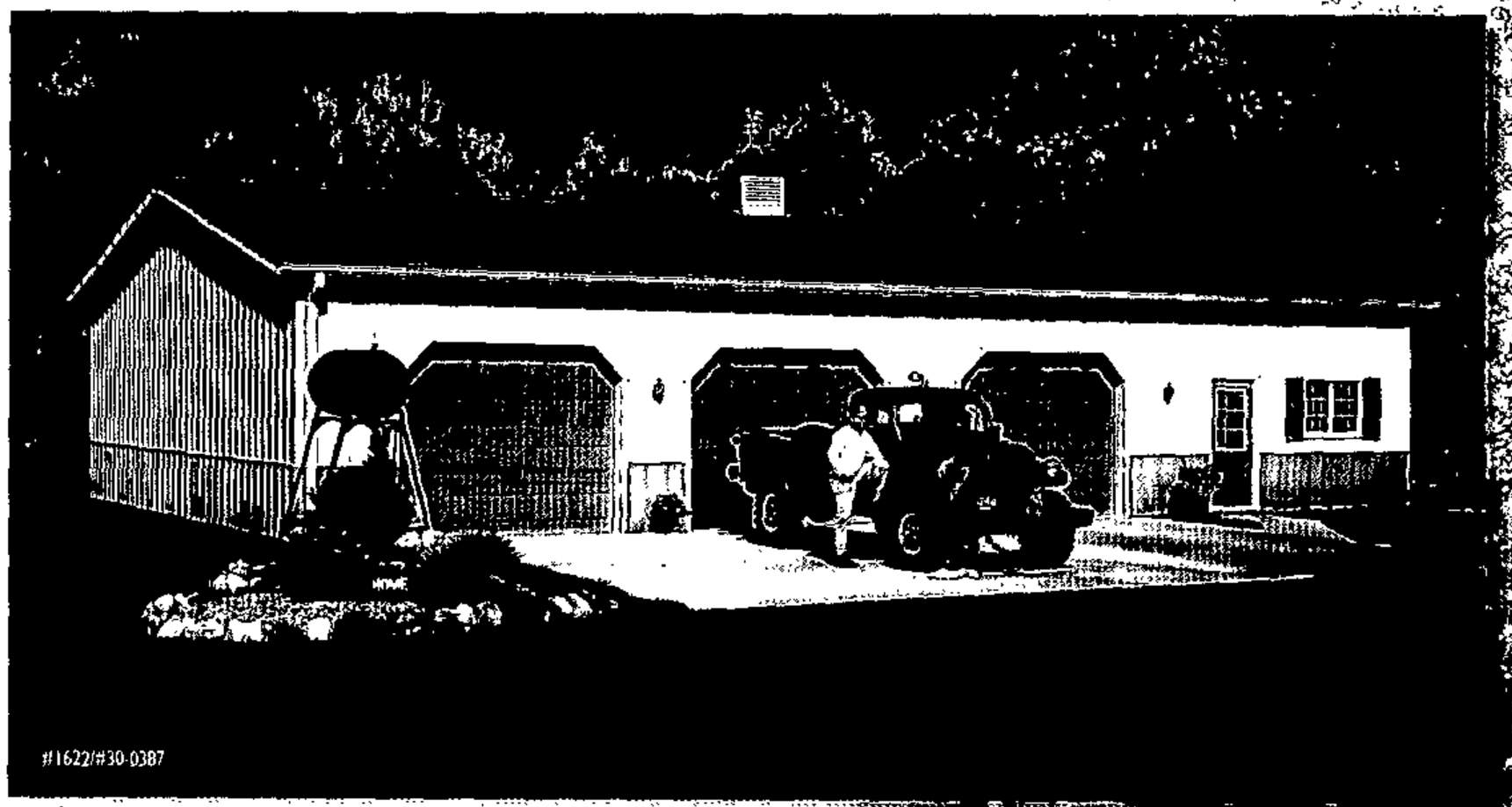
"We were very satisfied with the crew that came out to build our Morton building. They were very clean, tidy, efficient, and they really got a lot of work done in one day. We were amazed at how quick our building went up. And at the end of the day when they left, everything was put away and ready to work the next day."

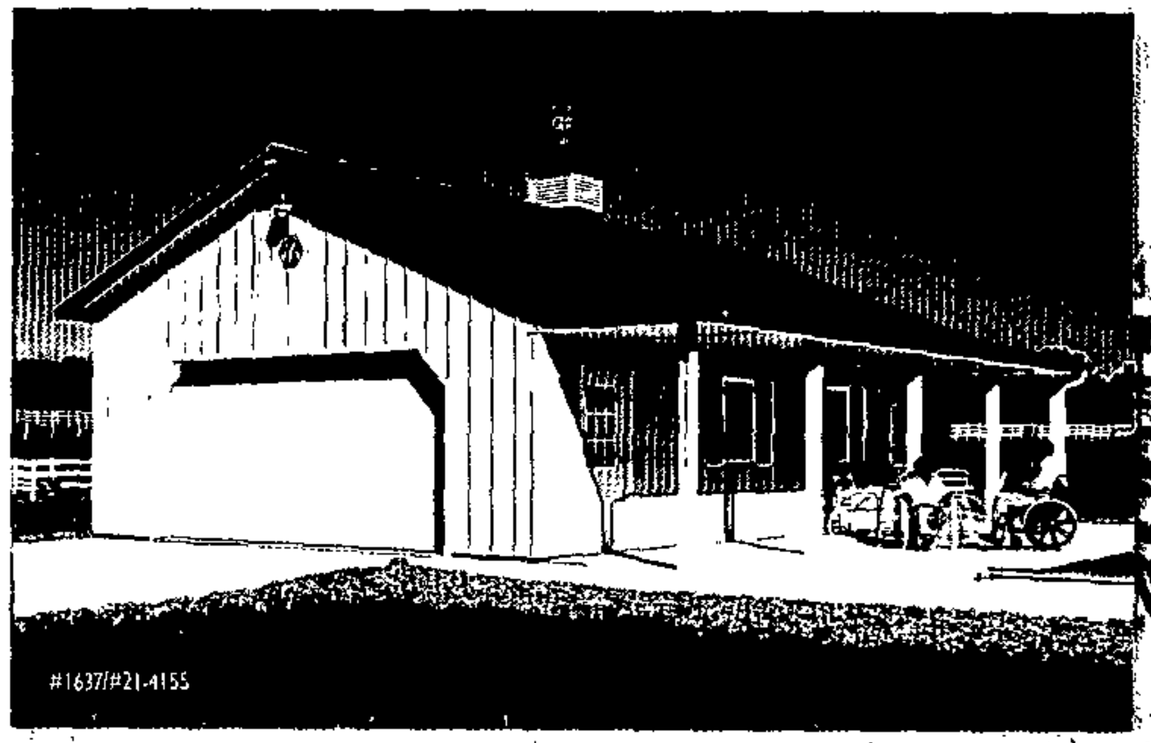
"When people pull in the yard, the first thing they say when we see them is that, boy, we really like the looks of your new building ... And it makes our whole farmstead very eye-appealing."

