

IN RE: PETITION FOR ADMIN. VARIANCE

N side of Fox Brier Lane, 550 feet +/- S of Pinedale Drive 11<sup>th</sup> Election District 5<sup>th</sup> Councilmanic District (17 Fox Brier Lane)

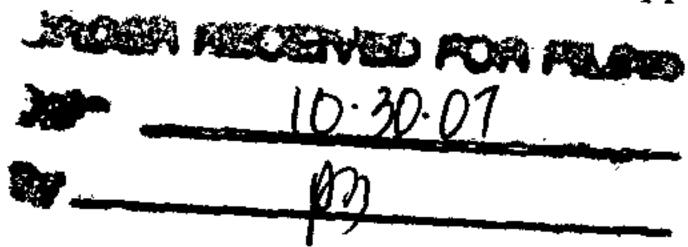
Ifeanyi and Stella Ngene Petitioners

- \* BEFORE THE
- \* DEPUTY ZONING
- \* COMMISSIONER
- \* FOR BALTIMORE COUNTY
- \* Case No. 08-154-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, Ifeanyi and Stella Ngene for property located at 17 Fox Brier Lane. The variance request is from Section 504.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) and Section V.B.6.b of the Comprehensive Manual of Development Policies (C.M.D.P.) to permit window to property line setbacks of 5 feet and 9 feet for proposed additions in lieu of the required 15 feet, and to amend the Final Development Plan of Pinedale Woods. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1. The Petitioners need to increase the living space of their two story split level home. The proposed one car garage addition measures approximately 20 feet deep x 11 feet 4 inches wide. The proposed one story addition to the house measures approximately 25 feet deep x 20 feet 8 inches wide x 15 feet deep x 39 feet 10.5 inches wide to follow the contours of the existing home. Placing the addition elsewhere on the rear of the home would impede the existing interior flow and layout. Elevation drawings of the addition submitted with the case file show an attractive and spacious addition.

The Zoning Advisory Committee (ZAC) comments are made part of the record of this case and contain the following highlights: Comments were received from the Office of Planning-dated October 25, 2007 which does not oppose the Petitioners' request. The comments indicate that





building elevations and materials of the proposed addition and garage should be reviewed, and that the western boundary should be screened.

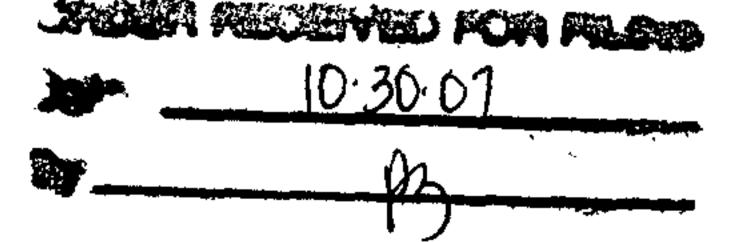
The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted on October 6, 2007 and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

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 \_\_\_\_\_\_\_ day of October, 2007 that a variance from Section 504.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) and Section V.B.6.b of the Comprehensive Manual of Development Policies (C.M.D.P.) to permit window to property line setbacks of 5 feet and 9 feet for proposed additions in lieu of the required 15 feet, and to amend the Final Development Plan of Pinedale Woods 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.

- 2. Petitioners shall submit building elevations including materials of the proposed house and garage additions to the Office of Planning for review and approval.
- 3. The western boundary shall be screened with evergreen vegetation.

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



JAMES T. SMITH, JR. County Executive

THOMAS H. BOSTWICK Deputy Zoning Commissioner

October 30, 2007

IFEANYI AND STELLA NGENE 17 FOX BRIER LANE BALTIMORE MD 21234

> Re: Petition for Administrative Variance Case No. 08-154-A Property: 17 Fox Brier Lane

Dear Mr. and Mrs. Ngene:

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,

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

for Baltimore County

THB:pz

Enclosure

c: John Igene, 901 Fordwood Circle, Catonsville MD 21228



## Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at	17	Fox	BRIER	LANC
whic	h is pre	esently zon	ed DR 3	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) 504. 2 (BCZR) AND V.B.6. b (CMOP) TO PERMIT WINDOW TO PROPERTY LINE SETBACKS OF 5ft AND 9ft for Proposed Additions in Lieu of the Required 15ft. AND TO AMEND THE FINAL DEVLOPMENT PLAN OF PINEDALE WOODS.

