

IN RE: PETITION FOR ADMIN. VARIANCE *

S side Wiseburg Road, 1600 feet +/- W
of c/l Graystone Road
7th Election District
3rd Councilmanic District
(1117 Wiseburg Road)

William Fenhagen
Petitioner

BEFORE THE

DEPUTY ZONING

COMMISSIONER

FOR BALTIMORE COUNTY

* **Case No. 08-256-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, William Fenhagen for property located at 1117 Wiseburg Road. 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 (storage shed) to have a height of 32 feet in lieu of the maximum permitted 15 feet. The subject property and requested relief are more particularly described on Petitioner's Exhibit No. 1. A letter requesting additional information was sent to the Petitioner on January 7, 2008 and the Petitioner responded by providing the requested information on January 15, 2008. He wishes to replace an accessory structure which was damaged by wind and later demolished in the summer of 2007. The proposed storage shed measures approximately 21 feet 10 inches wide x 40 feet deep. The new structure will house the Petitioner's wood shop equipment and materials. This will provide him with the ability to pursue his wood working hobby. The additional height of the structure is necessary to segregate the shop/work areas from the lumber/finishing areas and provide for the protection of the reproduction antique furniture. The shop equipment consists of table saws, wood lathes, routers, drill presses, sanders, etc. The photograph submitted by the Petitioner on

NOT RECORDED FOR FILING

1-16-08

BM

January 15, 2008 clearly shows an uninhabitable and unsafe barn/shed structure. The subject site contains 8.10 acres in size.

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 Office of Planning dated December 18, 2007, which 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.

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on December 15, 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.

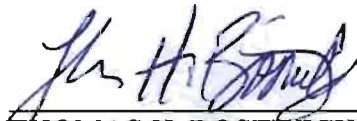
THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 15th day of January, 2008 that a variance from Section 400.3 of the

BOOK RECEIVED FOR FILING
JAN 16 2008
B3

Baltimore County Zoning Regulations (B.C.Z.R.) to permit a proposed detached accessory structure (storage shed) to have a height of 32 feet in lieu of the maximum permitted 15 feet 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. 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.
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

FOUR RECEIVED FOR FILING
1-16-08
M



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

January 16, 2008

WILLIAM FENHAGEN
1117 WISEBURG ROAD
WHITE HALL, MD 21161

Re: Petition for Administrative Variance
Case No. 08-256-A
Property: 1117 Wiseburg Road

Dear Mr. Fenhagen:

Enclosed please find the decision rendered in the above-captioned case. The petition for Administrative Variance has been granted in accordance with the enclosed Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the Department of Permits and Development Management. If you require additional information concerning filing an appeal, please feel free to contact our appeals clerk at 410-887-3391.

Very truly yours,

A handwritten signature in black ink, appearing to read "John H. Bostwick".

THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

c: R. Gordon Long, Jr., 16944 Wesley Chapel Road, Monkton MD 21111



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 1117 Wiseburg Rd.

which is presently zoned RC 4

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 (storage shed) to have a height of 32 feet in lieu of the maximum permitted 15

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):

William Fenhagen

Name - Type or Print

Signature

Name - Type or Print

Signature

1117 Wiseburg Rd.

410-357-8501

Address

Telephone No.

White Hall, Md. 21161

City

State

Zip Code

Representative to be Contacted:

R. Gordon Long Jr.

410-472-2083

Name

16944 Wesley Chapel Rd. 410-472-2083

Address

Telephone No.

Monkton, Md. 21111

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. 08-256-A

Reviewed By RJD

Date

12/5/07

REV 10/25/01

Estimated Posting Date

12/16/07

1-16-08

pn

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 1117 Wiseburg Rd.

Address

White Hall, Md. 21161

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):

The purpose of this barn/shed is to replace the existing structure damaged by wind and later demolished. An architect was hired to design a new barn/shed structure with similar width, height and extended rear depth. The new structure will house my private wood shop equipment and materials. This will provide me with the ability to pursue my wood working hobby as it did in the past.

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.

