IN RE: PETITION FOR ADMIN. VARIANCE N side Waldman Avenue, 165 feet W c/l Murray Avenue 15th Election District 7th Councilmanic District **(7222 Waldman Avenue)**	*	BEFORE THE DEPUTY ZONING COMMISSIONER FOR BALTIMORE COUNTY
Earl S. Schaffer *Petitioner*	*	**Case No. 08-156-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 owner of the subject property, Earl S. Schaffer for property located at 7222 Waldman Avenue. The variance request is from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure (garage) be located in the front yard in lieu of the required rear yard. The subject property and requested relief are more particularly described on Petitioner's Exhibit No. 1. The Petitioner wishes to construct a one-story frame garage measuring 28 feet x 28 feet x 15 feet in size. The subject lot is waterfront property on the Jones Creek. The property is 50 feet wide and 248 feet deep and the front yard is the only location where the garage can be constructed. An existing carport will be razed when the garage is constructed. The garage will be accessed via the existing macadam driveway.

The Zoning Advisory Committee (ZAC) comments are made part of the record of this case and contain the following highlights: ZAC comments were received from the Department of Environmental Protection and Resource Management dated November 16, 2007. The comments indicate that the property must comply with the Chesapeake Bay Critical Area Regulations, as well as the Limited Development Area and Buffer Management Area regulations.

PETITION RECEIVED FOR FILING
Date 11-16-07
By PB

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on October 21, 2007 and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioner has 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 16th day of November, 2007 that a variance from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure (garage) be located in the front yard in lieu of the required rear yard is hereby GRANTED, subject to the following:

1. The Petitioner may apply for his building permit and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at his 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 Petitioner would be required to return, and be responsible for returning, said property to its original condition.
2. Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 33-2-101 through 33-2-1004 and other Sections of the Baltimore County Code).

RECEIVED FOR FILING
Date 11-16-07
By PB

3. The property is in a Limited Development Area (LDA) and Buffer Management Area (BMA) and must comply with all LDA and BMA requirements. Impervious surfaces are limited to 31.25% of the lot, and 15% afforestation must be addressed.

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 11-16-07
By PB

BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

November 16, 2007

EARL S. SCHAFFER
7222 WALDMAN AVENUE
BALTIMORE MD 21219

Re: Petition for Administrative Variance
Case No. 08-156-A
Property: 7222 Waldman Avenue

Dear Mr. Schaffer:

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

CBCA

TAX ACCOUNT

Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7222 WALDMAN AVE.
which is presently zoned DR 5.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.1 to permit an accessory structure (garage) be located in the front yard in lieu of the required rear yard.

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

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

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

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Earl S. Schaffer
Name - Type or Print

Earl S. Schaffer
Signature

Name - Type or Print

Signature

410 7222 WALDMAN AVE. 477-1329
Address Telephone No.

BALTIMORE MD 21219
City State Zip Code

Representative to be Contacted:

Name

Address Telephone No.

City State Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, _____ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 08-156-A **Reviewed By** BH **Date** 10/1/07

REV 10/25/01

FEES RECEIVED FOR POSTING **Estimated Posting Date** 10/14/07

11-16-07 PB

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 7222 Waldman Ave
Address
Baltimore MD 21219
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Earl Steve Schaffer
Signature

EARL STEVE SCHAFFER
Name - Type or Print

Signature

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 1ST day of October, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

EARL STEVE SCHAFFER

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

AS WITNESS my hand and Notarial Seal

Herbert Geilenkirchen
NOTARY PUBLIC
Baltimore County, MD
My Commission Expires
October 1, 2008

Herbert Geilenkirchen
Notary Public

My Commission Expires 10-1-2008

REV 10/25/01

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 7222 Waldman Ave
Address
Baltimore MD 21219
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Earl Schaffer
Signature

EARL STEVE SCHAFFER
Name - Type or Print

Signature

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I **HEREBY CERTIFY**, this 1ST day of October, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

EARL STEVE SCHAFFER

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

AS WITNESS my hand and Notarial Seal

Herbert Geilenkirchen
NOTARY PUBLIC
Baltimore County, MD
My Commission Expires
October 1, 2008

Herbert Geilenkirch
Notary Public

My Commission Expires 10-1-2008

REV 10/25/01

CBCA

TAX ACCOUNT # [redacted]

Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7222 WALDMAN AVE.

which is presently zoned DR 5.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s)

400.1

To permit an accessory structure (garage) to be located in the front yard in lieu of the required rear yard.