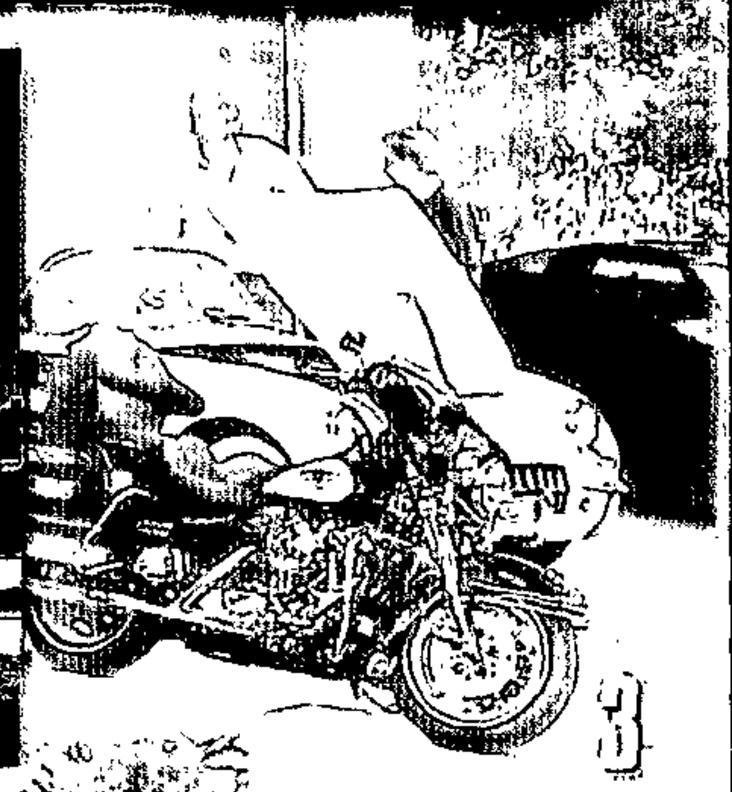
Kevin Schulte
Norway, Iowa



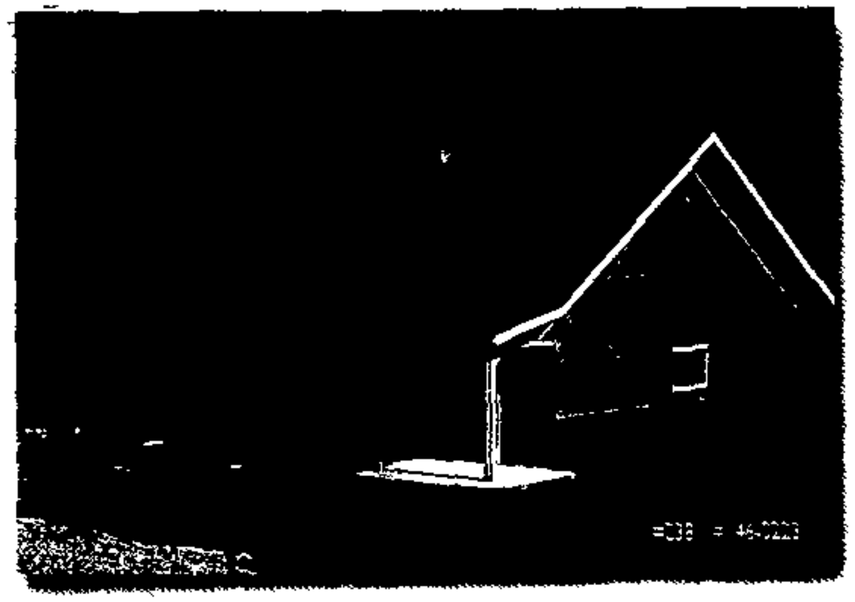


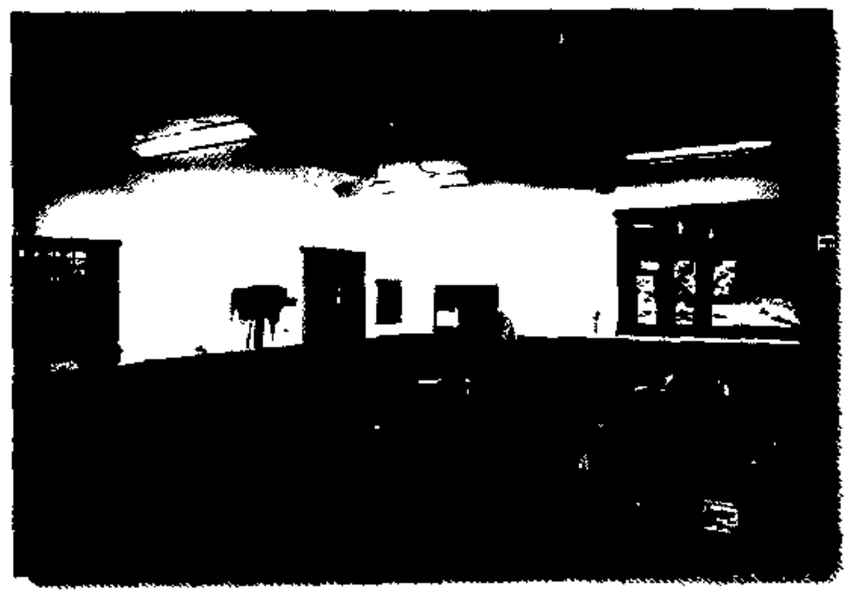


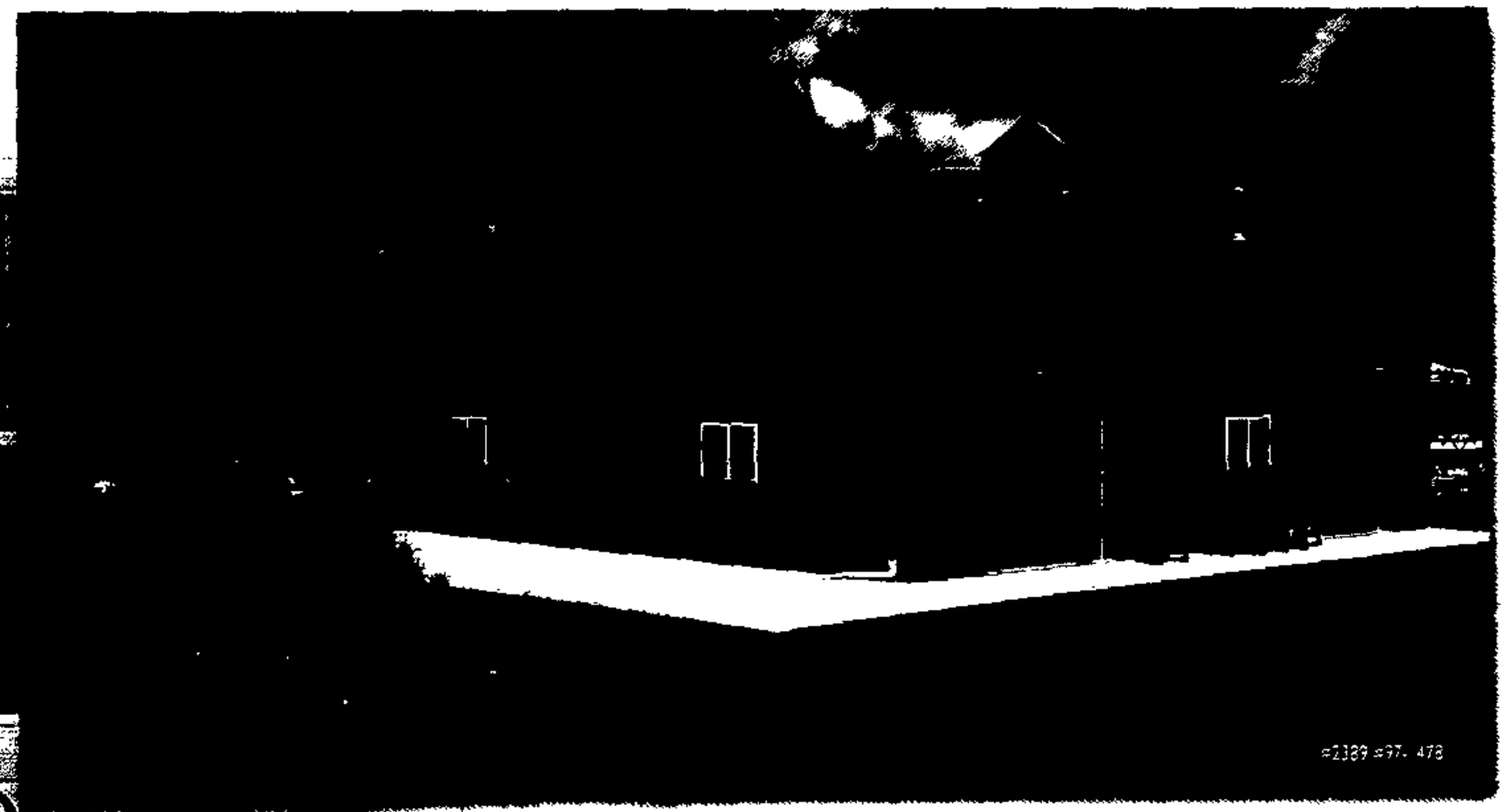




OVER 100 YEARS OF EXCELLENCE







Superior Paint System

Morton Buildings offers the best paint systems to ensure long-lasting beauty and resistance to damage that might occur from airborne pollutants and ultraviolet light exposure. Morton Buildings gives you the best building combined with the best paint systems for a look that lasts.

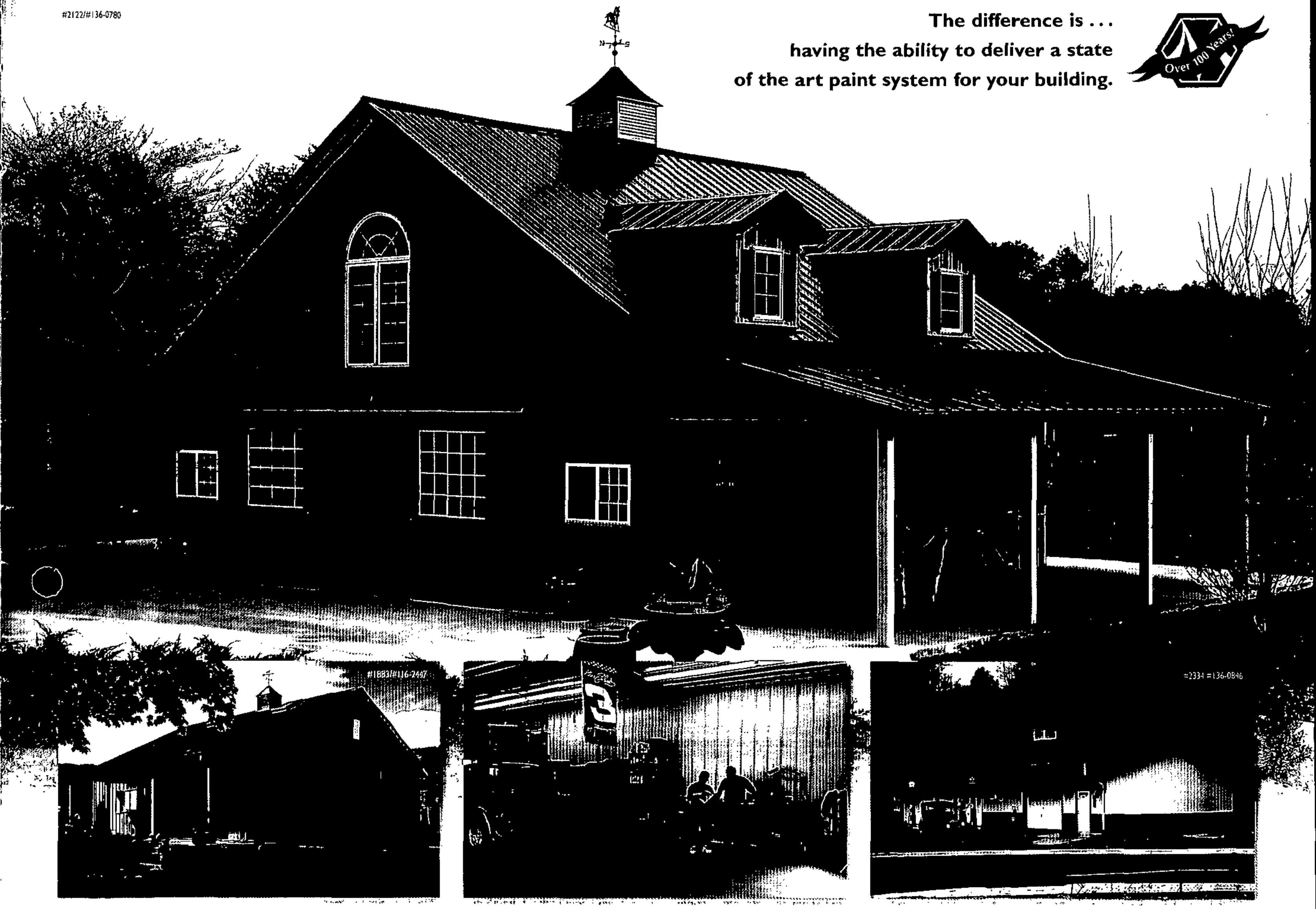
Morton Buildings recommends Kynar 500® on all sidewall panels and on roofs. Kynar 500® is a flexible coating that offers the best protection against fading, chalking, and peeling, even in areas of harsh ultraviolet light exposure. This advanced paint film resin has properties similar to Teflon®. Dirt pick-up is a thing of the past, and even permanent marker graffiti can be washed off with a little solvent. Morton Buildings has developed a thick film Kynar for even more protection from acid rain. FLUOROFLEX 2000® allows us to give more red rust protection.

The Kynar 500® paint is so good that it has been used on multimillion dollar commercial buildings such as the Georgia Dome in Atlanta, the United Airlines terminal in Chicago's O'Hare International Airport, and One Liberty Place located in downtown Philadelphia. The paint that protects the panels on these buildings is a very small part of the total cost of the buildings, and you can be sure that the owners and the architects would not specify Kynar 500® paint if they thought there was any better paint available.

#2122/#136-0780

The difference is . . .
having the ability to deliver a state
of the art paint system for your building.

Over 100 Years!



The difference is . . .
having the ability to provide year-round
energy savings with the Energy Performer®
insulation package.