Signature

William Fenhagen

Name - Type or Print

Signature

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 30 day of November, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

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

AS WITNESS my hand and Notarial Seal

Ruth Ann Zellman
Notary Public

My Commission Expires 7/4/11

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 1117 Wiseburg Rd.
Address
White Hall; Md. 21161
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):

The purpasa of this barn/shed is to replace the existing strucyure damaged by wind and later demolished. An architect was hired to design a new barn/shed structure with similar width, height and extended rear depth. The new structure will house my private wood shop equipment and materials. This will provide me with the ability to pursue my wood working hobby as it did in the past.

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.

Signature

Signature

William Fenhagen
Name - Type or Print

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 30 day of November, 2007, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

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

AS WITNESS my hand and Notarial Seal

Ruth Ann Zellman
Notary Public

My Commission Expires 7/4/11



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 1117 Wiseburg Rd.
which is presently zoned RC 4

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 (storage shed) to have a height of 32 feet in lieu of the maximum permitted 15

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):

William Fenhagen
Name - Type or Print

Signature

Name - Type or Print

Signature

1117 Wiseburg Rd. 410-357-8501
Address Telephone No.

White Hall, Md. 21161
City State Zip Code

Representative to be Contacted:

R. Gordon Long Jr.
Name

16944 Wesley Chapel Rd. 410-472-2083
Address Telephone No.

Monkton, Md. 21111
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 11 day of 11 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. 08-256-A

REV 10/25/01

Reviewed By KID Date 12/5/07

Estimated Posting Date 12/16/07

1-16-08

EXHIBIT A

Beginning for the same at an iron pipe driven in the ground at the end of the first line of Lot No. 10, a lot of land located near White Hall in the 7th Election District of Baltimore County and being part of a larger parcel of land conveyed from Annie T. Ensor to Walter S. Ford by Deed dated May 13, 1926 and recorded among the Land Records of Baltimore County, Maryland in Liber W.P.C No. 629, folio 580 and running thence by the 2nd line of Lot No. 10 as then surveyed south 56 degrees west 95.7 feet; thence reversely by lines No. 3 and No. 2 of Lot No. 8 of same parcel as then surveyed, north 40 degrees west 182 1/2 feet south 57 1/2 degrees 280 1/2 feet to the center of a 14 foot Right of Way; thence along the Right of Way and reversely by the 2nd line of Lot No. 5 as then surveyed north 50 degrees west 104 feet; thence reversely by lines No. 1 and No. 4 of the same Lot No. 5 as then surveyed south 42 1/2 degrees west 335 feet and south 51 1/2 degrees east 115 1/2 feet; thence reversely by line No. 3 and Lot No. 6 as then surveyed south 51 1/2 degrees east 132 feet; thence by line No. 5 of Lot No. 2 as then surveyed south 51 1/2 degrees east 338 1/2 feet to an iron pipe driven in the ground; thence continuing the line as now surveyed south 51 1/2 degrees east 99.5 feet as now surveyed; thence north 49 degrees 15 minutes east 523 feet to line No. 1 of Lot No. 2; thence by a portion of that line as now surveyed north 31 degrees 45 minutes west 390 feet to the place of beginning. Containing 8.1 acres of land more or less. And also the Right of Way over the following described 14 foot road. Beginning from the centre line thereof with 7 feet on either side at the end of the 3rd line of the foregoing description which is marked by an iron pipe; thence running north 50 degrees west 6.3 perches to an iron pipe; thence north 6 degrees east 9.9 perches to an iron pipe north 43 degrees west 6 perches to an iron pipe; thence parallel to the outline of the while tract and 7 feet therefrom north 33 1/2 degrees east 13 1/2 perches to the south side of the White Hall Road.

Parcel ID Number 07-03-023440

7th election district
3rd councilmanic

Item # 256

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET AND FINANCE
MISCELLANEOUS RECEIPT

No.

