

IN RE: PETITION FOR ADMIN. VARIANCE

E side of Perry Road; 304 feet S of the
c/l of Fitch Avenue
14th Election District
6th Councilmanic District
(7833 Perry Road)

Richard T. and Laura L. Chisolm
Petitioners

* BEFORE THE
* DEPUTY ZONING
* COMMISSIONER
* FOR BALTIMORE COUNTY
* **Case No. 2011-0016-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, Richard T. and Laura L. Chisolm for property located at 7833 Perry Road. The variance request is from Section 1B02.3.B (1B01.2.C.4 1970 regulations) of the Baltimore County Zoning Regulations ("B.C.Z.R.") to permit a proposed open projection (carport) to have a side yard setback of 0 feet in lieu of the required 6 feet, and to amend the Final Development Plan of Perry Place for Lot 4 only. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1.

The Zoning Advisory Committee (ZAC) comments were received and are made part of the record of this case. Comments were received from the Bureau of Development Plans Review dated July 30, 2010 which states that permanent structures may not be built in an existing drainage and utility easement. Petitioners may apply to the County for the release of the easement or revise the site plan to remove the portion of the structure from the easement.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted on July 18, 2010 and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

ORDER RECEIVED FOR FILING

Date 8-11-10

By [Signature]

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 Petitioners. In light of the comment from the Bureau of Development Plans Review dated July 30, 2010 related to the carport location in the County's drainage and utility easement, a condition of relief shall involve compliance with the Bureau of Development Plans Review comment. Relief is herein conditioned upon Petitioners obtaining satisfactory approval of the location of said carport from the Bureau of Development Plans Review, or altering the site plan so that the proposed carport is no longer in the drainage and utility easement.

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.

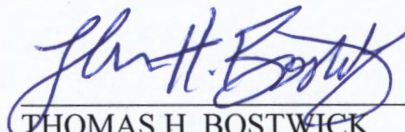
THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 11th day of August, 2010 that an Administrative Variance from Section 1B02.3.B (1B01.2.C.4 1970 regulations) of the Baltimore County Zoning Regulations ("B.C.Z.R.") to permit a proposed open projection (carport) to have a side yard setback of 0 feet in lieu of the required 6 feet, and to amend the Final Development Plan of Perry Place for Lot 4 only is hereby GRANTED, subject to the following:

ORDER RECEIVED FOR FILING

Date 8-11-10
By PD 2

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 comply with the Bureau of Development Plans comment dated July 30, 2010 which states that permanent structures may not be built in an existing drainage and utility easement. Petitioners may apply to the County for the release of the easement or revise the site plan to remove the portion of the structure from the easement.

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 8-11-10

By [Signature]



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

August 11, 2010

RICHARD T. AND LAURA L. CHISOLM
7833 PERRY ROAD
BALTIMORE MD 21236

Re: Petition for Administrative Variance
Case No. 2011-0016-A
Property: 7833 Perry Road

Dear Mr. and Mrs. Chisolm:

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: HJ&R Contractors, Inc., PO Box 15453, Baltimore MD 21220



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7833 Perry Rd. (DR 5.5 1970 regs.)
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) 1B02.3.B (1B01.2.C.4 1970 regs.)

to permit a proposed open projection (carport) to have a side yard setback of 0 feet in lieu of the required 6; and to amend the final development plan of Perry Place, lot 4 only

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

ORDER RECEIVED FOR FILING

Date 8-11-10

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this 10 day of August, 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.

Legal Owner(s):

Richard Chisolm

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

7833 Perry Rd.
Baltimore, Maryland

Telephone No.

City

State

Zip Code

Representative to be Contacted:

H&B Contractors, Inc. (Robert)

Name

P.O. Box 15453

410-391-6811

Address

Baltimore, Maryland

Telephone No.