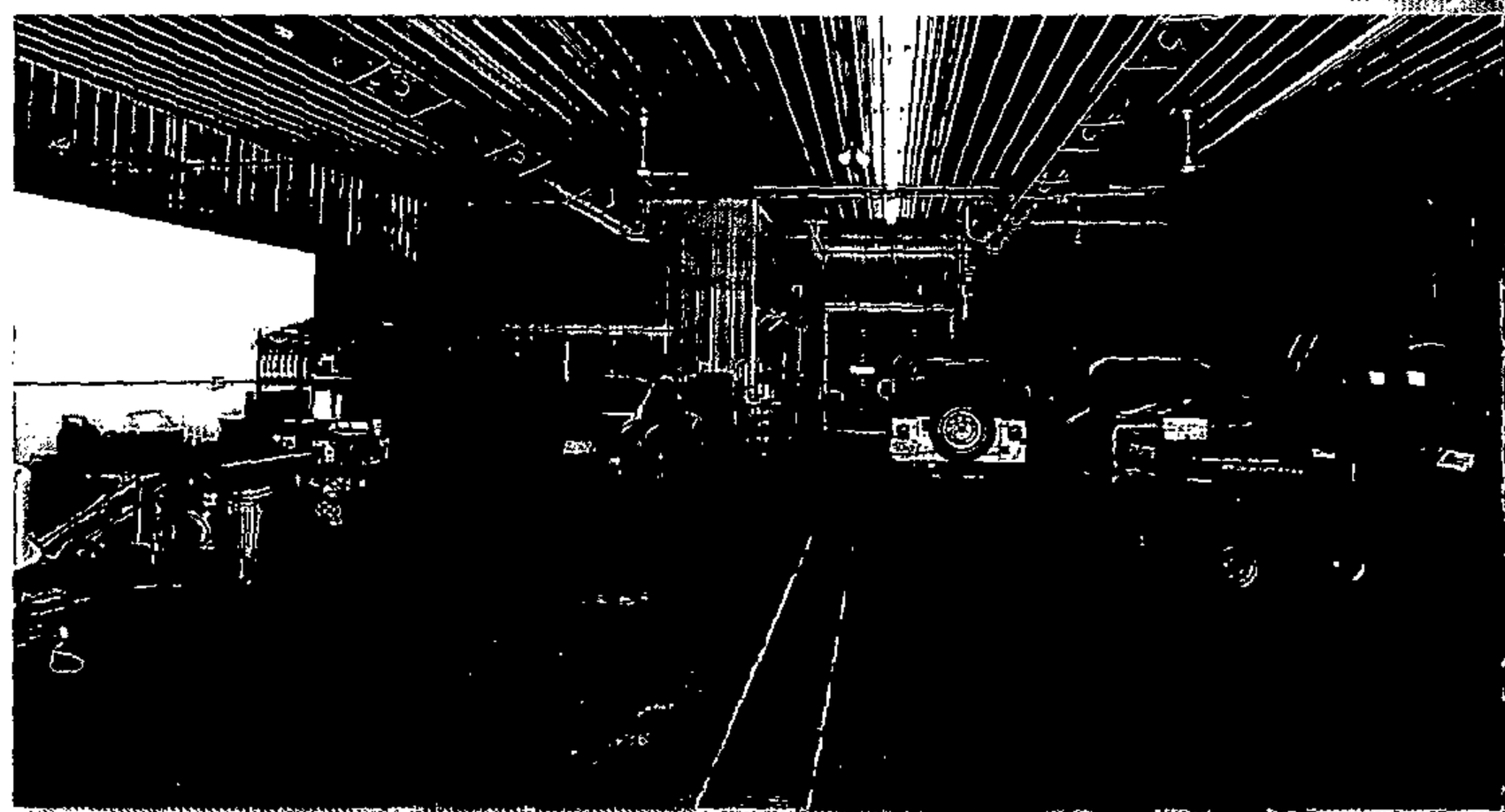
Over 100 Years!

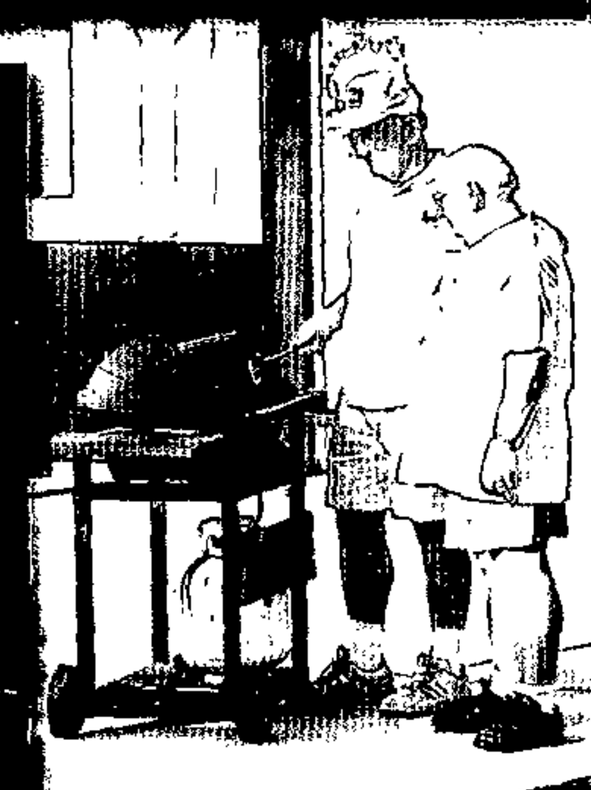
Maximum Performance

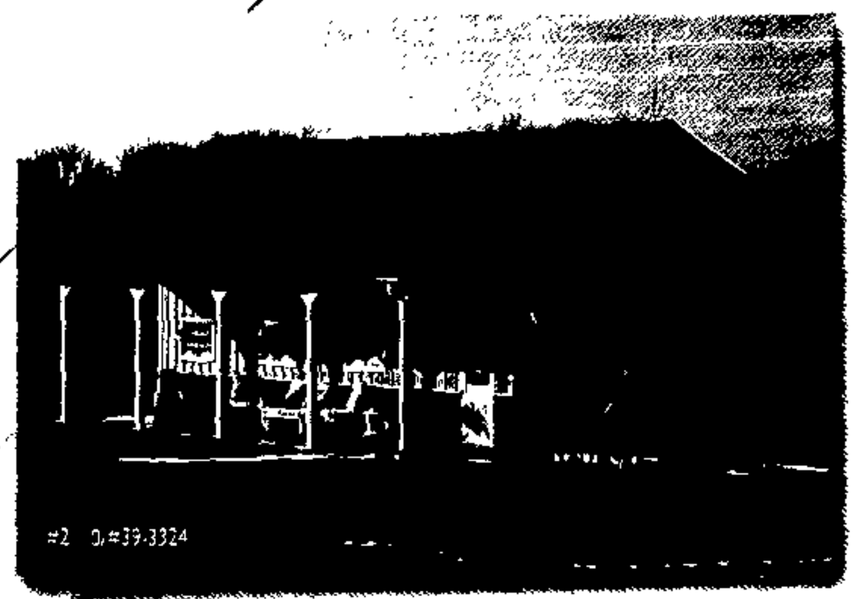
You can add our exclusive Energy Performer® package to any Suburban Series building to achieve maximum energy savings year-round. The Energy Performer® system teams superior wall/ceiling insulation with effective attic ventilation for a comfortable and cost-efficient environment.

Morton Buildings regularly receives reports of satisfied customers whose low utility bills still surprise them. Morton Buildings even receives reports from customers with disbelieving utility companies. With energy use so low in the well-insulated Energy Performer® building, utility companies sometimes suspect errors or fraudulent practices from their Morton building owners. The fact is Energy Performer® building owners use less energy and save more money during both heating and cooling seasons, because their buildings are so well insulated.

Gregory and Marjorie Johnson, of Grafton, North Dakota, were surprised to receive a letter from their local electric company claiming they had not used their electric heating system as their primary source of heat so they could not offer the Johnsons their usual "off-peak rate." The Johnsons explained to the company: "The fact is that we have a very tight 'Morton Building Energy Performer' insulated building, which makes our usage low." After further investigation, the electric company responded with a letter stating that they would reinstate the Johnsons' "off-peak rate."







Maximize Your Building's Potential

Morton Buildings' highly trained sales consultants will help you design a structure that matches your creative needs and also blends with your property's other existing structures. Morton Buildings understands the exterior appearance of your building is very important, so we offer an endless variety of finishes to give your building the style you are searching for. Hi-rib steel, wood, shingles, vinyl, brick, and stone siding are popular exterior finishes, which will give your facility a look of distinction. Rest assured, Morton buildings fit nicely into any community.

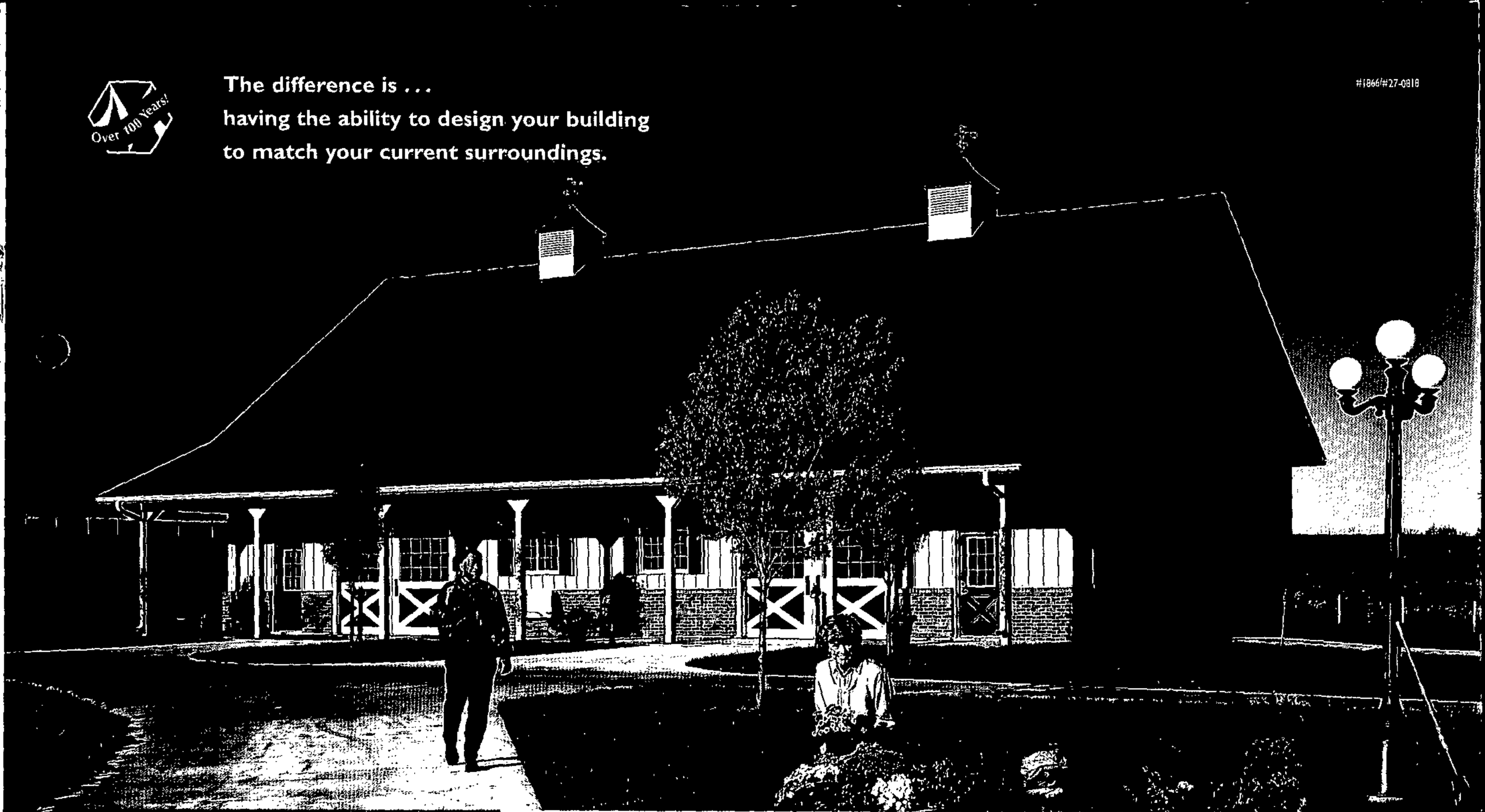
Morton Buildings also offers many useful interior features to enhance the functionality of your building. In shops, car garages, or other rooms with excessive noise, Morton's hi-rib acoustical steel is the perfect choice for reducing noise. Morton's exclusive Energy Performer® insulation system keeps buildings comfortable year-round. The result is a system that saves energy and performs exceptionally well during both heating and cooling seasons.