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

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

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

Contract Purchaser/Lessee:

Name - Type or Print

Signature

Address Telephone No.

City State Zip Code

Attorney For Petitioner:

Name - Type or Print

Signature

Company

Address Telephone No.

City State Zip Code

Legal Owner(s):

Earl S SCHAFFER
Name - Type or Print

Earl S Schaffer
Signature

Name - Type or Print

7222 WALDMAN AVE
Signature

410-477-1329
Address Telephone No.

BALTIMORE MD 21219
City State Zip Code

Representative to be Contacted:

Name

Address Telephone No.

City State Zip Code

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, _____ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 08-156-A

REV 10/25/01

11-16-07

Reviewed By GK **Date** 10/1/07

Estimated Posting Date 10/14/07

ZONING DESCRIPTION FOR 7222 WALDMAN AVE.

Beginning at a point on the north side of Waldman Ave. which is 30' wide at the distance of 165' west of the centerline of Murray Ave. which is 25' wide. Being Lot No. 22, Section B, in the subdivision of Chesapeake Terrace as recorded in Baltimore County Plat Book No. 5, Folio 36, containing 15,150 S. F. Also know as 7222 Waldman Ave and located in the 15th District, 7th Councilmanic District.

#156

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 08-156 -A Address 7222 Waldman Ave.

Contact Person: Bruno Rudaitis Phone Number: 410-887-3391
Planner Please Print Your Name

Filing Date: 10/1/07 Posting Date: ~~10/4/07~~ 10/21/07 Closing Date: ~~10/29/07~~ 11/05/07

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

POSTING/COST: The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.

DEADLINE: The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.

ORDER: After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.

POSSIBLE PUBLIC HEARING AND REPOSTING: In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 08-156 -A Address 7222 Waldman Ave.

Petitioner's Name Earl Schaffer Telephone 410-477-1329

Posting Date: ~~10/4/07~~ 10/21/07 **Closing Date:** ~~10/29/07~~ 11/05/07

Wording for Sign: To Permit an accessory structure (garage) be located in the front yard in lieu of the required rear yard.

WCR - Revised 6/25/04

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

CERTIFICATE OF POSTING

RE: Case No.: 08-156-A

Petitioner/Developer: EARL SCHAEFER

Date of Hearing/Closing: 11-5-07

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

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

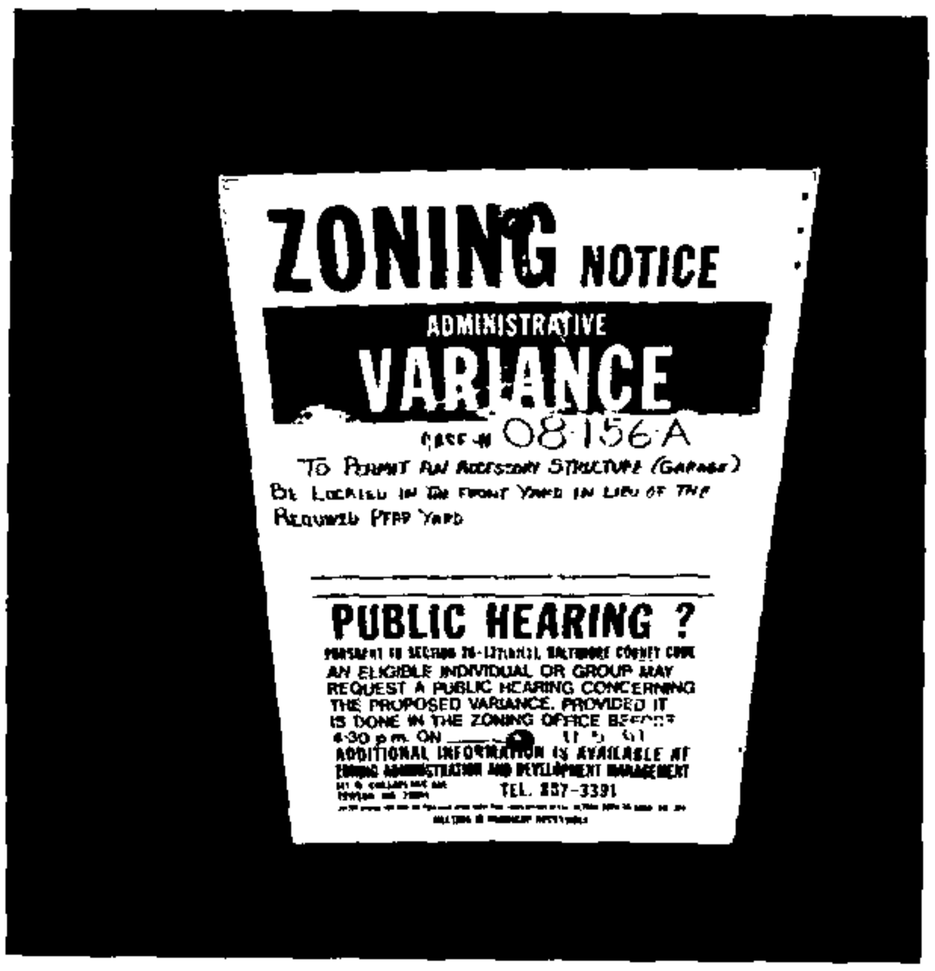
Ladies and Gentlemen:

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

7222 WALDMEN AVE

The sign(s) were posted on 10-21-07
(Month, Day, Year)

Sincerely,



Robert Black 10-22-07
(Signature of Sign Poster) (Date)

SSG Robert Black

(Print Name)

1508 Leslie Road

(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)

BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

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

November 5, 2007

Mr. Earl S. Schaffer
7222 Waldman Avenue
Baltimore, Maryland 21219

Re: Case Number 08-156-A 7222 Waldman Avenue

Dear Mr. Schaffer

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on October 1, 2007. This letter is not an approval, but only a **NOTIFICATION.**

The Zoning Advisory Committee (ZAC), which consists of representatives from several approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions, please do not hesitate to contact the commenting agency.

Very truly yours,

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 23, 2007

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

SUBJECT: Zoning Advisory Petition(s): **Case(s) 8-156- Administrative Variance**

The Office of Planning has reviewed the above referenced case(s) and does not oppose the petitioner's request.

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

Reviewed By: Cindy Murray

CM/LL

W:\DEVREV\ZAC\8-156.doc

Patricia Zook - Case 08-156-A @ 7222 Waldman Avenue

From: Patricia Zook
To: Livingston, Jeffrey
Date: 11/16/2007 12:25 PM
Subject: Case 08-156-A @ 7222 Waldman Avenue

Hi Jeff -

...checking to see if you have comments ready for this administrative variance case that closed November 5.....

Good morning Jeff -

We need comments from DEPRM for the above-referenced administrative variance case. TThe property is located within the CBCA. The closing date was November 5, 2007.

Thanks for your help.

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

Patricia Zook - Case 08-156-A @ 7222 Waldman Avenue

From: Patricia Zook
To: Livingston, Jeffrey
Date: 11/9/2007 10:19:36 AM
Subject: Case 08-156-A @ 7222 Waldman Avenue

Good morning Jeff -

We need comments from DEPRM for the above-referenced administrative variance case. TThe property is located within the CBCA. The closing date was November 5, 2007.

Thanks for your help.

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

7222 WALDMAN AVE (street view)

7222 WALDMAN AVE (water view)

#156

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence

RECEIVED
NOV 16 2007
BY:----------

TO: Timothy M. Kotroco

FROM: Dave Lykens, DEPRM - Development Coordination JWL

DATE: November 16, 2007

SUBJECT: Zoning Item # 08-156-A
Address 7222 Waldman Avenue
(Schaffer Property)

Zoning Advisory Committee Meeting of October 15, 2007

____ The Department of Environmental Protection and Resource Management has no comments on the above-referenced zoning item.

__X__ The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:

____ Development of the property must comply with the Regulations for the Protection of Water Quality, Streams, Wetlands and Floodplains (Sections 33-3-101 through 33-3-120 of the Baltimore County Code).

____ Development of this property must comply with the Forest Conservation Regulations (Sections 33-6-101 through 33-6-122 of the Baltimore County Code).

__X__ Development of this property must comply with the Chesapeake Bay Critical Area Regulations (Sections 33-2-101 through 33-2-1004, and other Sections, of the Baltimore County Code).

Additional Comments:

The property is in a Limited Development Area (LDA) and Buffer Management Area (BMA), and must comply with all LDA & BMA requirements. Impervious surfaces are limited to 31.25% of the lot, and 15% afforestation must be addressed.

Reviewer: Regina Esslinger Date: 11/14/07

S:\Devcoord\1 ZAC-Zoning Petitions\ZAC 2008\ZAC 08-156-A.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: October 23, 2007

RECEIVED
OCT 25 2007

BY:----------

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

SUBJECT: Zoning Advisory Petition(s): **Case(s) 8-156- Administrative Variance**

The Office of Planning has reviewed the above referenced case(s) and does not oppose the petitioner's request.