City

State

Zip Code

Zoning Commissioner of Baltimore County

CASE NO. 2011-0016-A

REV 10/25/01

Reviewed By [Signature]

Date

7/9/10

Estimated Posting Date

7/18/10



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 7833 Perry Rd (DR 5.5 1970)
which is presently zoned DR 3.5 regs

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) BO2.3.B (BO1.2.C.4 1970 regs) -

to permit a proposed open projection (carport) to have a side yard setback of 0 feet in lieu of the required 6; and to amend the final development plan of Perry Place, lot 4 only

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 _____

ORDER RECEIVED FOR FILING

Date 8-11-10

By pr State _____ Zip Code _____

Legal Owner(s):

Richard Chisolm
Name - Type or Print _____
Richard Chisolm
Signature _____
Laura Chisolm
Name - Type or Print _____
Laura Chisolm
Signature _____
7833 Perry Rd. 410 668 7224
Address Telephone No. _____
Baltimore, Maryland 21236
City State Zip Code

Representative to be Contacted:

HJ+R Contractors, Inc. (Robert)
Name _____
P.O. Box 15453 410-391-6811
Address Telephone No. _____
Baltimore, Maryland 21220
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. 2011-0016-A

REV 10/25/01

Reviewed By KJD Date 7/9/10

Estimated Posting Date 7/18/10

Zoning Description

east

south

Zoning description for 7833 Perry Road, Baltimore, Maryland 21236. Beginning at a point on the ~~west~~ side of Perry Road which is 30' wide at the distance of 304' ~~north~~ of the centerline of the nearest improved intersecting street Fitch Avenue which is 30' wide. Being Lot # 4 in the subdivision of Perry Place as recorded in Baltimore County Plat Book # 39, Folio # 72, containing 6,732 sq. ft. Also known as 7833 Perry Road, Baltimore, Maryland 21236 and located in the 14th Election District, 6th Councilmanic District.

Item #0016

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number ²⁰¹¹~~2010~~-0016-A Address 7833 Perry Rd
Contact Person: David Duvall Phone Number: 410-887-3391
Planner, Please Print Your Name
Filing Date: 7/9/10 Posting Date: 7/18/10 Closing Date: 8/2/10

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, usually within 10 days of the closing date if all County agencies' comments are received, 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 ²⁰¹¹~~2010~~-0016-A Address 7833 Perry Rd
Petitioner's Name Richard Chisolm Telephone 410-668-7224
Posting Date: 7/18/10 Closing Date: 8/2/10
Wording for Sign: To Permit a proposed open projection (carport) to have a side yard setback of 0 feet in lieu of the required 6; and to amend the final development plan of Perry Place, lot 4 only

Revised 8/20/09

**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: 2011-0016-A
Petitioner: CHISOLM, RICHARD & LAURA
Address or Location: 7833 POTT/ RD

PLEASE FORWARD ADVERTISING BILL TO:

Name: HJ&R CONTRACTORS INC.
Address: P.O. BOX 15453
B-Ho. MD 21220

Telephone Number: 410-391-6811

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET AND FINANCE
MISCELLANEOUS CASH RECEIPT

No. 557

Date: 7/1/11

Fund	Dept	Unit	Sub Unit	Rev	Sub	Dept	Obj	BS	Acct	Amount
				Source/	Rev/					
				Obj	Sub Obj					

Total: 812.22

Rec
From:

For:

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

GOLD - ACCOUNTING

PLEASE PRESS HARD!!!!

**CASHIER'S
 VALIDATION**

CERTIFICATE OF POSTING

RE: Case No 2011-0016-A

Petitioner/Developer RICHARD
CHISOLM

Date Of Hearing/Closing: 8/2/10

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

Attention:

Ladies and Gentlemen

This letter is to certify under penalties of perjury that the necessary
sign(s) required by law were posted conspicuously on the property
at 7833 PERRY RD

This sign(s) were posted on

July 18, 2010

Month, Day, Year

Sincerely,

Martin Ogle 7/18/10
Signature of Sign Poster and Date

Martin Ogle

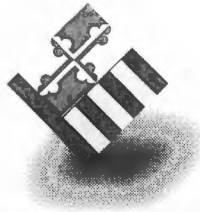
60 Chelmsford Court

Baltimore, Md, 21220

443-629-3411



Yaelin Ogle 2/18/10



BALTIMORE COUNTY

M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

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

August 3, 2010

Richard and Laura Chisolm
7833 Perry Rd.
Baltimore, MD 21236

Dear: Richard and Laura Chisolm

RE: Case Number 2011-0016-A, 7833 Perry Rd.

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on July 9, 2010. This letter is not an approval, but only a **NOTIFICATION**.

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

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

Very truly yours,

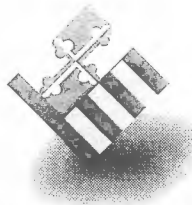
A handwritten signature in black ink that reads "W. Carl Richards, Jr.".