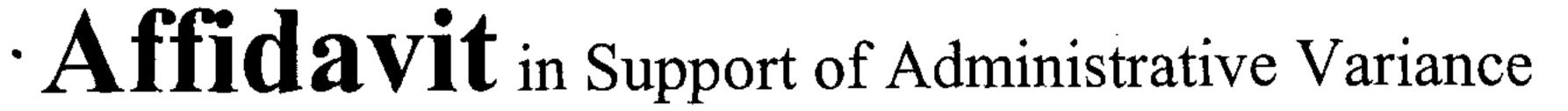
of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back

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/Les	see:		<u>Legal Owner(s):</u>
Name - Type or Print	<u> </u>	<del></del>	FEANYI NGENE Name - Type or Print
Signature		<del></del>	Signature STELLA NGENE
Address	<u> </u>	Telephone No.	Name - Type or Print
City	State	Zip Code	Signature 210
Attorney For Petitioner:			17 FOX BRIER LANE 740,-234 Address BATTIMORE MD 21234
Name - Type or Print	<del></del>	<del></del>	City State Zip Code
Signature			Representative to be Contacted:  Name
Address		Talanhana Na	901 FORDWOOD CIR 410.905.2339
Address		Telephone No.	Address CATONSVILLE MD 21228
City 3	State	Zip Code	City State Zip Code
A Public Hearing having been for this day of regulations of Baltimore County and	, tha	at the subject matter of th	required, it is ordered by the Zoning Commissioner of Baltimore County, his petition be set for a public hearing, advertised, as required by the zoning
		•	Zoning Commissioner of Baltimore County
CASE NO. OR - (	Z-4-1	Revi	lewed By Date
REV 10/25/01	<u></u>	Esti	mated Posting Date
APPLILANTA	the many	TO SOUTH E	WINDOWS IN ADJOINING HOUSE.



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

REV 10/25/01

17 FOXBRIER LANE

Address
BALTIMORE, IND
City
State

Zip Code

JOHN O. IGWE

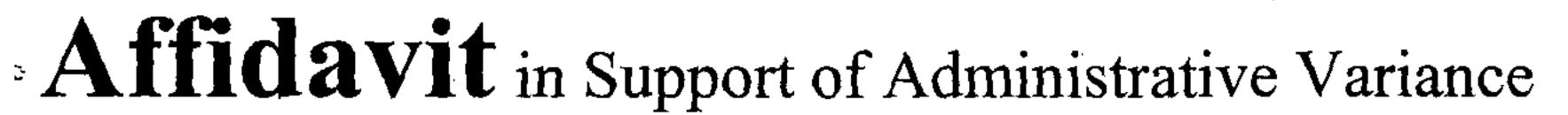
My Commission Expires NOV & 2008

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):

## REASONS ZONING REGULATIONS CANNOT BE MET

- 1. Set back to the East of property line did not meet the minimum required.
- 2. Set back to the Rear of property line did not meet the minimum required.
- We need to create / add more living space and enhance both interior and exterior livability of the house.
- 4. We need to improve and increase the value of the house.

That the Affiant(s) acknowledge(s) that if a formal dadvertising fee and may be required to provide addition  Noteno - OB1 Stell  Signature  Name - Type or Print	emand is filed, Affiant(s) will be required to pay a reposting and al information.  Signature  Name - Type or Print
STATE OF MARYLAND, COUNTY OF BALTIMORE,  HEREBY CERTIFY, this 20th day of Multiple of Maryland, in and for the County aforesaid, personally the Affiant(s) herein, personally known or satisfactorily	12007, before me, a Notary Public of the State appeared 1906
AS WITNESS my hand and Notarial Seal	Notary Public  My Commission Expires



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

REV 10/25/01

17 FOXBRIER LANE
Address
BATIMORE, MD 21236
City State

JOHN Q. IGWE

NOTARY PUBLIC STATE OF MARYLAND

My Commission Expires

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):

## REASONS ZONING REGULATIONS CANNOT BE MET

- 1. Set back to the East of property line did not meet the minimum required.
- 2. Set back to the Rear of property line did not meet the minimum required.
- 3. We need to create / add more living space and enhance both interior and exterior livability of the house.
- 4. We need to improve and increase the value of the house.