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

Reviewed By: Cindy Murray

CM/LL

W:\DEVREV\ZAC\8-156 doc

BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

JOHN J. HOHMAN, *Chief*
Fire Department

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 15, 2007

Item Number: Item Number: 156,160, 162, 163, 164, 165, 166,167,168, 169,170

Pursuant to your request, the referenced plan(s) have been reviewed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

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

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

cc: File

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: October 15, 2007

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

SUBJECT: Zoning Advisory Committee Meeting
For October 22, 2007
Item Nos. 08-156, 160, 162, 164, 165, 166, 167, 169, and 170

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-10152007.doc

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

State Highway Administration
Maryland Department of Transportation

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

Date: October 17, 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. 8-156-A
7222 Waldman Avenue
Schaffer 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. 8-156-A.

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

Very truly yours,

Michael P. Bailey

For Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

JONES CREEK

NORTH

A

21 22 23

6

Haviland, James
7220 Waldman Ave.
1508007300

Pinnix, Fred
7224 Waldman Ave
1516450350

117'

SHED

8

10

10'

10'

EXIST. DWELL
7220

EXISTING
DWELLING
7222

EXIST. DWELL
7224

30'

60'

248'

2'

305'

10'

5'

PORCH

MACADAM DRIVE

12'

CARPORT TO
BE RAZED

14

126'

PROPOSED 1 STY.
FRAME GARAGE
28'x28'x15'

FIN. FL 14.5'

19'

3'

25'

165' to ℄ Murray Ave.

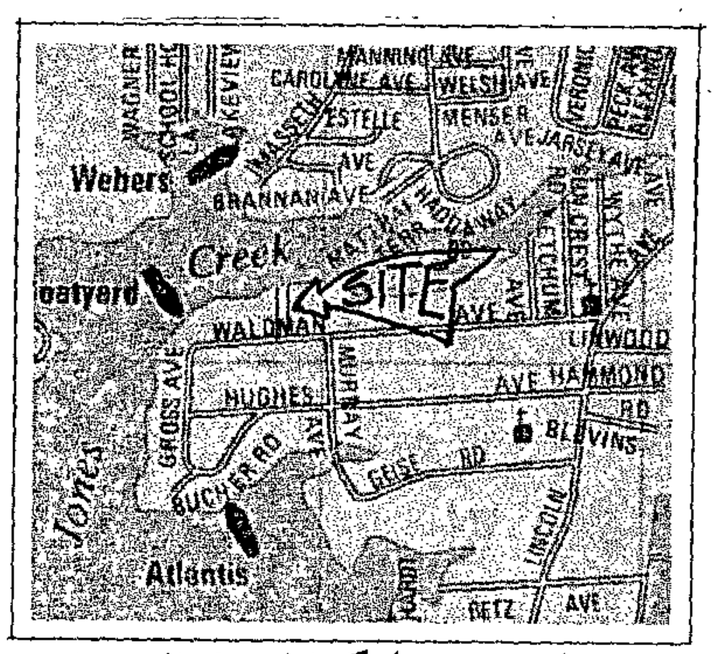
POB

50'

18'± PAVING

WALDMAN AVE. 30' R/W

SITE PLAN
SCALE: 1"=30'



VICINITY MAP

LOCATION INFORMATION
15TH ELECTION DISTRICT
7TH COUNCILMANIC DISTRICT
1"= 200' SCALE MAP NO. SE 7H
ZONING: DR- 5.5
LOT AREA: 15,150 SF
SITE IS SERVED BY
PUBLIC WATER & SEWER
IN THE CBCA
NOT IN THE 100 YEAR FLOOD PLAIN
NOT A HISTORIC BUILDING
NO PRIOR ZONING HEARINGS

PLAT TO ACCOMPANY PETITION FOR ZONING VARIANCE

for

NEW GARAGE
7222 WALDMAN AVE.
ACCOUNT NO. 1508651540
SUBDIVISION: CHESAPEAKE TERRACE
PLAT BOOK 5, FOLIO 36, SECTION B
OWNER: EARL S. & IRENE M. SCHAFFER
7222 WALDMAN AVE.
BALTIMORE, MD 21219
Phone: 410-477-1329
DATE: SEPTEMBER 5, 2007
SCALE: 1"= 30'
by: g. d. mcclelland 410-477-9136

