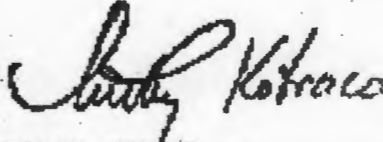


MEMORANDUM

DATE: March 9, 2011

TO: Kristen Lewis
Zoning Review Office

FROM: Timothy M. Kotroco
Administrative Law Judge 

SUBJECT: Case No. 2011-0143-A – 2201 Shefflin Court
Legal owner: VG Property Management 110 LLC

This matter came before me on Tuesday, March 8, 2011 at 2:00 p.m. in Room 205 of the Jefferson Building. Howard L. Alderman, Jr., Esquire, the Petitioner's attorney, attended and requested a postponement at the hearing. As a result, I postponed the case. The names and addresses of the citizens were taken and are listed on the "Citizen's Sign-In Sheet", and Mr. Alderman indicated that his office would send a letter to these individuals notifying them of the next hearing date. Therefore, this matter needs to be rescheduled and the file is being returned to you.

It is my understanding that Debbie Wiley mentioned to you the following:

- When rescheduled, please set in for an entire day in Room 205, and
- Please make sure Councilwoman Vicki Almond's office gets notified of the rescheduled date.

Please do not hesitate to contact me if you have any questions or concerns.

c: File

✓ *recorded***Debra Wiley - Case 2011-0143-A - postponed from Wednesday, March 2 to Tuesday, March 8; Note about Petitioner's other case**

From: Patricia Zook
To: Beverungen, John; Kotroco, Timothy; Stahl, Lawrence; Wiley, Debra
Date: 2/25/2011 11:50 AM
Subject: Case 2011-0143-A - postponed from Wednesday, March 2 to Tuesday, March 8; Note about Petitioner's other case
Attachments: 11-0143-A Order on Mtn for Recon.doc; 11-0143-A.doc; IO-2011-0143-A AV schedule hearing-OP comments.doc

Hello-

This is to let you know that Case 2011-0143-A (administrative variance) is postponed from Wednesday, March 2 to Tuesday, March 8 at 2:00 pm. The case was listed on the calendar for both dates; however the March 8 date is the correct hearing date. For your reference and convenience, attached are the previous Orders. An inter-office memo is also attached. The variance request for the March 8 hearing is very different from the administrative variance request. Council District 2 and neighbors are very interested in the case.

CASE NUMBER: 2011-0143-A

2201 Shefflin Court

Location: S side of Shefflin Court; 35 feet W of Pheasant Cross Drive.

3rd Election District, 2nd Council District

Legal owner: ~~Vitaly Galilev~~ VG Property Management 110 LLC

ADMINISTRATIVE VARIANCE 1) to permit an open projection (covered carport) with a side street setback of 14 feet in lieu of the minimum required 30 feet; 2) to permit an open projection (brick archway) with a side and rear setback of 0 feet respectively, in lieu of the minimum required 116 feet and 30 feet respectively; 3) and any other relief deemed necessary by the Zoning Commissioner.

~~Hearing: Wednesday, 3/2/2011, 10:00:00 AM Jefferson Building, 105 West Chesapeake Avenue, Room 205, Towson, MD 21204~~

Hearing: Tuesday, 3/8/2011, 2:00 PM Jefferson Building, 105 West Chesapeake Avenue, Room 205, Towson, MD 21204

Note: The Petitioner has also filed Case 2011-0195-A for property he owns at 2118 Burdock Road. The request is to permit a radio operator antenna to be 76 feet in height instead of 54 feet which is the horizontal distance from the base of structure to nearest property line at grade level. A hearing was scheduled for February 2, but was postponed. A new hearing date has not yet been scheduled. The data base says that Dave Karceski is the attorney. The property is also in Council District 2.

Patti Zook
 Baltimore County
 Office of Administrative Hearings
 105 West Chesapeake Avenue, Suite 103

From: Carl Richards
To: Humphries, Anne Marie
CC: kkarmioli@yahoo.com
Date: 2/22/2011 4:31 PM
Subject: 2201 Shefflin Court Zoning Case # 2011-0143-A
Attachments: S50BW-211022216130.pdf; Carl Richards.vcf

Anne Marie,

Reference is made to your mail of Friday February 18, 2011 which I received today. I was on vacation Friday and yesterday was a holiday. The information Karen Karmioli sent as you forwarded was impressive and organized and I can understand why the Deputy Zoning Commissioner voided his original order granting the variance. Now that the administrative process has been superseded by the DZC's decision, a full process zoning hearing is required and must be reposted with the new hearing date. In the meantime the petitioner has revised their siteplan and petition and the new and the latest hearing date is **Tuesday, March 8, 2011 at 2:00 p.m. in room 205, Jefferson Building, 105 Chesapeake Ave. Towson, Md. 21204**. I have attached a copy of the public hearing notice, the revised petition form and the revised site plan. Also I have included copies of all permits and approval screens for the subject property.

According to the Buildings Engineer, Donald Brand, all work needing the zoning variance had been stopped and suspended pending the outcome of the hearing. The Administrative Law Judges/Commissioners that hear the quasi-judicial hearings are independent and function as neutral fact finders and impartial decision makers. The system and zoning regulations provide an avenue for anyone to vary the standards or challenge a project. This case seems to be a good example of both.

If anyone needs any more detailed information regarding this zoning case or permits they may contact me in this office and click on after my name to access our web page with all of the zoning services.

W. Carl Richards, Jr.
Zoning Review, Baltimore County
Permits and Development Management
Room 111, County Office Building
111 West Chesapeake Avenue
Towson, MD 21204
410-887-3391; 410-887-3048 (fax)
http://www.baltimorecountymd.gov/agencies/permits/pdm_zoning/index.html

>>> <cpr111@baltimorecountymd.gov> 2/22/2011 6:43 AM >>>

From: Anne Marie Humphries
To: Richards, Carl
CC: Surosky, Nancy
Date: 2/18/2011 12:26 PM
Subject: 2201 Shefflin Court
Attachments: Fw: CASE 2011-0143-A Zoning and Permit Variance Issues - 2201 Shefflin Court; Fw: CASE 2011-0143-A - Motion for Reconsideration - 2201 Shefflin Court

Carl,

Please see the attached emails regarding 2201 Shefflin Court. These inquiries were sent by Ms. Karen Karmiol to Nancy Surosky, who is the County Executive's Community Outreach Representative. Looks like Ms. Karmiol has also sent this inquiry to Councilwoman Almond as well.

The County Executive has received several other inquiries regarding this same property. Please provide a detailed response for Ms. Karmiol's inquiries so that I can then respond to her and others in her community. Confirm for me if what she has described is accurate, specifically what permits were issued and when, what variances were issued and when and what hearings were scheduled. Also provide a response that answers her question regarding whether construction can be stopped until after the March hearing.

Thanks,
Anne Marie

**Anne Marie Humphries
Special Assistant to the
County Executive for
Constituent Services
Baltimore County Executive Office
400 Washington Avenue
Towson, Maryland 21204
410-887-2450**



COPY

KEVIN KAMENETZ
County Executive

EDWARD C. ADAMS, JR., *Director*
Department of Public Works

CERTIFIED MAIL

February 18, 2011

Mr. Vitaliy Galilov
2201 Shefflin Court
Baltimore, Maryland 21209-1002

Dear Mr. Vitaliy Galilov:

This office is in receipt of your letter in response to our notification via certified mail. However, your letter does not address all of the issues that exist on your property that are not in compliance with the Baltimore County Specifications nor the ADA guidelines. The Baltimore County Bureau of Highways records indicate that on January 10, 2011, you the property owner of 2201 Shefflin Court were notified via certified mail that several means of ingress, egress had been constructed at this address without a permit nor did they meet Baltimore County specifications.

In Baltimore County the respective property owners must apply for a permit and approval, before constructing or widening a means of access to and from the county roadway. In this instance you have not only constructed two additional entrances but have widened the existing entrance far beyond the maximum allowable limit of 24'. Additionally the newly constructed handicap ramp at the corner of Shefflin Court and Pheasant Cross Drive does not meet either Baltimore County Standard Specifications or Americans With Disabilities Act, guidelines.

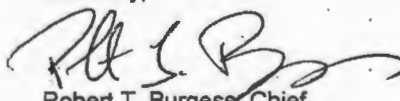
You as property owner must apply for a Residential Access Permit for the second access constructed at the front of your property. The existing entrance on the side of your property was widened well beyond Baltimore County Specifications. This must be corrected and restored to meet Baltimore County Standard Detail R-15. The third entrance constructed on the side of your property must be closed and restored to its original condition to meet Baltimore County Standard Details R-19 and R-21. Also the handicap ramp constructed on the corner of Shefflin Court and Pheasant Cross Drive needs to be corrected to meet Baltimore County Specifications and the Americans With Disabilities Act, guidelines.

Under section 18-3-304 of the Baltimore County Code, the Department of Public Works will enlist a contractor to correct the problem, billing you as property owner for all cost incurred necessary to bring your property into compliance. The cost will be placed on the property tax bill in one installment.

You may also correct the driveway entrance concerns and the pedestrian ramp yourself, or hire your own contractor. All work shall be in accordance with Baltimore County standard specifications, either R-15A or R-15B as well as ADA guidelines' and specifications. You must follow up in writing with your intent within 15 days upon receipt of this letter and work must be completed within 60 days. If we do not hear from you we must assume you wish Baltimore County to arrange for repair of the curb and gutter and to bill you when the job is completed.

We appreciate your prompt attention in this matter. For additional information regarding this notice, please contact the Bureau of Highways at 410-887-3932.

Sincerely,


Robert T. Burgess, Chief
Bureau of Highways

RTB: js

C: District Superintendent, File



2ND REVISED

TAX. ACCOUNT # 0308064278

Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at 2201 Shefflin Court
which is presently zoned DR 2 (Formerly R-20)

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, BC2R (Section 301.1 of the 1955 Zoning Regulations) to permit an open projection (covered carport) with a side street setback of 14 feet in lieu of the minimum required 30 feet; to permit an open projection (brick archway) with a side and rear setback of 0 feet, respectively, in lieu of the minimum required 11 1/2 feet and 30 feet, respectively; and any other relief deemed necessary by the Zoning Commissioner, of the Zoning Regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty)

To Be Presented At Hearing

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

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

Contract Purchaser/Lessee:

Name - Type or Print _____
Signature _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Attorney For Petitioner:

Name - Type or Print _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

1/4 Property MNS 110, LLC
Name - Type or Print _____
Vitaly Galitsky (president)
Signature _____
Name - Type or Print _____
Signature _____
2201 Shefflin Court 410-365-4775
Address _____ Telephone No. 410-653-0128
Baltimore, MD 21209
City _____ State _____ Zip Code _____

Representative to be Contacted:

Ike Okoye
Name _____
5080 Ilchester Road 301-704-3776
Address _____ Telephone No. _____
Ellicott City, MD 21043
City _____ State _____ Zip Code _____

OFFICE USE ONLY

Case No. 2011-0143-A

(Revised)

Reviewed By

ESTIMATED LENGTH OF HEARING _____

UNAVAILABLE FOR HEARING

Date 2/18/2011

9/15/98

2nd Revised 2/18/11



2ND REVISED

TAX. ACCOUNT # 0308064278

Petition for Variance

to the Zoning Commissioner of Baltimore County
for the property located at 2201 Shefflin Court
which is presently zoned DR 2 (Formerly R-20)

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) 1 B 02.3, B, BC2R (Section 301.1 of the 1955 Zoning Regulations) to permit an open projection (covered carport) with a side street setback of 14 feet in lieu of the minimum required 30 feet; to permit an open projection (brick archway) with a side and rear setback of 0 feet, respectively, in lieu of the minimum required 14 feet and 30 feet, respectively; and any other relief deemed necessary by the Zoning Commissioner of the Zoning Regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty)

To Be Presented At Hearing

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

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

Contract Purchaser/Lessee:

Name - Type or Print _____
Signature _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Attorney For Petitioner:

Name - Type or Print _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

VG PROPERTY MNGT LLC
Name - Type or Print _____
Signature *Vitaly Galitsky (president)* _____
Name - Type or Print _____
Signature _____
2201 Shefflin Court 410-365-4775
Address 410-653-0128
Baltimore, MD 21209
City State Zip Code

Representative to be Contacted:

Ike Okoye
Name _____
5080 Ilchester Road 301-704-3776
Address _____ Telephone No. _____
Ellicott City, MD 21043
City State Zip Code

OFFICE USE ONLY

se No. 2011-0143-A
(Revised)

/15/98

ESTIMATED LENGTH OF HEARING _____

UNAVAILABLE FOR HEARING

Reviewed By JNP Date 2/18/2011

2nd Revised 2/18/11

MIKADA DESIGN GROUP

5080 Ilchester Road
Ellicott City Maryland 21043

Telephone (301) 704-3776
Phone/Fax (410) 744-0336

February 17, 2011

Zoning Review
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Ref: 2201 Shefflin Court
Baltimore, Maryland 21209
Case Number: 2011-0143-A

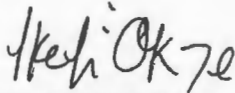
Dear Mr. Jablon:

I am submitting this Request on behalf of my client and Owner of the above referenced property Mr. Vitally Galilou for Continuance as the defendant on the zoning hearing named above. The Zoning Commissioner has issued a hearing date of March 2, 2011 at 10:00 am in Room 205, Jefferson Building, 105 West Chesapeake Avenue in Towson.

Unfortunately Mr. Galilou will be out of town and has another commitment for that day that is equally important, and will not be able to make it to the hearing. We are requesting a continuance until after the week of February 28, 2011.

Thank you for your attention in this matter.

Sincerely,



Cc: Donald E. Brand

Bruno Rudaitis - 2201 Shefflin Court

From: Thomas Bostwick
To: Brand, Donald
Date: 02/17/11 6:15 PM
Subject: 2201 Shefflin Court
CC: Garland, James; Rosenblatt, Adam; Rudaitis, Bruno; Schwartz, Jonathan...

Don,

Jonathan Schwartz with Councilwoman Vicki Almond's office alerted me to the above-referenced matter because he is aware that I was previously in the Zoning Commissioner's Office and thought I might recall something about this matter. He also forwarded a copy of the email you sent out this afternoon pertaining to this matter. As it so happens, I did recall this case because I issued the original decision granting the Petitioner's request for Administrative Variance on December 9, 2010 for the setback relief for the main carport on the Pheasant Cross Drive side of the property and for the purported "covered porch" on the other side of the property facing a neighbor's property.

It seemed like an odd case at the time because it was filed by Vitaly Galilov as the legal owner, when the property is actually owned by an LLC. There was also the matter of the size of the carport that Planning had an issue with. I initially called for a public hearing on the case, but after Mr. Galilov reduced the size of the carport at Planning's request, I issued the Order granting the Administrative Variance requests without a hearing (in retrospect, I really should have just left it in for a hearing and that was my bad).

A few weeks later, a neighbor, Karen Karmioli, alerted me that the construction that was going on at this location was very much out of the ordinary and certainly not consistent with the site plan filed and photographs submitted with the Administrative Variance request. She sent me an email along with more recent photographs describing that the supposed "covered porch" had morphed into a second carport on that side of the property, complete with a new cut driveway on that side of the property. As a result, in an Order dated January 11, 2011, I granted Ms. Karmioli's Motion for Reconsideration and voided and withdrew the variance relief that was granted earlier and ordered that the matter be set in for a public hearing. I can forward a copy of my Order to you if you like.

I reviewed your email to everyone involved and frankly, you know better than I the veracity or validity of Mr. Galilov's compliance with permits for the structures such as the covered porch on rear and covered porch on front, the covered porch with steps on side 7 x 39 veranda on garage side, the vinyl fence 330' x 6' high, and the brick fence extended from rear side wall of house to property line.