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:lnw

Enclosures

c: People's Counsel
HJ & R Contractors, Inc.; P.O. Box 15453; Baltimore, MD 21220



BALTIMORE COUNTY

M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

JOHN J. HOHMAN, *Chief*
Fire Department

July 20, 2010

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

ATTENTION: Zoning Review

Distribution Meeting of: August 2, 2010

Item No.: **Variance:** 2010-0363A, 2011-0008A - 0010A,
2011-0012A - 0014A, and 2011- 0017A.

Administrative Variance: 2011- 0011A, 2011- 0016A, and
2011- 0019A - 0020A.

Pursuant to your request, the referenced plans have been reviewed by the **Baltimore County Fire Marshal's Office** and the comment below is applicable and required to be corrected or incorporated into the final plans for the above listed properties.

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

Don W. Muddiman, Acting Lieutenant
Baltimore County Fire Marshal's Office
700 E. Joppa Road, 3RD Floor
Towson, Maryland 21286
410-887-4880
Mail Stop: 1102

cc: File

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



Beverley K. Swaim-Staley, Secretary
Neil J. Pedersen, Administrator

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: JULY 26, 2010

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

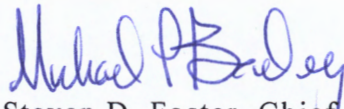
RE: Baltimore County
Item No. 2011-0016-A
7833 PERRY ROAD
CHISOLM PROPERTY
ADMIN. VARIANCE -

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. 2011-0016-A.

Should you have any questions regarding this matter, please contact Michael Bailey at 410-545-5593 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.sha.maryland.gov

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: July 30, 2010

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

SUBJECT: Zoning Advisory Committee Meeting
For August 2, 2010
Item No.: 2011-016

The Bureau of Development Plans Review has reviewed the subject zoning item and we have the following comment(s).

Permanent structures may not be built in an existing drainage and utility easement. You may apply to the County for the release of the easement or revise the plan to remove portion of the structure from the easement.

DAK CEN: cab

cc: File

G:\DevPlanRev\ZAC - Comments\ZAC-ITEM NO 2011-016-08022010.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: July 22, 2010

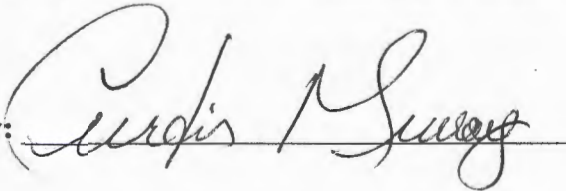
FROM: Arnold F. 'Pat' Keller, III
Director, Office of Planning

SUBJECT: Zoning Advisory Petition(s): **Case(s) 11-016- Administrative Variance**

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

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

Prepared By:
CM/LL

A handwritten signature in cursive script, appearing to read "Laurie Hay", is written over a horizontal line.

TB AV 8/2/10

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



RECEIVED

AUG 23 2010

ZONING COMMISSIONER

TO: Timothy M. Kotroco
FROM: Dave Lykens, DEPRM - Development Coordination
DATE: August 20, 2010
SUBJECT: Zoning Item # 11-016-A
Address 7833 Perry Road
(Chisolm Property)

Zoning Advisory Committee Meeting of July 19, 2010

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

Reviewer: JWL Date: 8/20/10

CHECKLIST

<u>Comment Received</u>	<u>Department</u>	<u>Support/Oppose/ Conditions/ No Comment</u>
<u>7-30-10</u>	DEVELOPMENT PLANS REVIEW	<u>oppose</u>
_____	DEPRM (if not received, date e-mail sent _____)	_____
<u>7-20-10</u>	FIRE DEPARTMENT	<u>nc</u>
<u>7-22-10</u>	PLANNING (if not received, date e-mail sent _____)	_____
<u>7-26-10</u>	STATE HIGHWAY ADMINISTRATION	<u>nc</u>
_____	TRAFFIC ENGINEERING	_____
_____	COMMUNITY ASSOCIATION	_____
_____	ADJACENT PROPERTY OWNERS	_____
ZONING VIOLATION	(Case No. _____)	
PRIOR ZONING	(Case No. _____)	
NEWSPAPER ADVERTISEMENT	Date: _____	
SIGN POSTING	Date: <u>7-18-10</u>	
PEOPLE'S COUNSEL APPEARANCE	Yes ☐ No ☒	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☒	