#151

111B2 SE 7-H

2.6

15-ED

7 CD

111B3

DR 5.5

7.9

11.3

13.4

P.B./FOLIO
005036

WALDMAN

MURRAY

#156

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: 08-156-A

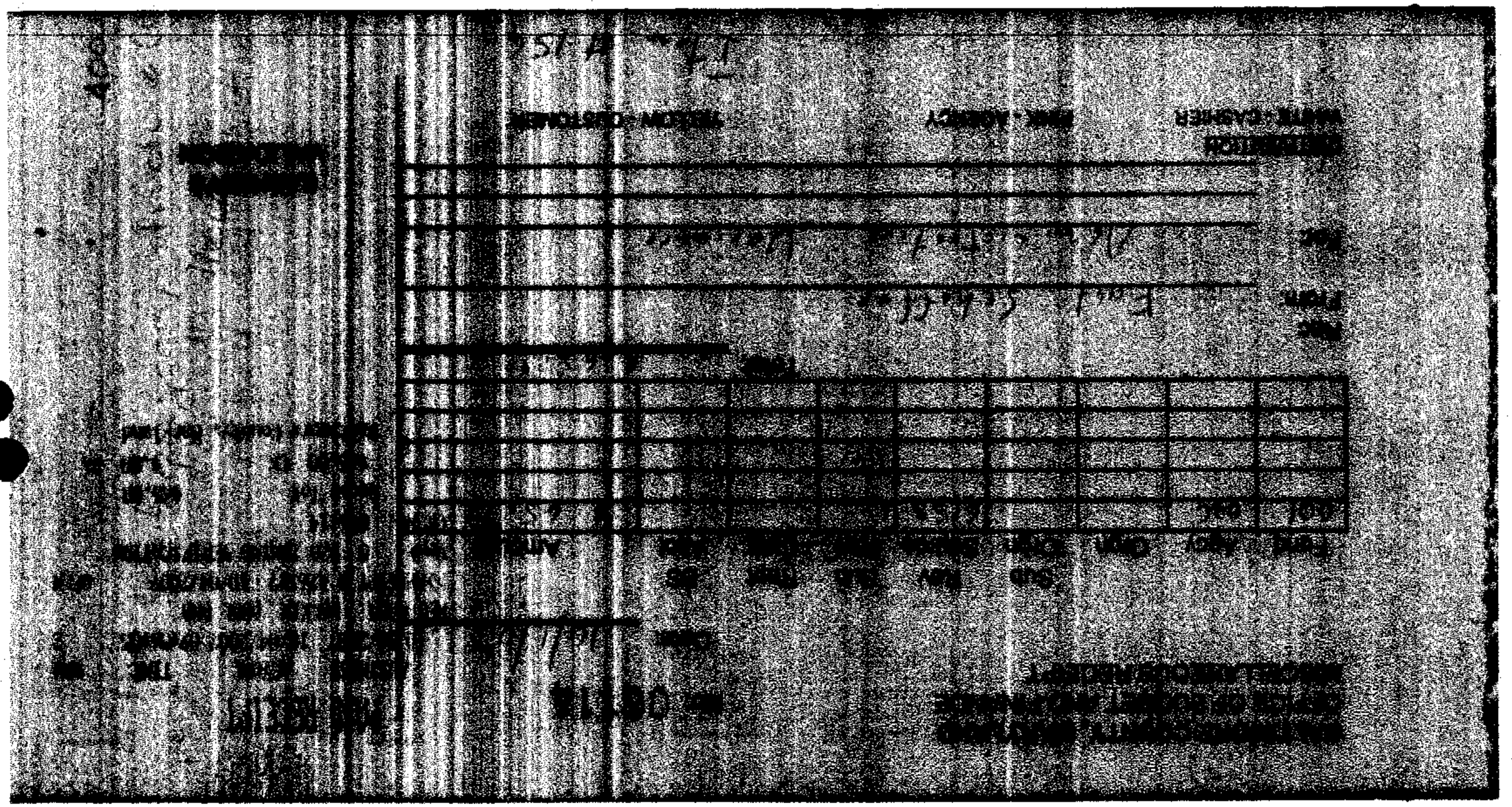
Petitioner: EARL S SCHAFFER

Address or Location: 7222 WALDMAN AVE

PLEASE FORWARD ADVERTISING BILL TO:

Name: EARL S. SCHAFFER

Address: 7222 WALDMAN AVE
BALTIMORE, MD 21219

Telephone Number: 410-477-9136

Revised 7/11/05 - SCJ