But that being said, with regard to the carport on the Pheasant Cross Drive side of the property and the "covered porch" on the other side which are the subject of his Administrative Variance requests, I believe that Mr. Galilov has been deceptive and misleading to say the least in what he petitioned for and what he submitted in support. First, he filed the request for Administrative Variance as the legal property owner when it is owned by an LLC. The Zoning Review Office should have caught that but didn't. He then asks for setback relief for a carport, which is fine, but also asks for relief for a "covered porch." He then submits a site plan and photographs that are not correct and do not fairly and accurately depict the property and all the construction he has done, including the cut-out and newly created driveway on the "covered porch" side of the property. At this juncture, based on my January 11, 2011 Order on the Motion for Reconsideration, Mr. Galilov has no authority to be building the carport or the covered porch because that relief has been voided and withdrawn subject to a public hearing before one of the Administrative Law Judges. I also find it troubling that he has put in a whole new driveway with a curb cut-out, apparently without any curb or other permit. The supposed "covered porch" on the same side as the new driveway, is nothing more than a second carport, which I do not believe is appropriate, and this second driveway should be removed at his time and expense. If I had been aware right off the bat what this individual was up to, I would not have granted the variance relief in any event.

Anyway Don, just thought you'd like to know in the interest of having as much complete information on this matter as possible. Thanks. Tom.

From: Donald Brand
To: Rosenblatt, Adam; Schwartz, Jonathan; Thompson, James
CC: Garland, James; Rudaitis, Bruno
Date: 02/17/11 2:20 PM
Subject: 2201 Shefflin Court

*Don, is this still valid?
See attached
Carl*

Gentlemen:

A meeting was held with the owner wherein we discussed the various permits, work progress for each and apparent misunderstandings most of which relate to 3 or 4 conflicting site plans. NOTE: The covered porch on the right side 6 feet from the property line was not constructed as shown on one of the site plan which porch is in driveway area shown on one of the site plans is not to be built per owner. That or another porch was constructed at rear over existing patio. **I impressed on the owner that a proper site plans needs to be prepared and timely submitted. Owner will be submitting a letter to set a new hearing date due to conflict with his schedule.**

It appears to me the only issue is the set back for the car port, one dimension of which was reduced to accommodate a 15 foot setback per Adm order. I have set out below a brief description of the permits and their status:

Permit B747312 (issued 9/15/2010): covered porch on rear 12 x 27 and covered porch on front - both done within scope of permit as modified, see next entry.

Permit B748532 issued 10/4/2010: modifications to & canceling prior permit.

Permit B752433 issued 12/6/2010: construct covered porch with steps on side 7 x 39 veranda on garage side - completed with scope of permit

Permit B753106 issued 12/16/2010: construct vinyl fence 330' x 6' high, completed with scope

Permit B755532 issued 2/8/2011: construct 40 x 23'8" carport, subject of Administrative Hearing, set back reduced to 15 feet per recommendation of Planning Office and 12/9/2010 part of Adm order reducing size to 23' x 40, construction in progress when Adm Order voided (date ?). According to PAI building inspector, set back likely not back far enough. **STOP WORK ORDER issued** with allowance to stabilize roof trusses by placing and covering sheathing at owner's risk pending public hearing to address Motion for Reconsideration filed by Karen Karmiol.

Permit B755839 issued 2/14/2011: erect 16 LF of brick fence extended from rear side wall of house to property line. Completed work failed to maintain set back from property line which owner has agreed to correct, confirmed this date. Correction Notice issued and responded to sufficiently pending timely correction.

Donald E. Brand, P.E.
Building Engineer
Department of Permits & Development Management
111 W. Chesapeake Avenue, Room 105
Towson, Maryland 21204
dbrand@baltimorecountymd.gov
410-887-4585
FAX 410-887-5708

The information transmitted in this email is intended only for the person(s) or entity to which it is addressed and may contain confidential and/or privileged material. Any review, retransmission,

From: Donald Brand
To: Rosenblatt, Adam; Schwartz, Jonathan; Thompson, James
CC: Garland, James; Rudaitis, Bruno
Date: 02/17/11 2:20 PM
Subject: 2201 Shefflin Court

Gentlemen:

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Donald E. Brand, P.E.
Building Engineer
Department of Permits & Development Management
111 W. Chesapeake Avenue, Room 105
Towson, Maryland 21204
dbrand@baltimorecountymd.gov
410-887-4585
FAX 410-887-5708

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dissemination or other use of, or taking of any action in reliance upon, this information by persons or entities other than the intended recipient is prohibited. If you received this email in error, please contact the sender and permanently delete the email from any computer.

January 25, 2011

Vitaliy Galilov
2201 Shefflin Court
Baltimore, Maryland 21209

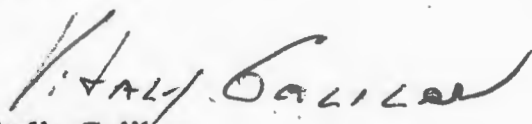
Permit Office
111 West Chesapeake Avenue
Towson, Maryland 21204

To Whom It May Concern:

As per your directives, we will make changes to the exterior arched brick wall at the west wall of the above captioned site. The wall will be reduced 4 feet from the property line and from the top wall down to 6 feet on the same side.

We look forward to working with you to bring this project to a conclusive ending.

Yours truly,


Vitaliy Galilov

January 22, 2011

Vitaliy Galilov
2201 Shefflin Court
Baltimore, Marland 21209

Mr. Robert T. Burgess
Chief Bureau of Highways
111 West Chesapeake Avenue
Towson, Maryland 21204

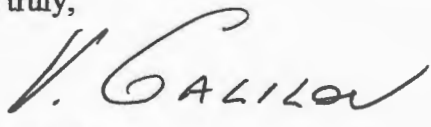
Dear Mr. Burgess:

We acknowledge your letter dated January 10, 2011, and we shall make every reasonable effort to comply with your request. We will correct the curb ramp at the corner of Shefflin Court and Pheasant Cross Drive and bring same to ADA regulation on accessible routes in compliance with 406, 405.2 through 405.5, and 405.10.

In addition to the above, we shall remove one curb cut on Pheasant Cross Drive to bring curb to its original condition. However, we ask that you grant us 90 days to complete the work as today's weather will not permit concrete work.

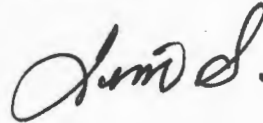
We appreciate your cooperation and understanding and sincerely regret any inconvenience that you have experienced.

Yours truly,

 01/22/2011

Vitaliy Galilov

Don 1-21-11
This was on my
Desk. Should this
have gone to Tim?
Not sure?



IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
S side of Shefflin Court; 35 feet W		
of Pheasant Cross Drive	*	DEPUTY ZONING
3 rd Election District		
2 nd Councilmanic District	*	COMMISSIONER
(2201 Shefflin Court)		
	*	FOR BALTIMORE COUNTY
VG Property Management 110 LLC		
<i>Petitioner</i>	*	Case No. 2011-0143-A

* * * * *

ORDER ON MOTION FOR RECONSIDERATION

This matter comes before this Deputy Zoning Commissioner for consideration of a Motion for Reconsideration filed by Karen S. Karmiol of 2205 Shefflin Court. The Motion for Reconsideration was filed pursuant to Rule 4(k) of Appendix G of the Baltimore County Zoning Regulations (B.C.Z.R.) wherein the Rules of Practice and Procedure before the Zoning Commissioner/Hearing Officer for Baltimore County are provided. Rule 4(k) permits a party to file a Motion for Reconsideration of an Order issued by the Zoning Commissioner. This Motion must be filed within 30 days of the date the Order was issued, and must state with specificity the grounds and reasons for their request.

By way of background, Petitioner VG Property Management 110 LLC, the legal owner of the subject property, requested Administrative Variance relief from Section 1B02.3.B (Section 301.1 1955 Zoning Regulations) of the Baltimore County Zoning Regulations ("B.C.Z.R.") to permit 2 proposed open projections (covered porch and carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11¼ feet and 30 feet respectively (for covered porch) and a side street setback of 5 feet in lieu of the minimum required 30 feet (for carport). The case was filed on or about October 19, 2010 as a request for Administrative Variance by Vitaly Galilov, purported to be the legal property owner.

ORDER RECEIVED FOR FILING

Date 1-11-11

By PZ

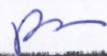
During the pendency of the request, the Office of Planning submitted a Zoning Advisory Committee ("ZAC") comment dated November 3, 2010 stating they did not object to the 6 foot side yard setback in lieu of the required 11¼ feet for the covered porch, but did object to the side street setback request of 5 feet in lieu of the required 30 feet for the carport. They indicated that if Petitioner revised the site plan to show a one car carport in lieu of the two car carport, the variance would only be for 20 feet in lieu of 30 feet which would be acceptable. Upon a routine search of the Real Property tax records, the undersigned also became aware that the property was not owned by Vitaly Galilov, but was owned by a limited liability company known as VG Property Management 110 LLC. Mr. Galilov is listed in the SDAT as the Resident Agent of the company with an address of 2118 Burdock Road. In light of the Office of Planning's partially unfavorable ZAC comment and the uncertainty as to whether the subject property was owner occupied as required for an Administrative Variance, the undersigned called for a hearing on this matter pursuant to Section 32-3-303(c)(2) of the Baltimore County Code ("B.C.C.").

Petitioner then filed a revised Petition for Administrative Variance and site plan on or about December 3, 2010. The Petition properly listed the legal owner as VG Property Management 110 LLC and the site plan was revised for the carport size to be reduced to a one car carport as requested by the Planning Office. The undersigned then received a revised comment from the Planning Office dated December 8, 2010 indicating that they did not object to the requested relief. Because the Planning Office no longer had any issues with the Petition or site plan, the undersigned determined that a hearing was not necessary and granted the Petition for Administrative Variance in an Order dated December 9, 2010.

Thereafter, Karen Karmioli submitted an email letter dated January 4, 2011 to be treated as a Motion for Reconsideration. In her letter, Ms. Karmioli indicated that she believes the granting of the Petition was based on incomplete information. She states that this incomplete information

ORDER RECEIVED FOR FILING

Date 1-11-11

By 

is related to the west side of the structure for which a "proposed covered porch" was noted in both the design plat and in my Order of December 9, 2010. Ms. Karmiol also states that it is her understanding the "covered porch" construction is actually being built for use as a second carport. Recent construction at the area designated for the covered porch has included the removal of curbing between the sidewalk and Shefflin Court, allowing for the installation of a driveway apron. A cement driveway and car pad that runs the length of the structure has also been constructed. Ms. Karmiol also indicated that she confirmed with the Office of Highways that as of Monday, January 3, 2011, a curb permit had not been filed with that office for the installation of said driveway apron. Attached with Ms. Karmiol's email letter were photographs depicting the west side of the property with the second driveway and the cement parking pad in the location of the covered porch. Based on the above, Ms. Karmiol requests that the Petition for Administrative Variance be denied and that a formal hearing be granted.

In considering the Motion for Reconsideration, the undersigned reviewed the case file -- including the Petition and site plan and revisions, the documentation and photographs submitted with the Petition, and the Zoning Advisory Committee ("ZAC") comments -- and the Findings of Fact and Conclusions of Law dated December 9, 2010, as well as the email letter and photographs submitted by Ms. Karmiol in support of the Motion.

After reviewing the aforementioned documents, I believe the case warrants granting the Motion for Reconsideration. In my judgment, the revised Petition and site plan are misleading. The Petition requests variance relief for a carport to be located at the main entrance driveway leading from Pheasant Cross Drive and a covered porch to be located at the west side of the property; however, based on the photographs submitted by Ms. Karmiol showing the construction at the property, this covered porch appears to be a second carport, with a new driveway leading to Shefflin Court. Neither the photographs that were submitted with the original Petition for

ORDER RECEIVED FOR FILING

Date 1-11-11

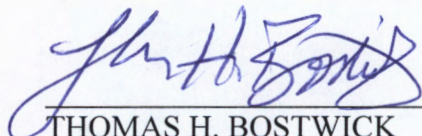
By [Signature]

Administrative Variance, nor the site plan or revised site plan resemble the current construction and the proposed use of the covered porch as a carport. I find this to be a material variation from what was requested in the original and revised Petition and site plan, and agree with Ms. Karmiol that a full public hearing is warranted in this case. Petitioners should be required to fully disclose their intentions with regard to the relief requested and satisfy the burden of proof required by the Zoning Regulations for variance relief. Therefore, I shall grant the Motion for Reconsideration and withdraw the previously granted variance relief and set this matter in for a full public hearing on the variance requests.

WHEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 11th day of January, 2011 that the Motion for Reconsideration filed by Karen Karmiol pursuant to the email letter dated January 4, 2011 be and is hereby **GRANTED**.

IT IS FURTHER ORDERED that the Administrative Variance relief previously granted pursuant to the Order dated December 9, 2010 shall be deemed to be **VOID** and is hereby **WITHDRAWN**, and the Petition for Administrative Variance shall be scheduled for a public hearing before the Zoning Commissioner or Deputy Zoning Commissioner at the earliest convenience, with posting and advertising as required by law at Petitioner's cost and expense.

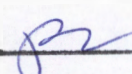
Any appeal of this decision must be made within thirty (30) days of the date of this Order.


THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

ORDER RECEIVED FOR FILING

Date 1-11-11 4

By 



KEVIN KAMENETZ
County Executive

WILLIAM J. WISEMAN III
Zoning Commissioner

January 11, 2011

KAREN S. KARMOL
2205 SHEFFLIN COURT
BALTIMORE MD 21209

Re: Petition for Administrative Variance
Order on Motion for Reconsideration
Case No. 2011-0143-A
Property: 2201 Shefflin Court

Dear Ms. Karmiol:

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.

Sincerely,

A handwritten signature in dark ink, appearing to read "Tom H. Bostwick", is written over the printed name.

THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

Enclosure

c: VG Property Management 110 LLC, Vitaly Galilon, 2201 Shefflin Court, Baltimore MD
21209
Ike Okoye, 5080 Ilchester Road, Ellicott City MD 21043

From: Patricia Zook
To: Lewis, Kristen
CC: Campbell, Rose
Date: 1/11/2011 3:59 PM
Subject: 11-0143-A Order on Motion for Reconsideration (previously issued Order is VOID and is hereby WITHDRAWN)
Attachments: 11-0143-A Order on Mtn for Recon.doc

Ladies -

Please see the attached Order on Motion for Reconsideration that Tom is signing today regarding this administrative variance request. For your convenience, below are the pertinent paragraphs:

WHEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this _____ day of January, 2011 that the Motion for Reconsideration filed by Karen Karmiol pursuant to the email letter dated January 4, 2011 be and is hereby **GRANTED**.

IT IS FURTHER ORDERED that the Administrative Variance relief previously granted pursuant to the Order dated December 9, 2010 shall be deemed to be **VOID** and is hereby **WITHDRAWN**, and the Petition for Administrative Variance shall be scheduled for a public hearing before the Zoning Commissioner or Deputy Zoning Commissioner at the earliest convenience, with posting and advertising as required by law at Petitioner's cost and expense.

The file will be returned to your office so that arrangements for the required hearing can be made.

Patti Zook
Baltimore County
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson MD 21204

410-887-3868

pzook@baltimorecountymd.gov



KEVIN KAMENETZ
County Executive

EDWARD C. ADAMS, JR., Director
Department of Public Works

CERTIFIED MAIL

January 10, 2011

Mr. Vitaliy Galilov
2201 Shefflin Court
Baltimore, Maryland 21209-1002

Dear Mr. Vitaliy Galilov:

Our Bureau is aware of a condition where more than one access to your residence has been recently constructed without a permit nor do they meet Baltimore County code or standard specifications.

In Baltimore County the respective property owners must apply for a permit and approval, before constructing or widening a means of access to and from the county roadway. In this instance you have not only constructed two additional entrances but have widened the existing entrance far beyond the maximum allowable limit of 24'. Additionally the newly constructed handicap ramp at the corner of Shefflin Court and Pheasant Cross Drive does not meet either Baltimore County Standard Specifications or Americans With Disabilities Act, guidelines.