That the Affiant(s) acknowledge(s) that if a formal advertising fee and may be required to provide additional advertising fee.	demand is filed, Affiant(s) will be required to pay a reposting and onal information.
Ngone - OB1 8761  Ngone - OB1 8761  Name - Type or Print	Signature Signature Name - Type or Print
STATE OF MARYLAND, COUNTY OF BALTIMORE I HEREBY CERTIFY, this 20th day of Maryland, in and for the County aforesaid, persons Ifemul Ngul 2 Stell	18t, 2007, before me, a Notary Public of the State ally appeared  0 Naene - Obi
the Affiant(s) herein, personally known or satisfactori  AS WITNESS my hand and Notarial Seal	Notary Public  My Commission Expires



# PANEDALE WOODS Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 17 fox BRIER which is presently zoned DR

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) 504.2 (BCZR) AND V.B66(CMDP), TO PERMIT WINDOW TO PROPERTY LINE SETBACK OF SFT AND 9FT FOR PROPOSED ADDITIONS IN LIEU DE THE REQUIRRED 15 FT. AND TO AMEN THE FINAL DEVELOPMENT PLAN OF PINEDALE WOODS

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:	Legal Owner(s):
	MIFEANYI NGENE
Name - Type or Print	MIFERNYI NGENE Name - Type or Priht
Signature	MISSTELLA NGENE
Address	No. Name - Type or Print
City State Zip Co	
Attorney For Petitioner:	17 FOX BRIER LANE 748-334 Address Telephone No.
	Address BALTIMORE MD 21236
Name - Type or Print	City State Zip Code
	Representative to be Contacted:
Signature .	10HN 1/en E
Company	Name 410
Address Telephone N	901 FORDWOOD CIR 405-2339  Address Telephone No.
Address Telephone N	CATONSVILLE MD 21228
City: Zip Co	<u></u>
A:Public Hearing having been formally demanded and/or four this that the subject management of Baltimore County and that the property be reposted.	nd to be required, it is ordered by the Zoning Commissioner of Baltimore County, latter of this petition be set for a public hearing, advertised, as required by the zoning Zoning Commissioner of Baltimore County
CASE NO. STATE	Reviewed By 11 M Date 9-27.07
REV 10/25/01 10.30.07 73	Estimated Posting Date 10/7/67
APPLIMANT AFFIRMED	NO SIDE INDONS IN ADJOININGE.

## **EXAMPLE 3 -- Zoning Description**

3 COPIES

Three copies of the zoning description of your property are required. This is a sample to help you with the description - <u>DO NOT USE THIS FORM FOR "FILL-IN THE BLANK"</u>. Type or print the description on 8-1/2" x 11" paper. COPIES OF DEEDS CANNOT BE USED FOR THE DESCRIPTION. The zoning description must be in the following form:

ZONING DESCRIPTION FOR	17 Fox	BRIER	LANE	
	<u>,                                     </u>	(address)		-
		•		
Dealining at a point on the	NORTH		_side of	
(	north, south, eas	it or west)	C+	
FOX BRIER COURT	which	is	, 071.	· <del></del>
(name of street on which proper	rty fronts)	(number of fee	t of right-of-way	width)
wide at the distance of	5504+ <u>-</u>	SOUT		_of the
	•	(north, south, e	·	•
centerline of the nearest improv	ed intersecting s	treet PINES	ne of street)	<u>ر د</u>
which is	•	•	ing Lot #	4,
Block F, Section #_2	· -	on of PINE I	ALE WE ne of subdivision	20DS
as recorded in Baltimore County	y Plat Book #	+1, Fol	io# <u>33</u>	'
containing 8250 4 (square feet or acre	2 Also kno	own as 17 F	operty address)	- LANE
and located in the Elec	ction District,	5 Councilm	anic District.	

\*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in Deed Liber \_\_\_, Folio \_\_\_" and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Typical metes and bounds: N.87 12' 13" E. 321.1 ft., S.18 27' 03" E.87.2 ft., S.62 19' 00" W. 318 ft., and N.08 15' 22" W. 80 ft. to the place of beginning.

## ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

-	Case Number 08- 154 -A Address 17 Fox Brier Court			
,	Contact Person: J. Meffey Phone Number: 410-887-3391			
	Filing Date: $\frac{9/27/07}{2}$ Posting Date: $\frac{10/7}{2}$ Closing Date: $\frac{10/22}{2}$			
	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. <u>POSTING/COST</u> : 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. <u>DEADLINE:</u> The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.			
	ORDER: After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.			
	4. POSSIBLE PUBLIC HEARING AND REPOSTING: In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.			
	(Detach Along Dotted Line)			
	Petitioner: This Part of the Form is for the Sign Poster Only			
USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT				
	Case Number 08- 154 -A Address 17 Fox Brier Court			
	Petitioner's Name <u>IFEANYI NGENE</u> Telephone <u>410-248-33</u> 4			
Posting Date: 10/7/07 Closing Date: 10/22/07				
	Wording for Sign: To Permit SINE JARD WINDOW TO PROPERTY LINE			
*	SETBACKS OF 5FT AND 9+7. IN LIEU OF THE			
	KEOVIRED 15+T. TOR ADDITIONS, AND TO AMEND			
	THE FINAL. DEVELOPMENT PLAN OF PINEDALE WOODS.			
	WCR - Revised 6/25/04			



## DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ZONING REVIEW

## ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The <u>Baltimore County Zoning Regulations</u> (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is 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.

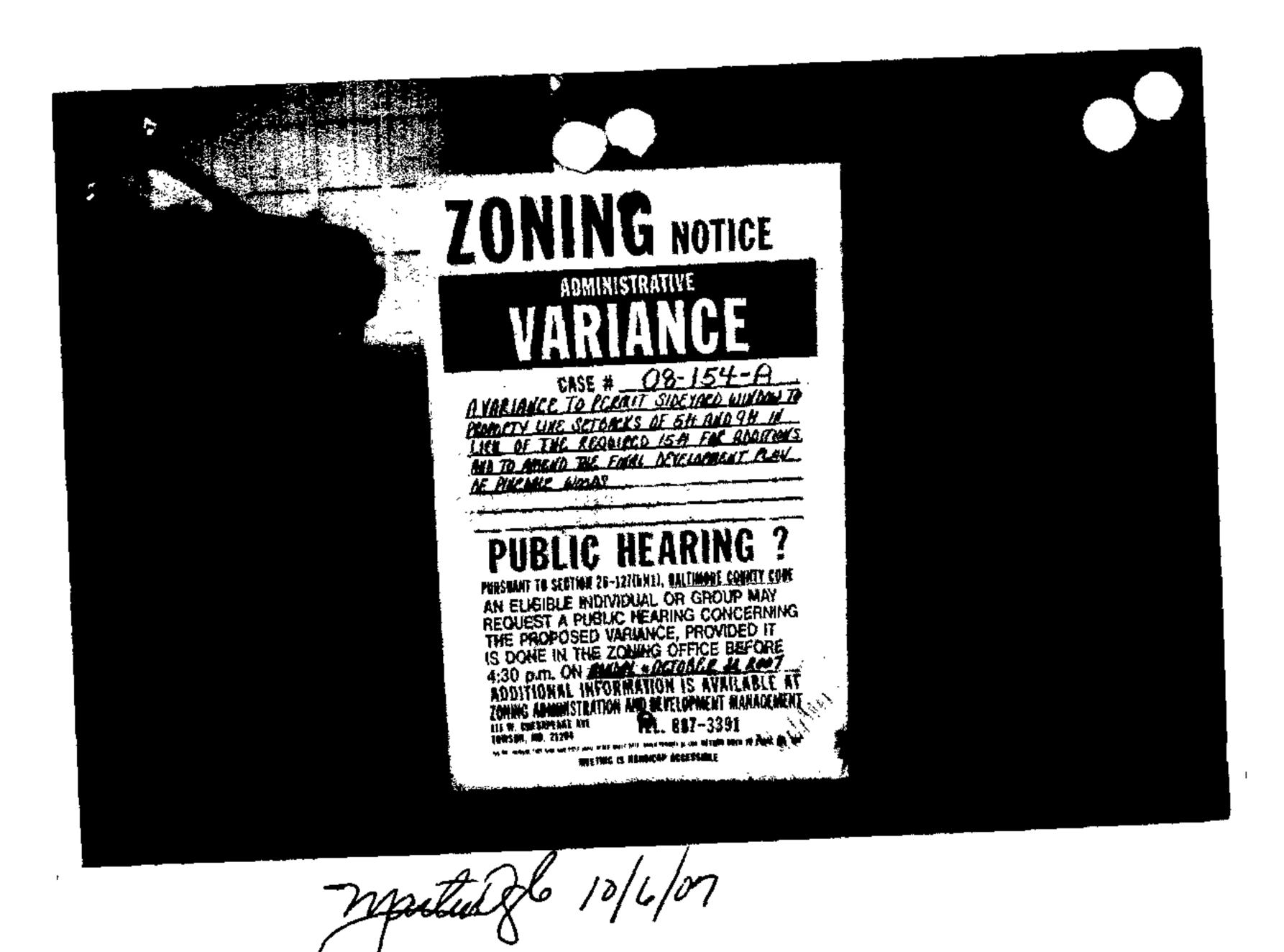
### OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Adv	ertising:			
Item Number or Case	Number:	08-1	54-1	
Petitioner:	EANYI	NGE	ve	
Address or Location:		ier Cou	RT BALTO.	, md 21234
PLEASE FORWARD Name:	ADVERTISING	BILL TO:		
Address:			1.1.	
			TYNZ	- · · · · · · · · · · · · · · · · · · ·
Telephone Number:	410	- 248	-3344	

