

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
S side of Weatherbee Road; 665 feet		
N of Worthington Road	*	OFFICE OF ADMINISTRATIVE
9 th Election District		
5 th Council District	*	HEARINGS FOR
(313 Weatherbee Road)		
	*	BALTIMORE COUNTY
Catriona L. and Douglas W. Schmidt		
<i>Petitioners</i>	*	CASE NO. 2012-0319-A

* * * * *

ORDER AND OPINION

This matter comes before the Administrative Law Judge as a Petition for Administrative Variance filed by the legal owners of the property, Catriona L. and Douglas W. Schmidt. The Petitioners are requesting Variance relief from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a proposed deck with a rear yard setback of 28 feet in lieu of the required 30 feet. The subject property and requested relief is more fully depicted on the site plan that was marked and accepted into evidence as Petitioners' Exhibit 1.

The Zoning Advisory Committee (ZAC) comments were received and are made part of the record of this case. The comments indicate no opposition or other recommendations concerning the requested relief.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted on June 21, 2012, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 32-3-303 of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Administrative Law Judge, the

ORDER RECEIVED FOR FILING

Date 7-16-12

By pm

information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

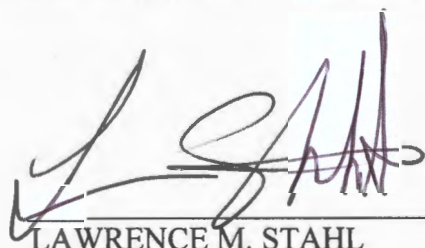
Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, this 16 day of July, 2012 by the Administrative Law Judge for Baltimore County, that the Petition for Variance from Section 1B02.3.C.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a proposed deck with a rear yard setback of 28 feet in lieu of the required 30 feet, be and is hereby GRANTED.

The relief granted herein shall be subject to the following:

1. Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, Petitioners 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.



LAWRENCE M. STAHL
Managing Administrative Law Judge for
Baltimore County

LMS:pz

ORDER RECEIVED FOR FILING

Date 7-16-12 2

By [Signature]



KEVIN KAMENETZ
County Executive

LAWRENCE M. STAHL
Managing Administrative Law Judge
JOHN E. BEVERUNGEN
TIMOTHY M. KOTROCO
Administrative Law Judges

July 16, 2012

CATRIONA L. AND DOUGLAS W. SCHMIDT
313 WEATHERBEE ROAD
TOWSON MD 21286

RE: Petition For Administrative Variance
Case No. 2012-0319-A
Property: 313 Weatherbee Road

Dear Mr. and Mrs. Schmidt:

Enclosed please find a copy of the decision rendered in the above-captioned matter.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Office of Administrative Hearings at 410-887-3868.

Sincerely,

A handwritten signature in black ink, appearing to read "L. Stahl", is written over the printed name of Lawrence M. Stahl.

LAWRENCE M. STAHL
Managing Administrative Law Judge
for Baltimore County

LMS:pz

Enclosure



ADMINISTRATIVE ZONING PETITION

FOR ADMINISTRATIVE VARIANCE - OR - ADMINISTRATIVE SPECIAL HEARING

To be filed with the Department of Permits, Approvals and Inspections

To the Office of Administrative Law of Baltimore County for the property located at:

Address 313 Weatherbee Rd which is presently zoned DR 5.5

Deed Reference 21336-0215 10 Digit Tax Account # 0904500640

Property Owner(s) Printed Name(s) Catriona Schmidt

(SELECT THE HEARING(S) BY MARKING ☒ AT THE APPROPRIATE SELECTION(S) AND ADDING THE PETITION REQUEST)

Administrative Variances require that the Affidavit on the reverse of this Petition Form be completed / notarized.

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

1. ☒ **ADMINISTRATIVE VARIANCE** from section(s) 1802.3.C.1 (BZR) To permit a proposed deck with a rear yard setback of 28 feet in lieu of the required 30 feet.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County.

2. ☐ **ADMINISTRATIVE SPECIAL HEARING** to approve a waiver pursuant to Sections 32-4-107(b), 32-4-223.(8), and Section 32-4- 416(a)(2): (indicate type of work in this space to raze, alter or construct addition to building)

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above petition(s), 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.

Legal Owner(s) Affirmation: I / we do so 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 / these Petition(s).