Under section 18-3-304 of the Baltimore County Code, the Department of Public Works will enlist a contractor to correct the problem, billing you as property owner for all cost incurred necessary to bring your property into compliance. The cost will be placed on the property tax bill in one installment.

You may also correct the driveway entrance concerns and the pedestrian ramp yourself, or hire your own contractor. All work shall be in accordance with Baltimore County standard specifications, either R-15A or R-15B as well as ADA guidelines' and specifications. You must follow up in writing with your intent within 15 days upon receipt of this letter and work must be completed within 60 days. If we do not hear from you we must assume you wish Baltimore County to arrange for repair of the curb and gutter and to bill you when the job is completed.

We appreciate your prompt attention in this matter. For additional information regarding this notice, please contact the Bureau of Highways at 410-887-3932.

Sincerely,

A handwritten signature in black ink, appearing to read "R. T. Burgess", is written over the typed name.

Robert T. Burgess, Chief
Bureau of Highways

RTB: js

C: District Superintendent, File

citation

Thomas Bostwick - Motion for Reconsideration on CASE 2011-0143-A

From: Karen Karmiol <kkarmiol@yahoo.com>
To: <tbostwick@baltimorecountymd.gov>
Date: 01/05/11 3:49 AM
Subject: Motion for Reconsideration on CASE 2011-0143-A
CC: Karen Karmiol <kkarmiol@yahoo.com>
Attachments: 1_Proposed Covered Porch site view from road Shefflin Court.JPG; 2_Proposed Covered Porch site angled view from road Shefflin Court.JPG; 3_Proposed Covered Porch site with full driveway view - Shefflin Court.JPG; 4_Proposed Covered Porch site - view of driveway -Shefflin Court.JPG; 5_Proposed Carport - view of current driveway - Pheasant Cross.JPG; 6_Proposed Carport - angled view of current driveway - Pheasant Cross.JPG

January 4, 2011

Dear Mr. Bostwick,

I would like to file a 'Motion for Reconsideration' in respect to the memo dated December 9, 2010 'Petition for Administrative Variance' / Case No. 2011-0143-A / Property: 2201 Shefflin Court. I believe the granting of the petition was based on incomplete information and would like to request an appeal of this decision.

The incomplete information is related to the west side of the structure for which a 'proposed covered porch' was noted in both the design plat and in the 'Finds of Fact and Conclusions of Law' portion of the petition. Per my documentation, this 'covered porch' construction is becoming a second carport. Recent construction on the area designated for the porch has included the removal of curbing between the sidewalk and Shefflin Court allowing for the installation of a driveway apron. A cement car pad that runs the length of the structure has also been constructed. I have confirmed with the Office of Highways that as of Monday, January 3, 2011; a curb permit had not been filed with that office for the installation of said driveway apron.

I have attached six (6) photos for your review. Pictures 1-4 (four photos) illustrate the driveway and current use of the 'proposed covered porch' area. Pictures 5-6 (two photos) illustrate the driveway and current use of the 'proposed carport' area.

I would like to respectfully request that this 'Petition for Administrative Variance' be denied and that a formal hearing be granted.

An email response confirming receipt of this email and contents would be appreciated.

Sincerely,

Karen S. Karmiol
2205 Shefflin Court
Baltimore, MD 21209

IN RE: PETITION FOR ADMIN. VARIANCE

S side of Shefflin Court; 35 feet W
of Pheasant Cross Drive
3rd Election District
2nd Councilmanic District
(2201 Shefflin Court)

VG Property Management 110 LLC
Petitioner

* BEFORE THE
* DEPUTY ZONING
* COMMISSIONER
* FOR BALTIMORE COUNTY
* Case No. 2011-0143-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, VG Property Management 110 LLC property located at 2201 Shefflin Court. The variance request is from Section 1B02.3.B (Section 301.1 1955 Zoning Regulations) of the Baltimore County Zoning Regulations ("B.C.Z.R.") to permit 2 proposed open projections (covered porch and carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11¼ feet and 30 feet respectively (for covered porch) and a side street setback of 5 feet in lieu of the minimum required 30 feet (for carport). The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1. Petitioner states that the existing concrete parking pad is on a steep slope that makes it difficult for an aging mother to enter and exit the dwelling during inclement weather. The carport will provide protection from inclement weather.

The Zoning Advisory Committee (ZAC) comments were received and are made part of the record of this case. Comments were received from the Office of Planning dated November 3, 2010 which indicates the Office does not object to the 6 feet side yard request in lieu of the required 11¼ feet for the covered porch. The Office does object to the side street setback request

¹ Petitioner revised the size of the carport and reduced the size to 20 feet x 20 feet and amended the Petition for Administrative Variance to request 15 feet setback to the side street in lieu of the required 30 feet.

ORDER RECEIVED FOR FILING

Date

12-9-10

ps

of 5 feet in lieu of the required 30 feet for the carport. If the Petitioner revises the site plan showing a one car carport in lieu of the two car carport the amount of variance required would be approximately 20 feet in lieu of 30 feet. If the Petitioner declines the suggestion to modify the plan, this request should be scheduled for a variance hearing. Revised comments from the Office of Planning dated December 8, 2010 indicate that the Petitioner has revised the site plan reducing the size of the carport and amended the Petition to request a 15 feet setback to the side street in lieu of the required 30 feet in order to add a 20 feet x 20 feet carport. The 6 feet setback for the covered porch remains as shown on the previous site plan. The Office of Planning does not oppose the 6 feet side yard request in lieu of the required 11¼ feet for the covered porch or the 15 feet setback to the side street for the attached carport.

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on October 31, 2010 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.

ORDER RECEIVED FOR FILING

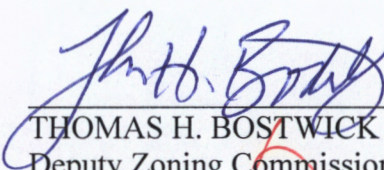
Date 12-9-10

By [Signature]

THEREFORE, IT IS ORDERED, by the Deputy Zoning Commissioner for Baltimore County, this 9th day of December, 2010 that a variance from Section 1B02.3.B (Section 301.1 1955 Zoning Regulations) of the Baltimore County Zoning Regulations ("B.C.Z.R.") to permit 2 proposed open projections (covered porch and carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11¼ feet and 30 feet respectively (for covered porch) and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport) 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.

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 12-9-10

By [Signature]



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

THOMAS H. BOSTWICK
Deputy Zoning Commissioner

December 9, 2010

VG PROPERTY MANAGEMENT 110 LLC
VITALY GALILON
2201 SHEFFLIN COURT
BALTIMORE MD 21209

Re: Petition for Administrative Variance
Case No. 2011-0143-A
Property: 2201 Shefflin Court

Dear Mr. Galilon:

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.

Sincerely,

THOMAS H. BOSTWICK
Deputy Zoning Commissioner
for Baltimore County

THB:pz

Enclosure

c: Ike Okoye, 5080 Ilchester Road, Ellicott City MD 21043

IN RE: PETITION FOR ADMIN. VARIANCE

S side of Shefflin Court; 35 feet W
of Pheasant Cross Drive
3rd Election District
2nd Councilmanic District
(2201 Shefflin Court)

VG Property Management 110 LLC
Petitioner

* BEFORE THE
* DEPUTY ZONING
* COMMISSIONER
* FOR BALTIMORE COUNTY
* **Case No. 2011-0143-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, VG Property Management 110 LLC property located at 2201 Shefflin Court. The variance request is from Section 1B02.3.B (Section 301.1 1955 Zoning Regulations) of the Baltimore County Zoning Regulations ("B.C.Z.R.") to permit 2 proposed open projections (covered porch and carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11¼ feet and 30 feet respectively (for covered porch) and a side street setback of 5 feet in lieu of the minimum required 30 feet (for carport).¹ The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1. Petitioner states that the existing concrete parking pad is on a steep slope that makes it difficult for an aging mother to enter and exit the dwelling during inclement weather. The carport will provide protection from inclement weather.

The Zoning Advisory Committee (ZAC) comments were received and are made part of the record of this case. Comments were received from the Office of Planning dated November 3, 2010 which indicates the Office does not object to the 6 feet side yard request in lieu of the required 11¼ feet for the covered porch. The Office does object to the side street setback request

¹ Petitioner revised the size of the carport and reduced the size to 20 feet x 20 feet and amended the Petition for Administrative Variance to request 15 feet setback to the side street in lieu of the required 30 feet.

of 5 feet in lieu of the required 30 feet for the carport. If the Petitioner revises the site plan showing a one car carport in lieu of the two car carport the amount of variance required would be approximately 20 feet in lieu of 30 feet. If the Petitioner declines the suggestion to modify the plan, this request should be scheduled for a variance hearing. Revised comments from the Office of Planning dated December 8, 2010 indicate that the Petitioner has revised the site plan reducing the size of the carport and amended the Petition to request a 15 feet setback to the side street in lieu of the required 30 feet in order to add a 20 feet x 20 feet carport. The 6 feet setback for the covered porch remains as shown on the previous site plan. The Office of Planning does not oppose the 6 feet side yard request in lieu of the required 11¼ feet for the covered porch or the 15 feet setback to the side street for the attached carport.

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on October 31, 2010 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 9th day of December, 2010 that a variance from Section 1B02.3.B (Section 301.1 1955 Zoning Regulations) of the Baltimore County Zoning Regulations (“B.C.Z.R.”) to permit 2 proposed open projections (covered porch and carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11¼ feet and 30 feet respectively (for covered porch) and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport) 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.

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

Thomas Bostwick - 2011- 143a :2201Shefflin Court administrative variance

From: Diana Itter
To: Thomas Bostwick
Date: 12/06/10 1:55 PM
Subject: 2011- 143a :2201Shefflin Court administrative variance
CC: Curtis Murray

This administrative variance has been set for public hearing on January 3, 2011 at your request. On Friday, I asked Debbie Wylie to let you know that the Planning Office no longer has an issue with the administrative variance request. The applicant's representative has revised the site plan now showing a one-car garage instead of a two-car garage with a 15 foot side street setback in lieu of 30 feet. I will draft a revised Planning Office comment when I receive the revised plan from PDM filed last week. Would like to discuss with you at your convenience.
Diana Itter

Assistant Chief of Community Planning
Senior Planner
2nd Councilmanic District
Baltimore County Office of Planning
105 West Chesapeake Avenue
Suite 101
Towson, MD 21204
410-887-3480



Revised Petition for ~~Administrative~~ Variance to the Zoning Commissioner of Baltimore County

for the property located at 2201 Shefflin Ct Balto 21209
which is presently zoned DR 2 (formerly R-20)

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, BCZR (Section 301.1 of the 1955

Zoning Regulations) to permit two proposed open projections (covered porch & carport) with side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11 1/2 feet and 30 feet, respectively (for covered porch), and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport).

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): VG Property MNG 10, LLC

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

Telephone No.

City

State

Zip Code

Representative to be Contacted:

Name

Address

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. 2011-0143

Reviewed By JNP

Date 10/19/2010

REV 10/25/01

Estimated Posting Date 10/31/2010

Revised 12/3/2010

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 229 Shefflin Court
Address
Baltimore Maryland 21209
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):

- A Irregular lot. Current parking pad is at a very steep slope that makes it difficult for aging mother to come in and out of house in severe weather condition. Ice and wet conditions makes the pad unusable for ambulatory occupants. Seeking variance to construct a level and covered carport.
- ② Seeking variance to construct a covered porch up to B.R.L of property.

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.

V. Galilou
Signature
Vitaly Galilou
Name - Type or Print

Signature

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 27th day of SEPT., 2010, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

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

AS WITNESS my hand and Notarial Seal

[Signature]
Notary Public
My Commission Expires 06/01/2011



From: Patricia Zook
To: Campbell, Rose; Lewis, Kristen
Date: 11/17/2010 1:22 PM
Subject: Case No. 2011-0143-A -- located at 2201 Shefflin Court - schedule hearing on this admin. variance
Attachments: IO-2011-0143-A AV schedule hearing-OP comments.doc

Kristen and Rose -

Please see the attached memorandum to the case file. Tom is calling for a public hearing on this administrative variance case.

Per the memo to the file, the Petitioner must revise the Petition for Administrative Variance to reflect that the property owner, as listed on the Maryland SDAT Real Property Records, is VG Property Management, LLC.

Patti Zook
Baltimore County
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson MD 21204

410-887-3868

pzook@baltimorecountymd.gov

Formal Demand - TB
TB
11/15-10
12/21 11 AM

BALTIMORE COUNTY, MARYLAND

Inter-Office Memorandum

DATE: November 17, 2010

TO: Kristen Matthews
Dept. of Permits and Development Management

FROM: Patricia Zook, Legal Secretary to
Thomas Bostwick, Deputy Zoning Commissioner

RE: Petition for Administrative Variance
Case No. 2011-0143-A -- located at 2201 Shefflin Court

After a review of the above-captioned case file and comments from the Office of Planning, Tom Bostwick has requested that this case be set in for a public hearing. The file also contains an e-mail from an adjacent property owner expressing concerns that the improvements have begun prior to a decision on the variance request.

The Petitioner will need to revise the Petition for Administrative Variance to reflect that the property owner, as listed on the Maryland SDAT Real Property Records, is VG Property Management, LLC.

We are returning the file to you for further processing, i.e., notifying the Petitioner and contact person, posting of the hearing notice, advertising, etc. Per Tom, the County is to post and advertise the hearing. This administrative variance case can be scheduled for Tom to hear.

Thank you for your attention and cooperation in this matter.

c: Case File
Kristen Lewis, Zoning Review Office
Rose Campbell, Zoning Review Office

Thomas Bostwick - Re: zoning variance question

From: Thomas Bostwick
To: L, B
Date: 11/03/10 4:40 PM
Subject: Re: zoning variance question

Mr. Lubich,

I don't know if anyone had yet responded to your email, but the short answer to your question is "no," it is not "normal" for variances to be granted after the fact. Most of the time, people have an idea of what they want to do with their property and they contact the County in order to get a permit or to ask questions about what the requirements, if any, may be. At that point, a County official would let them know whether they can be granted a permit or if they need to meet any other requirements -- such as a variance. So usually, the variance is requested and determined before construction.

There are some situations, however, where a variance is requested to legitimize an existing condition. Whether or not the request is for a new structure or for an existing one, we apply the same legal standard in determining whether the variance should be granted or not.

I hope this is responsive to your inquiry. Thank you.

Thomas H. Bostwick
 Deputy Zoning Commissioner
 for Baltimore County
 105 West Chesapeake Avenue, Suite 103
 Towson, Maryland 21204
 Phone: (410) 887-3868
 Fax: (410) 887-3468 >>> B L <trshml36@yahoo.com> 11/02/10 12:34 PM >>>
 Hi Mr. Wiseman and Mr. Bostick,

I'm a resident of the Greengate community off of Greenspring Avenue. The house at 2201 Shefflin Court, which is across from mine, is currently undergoing a large renovation. A zoning variance has been requested (<http://www.baltimorecountymd.gov/MeetingsandEvents/pdmevents/event/2010-10-25/administrative-variances---2201-shefflin-court/FE3FDBFC25A67578DAAD8CCBE34BE986>) for a covered porch and a carport. It appears that the porch is complete or close to it, and the carport is underway. The sign on the property and the website cited above both indicate the variance has not yet been granted. Is it normal for variances to be granted after the fact?

Thank you,
 Bruce Lubich



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 2201 SHEFFLIN COURT
which is presently zoned DR 2 (Formerly R-20)

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, BC2R (Section 301.1 of the 1955 Zoning Regulations) to permit two proposed open projections (covered porch & carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11 1/4 feet and 30 feet, respectively (for covered porch), and a side street setback of 5 feet in lieu of the minimum required 30 feet (for carport).

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):

Name - Type or Print

Signature

Name - Type or Print

Signature

Address

410-653-0128
Telephone No.