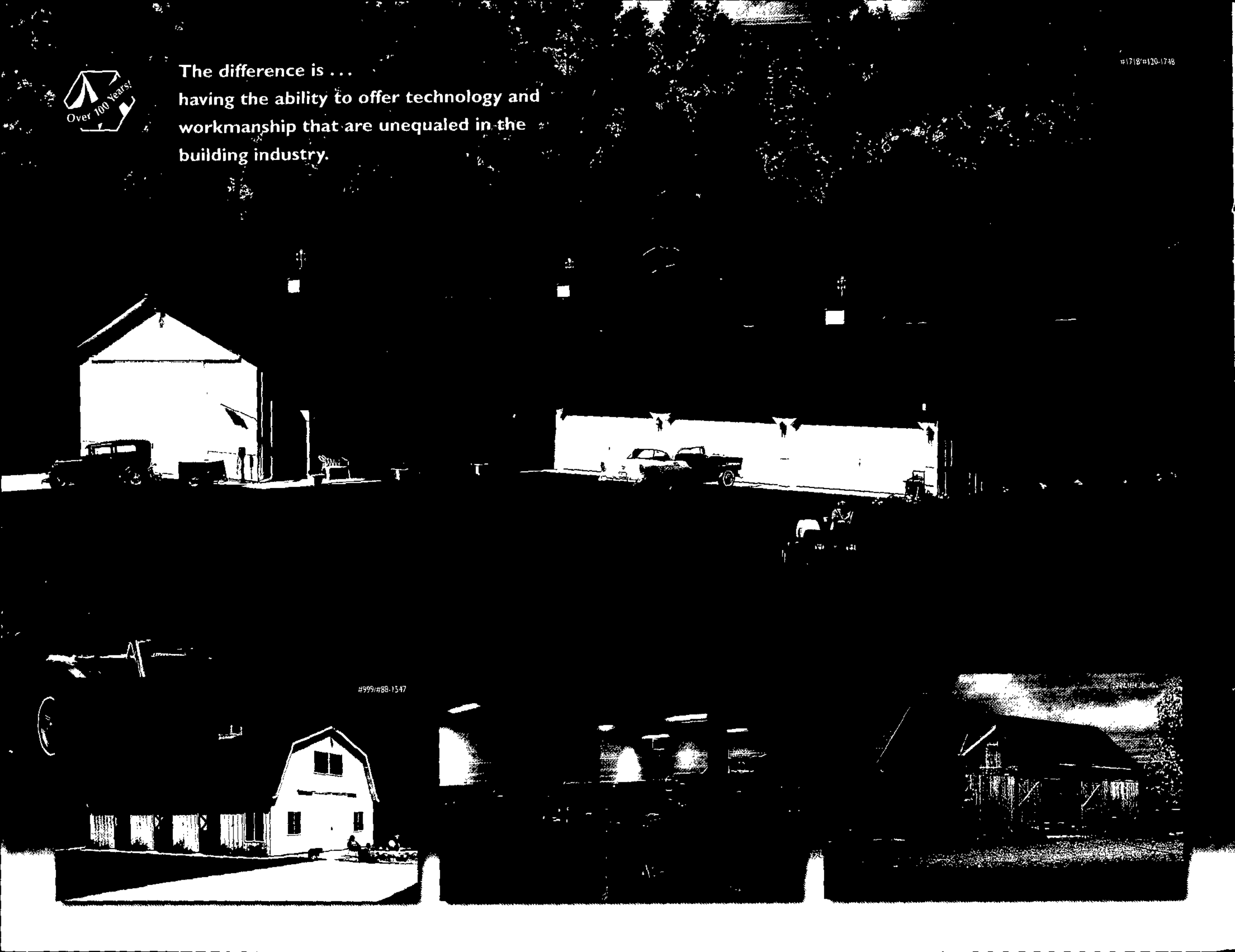
You will find many of the "extras" are standard on a Morton building. Compare us to other builders. Feature for feature, you will not find a better long-term value than a Suburban Series structure from Morton Buildings. Morton's Suburban Series buildings increase property values and prove to be lasting investments. After all let's face it, you can't trade in a building like you can a vehicle.

Over 100 Years!

The difference is . . .
having the ability to design your building
to match your current surroundings.

#1866/#27-0818




Over 100 Years!
The difference is . . .
having the ability to offer technology and
workmanship that are unequaled in the
building industry.
#999/#88-1547

A Company You Can Trust

The quality of your buildings is very important and Morton Buildings understands the need for quality protection. Every high quality Morton building also comes with a warranty you can rely on and trust. Morton Buildings offers a warranty package that is unequaled in the construction industry and Morton always honors its warranty claims. Morton takes pride in its buildings and goes out of its way to keep them looking their best for decades to come.

However you choose to spend your spare time—whether it's woodworking, antique car restoration, or hoseback riding—make sure to protect your hobby investments by investing in a Morton building and let us help you make the most of every moment.

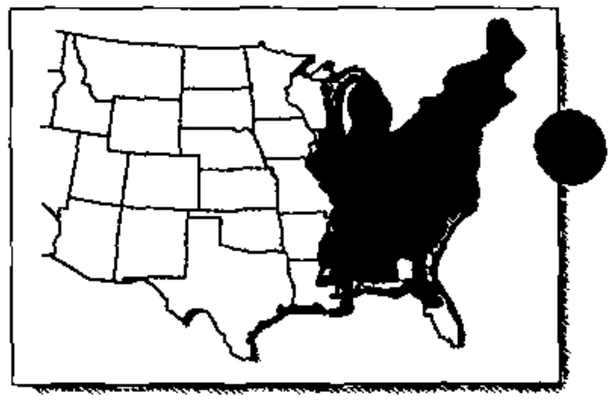
"Well, probably the first thing that brought me towards Morton first was the fact that it carries the best warranty in the industry. That's very important. Secondly, was the quality of construction. There's a lot of different building companies out there like Morton and not like Morton and after having looked at some of the set of samples in and around this area, it was a clear choice for me to go with Morton because of the quality of construction."

Brendan Lally
Olney, Illinois

Superior Paint Systems: KYNAR 500® and

One Liberty Place located in downtown Philadelphia is protected by Kynar 500®

Acid rain and airborne chemical pollutants, combined with moisture, can become a chief cause of red rust on steel-clad structures. Morton Buildings combats these harmful elements with commercial quality steel and special paint systems:

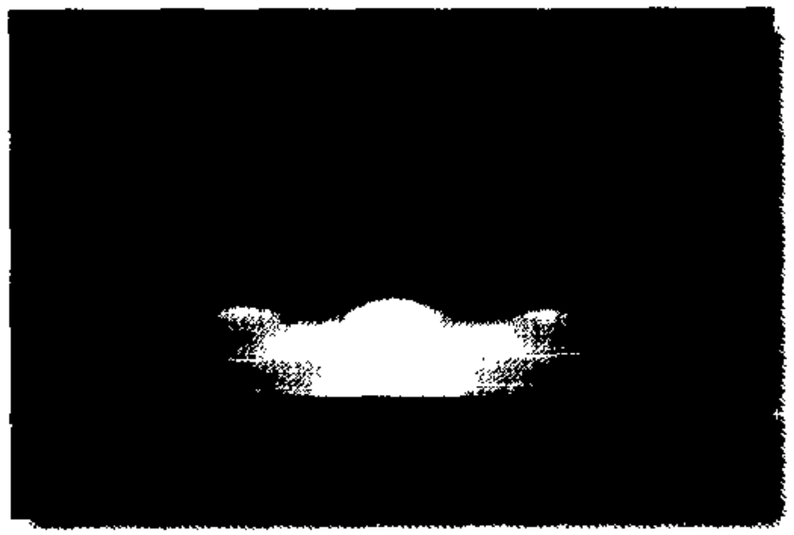


Acid Rain Concentration

Because of the high concentration of acid rain in the eastern part of the country, FLUOROFLEX 2000® is Morton's recommended roof paint system used east of the Mississippi River and is offered as an option to those west of the Mississippi.

Achieve Energy Savings Year-Round

Add the Energy Performer® Insulation System for maximum energy savings. You can add our exclusive Energy Performer® package to nearly any Morton building to achieve maximum energy savings year-round.



Energy Perfor[illegible] system includes a full seven foot wide blanket of fiberglass insulation that's installed between the timber columns. The blanket is then covered with carefully installed vapor barrier.

The Energy Performer® system teams superior wall/ceiling insulation with effective ventilation for a comfortable and cost-efficient environment. The

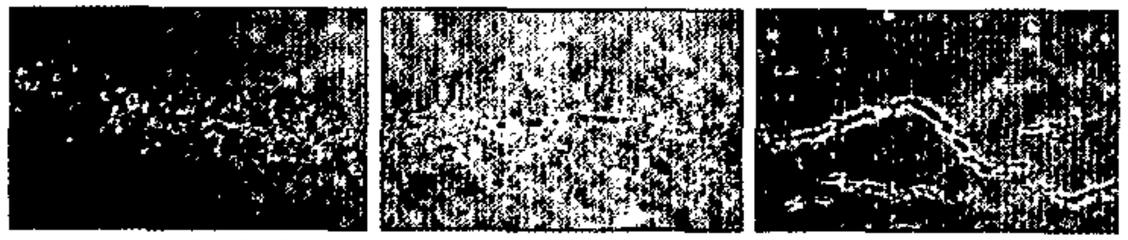
Horizontal interior wall girts are installed and covered with white, heavy gauge steel panels. For ceilings, a carefully applied vapor barrier is

FLUOROFLEX 2000®

KYNAR 500® and FLUOROFLEX 2000®. Compare Morton's system to the polyester paint systems used by other builders. These cheap polyester paint systems will form hairline cracks when the steel is roll-formed; Morton's flexible KYNAR 500® and FLUOROFLEX 2000® paint systems, alo[illegible]ith the unique rib [illegible]figuration, resists cracking during roll-forming.