Contract Purchaser/Lessee:

Name- Type or Print

Signature

Mailing Address

City

State

Zip Code

Telephone #

Email Address

Attorney for Petitioner:

Name- Type or Print

Signature

Date

Mailing Address

City

State

Zip Code

Telephone #

Email Address

Legal Owners:

Catriona Schmidt Douglas Schmidt

Name #1 - Type or Print

Name #2 - Type or Print

Catriona Schmidt

Signature #1

Signature #2

313 Weatherbee Rd Towson, MD

Mailing Address

City

State

21286, 410 821-1292, catrionaschmidt

Zip Code

Telephone #

Email Address

Representative to be contacted:

@verizon.net

Name - Type or Print

Signature

Mailing Address

City

State

Zip Code

Telephone #

Email Address

A PUBLIC HEARING having formally demanded and/or found to be required, it is ordered by the Office of Administrative Law, of Baltimore County, this 7-16-12 day of July, 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.

Administrative Law Judge of Baltimore County

CASE NUMBER 2012-0294 Filing Date 6/13/12 Estimated Posting Date 6/24/12 Reviewer 6.11

Affidavit in Support of Administrative Variance

(THIS AFFIDAVIT IS NOT REQUIRED FOR AN HISTORIC ADMINISTRATIVE SPECIAL HEARING)

The undersigned hereby affirms under the penalties of perjury to the Administrative Law Judge of Baltimore County, the following: That the information herein given is within the personal knowledge of the Affiant(s) and that the 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 property is not under an active zoning violation citation and Affiant(s) is/are the resident home owner(s) of this residential lot, or is/are the contract purchaser(s) of this residential lot, who will, upon purchase, reside at the existing dwelling on said property located at:

Address: 313 Weatherbee Rd Jowson, Md 21286
Print or Type Address of property City State Zip Code

Based upon personal knowledge, the following are the facts which I/we base the request for an Administrative Variance at the above address. (Clearly state practical difficulty or hardship here)

- we have two teenage children and
need addition living space.

(If additional space for the petition request or the above statement is needed, label and attach it to this Form)

Catriona Schmidt
Signature of Affiant

Signature of Affiant

Catriona Schmidt
Name- Print or Type

Name- Print or Type

The following information is to be completed by a Notary Public of the State of Maryland

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 8th day of June, 2012, before me a Notary of Maryland, in and for the County aforesaid, personally appeared

Catriona Schmidt
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s) (Print name(s) here)

AS WITNESS my hand and Notaries Seal

[Signature]
Notary Public

exp 11-29-15
My Commission Expires

Catriona and Douglas Schmidt
313 Weatherbee Rd.
Towson, MD 21286
(410) 960-4550

June 13, 2012

PART A

ZONING PORPERTY DESCRIPTION FOR 313 Weatherbee Rd,
Towson, MD. *Beginning at the point on the south side of
Weatherbee Rd, which is 50' wide at the distance of 665± feet North of
the centerline of the nearest improved intersecting street
Worthington Rd. which is 50' wide.

Being Lot # 8, Block 3, Section #n/a in the subdivision of
Overbrook as recorded in Baltimore County Plat Book #12,
Folio #76, containing 5,800sq ft. Located in the 9 Election
District and 5 Council District.

2012-0319-A

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

No. **83494**
 Date: **6/13/12**

Fund	Dept	Unit	Sub Unit	Rev Source/Obj	Sub Rev/Obj	Dept Obj	BS Acct	Amount
001	800	0000		0150				75.00

Total: **75.00**

Rec From: **Catriona Schmidt**
 For: **2012 0319-A**

DISTRIBUTION

WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER GOLD - ACCOUNTING

PLEASE PRESS HARD!!!!