City

State

Zip Code

Representative to be Contacted:

Name

Address

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. 2011-0143-A

Reviewed By JNP

Date

10/19/2010

REV 10/25/01

Estimated Posting Date

10/31/2010

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 2201 Shefflin Court
Address
Baltimore MD 21209
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):

- ① Irregular lot. Current parking pad is at a very steep slope that makes it difficult for aging mother to come in and out of house in a severe weather. Icy and wet conditions makes the pad unusable for ambulatory occupant. Seeking variance to construct easement.
- ② Construction of covered porch up to B.R.L of property.

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.

Vitaly Galilov
Signature
Vitaly Galilov
Name - Type or Print

Signature

Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 27th day of SEPT., 2010, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

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

AS WITNESS my hand and Notarial Seal

Lilya Tseytin
Notary Public
My Commission Expires 06/01/2011



ZONING DESCRIPTION
2201 SHEFFLIN COURT

Beginning at a point on the south side of Shefflin Court which is 50 feet wide at the distance of 35 feet west of the centerline of the nearest improved intersecting street Pleasant Cross Drive which is 50 feet wide. Being Lot #56, in the subdivision of Green Gate as recorded in Baltimore County Plat Book #33, Folio #48 containing 15,985 square feet. Also known as 2201 Shefflin Court and located in the 3rd Election District, 2nd Councilmanic District.

2011-0143-A

BALTIMORE COUNTY DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2011- 0143 -A Address 2201 Shefflin Court
Contact Person: Jeffrey Perlow Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 10/19/2010 Posting Date: 10/31/2010 Closing Date: 11/15/2010

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, 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.
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 2011- 0143 -A Address 2201 Shefflin Court
Petitioner's Name Jeffrey Perlow Telephone 410-653-0128
Posting Date: 10/31/2010 Closing Date: 11/15/2010

Wording for Sign: To Permit two proposed open projections (covered porch & carport) with a side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11 1/2 feet and 30 feet, respectively (for covered porch), and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport).

WCR - Revised 7/7/08

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

No. **64736**

Date: **2/18/2011**

PAID RECEIPT

BUSINESS ACTUAL TIME DRN
 2/22/2011 2/18/2011 13:17:32 2
 REC'D BY: WALKER DOOL 100
 RECEIPT # 563749 2/18/2011 OFLN

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept Obj	BS Acct	Amount
001	806	0000		6150				82.00

Total: **82.00**

Rec From: **Vitaly Galilon**
 For: **2ND Revised Hearing Plans/Revised Petitions**
2011-0143-A (VITALY)

DISTRIBUTION
 WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER GOLD - ACCOUNTING
PLEASE PRESS HARD!!!!

Dept 5 520 ZONING VERIFICATION
 Recpt Int 182.00
 182.00 CA
 Baltimore County, Maryland

**CASHIER'S
 VALIDATION**

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

No. **62260**

Date: **12/3/2010**

PAID RECEIPT

BUSINESS ACTUAL TIME DRN
 12/06/2010 12/03/2010 13:21:48 2

REC NO.02 MAIL JEVA JEE
 >>RECEIPT N 714682 12/03/2010 OFLN

Fund	Dept	Unit	Sub Unit	Obj	Sub Obj	Dept Obj	BS Acct	Amount	Dept
001	806	0000		6150				70.00	

Total **70.00**

Rec From: **Ike Okeye**

For: **Revision of Site Plan/Portion**
2201 Shrefflin Court
2011-0143-A (VG Property Management, LLC)

5 528 ZONING VERIFICATION

CR NO. 062260

Recpt Tot \$70.00

\$70.00 CR \$70.00 CA

Baltimore County, Maryland

**CASHIER'S
 VALIDATION**

DISTRIBUTION

WHITE CASHIER PINK AGENCY YELLOW CUSTOMER GOLD ACCOUNTING
 PLEASE PRESS HARD!!!

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

No: **61053**

Date: **10/19/2010**

PAID RECEIPT

BUSINESS ACTUAL TIME DRW
 10/19/2010 10/19/2010 14:33:31 1

REG #501 WALKIN JRIC JHR
 >>RECEIPT # 476022 10/19/2010 OFLN

Dept 5 328 ZONING VERIFICATION
 CR NO. 061053

Recpt Tot \$65.00
 \$65.00 CK \$1.00 CA
 Baltimore County, Maryland

Fund	Dept	Unit	Sub Unit	Obj	Sub Obj	Dept Obj	BS Acct	Amount
001	806	0000		6150				65.00

Total: **65.00**

Rec From: **Vitaly Galilov**

For: **Adm Variance - 2201 Staff In Cont
 2011-0143-A (Galilov)**

DISTRIBUTION

WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER GOLD - ACCOUNTING
 PLEASE PRESS HARD!!!

**CASHIER'S
 VALIDATION**

CERTIFICATE OF POSTING

RE: Case No. 2011-0143-A

Petitioner/Developer PERLOW,
JEFFREY

Date Of Hearing/Closing: 11/15/10

**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 2201 SHEFFIN COURT

This sign(s) were posted on October 31, 2010
Month, Day, Year
Sincerely,

Month, Day, Year
Sincerely,

Malcolm 10/31/16
Signature of Sign Poster and Date

Martin Ogle
60 Chelmsford Court
Baltimore, Md, 21220
443-629-3411



CERTIFICATE OF POSTING

RE: Case No 2011-0143-A

Petitioner/Developer IKE
OKAYE

Date Of Hearing/Closing: 3/2/11

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 2201 SHEFFLIN COURT

This sign(s) were posted on February 15, 2011
Month, Day, Year
Sincerely,

Martin Ogle 3/15/11
Signature of Sign Poster and Date
Martin Ogle
60 Chelmsford Court
Baltimore, Md, 21220
443-629-3411

ZONING NOTICE

CASE # 2011-0143-A

A PUBLIC HEARING WILL BE HELD BY
THE ZONING COMMISSIONER
IN TOWSON, MD

ROOM 205 JEFFERSON BUILDING 105

PLACE: WEST CHESTER AVE, TOWSON 21204

DATE AND TIME: WEDNESDAY, MARCH 2, 2011
AT 10:00 A.M.

REQUEST: VARIANCE TO PERMIT TWO PROPOSED OPEN
PROTECTIONS (COVERED PORCH & CARPORT)
WITH A SIDE YARD SETBACK OF 6 FT. AND REAR YARD
SETBACK OF 23 FEET IN LIEU OF THE MINIMUM REQUIRED
11' FEET AND 30 FEET, RESPECTIVELY (FOR COVERED PORCH)
AND A SIDE STREET SETBACK OF 15 FEET IN LIEU OF THE
MINIMUM REQUIRED 30 FEET (FOR CARPORT).

NOTIFICATION OF THE HEARING, OR OTHER EMERGENCY MAY BE NECESSARY.
TO CANCEL OR RESCHEDULE CALL 410-887-3341

DO NOT REMOVE THIS SIGN AND PUT UPON DAY OF HEARING UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

02/15/2011

Matthew J. 2/15/11

THE DAILY RECORD

Baltimore, February 23, 2011

Case Number: 2011-0143-A
- Notice of Zoning Hearing -
2201 Shefflin Court

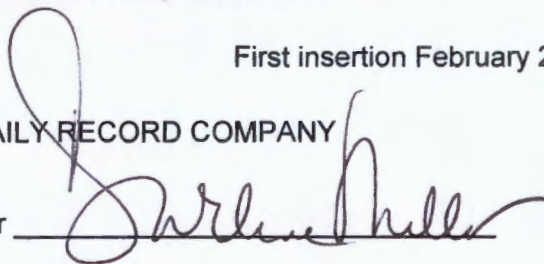
Inv:# 30462167

We hereby certify that the annexed advertisement of Case Number: 2011-0143-A - Notice of Zoning Hearing - 2201 Shefflin Court was published in THE DAILY RECORD, a daily newspaper published in the State of Maryland on 02/23/2011.

First insertion February 23, 2011

THE DAILY RECORD COMPANY

Per



NOTICE OF ZONING HEARING

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

CASE NUMBER: 2011-0143-A

2201 Shefflin Court

S/side of Shefflin Court, 35 ft. w/of Pheasant Cross Drive

3rd Election District - 2nd Councilmanic District

Legal Owner: VG Property Management, LLC, Vitaly Gallov

Variance to permit an open projection (covered carport) with a side street setback of 14 feet in lieu of the minimum required 30 feet; to permit an open projection (brick archway) with a side and rear setback of 0 feet, respectively, in lieu of the minimum required 11 1/4 feet and 30 feet respectively, and any other relief deemed necessary by the Zoning Commissioner.

Hearing: Wednesday, March 2, 2011 at 10:00 a.m. in Room 205, Jefferson Building, 105 West Chesapeake Avenue, Towson 21204

ARNOLD JABLON,

Director of Permits, Approvals and
Inspections for Baltimore County.

NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS, PLEASE CONTACT THE OFFICE OF ADMINISTRATIVE HEARINGS AT 410-887-3868.

(2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

NOTICE OF ZONING HEARING

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

Case: # 2011-0143-A

2201 Shefflin Court

S/side of Shefflin Court, 35 ft. w/of Pheasant Cross Drive

3rd Election District — 2nd Councilmanic District

Legal Owner(s): VG Property Management, LLC, Vitaly Gailov

Variance: to permit two proposed open projections (covered porch & carport) with a side yard setback of 6 ft. and rear yard setback of 23 feet in lieu of the minimum required 11 1/4 feet and 30 feet, respectively (for covered porch) and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport).

Hearing: Wednesday, March 2, 2011 at 10:00 a.m. in Room 205, Jefferson Building, 105 West Chesapeake Avenue, Towson 21204.

ARNOLD JABLON, DIRECTOR OF PERMITS, APPROVALS AND INSPECTIONS FOR BALTIMORE COUNTY

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

JT 2/675 February 15

267164

CERTIFICATE OF PUBLICATION

2/17/, 2011

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 2/15/, 2011.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News

S. Wilkinson

LEGAL ADVERTISING

TO: PATUXENT PUBLISHING COMPANY
Tuesday, February 15, 2011 Issue - Jeffersonian

Please forward billing to:
Vitaly Galilov
2201 Shefflin Court
Baltimore, MD 21209

410-653-0128

NOTICE OF ZONING HEARING

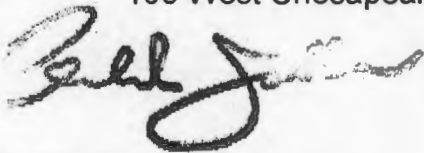
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CASE NUMBER: 2011-0143-A

2201 Shefflin Court
S/side of Shefflin Court, 35 ft. w/of Pheasant Cross Drive
3rd Election District – 2nd Councilmanic District
Legal Owner: VG Property Management, LLC, Vitaly Galilov

Variance to permit two proposed open projections (covered porch & carport) with a side yard setback of 6 ft. and rear yard setback of 23 feet in lieu of the minimum required 11 ¼ feet and 30 feet, respectively (for covered porch) and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport).

Hearing: Wednesday, March 2, 2011 at 10:00 a.m. in Room 205, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



Arnold Jablon
Director of Permits, Approvals and Inspections for Baltimore County

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE OFFICE OF ADMINISTRATIVE HEARINGS AT 410-887-3868.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: Daily Record
Wednesday, February 23, 2011 Issue

Please forward billing to:
Vitaly Galilov
2201 Shefflin Court
Baltimore, MD 21209

410-653-0128

NOTICE OF ZONING HEARING

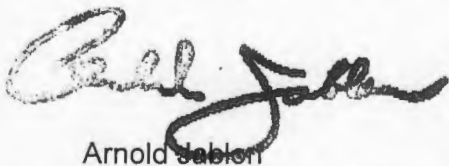
The Administrative Law Judges of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

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Hearing: Wednesday, March 2, 2011 at 10:00 a.m. in Room 205, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



Arnold Jablon
Director of Permits, Approvals and Inspections for Baltimore County

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE OFFICE OF ADMINISTRATIVE HEARINGS AT 410-887-3868.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



KEVIN KAMENETZ
County Executive

ARNOLD JABLON
Deputy Administrative Officer
Director, Department of Permits,
Approvals & Inspections

February 2, 2011

NOTICE OF ZONING HEARING

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

CASE NUMBER: 2011-0143-A

2201 Shefflin Court

S/side of Shefflin Court, 35 ft. w/of Pheasant Cross Drive

3rd Election District – 2nd Councilmanic District

Legal Owner: VG Property Management, LLC, Vitaly Galilov

Variance to permit two proposed open projections (covered porch & carport) with a side yard setback of 6 ft. and rear yard setback of 23 feet in lieu of the minimum required 11 ¼ feet and 30 feet, respectively (for covered porch) and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport).

Hearing: Wednesday, March 2, 2011 at 10:00 a.m. in Room 205, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

A handwritten signature in black ink, appearing to read "Arnold Jablon".

Arnold Jablon
Director, PAI

AJ:kl

C: Vitaly Galilov, 2201 Shefflin Ct., Baltimore 21209
Ike Okaye, 5080 Ilchester Rd., Ellicott City 21043
Karen Karmioli, 2205 Shefflin Ct., Baltimore 21209

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY TUESDAY, FEBRUARY 15, 2011.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE OFFICE OF ADMINISTRATIVE HEARINGS AT 410-887-3868.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: PATUXENT PUBLISHING COMPANY
Thursday, December 16, 2010 Issue - Jeffersonian

Please forward billing to:

Deborah Kendall-Sipple
Permits & Development Management, Ste. 105
111 West Chesapeake Avenue
Towson, MD 21204

410-887-3353

NOTICE OF ZONING HEARING

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

CASE NUMBER: 2011-0143-A

2201 Shefflin Court

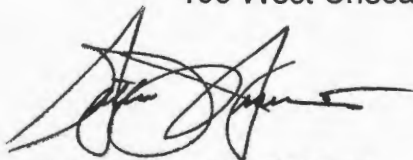
S/side of Shefflin Court, 35 feet west of Pheasant Cross Drive

3rd Election District – 2nd Councilmanic District

Legal Owners: VG Property Management, LLC, Vitaly Galilou

Variance to permit two proposed open projections (covered porch & carport) with side yard setback of 6 feet and rear yard setback of 23 feet in lieu of the minimum required 11 ¼ feet and 30 respectively, (for covered porch); and a side street setback of 5 feet in lieu of the minimum required 30 feet (for carport).

Hearing: Monday, January 3, 2011 at 9:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

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



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development
~~November 29, 2010~~

NOTICE OF ZONING HEARING

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

CASE NUMBER: 2011-0143-A

2201 Shefflin Court

S/side of Shefflin Court, 35 feet west of Pheasant Cross Drive

3rd Election District – 2nd Councilmanic District

Legal Owners: VG Property Management, LLC, Vitaly Galilou

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Hearing: Monday, January 3, 2011 at 9:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

Timothy Kotroco
Director

TK:kl

C: Vitaly Galilou, VG Property LLC, 2201 Shefflin Court, Baltimore 21209
Ike Okoye, 5080 Ilchester Road, Ellicott City 21043

- NOTES: (1) THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY SAT., DECEMBER 18, 2010.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



KEVIN KAMENETZ
County Executive

ARNOLD JABLON
Deputy Administrative Officer
Director, Department of Permits,
Approvals & Inspections

February 2, 2011

NOTICE OF ZONING HEARING

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2201 Shefflin Court

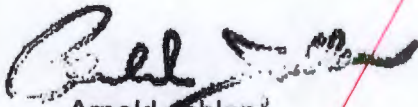
S/side of Shefflin Court, 35 ft. w/of Pheasant Cross Drive

3rd Election District – 2nd Councilmanic District

Legal Owner: VG Property Management, LLC, Vitaly Galilov

Variance to permit two proposed open projections (covered porch & carport) with a side yard setback of 6 ft. and rear yard setback of 23 feet in lieu of the minimum required 11 ¼ feet and 30 feet, respectively (for covered porch) and a side street setback of 15 feet in lieu of the minimum required 30 feet (for carport).