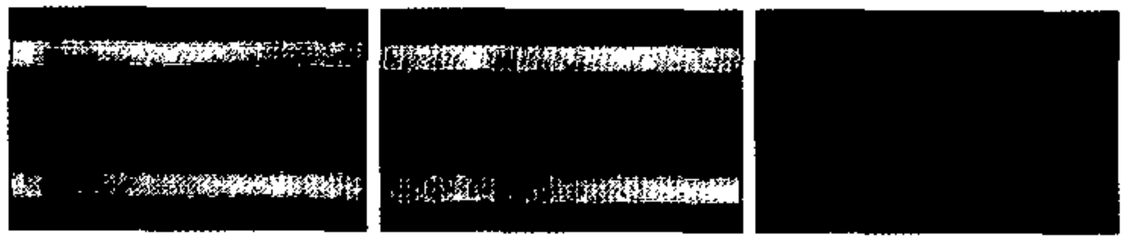
Available in a variety of attractive and complementary colors, Morton Buildings' paint system is virtually maintenance-free and easily cleaned. In addition, KYNAR 500® and FLUOROFLEX 2000® helps keep buildings looking new because of its fade protection. These superior paint systems provide superior protection against fading, chalking, peeling, and red rust.

Actual photomicrographs of the hairline cracks at 100 x power



2 mil thick FLUOROFLEX 2000® (no cracks) | 1 mil thick KYNAR 500® (minor cracks) | 1 mil thick polyester used by others (continuous cracks)

Actual photos of fade test performed in QUV (accelerated weathering machine)

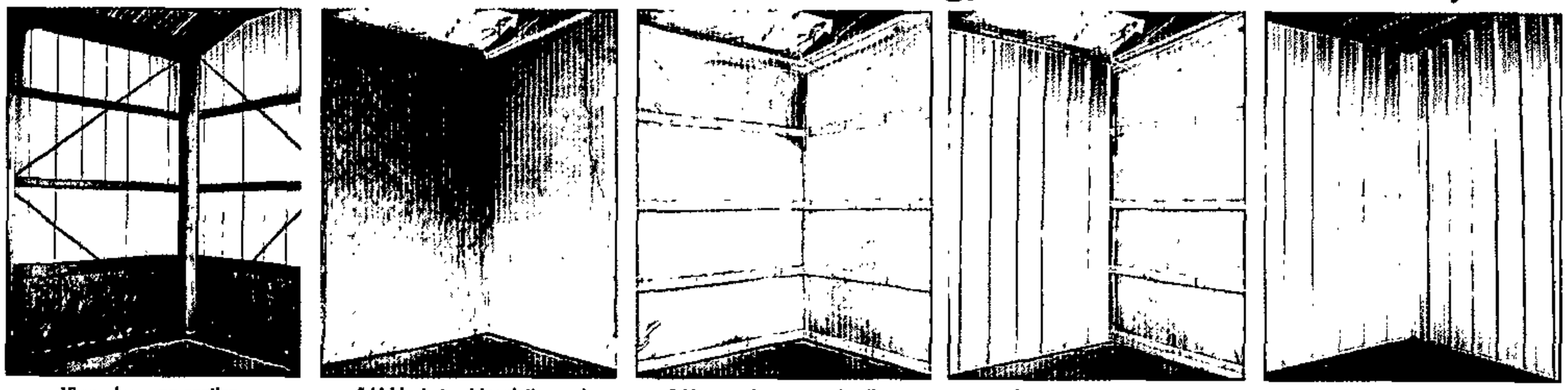


2 mil thick FLUOROFLEX 2000® | 1 mil thick KYNAR 500® | 1 mil thick polyester used by others

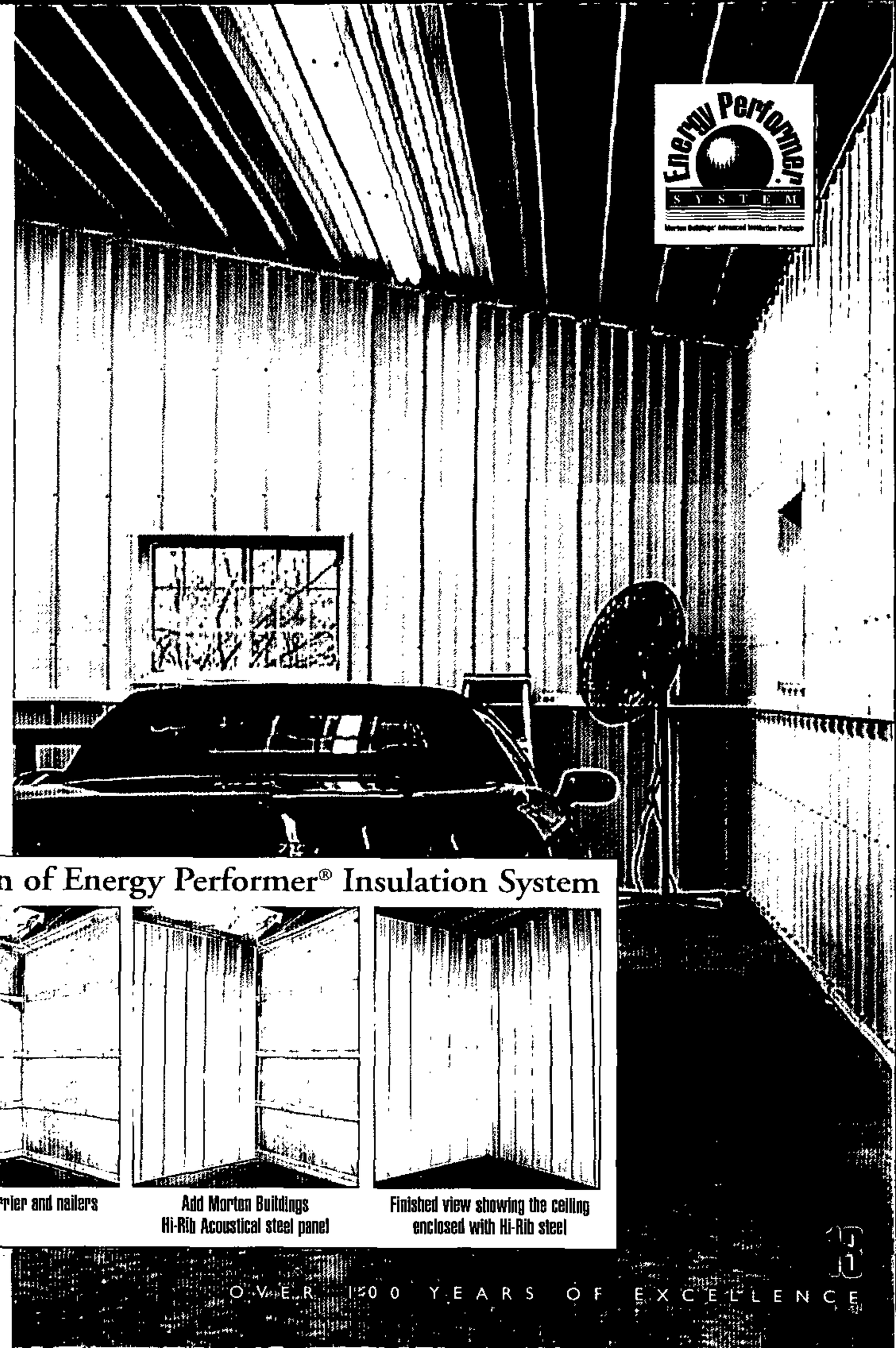
attached to the underside of roof trusses and white steel ceiling panels are installed.

Blown-in insulation is added above the ceiling and vapor barrier in the attic. The attic is uniformly ventilated by a continuous ridge vent and vented soffit at the eaves. The result is a system that saves energy and performs exceptionally well during both heating and cooling seasons.

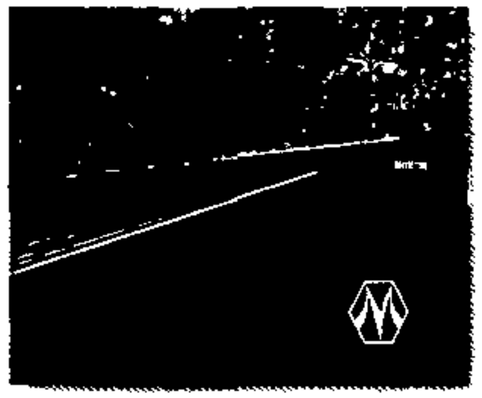
Progressive Installation of Corner Section of Energy Performer® Insulation System



View of corner section before insulation | Add blankets of insulation and draft barrier | Add vapor barrier and nailers | Add Morton Buildings Hi-Rib Acoustical steel panel | Finished view showing the ceiling enclosed with Hi-Rib steel

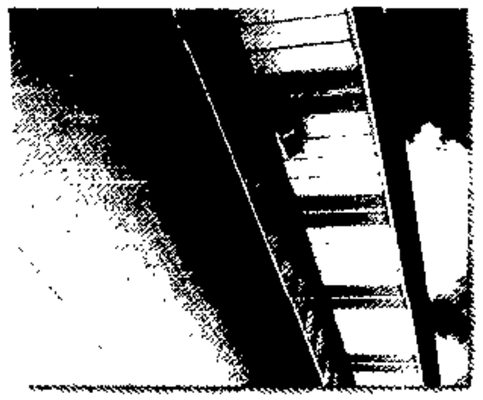


Morton Buildings' Exclusive Suburban Series Features



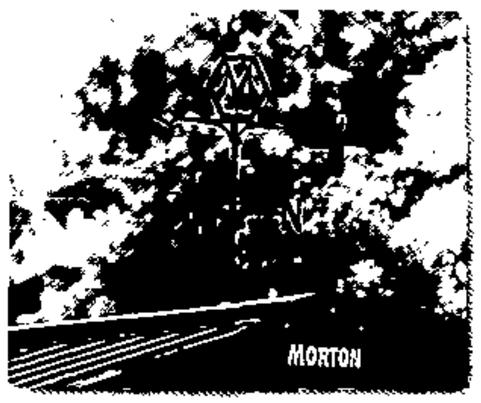
Continuously Ventilated Ridge

Control the climate in your building year-round with the continuously ventilated ridge, which reduces heat build-up in the summer and releases moisture-laden air in the winter.



Vented Sidewall Overhangs

Vented soffits supply incoming air to the continuously vented ridge. This natural airflow carries heat and moisture out the vented ridge and provides for a drier environment.

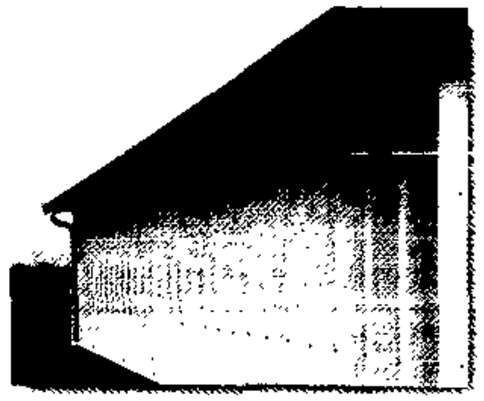


Trademark "M" Weathervane

The Morton Buildings' weathervane symbolizes quality—a quality building with quality construction, and is standard with every building.