Comments, if any: _____

2011-0016-



Maryland Department of Assessments and Taxation
BALTIMORE COUNTY
Real Property Data Search (2007 vw1.1d)

[Go Back](#)
[View Map](#)
[New Search](#)

Account Identifier: District - 14 Account Number - 1700007042

Owner Information

Owner Name:	CHISOLM RICHARD T CHISOLM LAURA L	Use:	RESIDENTIAL
Mailing Address:	7833 PERRY RD BALTIMORE MD 21236-3922	Principal Residence:	YES
		Deed Reference:	1) / 5788/ 660 2)

Location & Structure Information

Premises Address	Legal Description
7833 PERRY RD	.156 AC 184 S FITCH AV PERRY PLACE

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:
81	12	517					4	3	Plat Ref: 39/ 72

Special Tax Areas

Town
Ad Valorem
Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1977	1,232 SF	6,732.00 SF	04

Stories	Basement	Type	Exterior
1	YES	STANDARD UNIT	ASBESTOS SHINGLE

Value Information

	Base Value	Value	Phase-in Assessments	
		As Of	As Of	As Of
		01/01/2009	07/01/2009	07/01/2010
Land	94,230	94,230		
Improvements:	127,810	150,610		
Total:	222,040	244,840	229,640	237,240
Preferential Land:	0	0	0	0

Transfer Information

Seller: HOWES CONSTRUCTI ON CO	Date: 08/10/1977	Price: \$56,400
Type: IMPROVED ARMS-LENGTH	Deed1: / 5788/ 660	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2009	07/01/2010
County	000	0	0
State	000	0	0
Municipal	000	0	0

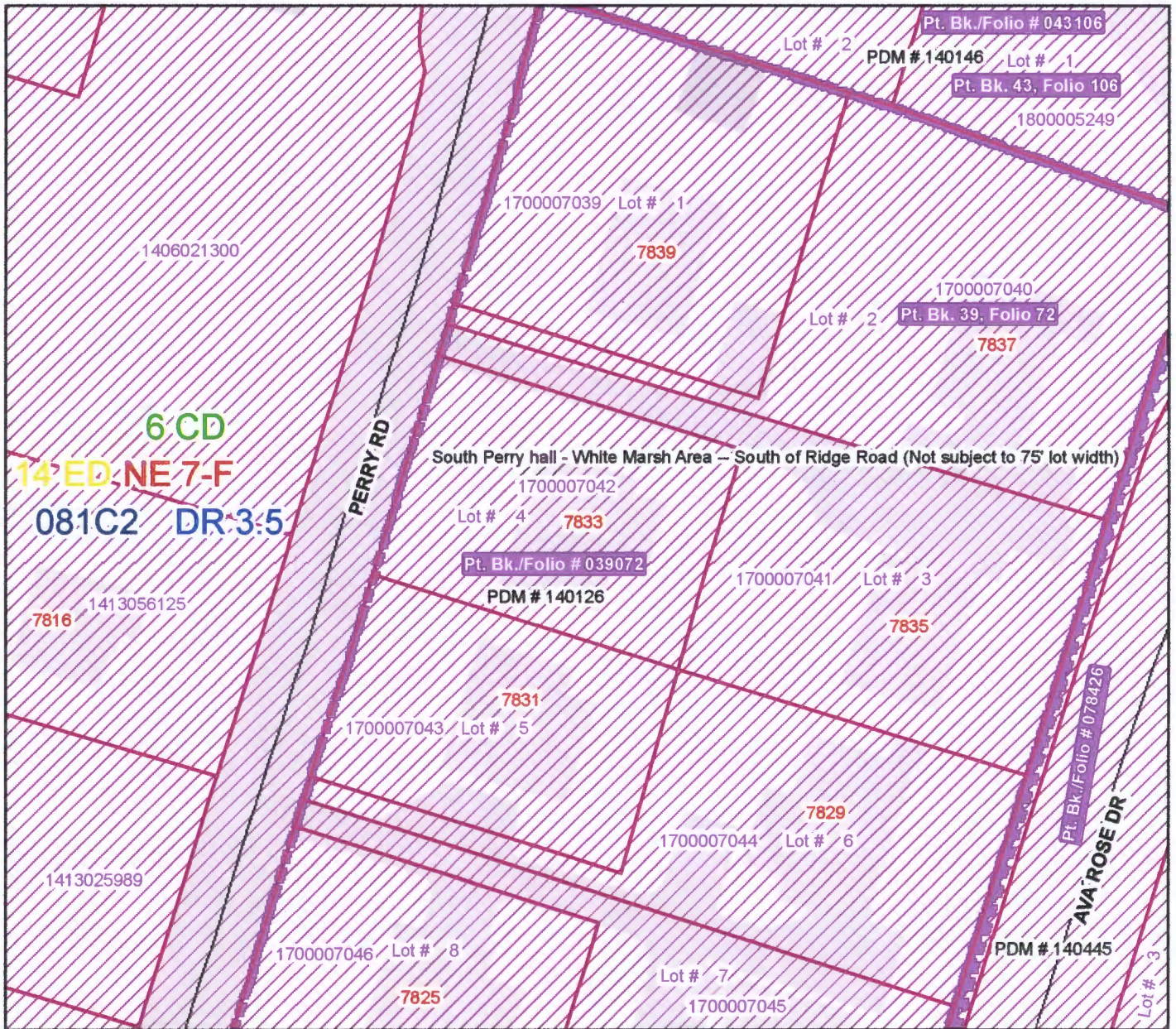
Tax Exempt: NO
Exempt Class:

Special Tax Recapture:
 * NONE *





7833 Perry Road



Publication Date: July 09, 2010
 Publication Agency: Department of Permits & Development Management
 Projection/Datum: Maryland State Plane,
 FIPS 1900, NAD 1983/91 HARN, US Foot



0 50 100
 Feet

1 inch = 50 feet

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 7833 Perry RD

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

SUBDIVISION NAME Perry Place

PLAT BOOK # 39 FOLIO # 72 LOT # 4 SECTION #

OWNER R + L Chisolm

EXISTING #7837
DWELLING

FRONT

John & Patricia Amoriello

EXISTING #7835
DWELLING

FRONT

Mahmoud DJAVANI

Gregory & Linda
Surdell

EXISTING
DWELLING
#7839

FRONT

PROPOSED
12'x28'
CARPORT

EXISTING
DWELLING
#7833

FRONT

Lot 4

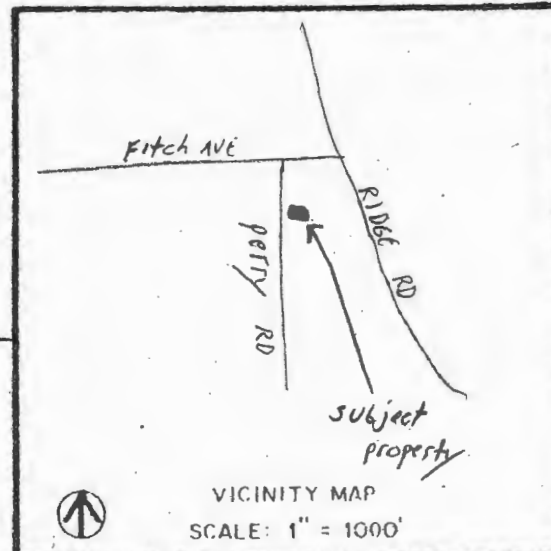
Nicholas &
Barbara
Bruno

EXISTING
DWELLING
#7831

FRONT

Perry ROAD
(30' PAVING)

304' to E of
Fitch Avenue



LOCATION INFORMATION

ELECTION DISTRICT 14th
COUNCILMANIC DISTRICT 6
1" = 200' SCALE MAP # 08102
ZONING DR3.5 (DR55 1976)
LOT SIZE 0.15 6732
ACREAGE SQUARE FEET

SEWER ☒ PUBLIC ☐ PRIVATE
WATER ☒ ☐

CHESAPEAKE BAY CRITICAL AREA ☐ YES ☒ NO
100 YEAR FLOOD PLAIN ☐ ☒
HISTORIC PROPERTY/BUILDING ☐ ☒
PRIOR ZONING HEARING NONE

ZONING OFFICE USE ONLY
REVIEWED BY 12.7 ITEM # CASE # 2011-0016-A



NORTH

PREPARED BY Robert Bunnell

SCALE OF DRAWING: 1" = 30'