Hearing: Wednesday, March 2, 2011 at 10:00 a.m. in Room 205, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



Arnold Jablon
Director, PAI

AJ:kl

C: Vitaly Galilov, 2201 Shefflin Ct., Baltimore 21209
Ike Okaye, 5080 Ilchester Rd., Ellicott City 21043
Karen Karmiol, 2205 Shefflin Ct., Baltimore 21209

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY TUESDAY, FEBRUARY 15, 2011.**
- (2) **HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE OFFICE OF ADMINISTRATIVE HEARINGS AT 410-887-3868.**
- (3) **FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.**

Zoning Review | County Office Building
111 West Chesapeake Avenue, Room 111 | Towson, Maryland 21204 | Phone 410-887-3391 | Fax 410-887-3048
www.baltimorecountymd.gov



KEVIN KAMENETZ
County Executive

ARNOLD JABLON
Deputy Administrative Officer
Director, Department of Permits,
Approvals & Inspections

February 22, 2011

NEW NOTICE OF ZONING HEARING

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

CASE NUMBER: 2011-0143-A

2201 Shefflin Court

S/side of Shefflin Court, 35 ft. w/of Pheasant Cross Drive

3rd Election District – 2nd Councilmanic District

Legal Owner: VG Property Management, LLC, Vitaly Galilov

Variance to permit an open projection (covered carport) with a side street setback of 14 feet in lieu of the minimum required 30 feet; to permit an open projection (brick archway) with a side and rear setback of 0 feet, respectively, in lieu of the minimum required 11 ¼ feet and 30 feet respectively, and any other relief deemed necessary by the Zoning Commissioner.

Hearing: Tuesday, March 8, 2011 at 2:00 p.m. in Room 205, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

A handwritten signature in black ink, appearing to read "Arnold Jablon", is written over the printed name and title.

Arnold Jablon
Director, PAI

AJ:kl

C: Vitaly Galilov, 2201 Shefflin Ct., Baltimore 21209
Ike Okaye, 5080 Ilchester Rd., Ellicott City 21043
Karen Karmiol, 2205 Shefflin Ct., Baltimore 21209

- NOTES: (1) THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY MONDAY, FEBRUARY 21, 2011.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE OFFICE OF ADMINISTRATIVE HEARINGS AT 410-887-3868.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



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

November 15, 2010

Vittalo Galilon
2201 Shefflin Court
Baltimore Md 21209

Dear Mr. Galilon:

RE: 2011-0143-A , 2201 Shefflin Court

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits and Development Management (PDM) on October 19, 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, reading "W. Carl Richards, Jr.".

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:rjc

Enclosures

c: People's Counsel
File



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

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

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: OCT, 27, 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. 2011-0143-A
2201 SHEFFLIN COURT
GALILON 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. 2011-0143-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,

A handwritten signature in dark ink, appearing to read "Michael P. Bailey".

For 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: November 1, 2010

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

SUBJECT: Zoning Advisory Committee Meeting
For November 8, 2010
Item No. 2011-143

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

The covered garage shall be located at least 6 feet (as noted on plan) from the property line.

DAK:CEN:cab
cc: File
ZAC-ITEM NO 11-143-11082010.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

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

DATE: November 3, 2010

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

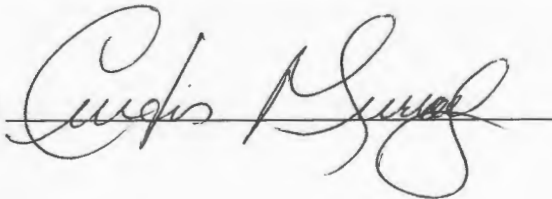
SUBJECT: Zoning Advisory Petition(s): **Case(s) 11-143- Administrative Variance**

The Office of Planning does not object to the 6-foot side yard request in lieu of the required 11-¼ feet for the covered porch.

The Office does object to the side street setback request of 5-feet in lieu of the required 30-feet for the carport. If the petitioner revises the site plan showing a one-car carport in lieu of the two-car carport the amount of variance required would be approximately 20' in lieu of 30-feet. If the applicant declines the suggestion to modify the plan this should be scheduled for a Variance hearing.

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

Prepared By:
CM/LL



AV
11-15-10

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



RECEIVED

DEC 01 2010

ZONING COMMISSIONER

TO: Timothy M. Kotroco
FROM: Dave Lykens, DEPRM - Development Coordination
DATE: December 1, 2010
SUBJECT: Zoning Item # 11-143-A
Address 2201 Shefflin Court
(Galilon Property)

Zoning Advisory Committee Meeting of October 25, 2010.

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

Reviewer: JWL Date: 12/1/10

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: George Klunk, (Acting) Director
Department of Permits and
Development Management

DATE: December 8, 2010

FROM: Jeff Mayhew
(Acting) Director, Office of Planning

RECEIVED

SUBJECT: 2201 Shefflin Court

DEC 08 2010

INFORMATION:

Item Number: 11-143 (*revised*)

ZONING COMMISSIONER

Petitioner: Vitaly Galilou

Zoning: DR 2

Requested Action: Administrative Variance

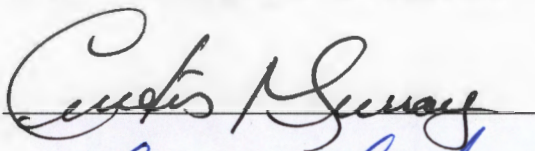
The petitioner has revised the site plan, reducing the size of the carport and amended the petition for administrative variance to request a 15 foot setback to the side street in lieu of the required 30 feet in order to add a 20' x 20' carport, the six-foot setback for the covered porch remains as shown on the previous plan.

SUMMARY OF RECOMMENDATIONS:

The Office of Planning does not oppose the 6-foot side yard request in lieu of the required 11-¼ feet for the covered porch or the 15-foot setback to the side street for the attached carport.

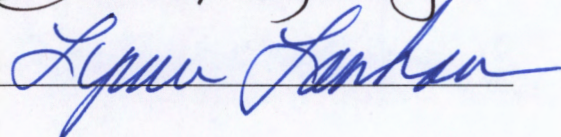
For further information concerning the matters stated here in, please contact Diana Itter at 410-887-3480.

Prepared by:



Division Chief:

JM/LL: CM



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits,
Approvals and Inspections

DATE: March 7, 2011

FROM: Jeff Mayhew
(Acting) Director, Office of Planning

SUBJECT: 2201 Shefflin Court

RECEIVED

MAR 07 2011

Item Number: 2011- 143

Petitioner: VG Property Mng 10, LLC

Property Size: .37 acres

Zoning: DR 2

Requested Action: Variance

ZONING COMMISSIONER

SUMMARY OF RECOMMENDATIONS:

The property in question was the subject of an administrative variance request for a carport to be setback 15 feet from the side street in lieu of 30 feet and an open porch 6 feet from the side lot line in lieu of 11 ¼ feet, originally granted by Deputy Zoning Commissioner Bostwick on December 9, 2010. A motion for reconsideration was granted on January 11, 2011 making the prior administrative variance null and void.

The petition for variance for a carport with a 14 foot setback from the side street and a 0' side and rear setback for a brick archway was subsequently filed with a second revised site plan.

The second revised site plan does not appear to be drawn to scale and has inaccurate dimensions. The carport is well under construction and does not appear to be setback 14 feet from the side street, Pheasant Cross Drive. The paved width for Pheasant Cross Drive and Shefflin Court is shown as 3' instead of 24 feet.

1. Provide an accurate site plan prepared by a licensed professional surveyor, engineer or landscape architect. This will determine the correct setback variance to be requested from the side street.
2. The Office of Planning objects to a second curb cut from Shefflin Court as it does not appear to be needed.
3. The Office of Planning objects to the 0' setback for the retaining wall and archway and will reserve comment on the carport side street setback variance until such time as an accurate site plan is submitted and a correct distance from the side street is ascertained.

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

Prepared By: _____

Section Chief: _____

LL

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits, Approvals
And Inspections

DATE: March 21, 2011

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

SUBJECT: Zoning Advisory Committee Meeting
For March 7, 2011
Item Nos. 2011- 143, 241, 246, 247
and 250

The Bureau of Development Plans Review has reviewed the subject-zoning items, and we have no comments.

DAK:CEN:cab

cc: File

G:\DevPlanRev\ZAC -No Comments\ZAC-03072011 -NO COMMENTS.doc

Patricia Zook - Re: Comments needed - Administrative Variances that closed 11-15-10

From: Dennis Kennedy
To: Zook, Patricia
Date: 11/16/2010 11:40 AM
Subject: Re: Comments needed - Administrative Variances that closed 11-15-10

Patti:

We have no comment on Items 2011-0141, 0142, 0146, and 0147. Carol will bring you a copy of our comment on 2011-0143.

Dennis

>>> Patricia Zook 11/16/2010 10:59 AM >>>

I forgot to mention that if you don't have comments, feel free to reply to this e-mail and I'll place it in the file(s).

Thanks again.

Good morning Dennis -

The following administrative variance case files were just brought over and they are missing comments from your office:

2011-0147-A, 2011-0146-A, 2011-0142-A, 2011-0143-A and 2011-0141-A.

Thanks for your help, Dennis.

Patti Zook
Baltimore County
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson MD 21204

410-887-3868

pzook@baltimorecountymd.gov

RE: PETITION FOR VARIANCE * BEFORE THE
2201 Shefflin Court; S/side of * ZONING COMMISSIONER
Shefflin Court; 35 feet W/of *
Pheasant Cross Drive * FOR
3rd Election & 2nd Councilmanic Districts *
Legal Owner(s): Vitaly Galilov * BALTIMORE COUNTY
Petitioner(s) *
* 2011-0143-A

* * * * *

ENTRY OF APPEARANCE

Pursuant to Baltimore County Charter § 524.1, please enter the appearance of People's Counsel for Baltimore County as an interested party in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and the passage of any preliminary or final Order. All parties should copy People's Counsel on all correspondence sent and all documentation filed in the case.

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

CAROLE S. DEMILIO
Deputy People's Counsel
Jefferson Building, Room 204
105 West Chesapeake Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 28th day of February, 2011, a copy of the foregoing Entry of Appearance was mailed to Vitaly Galilov, 2201 Shefflin Court, Baltimore, Maryland 21209 Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

DIVISION OF CODE INSPECTIONS AND ENFORCEMENT

ACTIVE VIOLATION CASE DOCUMENTS

BALTIMORE COUNTY MARYLAND
INTER-OFFICE CORRESPONDENCE

DATE: March 2, 2011

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

FROM: Glenn Berry, Chief
Division of Code Inspections & Enforcement

SUBJECT: Item No.: 0143-A
Legal Owner/Petitioner: VG Property Management 110 LLC
Contract Purchaser: N/A
Property Address: 2201 Shefflin Ct.
Location Description: S/side of Shefflin Ct., 35' W of Pheasant Cross

VIIOLATION INFORMATION: Case No. Co0088425
Defendants: Vitaly Galilov

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

NAME	ADDRESS
Karen S. Karmioli	2205 Shefflin Ct., Balto. Md. 21209

Please note: As of 03/01/2009 - The site plan & the permits for brick fence (B755839) & carport (B755532) still do not conform as to "as built". Engineer & builder to rectify asap. Will forward documents if completed in time.

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

- ☐ 1. Complaint letter/memo/email/fax (if applicable)
- ☒ 2. Code Enforcement Officer's report and notes
- ☐ 3. State Tax Assessment printout
- ☐ 4. State Tax Parcel Map (if applicable)
- ☐ 5. MVA Registration printout (if applicable)
- ☐ 6. Deed (if applicable)
- ☐ 7. Lease-Residential or Commercial (if applicable)
- ☒ 8. Photographs including dates taken
- ☒ 9. Correction Notice/Code Violation Notice
- ☐ 10. Citation and Proof of Service (if applicable)
- ☐ 11. Certified Mail Receipt (if applicable)
- ☒ 12. Final Order of the Deputy Zoning Commissioner
- ☒ 13. Building Permits (6)
- ☒ 14. Approved Site Plan
- ☒ 15. Order on motion for reconsideration
- ☒ 16. Letter of intent to reduce height of wall

AGB/kh
C: Code Enforcement Officer



Department of Permits, Approvals & Inspections

Facility History Report

Report Criteria:
Facility Record ID: FA0121754

Facility:	Owner :	Councilmanic District	Election District	Number of Complaints	Number of Programs
FA0121754 PDM 0308064278 2201 SHEFFLIN CT BALTIMORE MD 21209	VG PROPERTY MANAGEMENT 110 LLC 2118 BURDOCK RD BALTIMORE MD 21209	2	3	3	

Record ID	AS/400 Case Number	Assigned To	Received Date	Received By	Status	Hearing Date	ADC Grid
CO0089286		Jake Kemp	01/19/2011	Lisa Henson	Open - Normal		26C9
Complaint Description: BRICK WALL OVER 6'					Complainant: RICK 5312 WINTER MOSS CT COLUMBIA, MD 21045		

Daily Activity Details - No Data
Violation Details - No Data

Comment Details - No Comments

Lien Information - None

Record ID	AS/400 Case Number	Assigned To	Received Date	Received By	Status	Hearing Date	ADC Grid
CO0088425		Glenn Berry	01/19/2011	Lisa Henson	Open - Normal		26C9
Complaint Description: BRICK WALL OVER 6'					Complainant: RICK 5312 WINTER MOSS CT COLUMBIA, MD 21045		

Daily Activity Details

Serial Number	Inspector	Activity Date	Service	Result	Action
DA0093025	Jake Kemp	02/16/2011	REINSPECTION	NOT IN COMPLIANCE	MONITOR
Inspector Notes: 2/16/11 SITE INSPECTION WITH H.R. AS PER JG,DB. CARPORT UNDER CONSTRUCTION. TRUSSES ARE SET. B755532 IS REVOKED AS PER D.B. AFTER MEETING WITH MYSELF DB,JG.OWNER AND BRUNO (ZONING) IN RESPONSE TO AN "ORDER FOR MOTION FOR RECONSIDERATION (REQUEST FOR ZONING CS. 2011-0143A) WHICH IS BE HELD 5/2/11. ALSO, CHECK FOR BRICK FENCE REDUCTION TO MEET CODE. P/U 2/28/11 J.KEMP/NS***					

Violation Details

Violation Record ID: IV0047952 Comply By: 02/28/2011 Complied On: Status: NOT IN COMPLIANCE
Program Category/Section Source: Building Inspection/IBC Violation Description: IBC Violation
Correction Text:
Violation Text:
Violation Comment:

Serial Number	Inspector	Activity Date	Service	Result	Action
DA0092195	Glenn Berry	02/07/2011	IN-OFFICE ADMINISTRATIVE WORK	NOT IN COMPLIANCE	MONITOR
Inspector Notes: 02/08/11 PETER FORBES (CONTRACTOR) CAME TO COUNTY TO APPLY FOR PERMIT FOR CARPORT. B755532. HE GAVE ME LETTER STATING 4' OF BRICK FENCE WILL BE REDUCED TO 6' SIGNED BY OWNER. HE WOULD ALSO APPLY FOR FENCE PERMIT. P/U 02/21/11 TO SEE IF FENCE IS IN COMPLIANCE TO J.KEMP. G.BERRY/KH.					

Violation Details - No Data

Serial Number	Inspector	Activity Date	Service	Result	Action
---------------	-----------	---------------	---------	--------	--------



Department of Permits, Approvals & Inspections

Facility History Report

Report Criteria:
Facility Record ID: FA0121754

Facility:	Owner :	Councilmanic District	Election District	Number of Complaints	Number of Programs
FA0121754 PDM 0308064278 2201 SHEFFLIN CT BALTIMORE MD 21209	VG PROPERTY MANAGEMENT 110 LLC 2118 BURDOCK RD BALTIMORE MD 21209	2	3	3	

DA0091482 Glenn Berry 01/28/2011 REINSPECTION NOT IN COMPLIANCE MONITOR
Inspector Notes: 01/27/11 COMPL. CALLED. WENT OVER WHAT WAS ENTERED IN FILE ON 01/25/11. I TOLD HIM IF BLDR. DID NOT COME BACK TO COUNTY TO APPLY FOR PERMIT BY 02/07/11. WE WOULD ISSUE CORR. NO. NO CHANGE IN P/U. G.BERRY/KH.