PAID RECEIPT

BUSINESS ACCT. TIME DRW
 6/13/2012 6/13/2012 10:27:43 0
 NO 0004 WALKIN SHIL: SHI
 RECEIPT # 531954 6/13/2012 DELN
 Dept 5 528 ZIRLIN VERIFICATION
 CR NO. 083494
 Recpt Tot 75.00
 75.00 CA 1.00 CA
 Baltimore County, Maryland

**CASHIER'S
 VALIDATION**

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2012-0319 -A

Address 313 Weatherbee RD

Contact Person: ~~Mr~~ Gary Hawk
Planner, Please Print Your Name

Phone Number: 410-887-3391

Planner, Please Print Your Name

Filing Date: 6/13/12

Posting Date: 6/24/12

Closing Date: 7/9/12

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 2012- -A

Address

Petitioner's Name Patricia Schmidt

Telephone 410-960-4550

Posting Date: 06/24/12

Closing Date: 7/9/12

Wording for Sign: To Permit a rear yard set back of 28 feet

in lieu of the required 30 feet

Revised 7/06/11

DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS
ZONING REVIEW

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

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

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

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

For Newspaper Advertising:

Item Number or Case Number: 2012 - 0319-A
Petitioner: Catriona Schmidt
Address or Location: 313 Weatherbee RD

PLEASE FORWARD ADVERTISING BILL TO:

Name: Catriona Schmidt
Address: 313 Weatherbee RD
Towson MD 21286

Telephone Number: 410-960-4550

Revised 2/17/11 DT

CERTIFICATE OF POSTING

Date: 6-21-12

RE: Case Number: 2012-0319-A

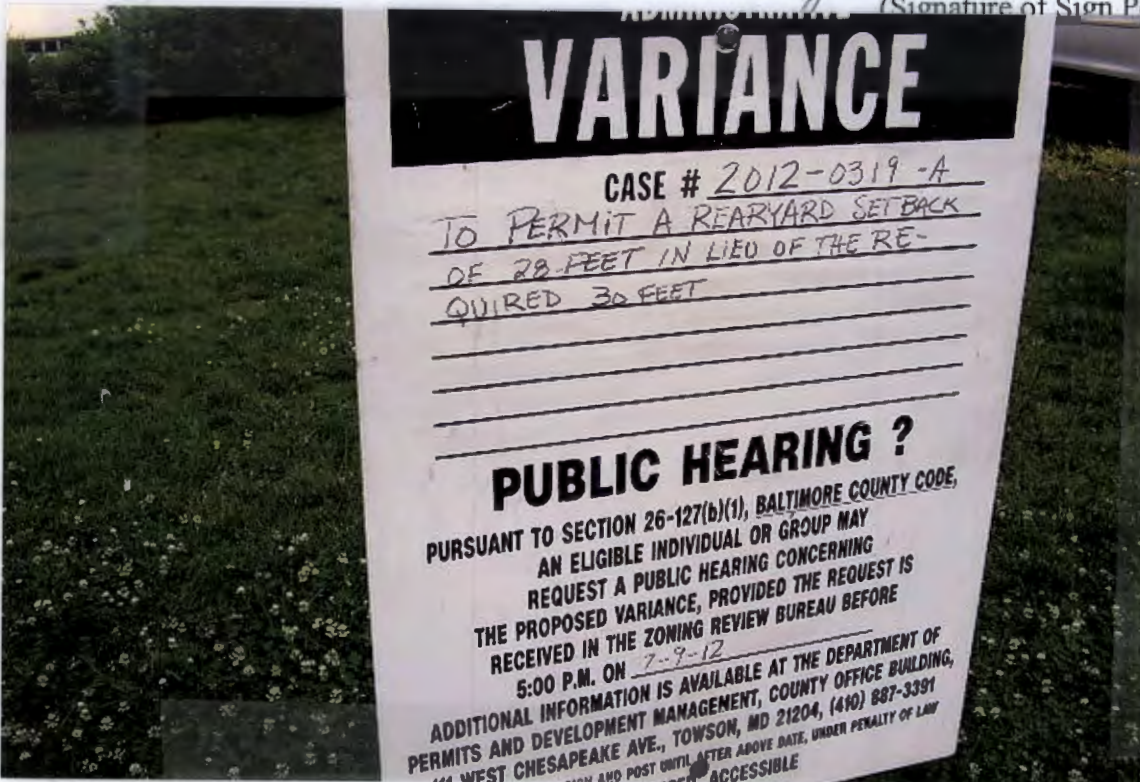
Petitioner/Developer: Catrina Schmidt

Date of Hearing/Closing: 7/9/12

This is to certify under the penalties of perjury that the necessary sign(s) required by law were posted conspicuously on the property located at 313 Weatherbee Rd

The sign(s) were posted on 6/21/12
(Month, Day, Year)

J. Lawrence Nelson
(Signature of Sign Poster)



ON _____
(Signature of Sign Poster)

gn Poster)

f Sign Poster)

gn Poster)