739

Date:

12/2/7

Fund	Agcy	Orgn	Sub Orgn	Rev Source	Sub Rev	Rept Catg	BS Acct	Amount
121	06			150				

Total:

Rec

From:

For:

2007 hearing case #08 256-A

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

**CASHIER'S
VALIDATION**

ADMINISTRATIVE
VARIANCE

CASE # 08-156-A

TO PERMIT A PROPOSED DETACHED
ACCESSORY STRUCTURE (STORAGE SHED)
TO HAVE A HEIGHT OF 32 FEET IN
LIEU OF THE MAXIMUM PERMITTED 15
FEET.

1117 Wiseburg Rd

PUBLIC HEARING ?

PURSUANT TO SECTION 26-127(b)(1), BALTIMORE COUNTY CODE,
AN ELIGIBLE INDIVIDUAL OR GROUP MAY
REQUEST A PUBLIC HEARING CONCERNING
THE PROPOSED VARIANCE, PROVIDED THE REQUEST IS
RECEIVED IN THE ZONING REVIEW BUREAU BEFORE

2:00 P.M. ON 12/31/07

AVAILABLE AT THE DEPARTMENT OF
PLANNING & ZONING OFFICE BUILDING,

CERTIFICATE OF POSTING

Date: 12/15/07

RE: Case Number: 08-256-A

Petitioner/Developer: William Fentegen

Date of Hearing/Closing: 12/31/07

This is to certify under the penalties of perjury that the necessary sign(s) required by law were posted conspicuously on the property located at 1117 Weensburg Rd

The sign(s) were posted on 12/15/07
(Month, Day, Year)

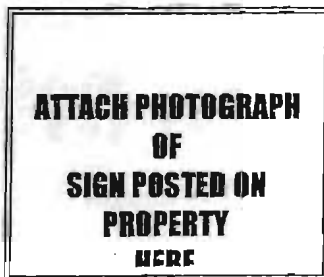
J. Lawrence Pilson
(Signature of Sign Poster)

J. LAWRENCE PILSON
(Printed Name of Sign Poster)

1015 Old Barn Rd
(Street Address of Sign Poster)

Parlton, Md 21120
(City, State, Zip Code of Sign Poster)

410-343-1443
(Telephone Number of Sign Poster)



ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 08- 256 -A Address 1117 Wiseburg Rd
Contact Person: David Davall Phone Number: 410-887-3391
Planner, Please Print Your Name
Filing Date: 12/5/07 Posting Date: 12/16/07 Closing Date: 12/31/07

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

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

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

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 08- 256 -A Address 1117 Wiseburg Rd
Petitioner's Name Wm Fenhagen Telephone 410 357 8501
Posting Date: 12/16/07 Closing Date: 12/31/07
Wording for Sign: To Permit a proposed detached accessory structure (storage shed) to have a height of 32 feet in lieu of the maximum permitted 15

WCR - Revised 6/25/04

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT ZONING REVIEW

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

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

For Newspaper Advertising:

Item Number or Case Number: 08-256-A

Petitioner: William Fenhagen

Address or Location: 1117 Wiseburg Rd.

PLEASE FORWARD ADVERTISING BILL TO:

Name: Gordon Long Jr.

Address: 16944 Wesley Chapel Rd.
Monkton, Md. 21111

Telephone Number: 410-472-2083



JAMES T. SMITH, JR.
County Executive

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

December 31, 2007

William Fenhagen
1117 Wiseburg Road
White Hall, MD 21161

Dear Mr. Fenhagen:

RE: Case Number: 08-256-A, 1117 Wiseburg Road

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

Enclosures

c: People's Counsel
R. Gordon Long, Jr. 16944 Wesley Chapel Road Monkton 21111

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: December 18, 2007

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

RECEIVED
DEC 26 2007

BY:.....

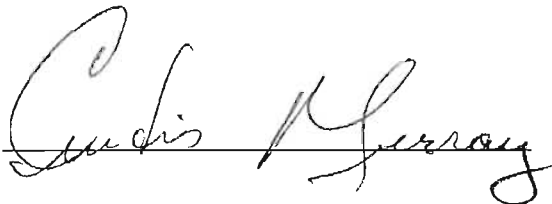
SUBJECT: 8-256 – Administrative Variance

The Office of Planning does not oppose the petitioner's request to permit an accessory structure (storage shed) with a height of 32 feet in lieu of the maximum permitted 15 feet 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 Bialek at 410-887-3480.