Violation Details - No Data

Serial Number	Inspector	Activity Date	Service	Result	Action
DA0091377	Glenn Berry	01/25/2011	REINSPECTION	FACT FINDING	MONITOR
Inspector Notes: 01/25/11 CONTRACTOR CAME INTO APPLY FOR CARPORT, DUE TO CORR. NO. ON WALL. HE COULD NOT APPLY FOR PERMIT. I TALKED TO C. RICHARDS, THE BRICK WALL BUILT ON TOP OF RET. WALL WOULD BE VIEWED AS A FENCE. PORTION OF WALL WOULD HAVE TO BE REMOVED. ALSO PLOT PLAN WOULD HAVE TO SHOW ELEV. PORCH ON FRONT OF HOUSE WOULD HAVE TO BE SHOWN. PERMIT IS REGARDED FOR FENCE. P/U 02/01/11. G.BERRY/KH.					

Violation Details - No Data

Serial Number	Inspector	Activity Date	Service	Result	Action
DA0090956	Jake Kemp	01/19/2011	INITIAL INSPECTION	NOT IN COMPLIANCE	MONITOR
Inspector Notes: 1/19/11 SITE INSPECTION 8 PHOTOS TAKEN. MET W/PARENTS OF COMPLAINANT WHO RESIDE AT 2203. OBSERVED APPROX. 10' H X 16' W (SEE PHOTOS). NO PERMIT ON FILE. WILL INVESTIGATE TO SEE IF PERMIT IS REQUIRED. COMPLAINANT UPDATED. (G.B. & D.B. TO MEET WITH ZONING 1/24/11). P/U 1/25/11 J.KEMP/NS***					

Violation Details

Violation Record ID: IV0047180 Comply By: 02/21/2011 Complied On: Status: NOT IN COMPLIANCE
 Program Category/Section Source: Building Inspection/IBC Violation Description IBC Violation
 Correction Text:
 Violation Text:
 Violation Comment:

Comment Details - No Comments

Lien Information - None

Record ID	AS/400 Case Number	Assigned To	Received Date	Received By	Status	Hearing Date	ADC Grid
CO0084951		Jim Garland	09/27/2010	Nichollette Shelton	Closed		26C9
Complaint Description: FAILING RETAINING WALL					Complainant: IKE OKOYE 3017043776		

Daily Activity Details

Serial Number	Inspector	Activity Date	Service	Result	Action
DA0081044		09/29/2010	INITIAL INSPECTION	FACT FINDING	CLOSE CASE
Inspector Notes: 9/29/10 SITE INSPECTION WAS WRONG ADDRESS GIVEN. WILL OPEN NEW FILE FOR 2203 SHEFFLIN CT. N.C.A. CASE CLOSED. J.KEMP/NS***					

Violation Details - No Data



Department of Permits, Approvals & Inspections

Facility History Report

Report Criteria:
Facility Record ID: FA0121754

Facility:

FA0121754
PDM 0308064278
2201 SHEFFLIN CT
BALTIMORE MD 21209

Owner :

VG PROPERTY MANAGEMENT 110 LLC
2118 BURDOCK RD
BALTIMORE MD 21209

Councilmanic District

2

Election District

3

**Number of
Complaints**

3

**Number of
Programs**

Comment Details - No Comments

Lien Information - None







Forbes Builder & Home
Improvement, Inc.
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(410) 574-1598
www.ForbesBuilder.com
Building your Dream

02/23/2011



02/23/2011



Baltimore County
Department of Permits and
Development Management

Code Inspections & Enforcement
County Office Building
111 West Chesapeake Avenue
Towson, MD 21204

OFFICE HOURS: 7:30 am - 3:30 pm

Building Inspection: 410-887-3953

Plumbing Inspection: 410-887-3620

Electrical Inspection: 410-887-3960

BALTIMORE COUNTY UNIFORM CODE ENFORCEMENT CORRECTION NOTICE

Citation Case No. 0088425	Property No.	Zoning:
-------------------------------------	--------------	---------

Name(s):

**VG Property Management II LLC
Victor Galbo**

Address:

2118 Burdock Rd Pikesville MD 21091

Violation:

Location:

2201 Shettler Ct.

DID UNLAWFULLY VIOLATE THE FOLLOWING BALTIMORE COUNTY LAWS:

Baltimore County Council B.11 47-10

Part 112.6 Revocation of Permits

**B755532 has been revoked.
Please, provide new accurate
site plan and submit to
Zoning and "motion for reconsid-
eration of 2011-0143 A to be held
May 2, 2011**

YOU ARE HEREBY ORDERED TO CORRECT THESE VIOLATION(S) ON OR BEFORE:

ON OR BEFORE:	DATE ISSUED:
---------------	--------------

FAILURE TO COMPLY WITH THE DEADLINE STATED IS A MISDEMEANOR. A CONVICTION FOR EACH VIOLATION SUBJECTS YOU TO POTENTIAL FINES OF \$200, \$500, OR \$1000 PER DAY, PER VIOLATION, DEPENDING ON VIOLATION, OR 90 DAYS IN JAIL, OR BOTH.

Print Name

INSPECTOR:

STOP WORK NOTICE

PURSUANT TO INSPECTION OF THE FOREGOING VIOLATIONS, YOU SHALL CEASE ALL WORK UNTIL THE VIOLATIONS ARE CORRECTED AND/OR PROPER PERMITS OBTAINED. WORK CAN RESUME WITH THE APPROVAL OF THE DIVISION OF CODE INSPECTIONS AND ENFORCEMENT. THESE CONDITIONS MUST BE CORRECTED NO LATER THAN:

ON OR BEFORE: 5/2/11	DATE ISSUED: 2/15/11
--------------------------------	--------------------------------

INSPECTOR:

Rev. 7/09

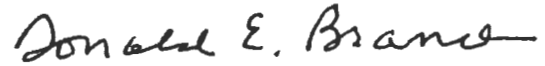
AGENCY

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT



TIMOTHY M. KOTROCO, Director



DONALD E. BRAND, Buildings Engineer

BUILDING PERMIT

PERMIT #: B747312 CONTROL #: MR DIST: 03 PREC: 01
DATE ISSUED: 09/15/2010 TAX ACCOUNT #: 0308064278 CLASS: 04

PLANS: CONST 02 PLOT 2 R PLAT 0 DATA 0 ELEC NO PLUM NO
LOCATION: 2201 SHEFFLIN CT
SUBDIVISION: GREEN GATE

OWNERS INFORMATION

NAME: ISAAC, F MORTON AND SONIA
ADDR: 2201 SHEFFLIN CT 21209

TENANT:

CONTR: FORBES HOME IMPROVEMENT AND CONSTRUCTION
ENGNR:

SELLR:

WORK: CONST COVERD PORCH ON REAR OF SFD 12'X27'=324SF
CONST COVERD PORCH ON FRNT 9.5X5'=47.50SF
OVERALL 870SF. ALTS TO REPLACE BRICK VENEER
ON EXTERIOR OF SFD.

BLDG. CODE:

RESIDENTIAL CATEGORY: DETACHED

OWNERSHIP: PRIVATELY OWNED

PROPOSED USE: SFD AND ADD'N AND ALTS

EXISTING USE: SFD

TYPE OF IMPRV: ADDITION

USE: ONE FAMILY

FOUNDATION:

SEWAGE: PUBLIC EXIST

BASEMENT:

WATER: PUBLIC EXIST

LOT SIZE AND SETBACKS

SIZE: 14450SF

FRONT STREET:

SIDE STREET:

FRONT SETB: 41'

SIDE SETB: NC/NC

SIDE STR SETB:

REAR SETB: 30+

03R INSPECTOR COPY

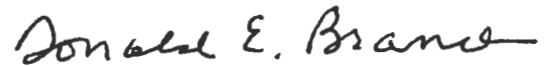
PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT



TIMOTHY M. KOTROCO, Director



DONALD E. BRAND, Buildings Engineer

BUILDING PERMIT

PERMIT #: B748532 CONTROL #: MR DIST: 03 PREC: 01
DATE ISSUED: 10/04/2010 TAX ACCOUNT #: 0308064278 CLASS: 04

PLANS: CONST 00 PLOT 0 R PLAT 0 DATA 0 ELEC NO PLUM NO
LOCATION: 2201 SHEFFLIN CT
SUBDIVISION: GREEN GATE

OWNERS INFORMATION

NAME: VG PROPERTY MANAGEMENT 110 LLC
ADDR: 2118 BURDOCK RD 21209-1002

TENANT:

CONTR: FORBES HOME IMPROVEMENT AND CONSTRUCTION
ENGNR:
SELLR: OK TO WAIVE PLANS - PH
WORK: CONST COVERD PORCH ON REAR OF SFD 12'X27'=324SF
CONST COVERED PORCH ON FRNT 9.5X5'=47.50SF
OVERALL 870SF. ALTS TO REPLACE BRICK VENEER
ON EXTERIOR OF SFD. REVISION, CHNG IN CONST, TO
ADD NEW ROOF TRUSS SYSTEM. MEETS FRNT AVG
REQUIREMENTS PER APPL. PERMIT EXPIRES 9/15/11.

BLDG. CODE:

RESIDENTIAL CATEGORY: DETACHED OWNERSHIP: PRIVATELY OWNED

PROPOSED USE: SFD AND ADD'N AND ALTS
EXISTING USE: SFD

TYPE OF IMPRV: ADDITION

USE: ONE FAMILY

FOUNDATION:

SEWAGE: PUBLIC EXIST

BASEMENT:

WATER: PUBLIC EXIST

LOT SIZE AND SETBACKS

SIZE: 15985SF
FRONT STREET:
SIDE STREET:
FRONT SETB: 41'
SIDE SETB: NC/NC
SIDE STR SETB:
REAR SETB: 30+

03R INSPECTOR COPY

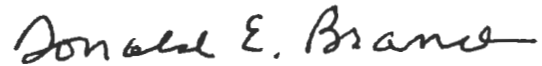
PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT



TIMOTHY M. KOTROCO, Director



DONALD E. BRAND, Buildings Engineer

BUILDING PERMIT

PERMIT #: B752433 CONTROL #: MR DIST: 03 PREC: 01
DATE ISSUED: 12/06/2010 TAX ACCOUNT #: 0308064278 CLASS: 04

PLANS: CONST 00 PLOT 2 R PLAT 0 DATA 0 ELEC YES PLUM NO
LOCATION: 2201 SHEFFLIN CT
SUBDIVISION: GREEN GATE

OWNERS INFORMATION

NAME: VG PROPERTY MANAGEMENT 110 LLC
ADDR: 2118 BURDOCK RD 21209-1002

TENANT:

CONTR: FORBES HOME IMPROVEMENT CONST
ENGR:
SELLR:

WORK: CONST COVERED PORCH W/STEPS TO GRADE ON SIDE OF
EX SFD. 7'X39'=273SF. SEE B748565 FOR ADD'L
WORK.

BLDG. CODE:

RESIDENTIAL CATEGORY: DETACHED

OWNERSHIP: PRIVATELY OWNED

PROPOSED USE: SFD AND ADD'N
EXISTING USE: SFD

TYPE OF IMPRV: ADDITION

USE: ONE FAMILY

FOUNDATION:

SEWAGE: PUBLIC EXIST

BASEMENT:

WATER: PUBLIC EXIST

LOT SIZE AND SETBACKS

SIZE: 15985SF

FRONT STREET:

SIDE STREET:

FRONT SETB: NC

SIDE SETB: 35'/NC

SIDE STR SETB:

REAR SETB: NC

03R INSPECTOR COPY

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT

Timothy M. Kotroco

TIMOTHY M. KOTROCO, Director



Donald E. Brand

DONALD E. BRAND, Buildings Engineer

BUILDING PERMIT

PERMIT #: B753106 CONTROL #: F- DIST: 03 PREC: 01
DATE ISSUED: 12/16/2010 TAX ACCOUNT #: 0308064278 CLASS: 04

PLANS: CONST PLOT R PLAT DATA ELEC PLUM
LOCATION: 2201 SHEFFLIN CT
SUBDIVISION: GREEN GATE

OWNERS INFORMATION

NAME: VG PROPERTY MANAGEMENT 110 LLC
ADDR: 2201 SHEFLIN CT

TENANT: OWNER

CONTR: OWNER

ENGNR:

SELLR:

WORK: ERECT 330LF OF 6'H VINYL FENCE IN
REAR YARD OF EXT SFD AS PER SITE PLAN.

BLDG. CODE:

RESIDENTIAL CATEGORY:

OWNERSHIP:

PROPOSED USE: SFD + FENCE

EXISTING USE:

TYPE OF IMPRV:

USE:

FOUNDATION:

SEWAGE:

BASEMENT:

WATER:

LOT SIZE AND SETBACKS

SIZE: 118.16 X 0000.00

FRONT STREET:

SIDE STREET:

FRONT SETB:

SIDE SETB:

SIDE STR SETB:

REAR SETB:

03B INSPECTOR COPY

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT

Timothy M. Kotroco

TIMOTHY M. KOTROCO, Director



Donald E. Brand

DONALD E. BRAND, Buildings Engineer

BUILDING PERMIT

PERMIT #: B755532 CONTROL #: MR DIST: 03 PREC: 08
DATE ISSUED: 02/08/2011 TAX ACCOUNT #: 0308064278 CLASS: 04

PLANS: CONST 00 PLOT 2 R PLAT 0 DATA 0 ELEC NO PLUM NO
LOCATION: 2201 SHEFFLIN CT
SUBDIVISION: GREEN GATE

OWNERS INFORMATION

NAME: VG PROPERTY MANAGEMENT 110 LLC
ADDR: 2118 BURDOCK RD MD 21209-1002

TENANT:

CONTR: FORBES HOME IMPROVEMENT & CONSTRUCTION INC

ENGNR:

SELLR: OWNER/CONTRACTOR AFFIDAVIT ON FILE.

WORK: CONSTRUCT CARPORT 40'X23'8"=946.68SF ATTACHED
TO SIDE OF AN EXISTING SFD; PER VARIANCE CASE
#2011-0143-A, APPROVED 12/9/10. SEE B752433
FOR COVERED PORCH ADDITION. WAIVE CONSTRUCTION
PLANS; AS PER APPLICANT: WILL USE 2 9-1/4"
LVL BEAMS & PRE-ENGINEERED ROOF TRUSSES: YAP.

BLDG. CODE:

RESIDENTIAL CATEGORY: DETACHED

OWNERSHIP: PRIVATELY OWNED

PROPOSED USE: SFD & ADDITION

EXISTING USE: SFD

TYPE OF IMPRV: ADDITION

USE: ONE FAMILY

FOUNDATION: CONCRETE

BASEMENT: NONE

SEWAGE: PUBLIC EXIST

WATER: PUBLIC EXIST

LOT SIZE AND SETBACKS

SIZE: 15985SF

FRONT STREET:

SIDE STREET:

FRONT SETB: NC

SIDE SETB: NC/6'

SIDE STR SETB:

REAR SETB: 25'

03R INSPECTOR COPY

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT

Timothy Kotroco

TIMOTHY M. KOTROCO, Director



Donald E. Brand

DONALD E. BRAND, Buildings Engineer

BUILDING PERMIT

PERMIT #: B755839 CONTROL #: F- DIST: 01 PREC: 01
DATE ISSUED: 02/14/2011 TAX ACCOUNT #: 0308064278 CLASS: 04

PLANS: CONST PLOT R PLAT DATA ELEC PLUM
LOCATION: 2201 SHEFFLIN CT
SUBDIVISION: GREEN GATE

OWNERS INFORMATION

NAME: VG PROPERTY MANAGEMENT 110 LLC
ADDR: 2201 SHEFFLIN CT

TENANT: OWNER

CONTR: OWNER

ENGR:

SELLR:

WORK: ERECT 16LF OF 6'H BRICK FENCE IN THE
FRNT YARD OF EXT SFD AS PER SITE PLAN.