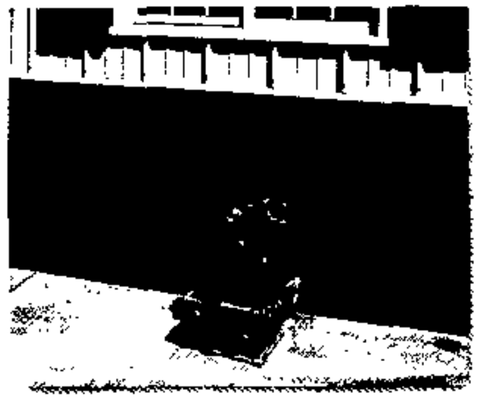
Tedlar-Coated Skylights

Morton Buildings designs their skylights with a tedlar coating so they will look good and remain leak-free for many years while brightening your machine storage interior.



Gutter and Downspout System

Morton Buildings' heavy-gauge aluminum gutters and downspouts are used to carry rain water away from the building as well as to keep water from splashing mud up on the steel.

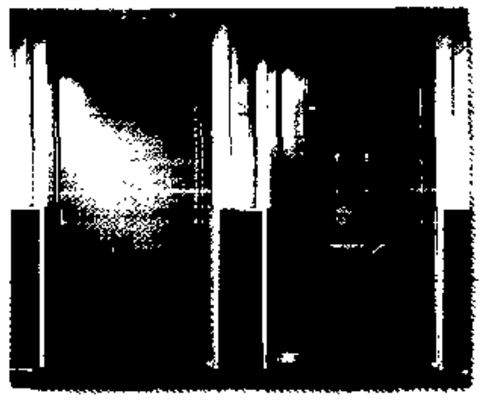


Protective Steel Wainscot

Attractive wainscots offer added protection for the lower portion of the building sidewall. Steel wainscot can be easily and economically replaced if damaged.

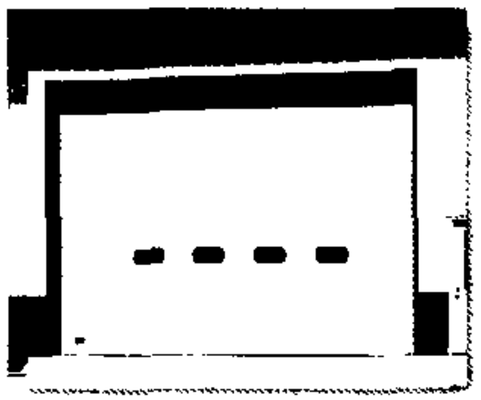
Corner Trim Protector

Morton Buildings helps minimize damage to the corners of its steel-clad structures with a 16-gauge steel reinforcement. This steel protector is installed behind the bottom 3' of all corner trim.



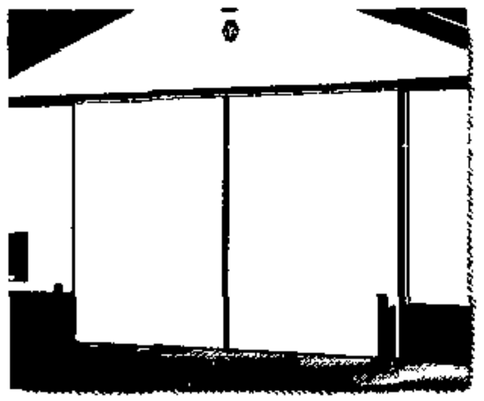
Insulated Walkdoors

Custom colored, totally unique, and KYNAR* finished walkdoors will add convenience to your building. Proven strength, durability and ease of movement time after time.



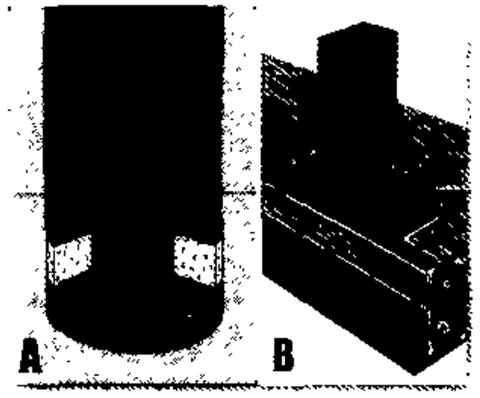
Premium Overhead Doors

Morton Buildings' heavy-duty custom colored overhead doors are easy to use and made to last. Our approved suppliers warrant these overhead doors to match the building's warranty.



AlumaSteel® Sliding Door System

Morton Buildings' AlumaSteel® sliding doors are warranted for 10 years against windload damage with no wind velocity limit. AlumaSteel® double sliding doors are offered in standard widths ranging from 12' to 40'.

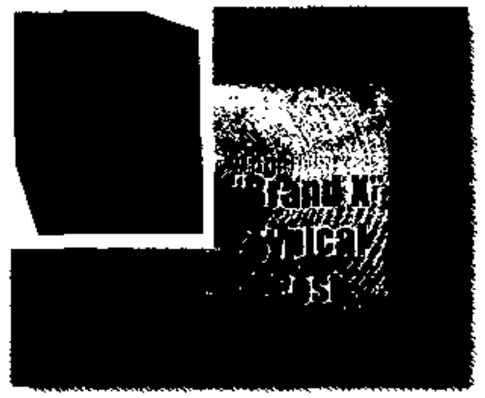


Columns Anchored in the Ground or in Concrete

A) 50 pounds of concrete mix is poured into the bottom of each hole, with another 50 pounds poured around the column. B) Each column is anchored in concrete with a special anchor bolt system for the most structural support.

#1 Southern Yellow Pine Columns

Morton's columns specify a reten[illegible] of 0.8 pounds per cubic foot (33% greater than the USDA specification of 0.6 pounds) of preservative for structural members in contact with the ground.

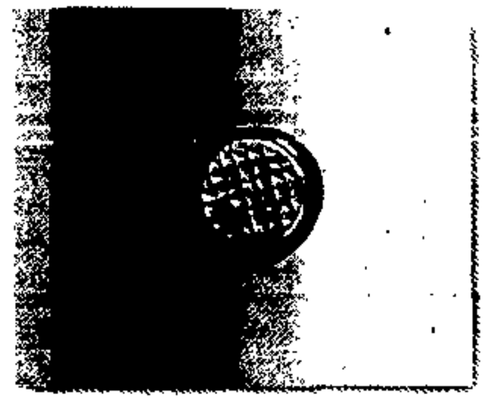


100% Penetration of Lower Column

Morton's laminated columns boast preservative penetration of 100% of the sapwood. The 6" x 6" posts used by many "Brand X" builders, only have preservative penetration at the outer edges.

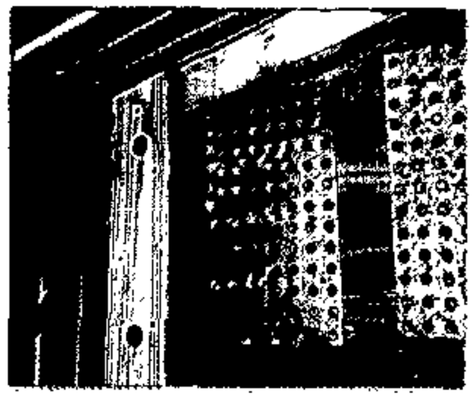
Stainless Steel Internal Drive® Screw on Sidewall

The new stainless steel screw decreases the possibility of rust, is painted to match Morton's hi-rib steel colors, and its internal drive eliminates paint chipping on the head surface during installation.



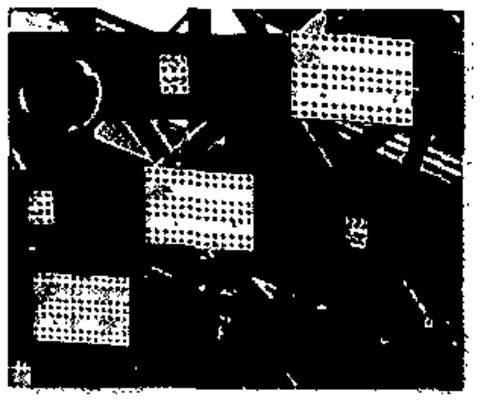
Galvanized Nail Fastening System on Roof

Morton's nails are double-dipped in zinc galvanizing for maximum protection against rust. The EPDM polymer washers are highly resistant to deterioration by ultra-violet rays and remain flexible when exposed to extreme heat and cold.



15 1/2" Truss Heel

Morton Buildings' 15 1/2" double-bolted truss heels add strength and rigidity, as well as allowing for more height and better insulation methods.

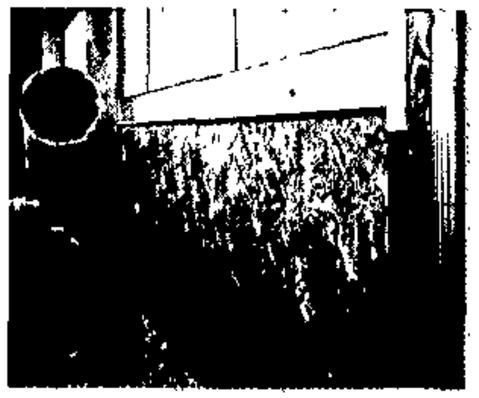


Heavy-Duty G-90 Gusset Plates

Add strength and corrosion protection to the factory-fabricated trusses.

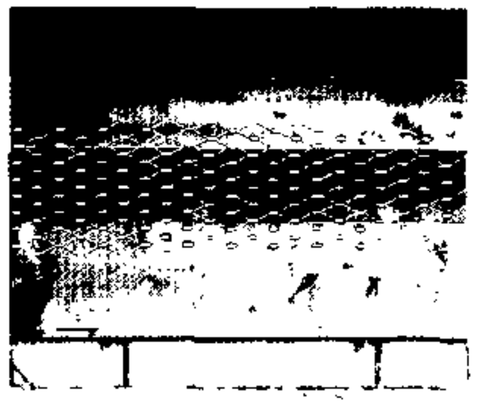
Hi-Tensile Steel X-Banding

The interior corners of every steel-clad Morton building are crossed with a hi-tensile steel x-banding, creating a more rigid frame and aiding in the defense against windload damage.



Interior Protective Liner

Morton Buildings installs an interior protective liner in every steel-clad structure. The 7/16" OSB liner provides structural support and rigidity and protects against damage from everyday use.



Bird Blocking and Wire Mesh

Carefully installed bird wire and mesh in strategic locations considerably reduces bird nesting.

S E R I E S

Offering A Variety of Quality Building Options

Color-Coordinated Cupolas

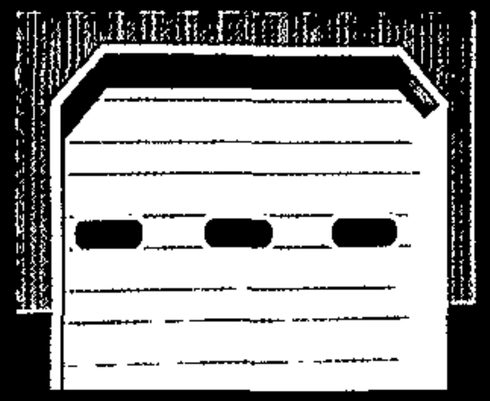
Optional cupolas can provide additional ventilation and add a traditional look to any style of building. Cupolas with custom sizes and shapes are available.

Exterior Lighting

Floodlights and exterior light packages enhance the building's appearance and also add safety and function.