Prepared by:



AFK/LL: CM



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

State Highway
Administration

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

Maryland Department of Transportation

Date: 12/11/2007

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

RE: Baltimore County
Item No. 8-256-A
1117 WISEBURG ROAD
FENHAGEN 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. 8-256-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,

Foster Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

My telephone number/toll-free number is _____

Maryland Relay Service for Impaired Hearing or Speech: 1.800.735.2258 Statewide Toll Free

Street Address: 707 North Calvert Street • Baltimore, Maryland 21202 • Phone: 410.545.0300 • www.marylandroads.com



Baltimore County
Fire Department

Office of the Fire Marshal
700 East Joppa Road
Towson, Maryland 21286-5500
410-887-4880

County Office Building, Room 111
, 2007
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

December 3, 2007

ATTENTION: Zoning Review Planners

Distribution Meeting Of: December 10, 2007

Item Number: 248,249,251,253,254,256,258

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.

. 1The 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

Come visit the County's Website at www.co.ba.md.us



Printed with Soybean Ink
on Recycled Paper

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: December 12, 2007

FROM: ^{DAK} Dennis A. Kennedy, Supervisor
Bureau of Development Plans Review

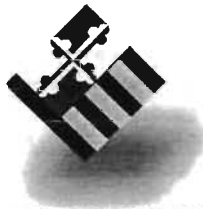
SUBJECT: Zoning Advisory Committee Meeting
For December 17, 2007
Item Nos. 08-248, 249, 251, 252, 253,
254, 255, 256, and 258

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- 121207.doc



BALTIMORE COUNTY

M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

January 7, 2008

WILLIAM FENHAGEN
1117 WISEBURG ROAD
WHITE HALL, MD 21161

Re: Petition for Administrative Variance
Case No. 08-256-A
Property: 1117 Wiseburg Road

Dear Mr. Fenhagen:

Your request for Administrative Variance has been given to me for review. The following questions need to be answered and additional information must be provided. What are the dimensions of the proposed storage shed? What hardship or difficulty would be imposed if you were limited to a garage height of 15 feet? What kind of wood working equipment requires the building to be two stories? What use is planned for the second floor of the storage shed? The required photographs were not submitted with the application. These photographs should illustrate the location of the proposed barn/shed structure. Building elevations or design information from the architect will also be helpful.

Please respond to the undersigned in writing regarding the above. Once I receive your additional information, I can then make my decision and prepare an Order or set the matter in for a public hearing.

Thank you for your attention and cooperation in this matter.

Very truly yours,

THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

c: R. Gordon Long, Jr., 16944 Wesley Chapel Road, Monkton MD 21111

TO: Mr. Thomas H. Bostwick
Deputy Zoning Commissioner

Jan.11,2008

RE: Petition for Administrative Variance
Case No. 08-256-A
Property: 1117 Wiseburg Rd.

RECEIVED
JAN 15 2008

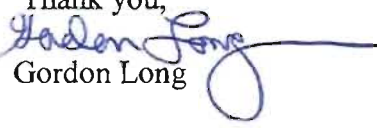
BY:.....