BLDG. CODE:

RESIDENTIAL CATEGORY:

OWNERSHIP:

PROPOSED USE: SFD + FENCE
EXISTING USE:

TYPE OF IMPRV:

USE:

FOUNDATION:

SEWAGE:

BASEMENT:

WATER:

LOT SIZE AND SETBACKS

SIZE: 118.16 X 0000.00

FRONT STREET:

SIDE STREET:

FRONT SETB:

SIDE SETB:

SIDE STR SETB:

REAR SETB:

01B INSPECTOR COPY

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

Patricia Zook - Case 2011-0143-A @ 2201 Shefflin Court (administrative variance)

From: Patricia Zook
To: Itter, Diana
Date: 12/7/2010 12:03 PM
Subject: Case 2011-0143-A @ 2201 Shefflin Court (administrative variance)
CC: Bostwick, Thomas

Good morning Diana -

In your email of December 6 to Tom Bostwick you indicated that you would provide a revised comment based on the site plan being revised. The case file was brought over to me and the revised site plan is in the file if you would like to review.

Patti Zook
Baltimore County
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson MD 21204

410-887-3868

pzook@baltimorecountymd.gov

Patricia Zook - Re: Case 2011-0143-A @ 2201 Shefflin Court (administrative variance)

From: Diana Itter
To: Patricia Zook
Date: 12/7/2010 2:21 PM
Subject: Re: Case 2011-0143-A @ 2201 Shefflin Court (administrative variance)

Jeff Perlow should have sent a copy over with the next ZAC agenda for the Planning Office's file. I will stop over when I can.

Assistant Chief of Community Planning
Senior Planner
2nd Councilmanic District
Baltimore County Office of Planning
105 West Chesapeake Avenue
Suite 101

Towson, MD 21204

410-887-3480

>>> Patricia Zook 12/07/10 12:03 PM >>>

Good morning Diana -

In your email of December 6 to Tom Bostwick you indicated that you would provide a revised comment based on the site plan being revised. The case file was brought over to me and the revised site plan is in the file if you would like to review.

Patti Zook
Baltimore County
Office of the Zoning Commissioner
105 West Chesapeake Avenue, Suite 103
Towson MD 21204

410-887-3868

pzook@baltimorecountymd.gov

Patricia Zook - 11-0143-A Order on Motion for Reconsideration

From: Patricia Zook
To: Itter, Diana
Date: 3/2/2011 2:55 PM
Subject: 11-0143-A Order on Motion for Reconsideration

Hi Dianna -

I just checked through my e-mails and Jim Thompson picked up the case file to return to ZRO after he made copies of the two Orders.

Patti Zook
Baltimore County
Office of Administrative Hearings
105 West Chesapeake Avenue, Suite 103
Towson MD 21204
410-887-3868
pzook@baltimorecountymd.gov

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AV
11-15-10**Bill Wiseman - zoning variance question**

From: B L <trshml36@yahoo.com>
To: <wwiseman@baltimorecountymd.gov>, <tbostwick@baltimorecountymd.gov>
Date: 11/02/10 12:34 PM
Subject: zoning variance question
CC: <council2@baltimorecountymd.gov>, <jimsmith@baltimorecountymd.gov>

Hi Mr. Wiseman and Mr. Bostick,

I'm a resident of the Greengate community off of Greenspring Avenue. The house at 2201 Shefflin Court, which is across from mine, is currently undergoing a large renovation. A zoning variance has been requested (<http://www.baltimorecountymd.gov/MeetingsandEvents/pdmevents/event/2010-10-25/administrative-variances---2201-shefflin-court/FE3FDBFC25A67578DAAD8CCBE34BE986>) for a covered porch and a carport. It appears that the porch is complete or close to it, and the carport is underway. The sign on the property and the website cited above both indicate the variance has not yet been granted. Is it normal for variances to be granted after the fact?

Thank you,
Bruce Lubich

From

Subject

Date

"Amazon.com" <store-news@ Amazon.com> HP Laptops with VISION Te 2/17/2011 5:50

Mail From: Anne Marie Humphries

File Edit View Actions Tools Window Help

Close

Reply

Reply All

Forward



Mail

Properties

Personalize

Discussion Thread

Message Source

Parent Message

Subject: 2201 Shefflin Court From: Anne Marie Humphries

From: Karen Karmioli <kkarmioli@yahoo.com>

2/16/2011 10:38:39 PM

To: Kamenetz, County Executive Kevin

Subject: Fw: CASE 2011-0143-A Zoning and Permit Variance Issues - 2201 Shefflin Court 2201 Shefflin Court

From: Karen Karmioli <kkarmioli@yahoo.com>

Subject: Fw: CASE 2011-0143-A Zoning and Permit Variance Issues - 2201 Shefflin Court

To: nsarofsky@baltimorecountymd.gov

Cc: council2@baltimorecountymd.gov, "Rick Glassband" <rglassband@gmail.com>

Date: Wednesday, February 16, 2011, 10:36 PM



Message

Fw: CASE
2011-0143...Fw: CASE
2011-0143...

DATE: 02/22/2011

AUTOMATED PERMIT TRACKING SYSTEM

BP1072M

TIME: 11:22:43

FULL SCREEN INQUIRY

SEL	STREET ADDRESS	PERMIT NO	CONTROL NO
x	2201 SHEFFLIN CT	B747312	MR
x	2201 SHEFFLIN CT	B748532	MR
x	2201 SHEFFLIN CT	B748565	RR
x	2201 SHEFFLIN CT	B752433	MR
x	2201 SHEFFLIN CT	B753106	F-
x	2201 SHEFFLIN CT	B755532	MR
x	2201 SHEFFLIN CT	B755839	F-
	2222 SHEFFLIN CT	B724393	MR
	5200 SHEILA RD	B646300	MR
	5116 SHELBOURNE RD	B671289	MR
	5525 SHELBOURNE RD	B691494	C-
	3702 SHELLBROOK CT	B738061	MR
	707 SHELLEY RD	B680850	MR
	712 SHELLEY RD	B646475	RR

Permit B747312 (issued 9/15/2010): covered porch on rear 12 x 27 and covered porch on front - both done within scope of permit as modified, see next entry.

Permit B748532 issued 10/4/2010: modifications to & canceling prior permit.

Permit B752433 issued 12/6/2010: construct covered porch with steps on side 7 x 39 veranda on garage side - completed with scope of permit

Permit B753106 issued 12/16/2010: construct vinyl fence 330' x 6' high, completed with scope

Permit B755532 issued 2/8/2011: construct 40 x 23'8" carport, subject of Administrative Hearing, set back reduced to 15 feet per recommendation of Planning Office and 12/9/2010 part of Adm order reducing size to 23' x 40, construction in progress when Adm Order voided (date ?). According to PAI building inspector, set back likely not back far enough. STOP WORK ORDER issued with allowance to stabilize roof trusses by placing and covering sheathing at owner's risk pending public hearing to address Motion for Reconsideration filed by Karen Karmioli.

Permit B755839 issued 2/14/2011: erect 16 LF of brick fence extended from rear side wall of house to property line. Completed work failed to maintain set back from property line which owner has agreed to correct, confirmed this date. Correction Notice issued and responded to sufficiently pending timely correction.

MENU

PLEASE PRINT CLEARLY

2201 Shefflin Ct.
CASE NAME VG Prop. Mgmt. LLC
CASE NUMBER 2011-0143-A
DATE 3-8-11

CITIZEN'S SIGN-IN SHEET

NAME	ADDRESS	CITY, STATE, ZIP	E-MAIL
MARILYN CARP	7019 PHEASANT CROSS DR	BALTIMORE MD 21209	marilynmcarp@gmail.com
DAVID CARP	7019 PHEASANT CROSS DR	BALTIMORE MD 21209	david1carp@gmail.com
Ellie Spind	2209 Shefflin Ct	Baltimore, MD 21209	EYES153@AOL.COM
Karen Karmiol	2205 Shefflin Ct	BALTO, MD 21209	KKarmiol@yahoo.com
Bruce Lubich	7017 Pheasant Cross Dr.	Baltimore, MD 21209	bruce@brucelubichspa.com
Harvey Rappin	2207 Shefflin Ct	BALTIMORE, MD 21209	rappin@comcast.net
Henne Rapp	"		
Miriam Schlechman	2208 Shefflin Ct	BALTO MD 21209	Bubkeyhome@verizon.net
Edina Stoller	2202 Shefflin Ct	BALTO MD 21209	estoller2001@yahoo.com
Rick Glassband	2203 Shefflin Ct.	21209	RGLASSBAND@GMAIL.COM
Marsha Glassband	2203 Shefflin Ct.	21209	6241956@GMAIL.COM
Tom Lipsky	2210 Denby Rd	BALTO MD 21209	
Josh Lohm	2104 Burdick Rd	BALTO MD 21209	
David H. Feldman	2220 Shefflin Ct.	Baltimore, MD 21209	dfeldman
Don Bellusci	Balt Co Bureau of Highways		dbellusci@baltimorecounty.md.gov
Jeff Ziegler	2215 Shefflin Ct	Baltimore MD 21209	BMD410@Comcast.net

2201 Shefflin Ct
CASE NAME V6 Property Management No/ue
CASE NUMBER 2011-0143-A
DATE 08 Mar 2011

[illegible]

PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

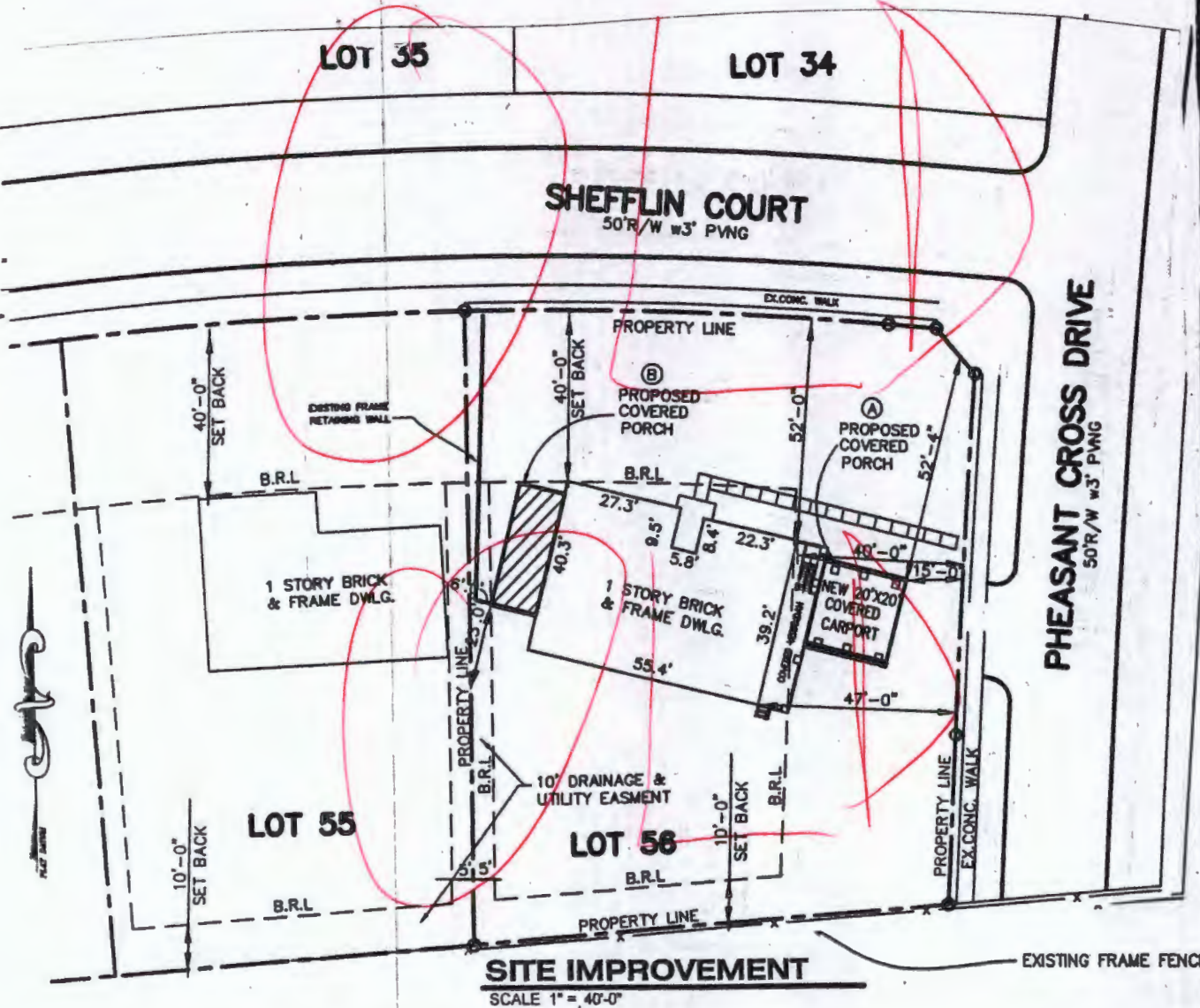
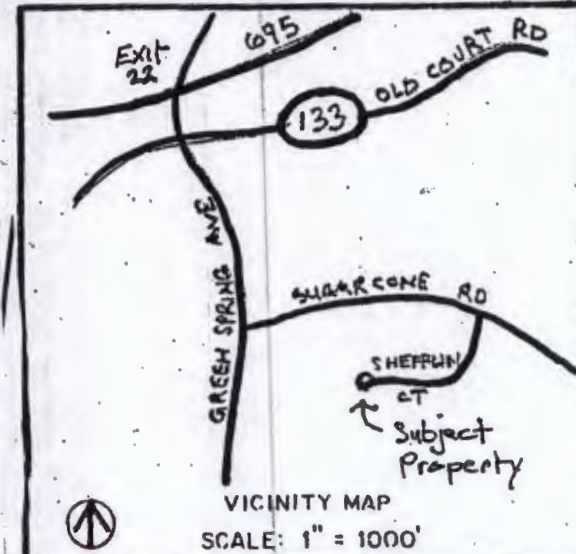
PROPERTY ADDRESS 2201 SHEFFLIN COURT

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

SUBDIVISION NAME GREEN GATE

PLAT BOOK # 33 FOLIO # 40 LOT # 56 SECTION #

OWNER VITALY GALILOU









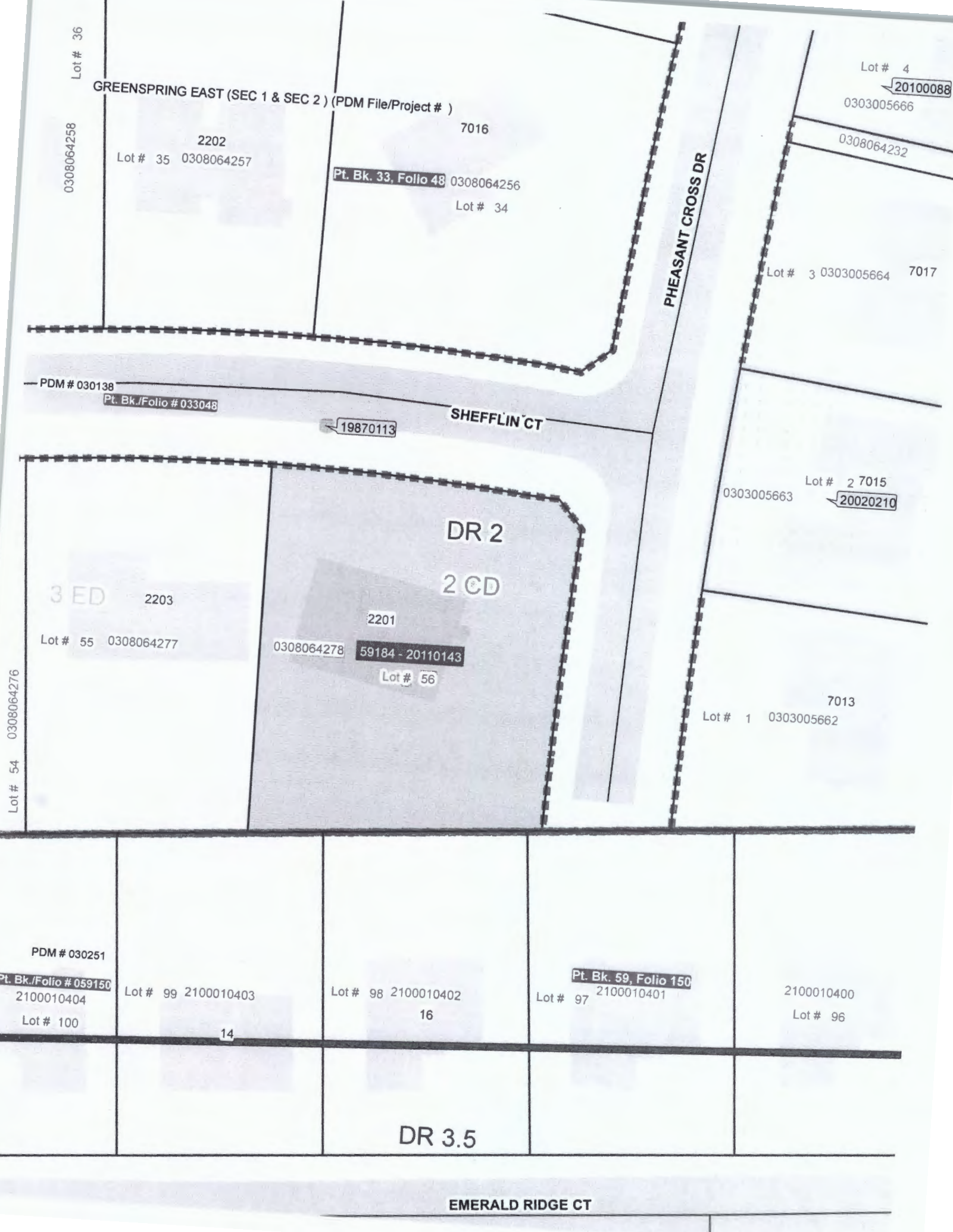












GREENSPRING EAST (SEC 1 & SEC 2) (PDM File/Project #)