Decorative Shutters

Optional decorative shutters can add personal style and complete your building package. Add light and convenience to your building with the addition of quality Pella® and Hayfield® windows.

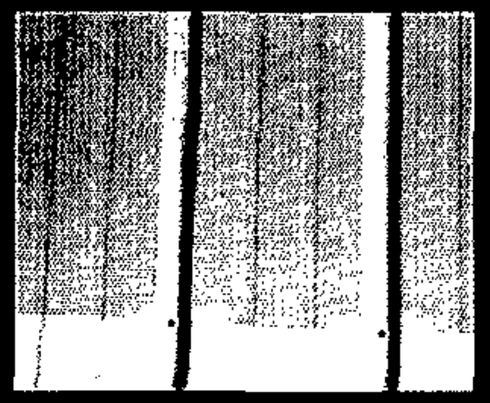


Overhead Door Corner Enclosures

Overhead door corner enclosures are an available option that will give your building a more aesthetically appealing look.

Flagpoles

Options like the flagpole with the American flag can complete your building package as well as show your patriotic spirit.



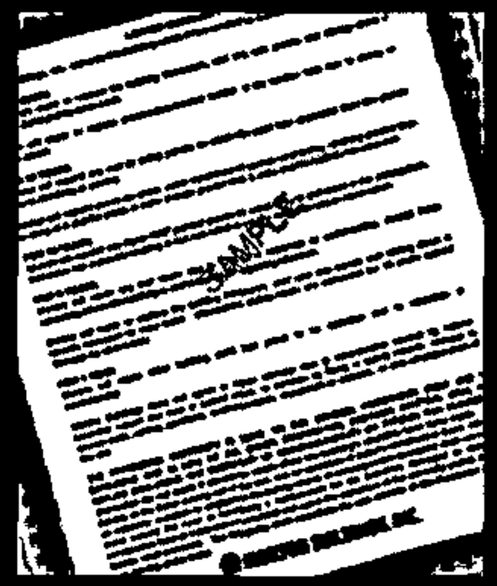
Hi-Rib Acoustical Steel

Morton Buildings' hi-rib acoustical steel reduces interior noise by absorbing excessive reverberation and is a very popular option.

Morton Buildings Stands Behind Their Warranties

A warranty is often the reason customers buy from one company and not another. However, customers need to carefully consider the true value of a warranty. Morton Buildings offers a warranty package that is unequaled in the construction industry, and a long list of satisfied customers have been very pleased with the protection Morton Buildings provides.

Morton is dedicated to honoring its guarantee of excellence, a custom that dates back to the day Morton built its first building. Morton takes pride in its buildings and goes out of its way to keep them looking their best for decades to come.



"Most companies that provide you a service will mislead you with expectations. But with Morton, they were more than happy to stand behind their product and the expectation that led you to buy the building."

Millie D'Amico
Farmingdale, NJ

Over 100 Years!

Building Across The Nation

With company-owned construction centers strategically located throughout the United States, there is a Morton Buildings sales consultant available nearby to serve you. Choose the construction team that has your future in mind. Contact Morton Buildings today!

Construction details and material specifications shown are subject to change without notice. Colors reproduced in this brochure are for illustration purposes only and may vary from actual colors or finishes. Certain features shown are non-stock items and may be purchased through your local Morton Buildings Construction Center.

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Montrose .....(970) 249-2153

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For More Information:
800-447-7436
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Printed in the U.S.A.

DIVISION OF CODE INSPECTIONS AND ENFORCEMENT

ACTIVE VIOLATION CASE DOCUMENTS

BALTIMORE COUNTY MARYLAND
INTER-OFFICE CORRESPONDENCE

DATE: September 12, 2007

TO: W. Carl Richards, Jr.
Zoning Review Supervisor

FROM: Rick Wisnom, Chief
Division of Code Inspections & Enforcement

SUBJECT:	Item No.:	120
	Legal Owner/Petitioner	Snyder, Christopher
	Contract Purchaser:	n/a
	Property Address:	523 Riverside Dr
	Location Description:	W/Fenor Rd., 400ft. S/centerline Virginia Ave

VIIOLATION INFORMATION:	Case No.	07-7051
	Defendants:	Snyder , Christopher

Please be advised that the aforementioned petition is the subject of an active violation case. When the petition is scheduled for a public hearing, please notify the following person(s) regarding the hearing date:

NAME	ADDRESS
Fran Fox	410-832-2520 X-101

In addition, please find attached a duplicate copy of the following pertinent documents relative to the violation case, for review by the Zoning Commissioner's Office:

- ☐ 1. Complaint letter/memo/email/fax (if applicable)
- X 2. Complaint Intake Form/Code Enforcement Officer's report and notes
- X 3. State Tax Assessment printout
- ☐ 4. State Tax Parcel Map (if applicable)
- ☐ 5. MVA Registration printout (if applicable)
- ☐ 6. Deed (if applicable)
- ☐ 7. Lease-Residential or Commercial (if applicable)
- ☐ 8. Photographs including dates taken
- ☐ 9. Correction Notice/Code Violation Notice
- ☐ 10. Citation and Proof of Service (if applicable)
- ☐ 11. Certified Mail Receipt (if applicable)
- ☐ 12. Final Order of the Code Official/Hearing Officer (if applicable)
- ☐ 13. Office of Budget & Finance Billing Notice/Property Lien Sheet (if applicable)
- ☐ 14. Complete Chronology of Events, beginning with the first complaint through the Billing Notice/Property Lien Sheet (if applicable).

After the public hearing is held, please send a copy of the Zoning Commissioner's order to Helene Kehring in Room 113 in order that the appropriate action may be taken relative to the violation case.

RSW/ee
C: Code Enforcement Officer

Entered KH

CODE ENFORCEMENT REPORT

(1/6)

DATE: 8 / 6 / 07 INTAKE BY: Hopkins, K CASE #: 07-8768 INSPEC:

COMPLAINT LOCATION: 523 Riverside Dr

ZIP CODE: DIST:

COMPLAINANT NAME: Fran Fox X-101 PHONE #: (H) 410-832-2528 (W)

ADDRESS: ZIP CODE:

PROBLEM: Gar. being blt. - not to permit (says carport)
B668942 - 443-865-2578

IS THIS A RENTAL UNIT? YES ____ NO ____
IF YES, IS THIS SECTION 8? YES ____ NO ____
OWNER/TENANT INFORMATION:

TAX ACCOUNT #: ZONING:

INSPECTION: 8/7/07 Visited site, called owner (443-865-2578) to change wording on permit. This can be done. Everything else is compliant. P/U 8/11/07 Called Complainant. Left message Fred Dee

REINSPECTION: KH

CB

REINSPECTION:

REINSPECTION:

DATE: 08/06/2007 STANDARD ASSESSMENT INQUIRY
TIME: 14:09:14

PROPERTY NO.	DIST	GROUP	CLASS	OCC.	HISTORIC	DEL	LOAD DATE
15 02 652130	15	3-0	04-00	H	NO		04/18/07

SNYDER CHRISTOPHER R
SNYDER KIMBERLY A
523 RIVERSIDE DR

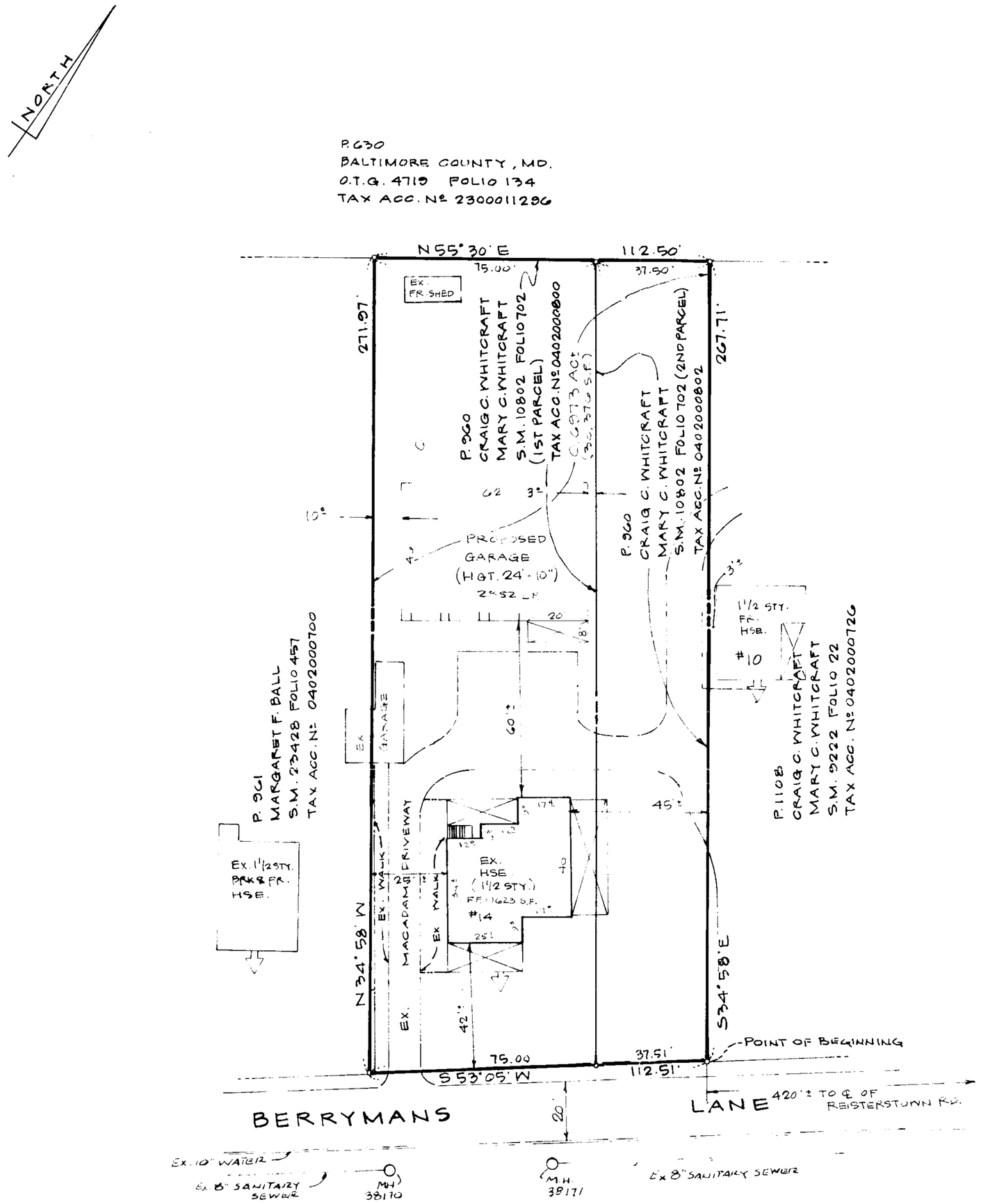
DESC-1.. IMPS
DESC-2.. ESSEX
PREMISE. 00523 RIVERSIDE DR
00000-0000