Dear Mr. Bostwick,

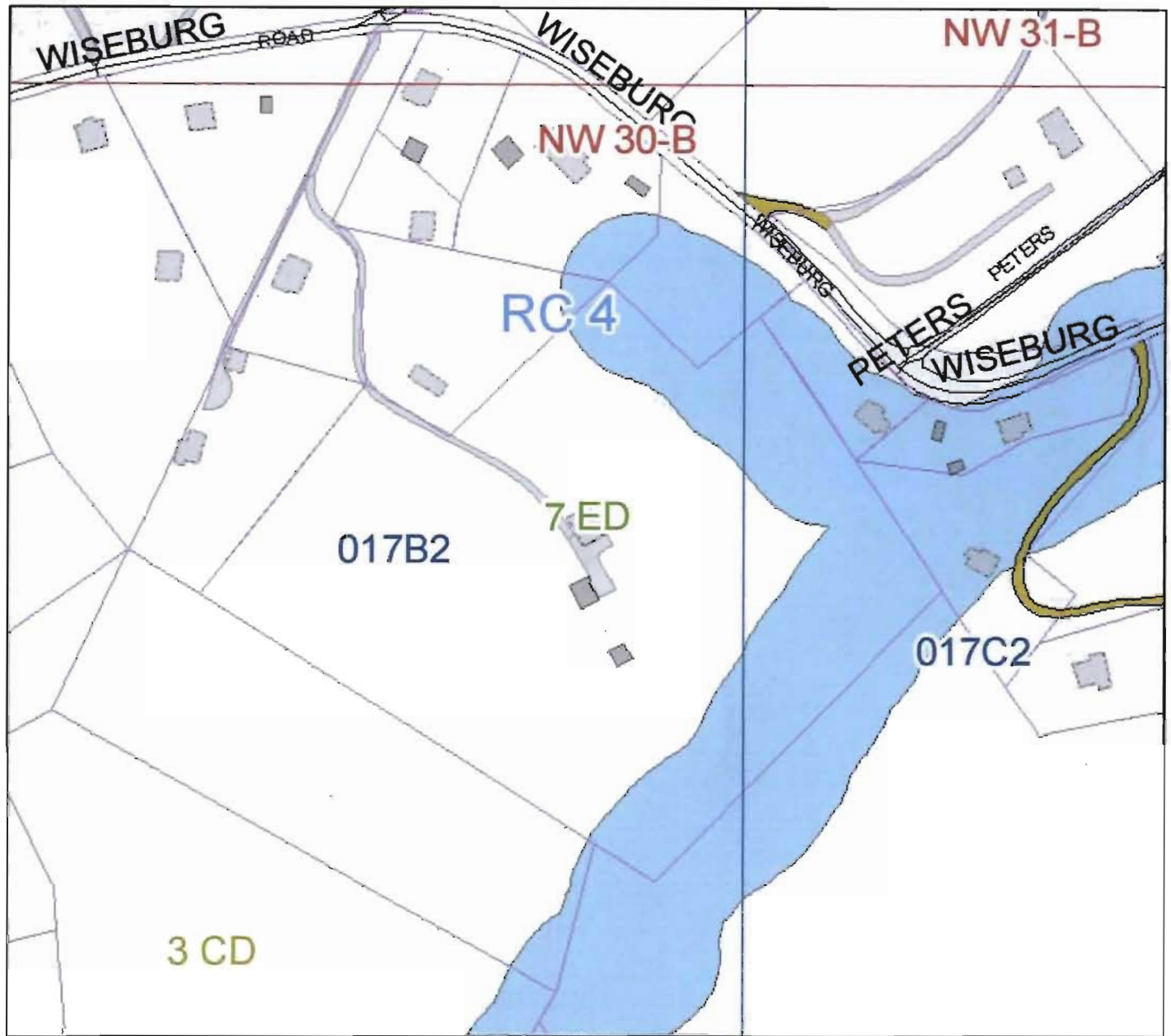
I, Gordon Long, am acting as William Fenhagen's agent as he is out of town for a short period. Here are the answers to your requested questions:

1. Storage shed approx. size is 21'10"W X 40'0"D.
2. It would be difficult to be limited in height as it's necessary to have two floors to segregate shop/work area (sawdust) from lumber ,finishing & protection of reproduction antique furniture (my hobby).
3. The shop equipment consists of table saws, wood lathes, routers, drill presses, sanders, etc.
4. Planned second floor use is explained in answer # 2.
5. I will try to find old photo of existing barn/shed before if was wind damaged & demolished.