Lot # 4
20100088
0303005666

2202
Lot # 35 0308064257

7016
Pt. Bk. 33, Folio 48 0308064256
Lot # 34

0308064232

Lot # 3 0303005664 7017

PDM # 030138
Pt. Bk./Folio # 033048

19870113

SHEFFLIN CT

Lot # 2 7015
0303005663 20020210

3 ED 2203
Lot # 55 0308064277

DR 2
2 CD

2201
0308064278 59184 - 20110143
Lot # 56

7013
Lot # 1 0303005662

PDM # 030251

Pt. Bk./Folio # 059150
2100010404
Lot # 100

Lot # 99 2100010403
14

Lot # 98 2100010402
16

Pt. Bk. 59, Folio 150
Lot # 97 2100010401

2100010400
Lot # 96

DR 3.5

EMERALD RIDGE CT

2nd Revised 2/18/11

LOT 35

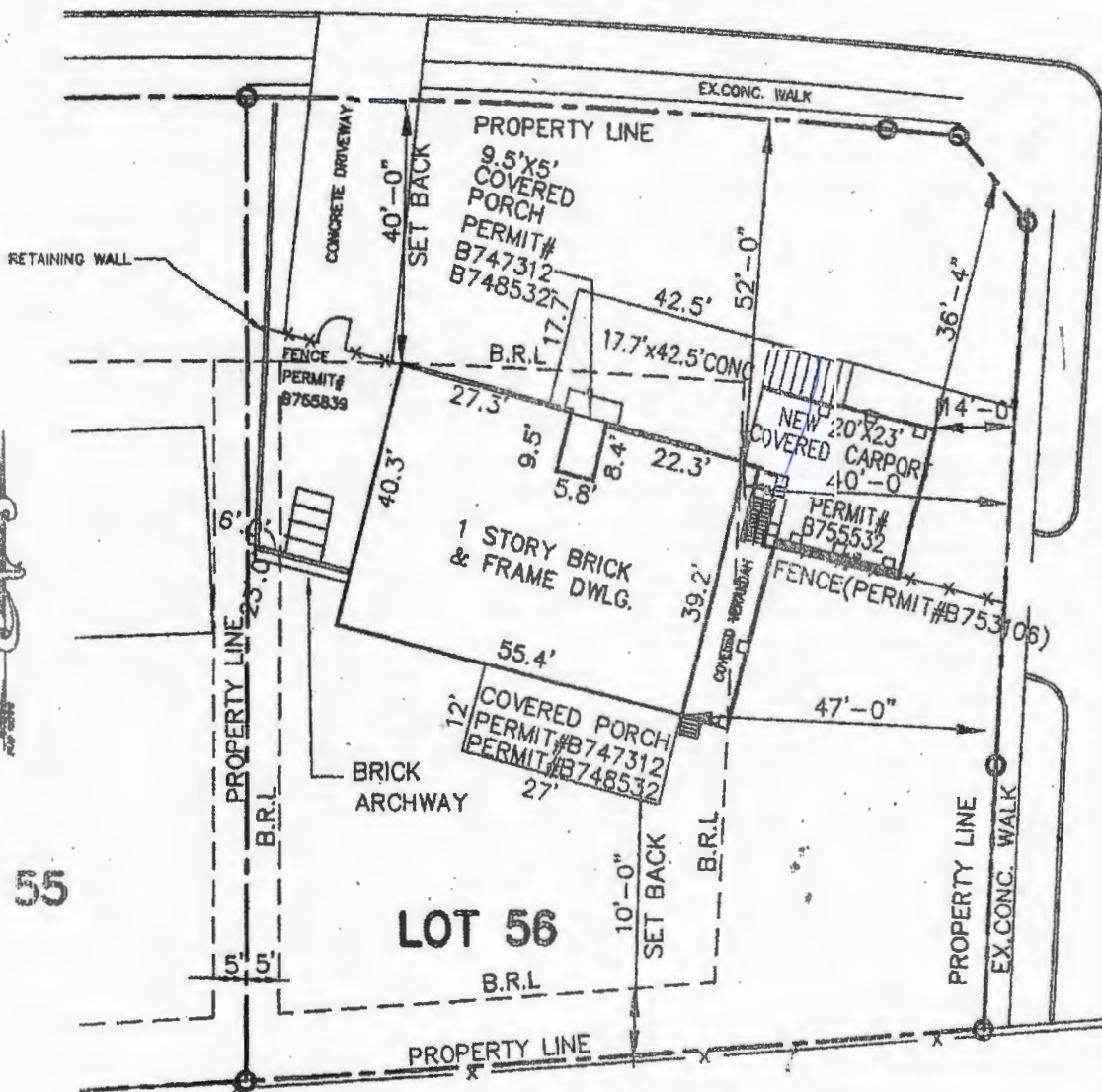
LOT 34

SHEFFLIN COURT
50'R/W W3' PVNG

PHEASANT CROSS DRIVE
50'R/W W3' PVNG

LOT 55

LOT 56



SITE IMPROVEMENT

SCALE 1" = 30'-0"

2nd Revised 2/18/11

LOT 35

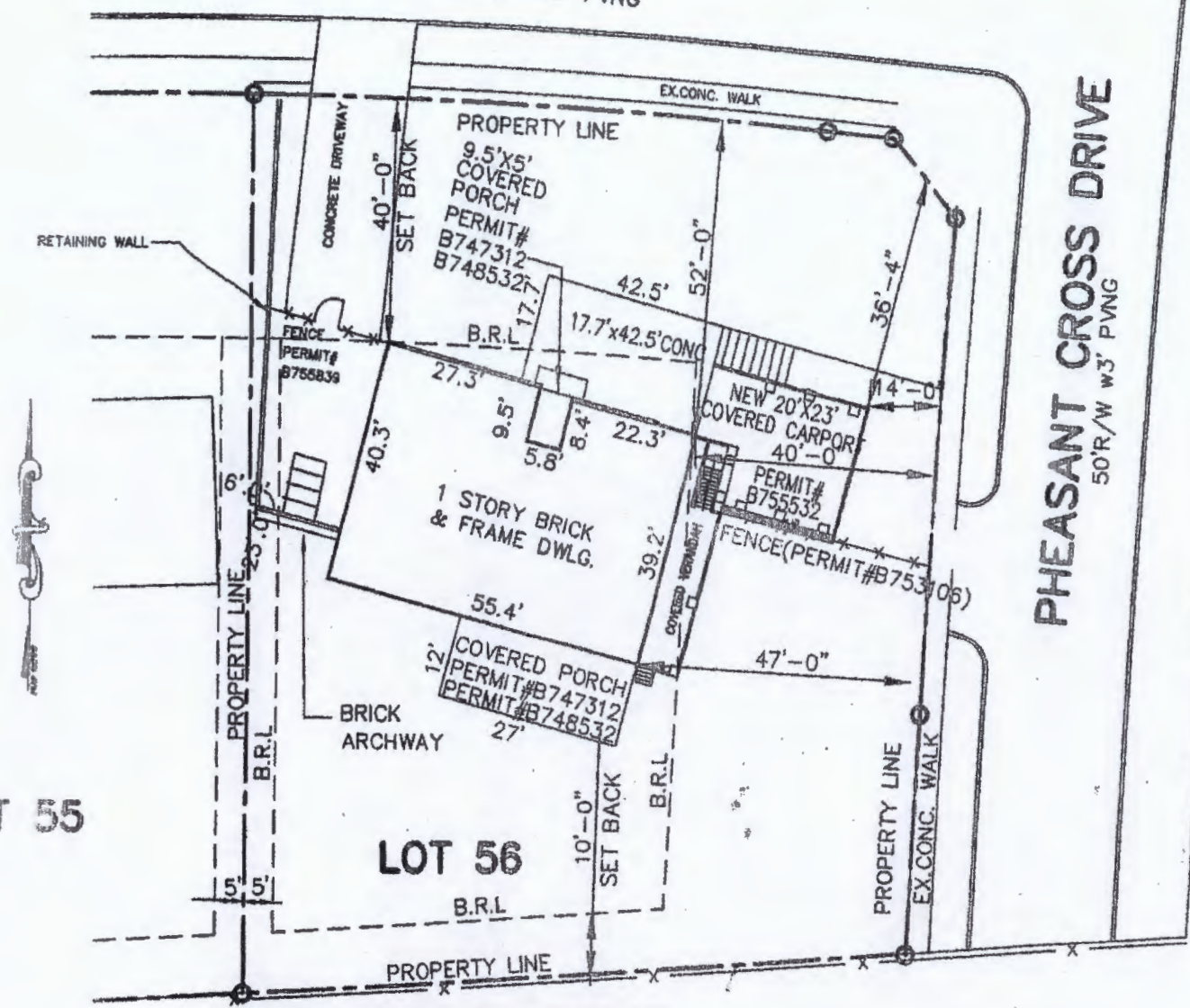
LOT 34

SHEFFLIN COURT
50'R/W w3' PVNG

PHEASANT CROSS DRIVE
50'R/W w3' PVNG

LOT 55

LOT 56



SITE IMPROVEMENT
SCALE 1" = 30'-0"

2201 Shefflin Court
Baltimore Maryland 21206

Date: February 17, 2011

MIKADA DESIGN GROUP
BOX 1759
Crown Point City, Maryland 21043



PLAT TO ACCOMPANY PETITION FOR ZONING ☒ VARIANCE ☐ SPECIAL HEARING

PROPERTY ADDRESS 2201 SHEFFLIN COURT

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

SUBDIVISION NAME GREEN GATE

PLAT BOOK # 33 FOLIO # 40 LOT # 56 SECTION # _____

OWNER VITALY GALILOU

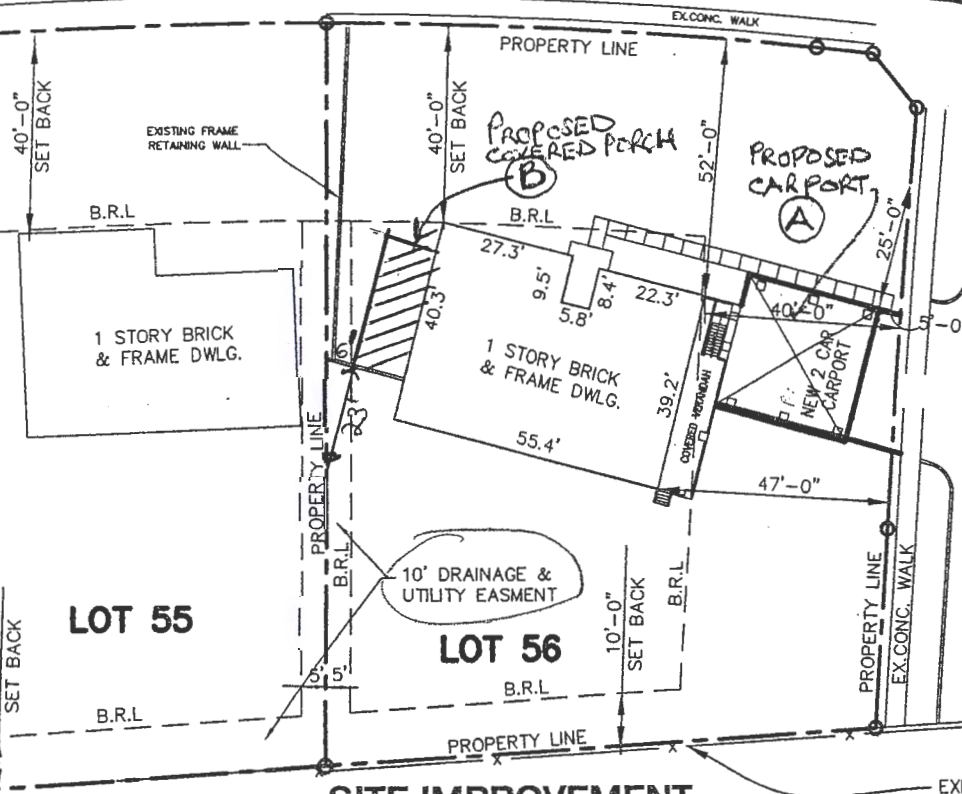
LOT 35

LOT 34

SHEFFLIN COURT

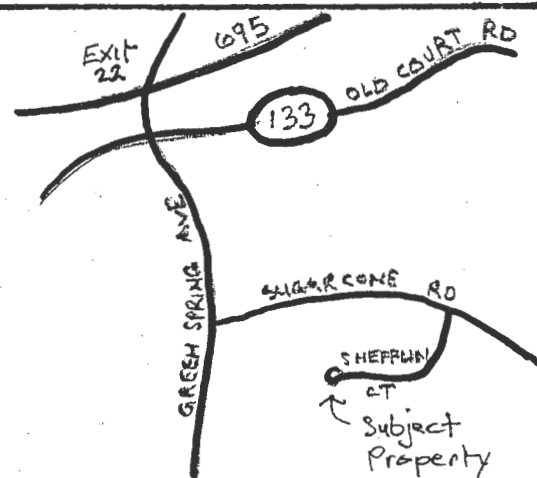
50' R/W
36" PAVING

PHEASANT CROSS DRIVE
50' R/W
36" PAVING



SITE IMPROVEMENT

SCALE 1" = 40'-0"



VICINITY MAP

SCALE: 1" = 1000'

LOCATION INFORMATION

ELECTION DISTRICT 3

COUNCILMANIC DISTRICT 2

1" = 200' SCALE MAP # 069 A3

ZONING DR 2 (Formerly R-20)

LOT SIZE .37 ACRES 15,985 SQUARE FEET

	PUBLIC	PRIVATE
SEWER	☒	☐
WATER	☒	☐

	YES	NO
CHESAPEAKE BAY CRITICAL AREA	☐	☒
100 YEAR FLOOD PLAIN	☐	☒
HISTORIC PROPERTY/BUILDING	☐	☒

PRIOR ZONING HEARING NONE

ZONING OFFICE USE ONLY

REVIEWED BY JNP ITEM # 0143 CASE # 2011-0143-A

PREPARED BY MDG

SCALE OF DRAWING: 1" = 40'