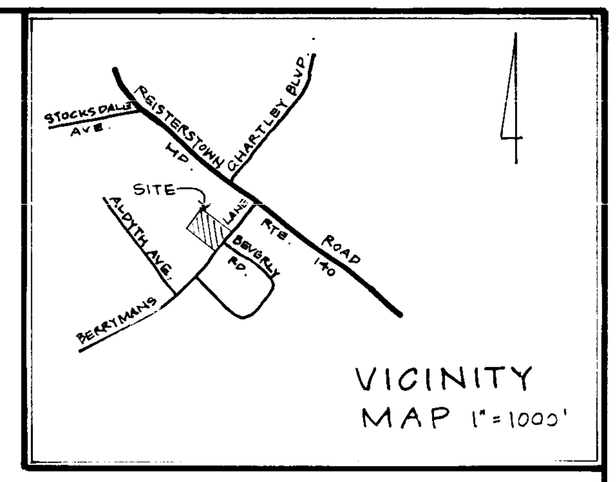
BALTIMORE MD 21221-6834 FORMER OWNER: BRAITHWAITE RICHARD L

FCV	PRIOR	PROPOSED	PHASED IN	CURR FCV	CURR ASSESS	PRIOR ASSESS
LAND:	32,530	62,530				
IMPV:	80,830	103,680	TOTAL..	148,592	148,592	130,976
TOTL:	113,360	166,210	PREF...	0	0	0
PREF:	0	0	CURT...	148,592	148,592	130,976
CURT:	113,360	166,210	EXEMPT.		0	0
DATE:	09/02	08/05				

TAXABLE BASIS		FM DATE
ASSESS:	148,592	08/19/06
ASSESS:	130,976	
ASSESS:	0	

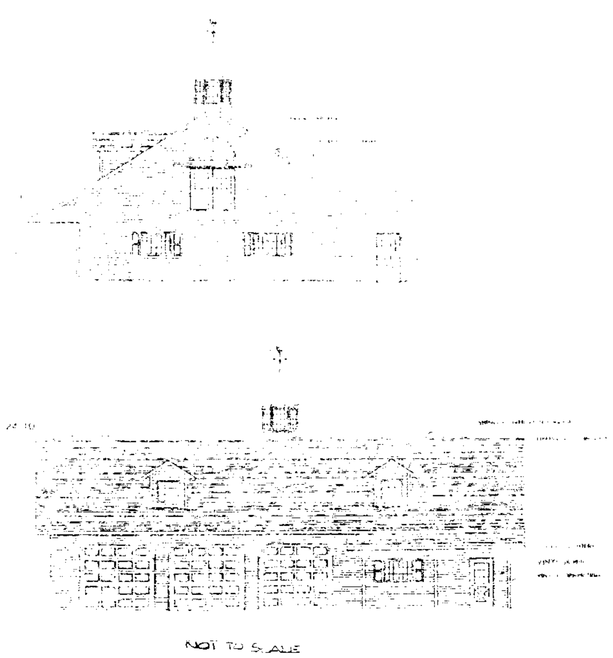
ENTER-INQUIRY2 PA1-PRINT PF4-MENU PF5-QUIT PF7-CROSS REF





* NOTES *

1. CURRENT TITLE REFERENCE:
   CRAIG C. WHITCRAFT & MARY C. WHITCRAFT
   S.M. 10802 FOLIO 702
2. GROSS AREA: 0.6973 AC± (30,376 S.F.)
3. AREA FOR ZONING PETITION: 0.6973 AC± (30,376 S.F.)
4. CURRENT ZONING: DR-3.5
5. TAX MAP 48 GRID 23 PARCEL 360
6. BALTIMORE COUNTY 200 SCALE ZONING MAP: 048C3



PLAT TO ACCOMPANY PETITION FOR ZONING SPECIAL HEARING & VARIANCE
THE WHITCRAFT PROPERTY

4TH ELECTION DISTRICT
DATE: AUGUST 10, 2007
3RD. COUNCILMANIC DISTRICT

BALTIMORE COUNTY, MD.
SCALE: 1" = 30'
CENSUSTRACT: 4044.01

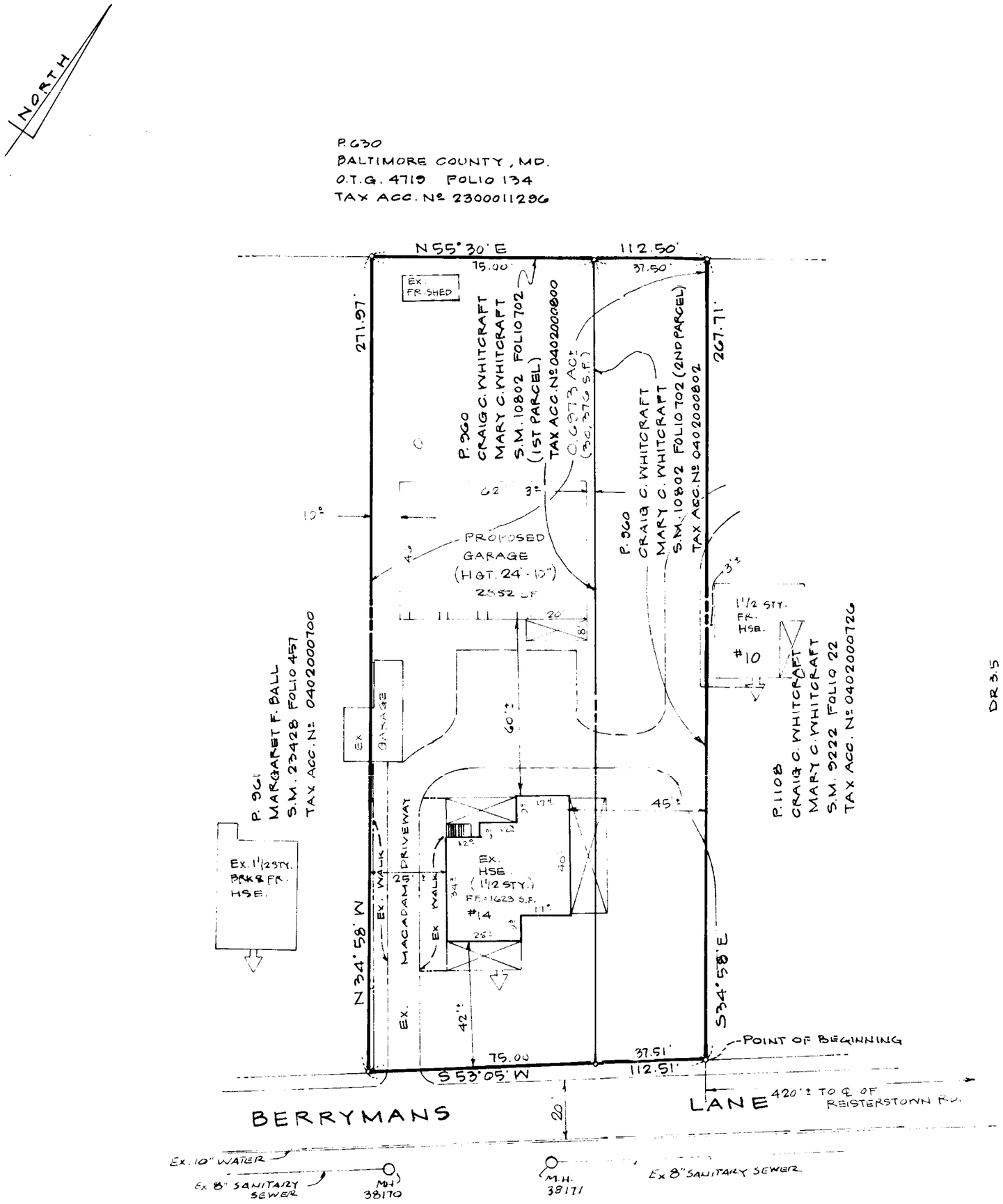
STATE OF MARYLAND
ROBERT LEROY SNYDER
No. 26
PROPERTY LINE SURVEYOR

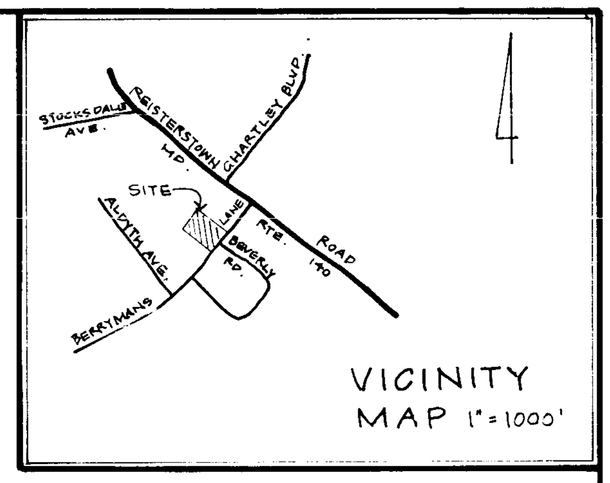
A.L. SNYDER SURVEYOR, INC.
1911 HANOVER PIKE
HAMPSTEAD, MD. 21074
PHONE: 410-239-7744
FAX: 410-374-3695
EMAIL: alssurveyor@erds.com
JOB No. 07013

PETITIONER'S EXHIBIT NO. 1

OWNER & APPLICANT
CRAIG C. WHITCRAFT
14 BERRYMANS LANE
REISTERSTOWN, MD. 21136
410-833-5752(W)
410-833-5524(H)
410-868-5317(C)

#08-120-SPHA





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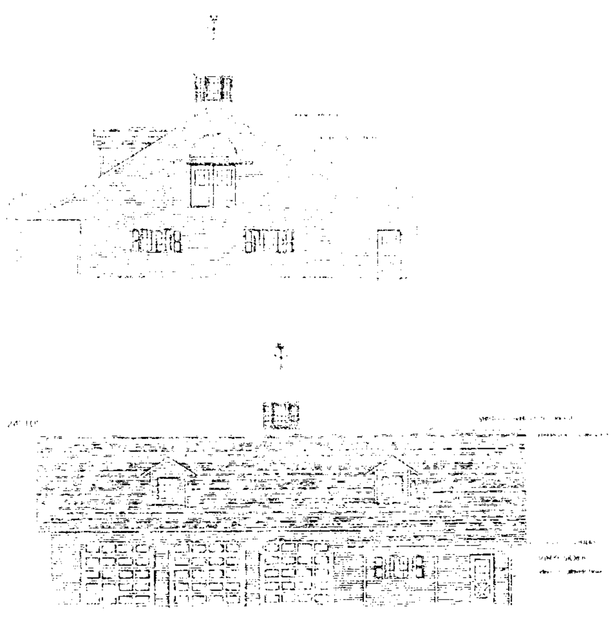
3. AREA FOR ZONING **PETITION**: 0.6973 AC± (30,376 S.F.)
4. CURRENT ZONING: DR-3.5
5. TAX MAP 48 GRID 23 PARCEL 960
6. BALTIMORE COUNTY 200 SCALE ZONING MAP: 048C3



NOT TO SCALE

PLAT TO ACCOMPANY PETITION FOR ZONING SPECIAL HEARING & VARIANCE
THE WHITCRAFT PROPERTY

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3RD. COUNCILMANIC DISTRICT

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EMAIL: alssurveyor@erols.com
JOB No. 07013

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REISTERSTOWN, MD. 21136
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410-868-5317 (C)

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