Thank you,


Gordon Long

1117 Wiseburg Rd



DQ Map Notes

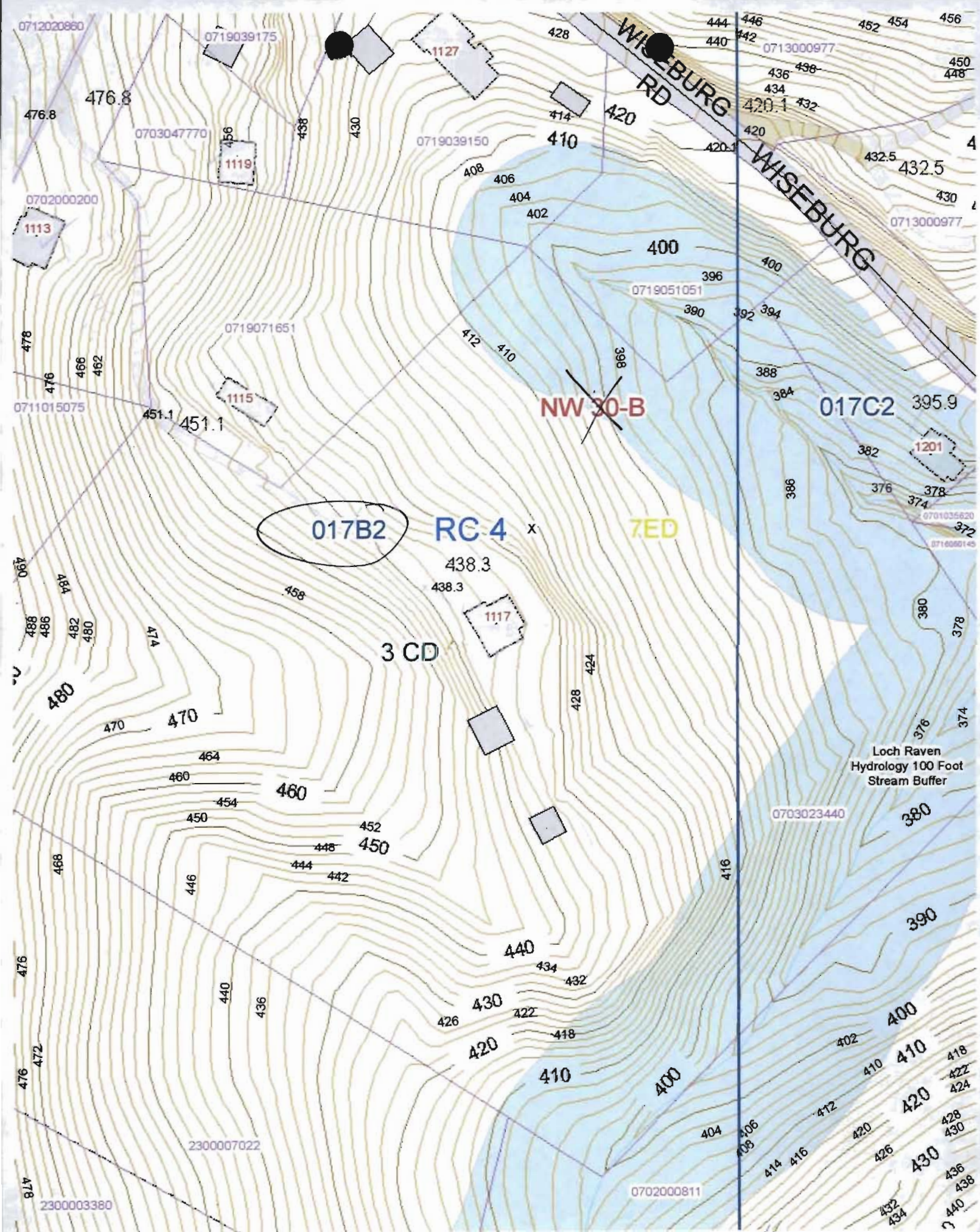


Publication Date: November 08, 2007
Publication Agency: Department of Permits & Development Management
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot



200 0 200
Feet
1 inch equals 200 feet

Item # 256



Item #256



William Fenhagen
1117 Wiseburg Rd.
Case No. 08-256-A

Existing Barn / Shed during
demolition last summer (07)
after wind damage.