Case No.:

2012-0319-A

8-21-12
DW

Exhibit Sheet

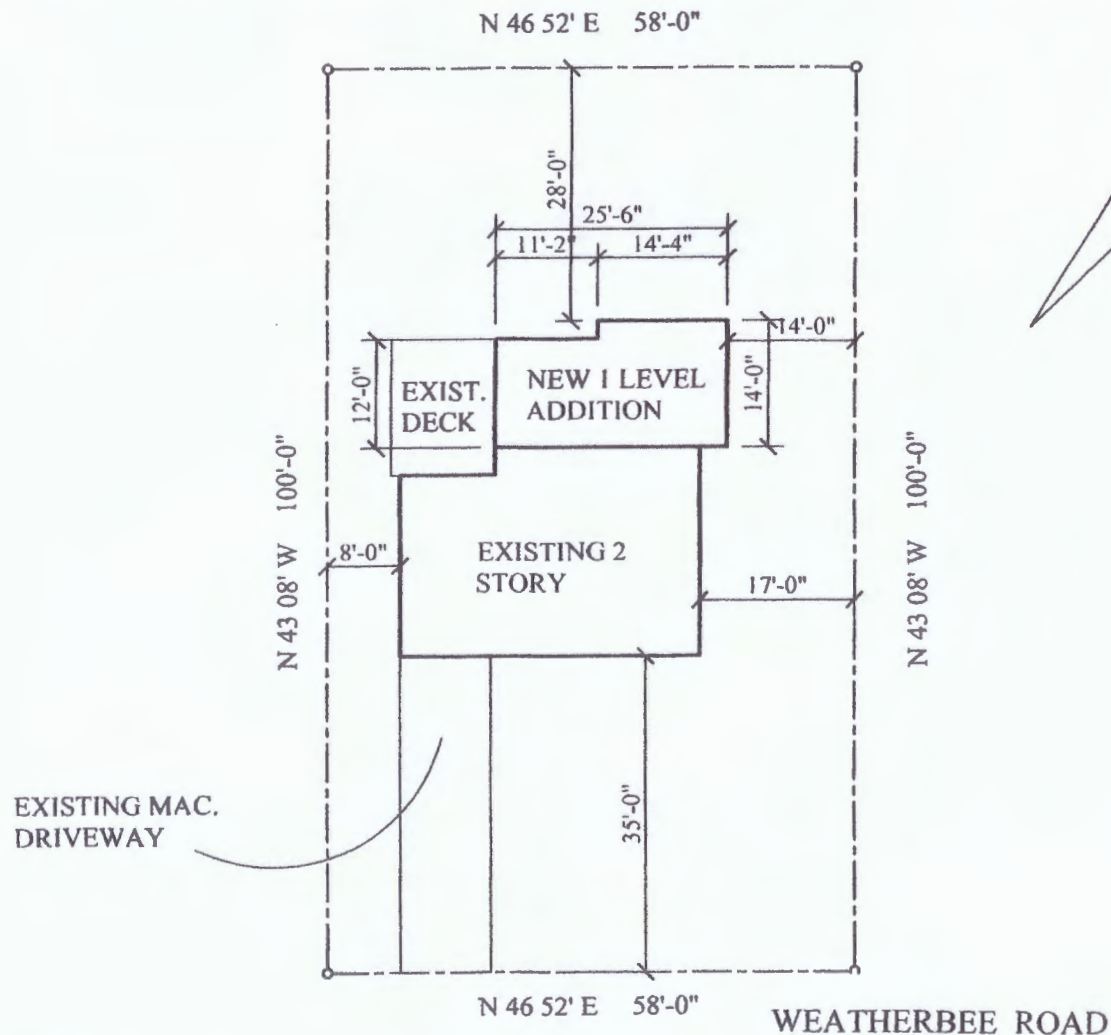
7/17/12
P3

Petitioner/Developer

Protestants

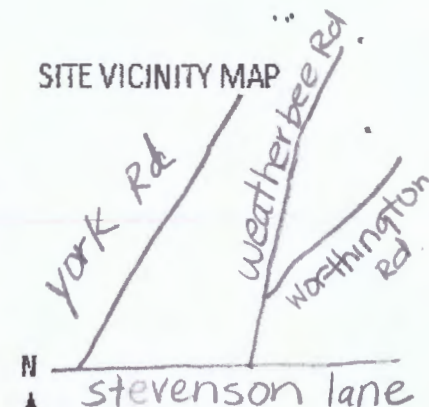
No. 1	Site Plan	
No. 2		
No. 3		
No. 4		
No. 5		
No. 6		
No. 7		
No. 8		
No. 9		
No. 10		
No. 11		
No. 12		