HIP THE Provident thermal **利料剂 UKIFTI**有 WATER THE 经 HER'S A ... を経り PALTERIAL PRINTERS thin. 1115.00 公司证 Wilson No. (Little **Amount** 5,00 YELLOW - CUSTOMER No. (16113 Date: Acct BS Rept Total Sub Rey Source Rev OFFICE OF BUDGET AND FINANCE MISCELLANEOUS RECEIPT ORE COUNTY, MARYLAND PINK - AGENCY Orgn Sub FAM Orgn Ó Agcy WHITE - CASHIER Sas DISTRIBUTION BALTIM Fund From: Rec S For:

## CERTIFICATE OF POSTING

	RE: Case No: 08-154-1
	Petitioner/Developer:
	Date Of Hearing/Closing: 10/22/07
Baltimore County Department of Permits and Development Manage County Office Building, Room 111 111 West Chesapeake Avenue	
Attention:	
Ladies and Gentlemen:	
sign(s) required by law were poste	enalties of perjury that the necessary d conspicuously on the property fox Buel CT
	#/
This sign(s) were posted on []	(Month, Day, Year)
	Sincerely,  Machine (%)  Signature of sign Poster and Date)  Machin Ogle  Sign Poster  16 Salix Court  Address  Balto. Md 21220
	(443-629 3411)





JAMES T. SMITH, JR. County Executive

October 22, 2007

TIMOTHY M. KOTROCO, Director

Department of Permits and

Development Management

Ifeanyi and Stella Ngene 17 Fox Brier Lane Baltimore, Maryland 21234

Dear Mr. & Ms. Ngene

RE: Case Number: 08-154-A 17 Fox Brier 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 27, 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

U. Callaball D

WCR:rjc Enclosures

c: Peoples Council
John Igene 901 Fordwood Circle, Catonsville, Md 21228

## BALTIMORE COUNTY, MARYLAND

#### INTER-OFFICE CORRESPONDENCE

TO:

Timothy M. Kotroco, Director

Department of Permits and Development Management **DATE:** October 25, 2007

FROM:

Arnold F. 'Pat' Keller, III

Director, Office of Planning

SUBJECT:

17 Fox Brier Lane

**INFORMATION:** 

Item Number:

8-154

Petitioner:

Ifeanyi Ngene

Zoning:

DR 3.5

Requested Action:

Administrative Variance

## SUMMARY OF RECOMMENDATIONS:

The Office of Planning has reviewed the petitioner's request and accompanying site plan. This office does not oppose the petitioner's request provided the following conditions are met:

- 1. Submit building elevations included materials of the proposed house addition and garage.
- 2. The western boundary should be screened with evergreen vegetation.