Plat to Accompany Variance Hearing

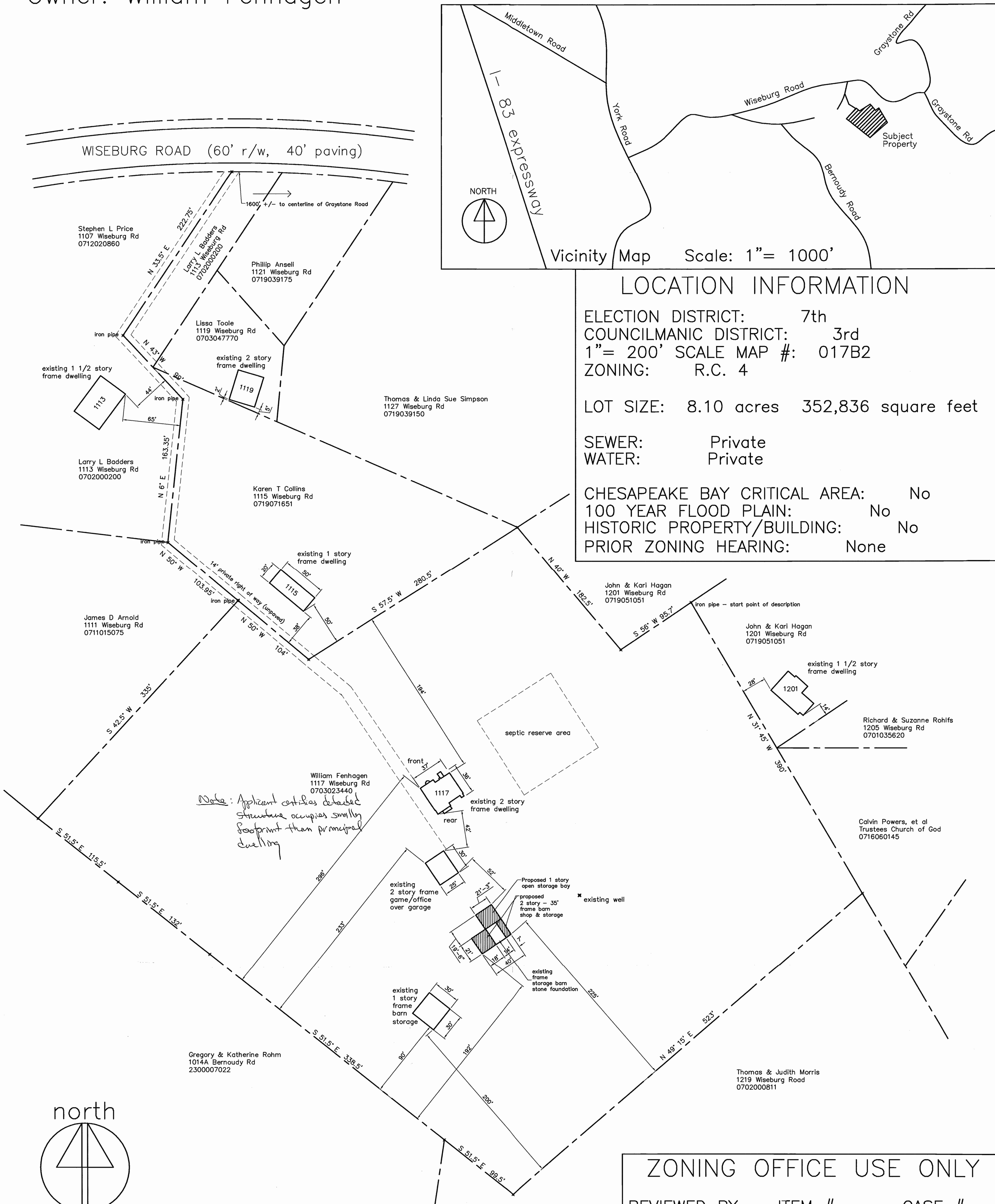
Property Address: 1117 Wiseburg Road

Subdivision Name:

Date: 11/30/07

Plat Book #18216 Folio#63 Lot# Section#

Owner: William Fenhagen



Prepared by: Nes Knowlton Architects, Inc.

Scale of Drawing: 1"= 50'

ZONING OFFICE USE ONLY

REVIEWED BY

ITEM #

CASE #

08-256-A