ZONING HEARING PLAN FOR VARIANCE ☒ FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X).
ADDRESS 313 Weatherbee OWNER(S) NAME(S) Calvinia Doug Schmidt
SUBDIVISION NAME Overbrook LOT # 8 BLOCK # 3 SECTION # n/a
PLAT BOOK # 12 FOLIO # 76 10 DIGIT TAX # 0904500640 DEED REF. # 21336 / 0215



PLAN DRAWN BY C.S. DATE 6/8/12 SCALE: 1 INCH = 20 FEET
120th scale

SITE VICINITY MAP



MAP IS NOT TO SCALE
ZONING MAP# 070A3
SITE ZONED DR 5.5
ELECTION DISTRICT 9
COUNCIL DISTRICT 5
LOT AREA ACREAGE 5,800 sq ft
OR SQUARE FEET _____
HISTORIC? n/a
IN CBCA? n/a
IN FLOOD PLAIN? n/a
UTILITIES? MARK WITH X
WATER IS: _____
PUBLIC ☒ PRIVATE _____
SEWER IS: _____
PUBLIC ☒ PRIVATE _____
PRIOR HEARING? 00-359-A
IF SO GIVE CASE NUMBER
AND ORDER RESULT BELOW

granted

VIOLATION CASE INFO:

no

Exhibit 1

2012-0319-A

MEMORANDUM

DATE: August 21, 2012
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2012-0319-A - Appeal Period Expired

The appeal period for the above-referenced case expired on August 15, 2012. There being no appeal filed, the subject file is ready for return to the Zoning Review Office and is placed in the 'pick up box.'

c: ✓ Case File
Office of Administrative Hearings

C H E C K L I S T

<u>Comment Received</u>	<u>Department</u>	<u>Support/Oppose/ Conditions/ Comments/ No Comment</u>
<u>6-27</u>	DEVELOPMENT PLANS REVIEW (if not received, date e-mail sent _____)	<u>nc</u>
<u>7-11</u>	DEPS (if not received, date e-mail sent _____)	<u>nc</u>
_____	FIRE DEPARTMENT	_____
_____	PLANNING (if not received, date e-mail sent _____)	_____
<u>6-19</u>	STATE HIGHWAY ADMINISTRATION	<u>nc</u>
_____	TRAFFIC ENGINEERING	_____
_____	COMMUNITY ASSOCIATION	_____
_____	ADJACENT PROPERTY OWNERS	_____
ZONING VIOLATION	(Case No. _____)	
PRIOR ZONING	(Case No. _____)	
NEWSPAPER ADVERTISEMENT	Date: _____	
SIGN POSTING	Date: <u>6-21</u>	by <u>Pelton</u>
PEOPLE'S COUNSEL APPEARANCE	Yes ☐ No ☐	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☐	

Comments, if any: _____

C. Schmidt
313 Weatherbee Rd.
Jowson, Md 21286



neighbor
to the
left

←
deck



back
yard
porch
deck

2012-0319-A



addition
location



back
property
fence
line

2012-0319-A



back
yard
& neighbor
to our
left

↑
porch
deck



back
yard
of house

2012-0319-A



back
of
house
where
addition
will
be
located



back
yard
& side
of
neighbor's
house
to our
right

2012-0319-A



back
of
house
side
fence
to our
neighbor



back
yard

2012-0319-1A

Maryland Department of Assessments and Taxation
Real Property Data Search (vw2.2A)
BALTIMORE COUNTY

[Go Back](#)
[View Map](#)
[New Search](#)
[GroundRent Redemption](#)
[GroundRent Registration](#)

2012-0319-A

Account Identifier: District - 09 Account Number - 0904500640

Owner Information

Owner Name: SCHMIDT DOUGLAS W
SCHMIDT CATRIONA L
Use: RESIDENTIAL
Principal Residence: YES
Mailing Address: 313 WEATHERBEE RD
BALTIMORE MD 21286-7808
Deed Reference: 1) /21336/ 00215
2)