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

Reviewed by:

Division Chief:

AFK/LL: CM

#### BALTIMORE COUNTY, MARYLAND

#### INTER-OFFICE CORRESPONDENCE

**DATE:** October 25, 2007

OCT 3 0 2007

TO:

Timothy M. Kotroco, Director

Department of Permits and Development Management

FROM:

Arnold F. 'Pat' Keller, III

Director, Office of Planning

**SUBJECT:** 

17 Fox Brier Lane

**INFORMATION:** 

**Item Number:** 

8-154

**Petitioner:** 

Ifeanyi Ngene

Zoning:

DR 3.5

Requested Action:

**Administrative Variance** 

#### SUMMARY OF RECOMMENDATIONS:

The Office of Planning has reviewed the petitioner's request and accompanying site plan. This office does not oppose the petitioner's request provided the following conditions are met:

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

Reviewed by:

**Division Chief:** 

AFK/LL: CM





## Patricia Zook - Comments Needed for Administrative Variances

From:

Patricia Zook

To:

Murray, Curtis

Date:

10/24/2007 9:51:54 AM

Subject: Comments Needed for Administrative Variances

Hello Curtis -

We need Planning comments for the following administrative variance cases:

08-155-A, located at 7 Kilkea Court 08-154-A located at 17 Fox Brier Lane 08-149-A located at 7240 Sollers Point Road 08-145-A located at 5404 Overlook Circle

Patti Zook **Baltimore County** Office of the Zoning Commissioner 410-887-3868 pzook@baltimorecountymd.gov



700 East Joppa Road Towson, Maryland 21286-5500 410-887-4500

County Office Building, Room 111 Mail Stop #1105 111 West Chesapeake Avenue Towson, Maryland 21204

October 11, 2007

ATTENTION: Zoning Review Planners

Distribution Meeting Of: October 8, 2007

Item Number: Item Number 136,145,146,147,148,149,150,151,152, (54,) 155,158 159 and 161

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.

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

Lieutenant Roland P Bosley Jr. Fire Marshal's Office 410-887-4880 (C)443-829-2946 MS-1102F

cc: File



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

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

Maryland Department of Transportation

RE:

'Date: OCTOBER 15, 2007

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

Baltimore County
Item No. 8-154-A

17 FOX BRIER LAWE

NGENE 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. 8-1544.

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,

A Steven D. Foster, Chief

Engineering Access Permits

Division

SDF/MB

## BALTIMORE COUNTY, MARYLAND

## INTEROFFICE CORRESPONDENCE

TO:

Timothy M. Kotroco, Director

**DATE:** October 11, 2007

Department of Permits & Development

Management

FROM:

Dennis A. Kennedy, Supervisor

Bureau of Development Plans Review

SUBJECT:

Zoning Advisory Committee Meeting

For October 15, 2007

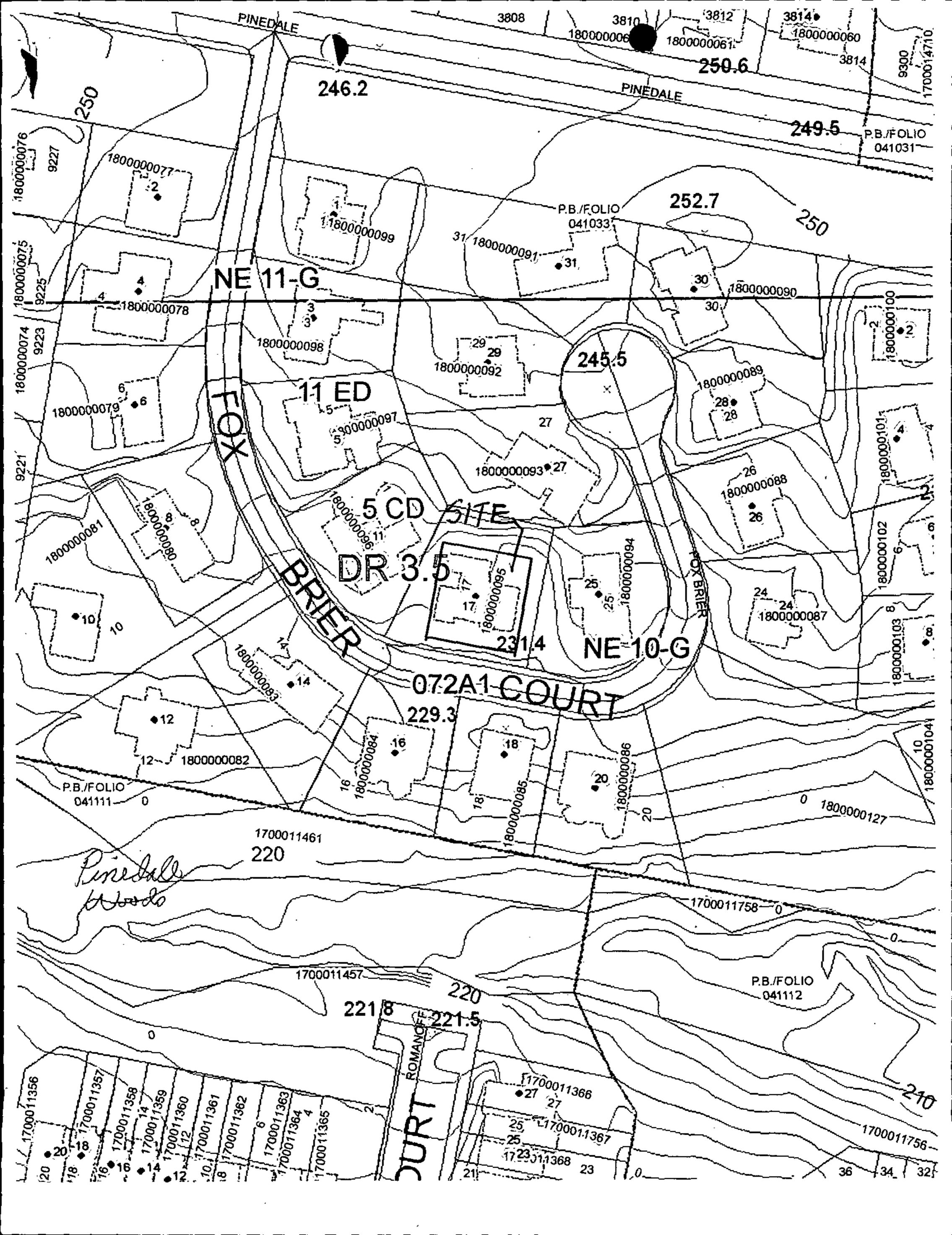
Item Nos. 08-136, 145, 146, 147, 148,

149, 151, 152, 154, 158, and 161

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-10112007.doc



DIALICIALICIMPANT PELLION FON ZOMINO	VARIANCE SPECIAL HEARING S 5 & 6 OF THE CHECKLIST FOR ADDITIONAL REQUIRED INFORMATION
PROPERTY ADDRESS 17 FOX BRIER LANE SEE PAGE SUBDIVISION NAME PINEDALE WOODS PLAT BOOK # 41 FOLIO #, 33 LOT # 14 SECTION # 2  OWNER IF CANY 12 STELLA NOENE	DAK FALLS I DE CT DE WHITE PERRY HURST PL DE COMMENT DE
PROPOSED ONE STORY ADDITION  PROPOSED ONE STORY ADDITION  SHIPT LEVEL HOME SHORT CONC. DRIVE PROPOSED ONE STORY ADDITION  SPLIT LEVEL HOME SHORT CONC. DRIVE PROPOSED ONE STORY SPLIT LEVEL HOME STORY DESTG CONC. DRIVE PROPOSED ONE STORY SPLIT LEVEL HOME STORY DESTG CONC. DRIVE PROPOSED ONE STORY SPLIT LEVEL HOME STORY DESTG CONC. DRIVE PROPOSED ONE STORY SPLIT LEVEL HOME STORY DRIVE STORY	DUBLIC PRIVATE  SUBSTITUTE  PEOPERTY  PEOPERTY  PEOPERTY  PETT HAIR AND COUNTY
FOX BRIER LANE	CHESAPEAKE BAY CRITICAL AREA  100 YEAR FLOOD PLAIN  HISTORIC PROPERTY/BUILDING  PRIOR ZONING HEARING
PREPARED BY J. IGWE SCALE: 1'= 20'	ZONING OFFICE USE ONLY  REVIEWED BY ITEM # CASE #  JM 081544

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