Location & Structure Information

Premises Address
313 WEATHERBEE RD
0-0000
Legal Description
313 WEATHERBEE RD
OVERBROOK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:	2
0070	0020	0823		0000		3	8	2	Plat Ref:	0012/ 0076

Special Tax Areas
Town NONE
Ad Valorem
Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1941	1,258 SF	5,800 SF	04

Stories	Basement	Type	Exterior
2.000000	YES	STANDARD UNIT 1/2 BRICK FRAME	

Value Information

	Base Value	Value	Phase-in Assessments	
		As Of	As Of	As Of
		01/01/2011	07/01/2011	07/01/2012
Land	110,800	110,800		
Improvements:	278,100	194,200		
Total:	388,900	305,000	305,000	305,000
Preferential Land:	0			0

Transfer Information

Seller:	Date:	Price:
KUHN TIMOTHY L	01/27/2005	\$372,500
Type: ARMS LENGTH IMPROVED	Deed1: /21336/ 00215	Deed2:
Seller: DONKER CHARLES W	Date: 05/08/1998	Price: \$167,500
Type: ARMS LENGTH IMPROVED	Deed1: /12846/ 00102	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2011	07/01/2012
County	000	0.00	
State	000	0.00	
Municipal	000	0.00	0.00

Tax Exempt:
Exempt Class:
Special Tax Recapture: NONE

Homestead Application Information

Homestead Application Status: No Application

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



TO: Hon. Lawrence M. Stahl; Managing Administrative Law Judge
Office of Administrative Hearings

FROM: David Lykens, Department of Environmental Protection and Sustainability
(DEPS) - Development Coordination

DATE: July 11, 2012

SUBJECT: DEPS Comment for Zoning Item # 2012-0319-A
Address 313 Weatherbee Road
(Schmidt Property)

Zoning Advisory Committee Meeting of June 18, 2012.

The Department of Environmental Protection and Sustainability has no comment on the above-referenced zoning item.

Reviewer: *Jeff Livingston; Development Coordination*

RECEIVED

JUL 11 2012

OFFICE OF ADMINISTRATIVE HEARINGS

Debra Wiley - ZAC Comments - Distribution Mtg. of June 18, 2012

From: Debra Wiley
To: Kennedy, Dennis; Lanham, Lynn; Livingston, Jeffrey; Lykens, David; M...
Date: 6/19/2012 8:28 AM
Subject: ZAC Comments - Distribution Mtg. of June 18, 2012

Good Morning,

Please see the cases listed below and the hearing date, if assigned. If you wish to submit a ZAC comment, please be advised that you must do so before the hearing date. If it's not received by the hearing date, it will not be considered in our decision.

2012-0310-A - 32 Bramleigh Rd.
Administrative Variance - Closing Date: 7/2

2012-0311-A - 6624 Baltimore National Pike
No hearing date in data base as of 6/18

2012-0312-A - 7313 Holabird Avenue - **CRITICAL AREA**
Administrative Variance - Closing Date: 7/9

2012-0313-SPH - 6915 Markel Avenue
No hearing date in data base as of 6/18

2012-0314-A - 12235 Jerico Road - **HISTORIC**
Administrative Variance - Closing Date: 7/9

2012-0315-X - 9831 Van Buren Lane
No hearing date in data base as of 6/18

2012-0316-A - 6 Saxony Court
Administrative Variance - Closing Date: 7/9

2012-0318-A - 12301 Harford Road
Administrative Variance - Closing Date: 7/9

2012-0319-A - 313 Weatherbee
Administrative Variance - Closing Date: 7/9

2012-0320-X - 6850 Sunshine Avenue
No hearing date in data base as of 6/18

2012-0321-A - 6506 Hal Court
Administrative Variance - Closing Date: 7/9

2012-0322-X - 10307 Davis Avenue
No hearing date in data base as of 6/18



KEVIN KAMENETZ
County Executive

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

July 10, 2012

Catriona & Douglas Schmidt
313 Weatherbee Road
Towson MD 21286

RE: Case Number: 2012-0319-A, Address: 313 Weatherbee Road, 21286

Dear Mr. & Ms. Schmidt:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on June 13, 2012. This letter is not an approval, but only a **NOTIFICATION**.

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

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

Very truly yours,

A handwritten signature in black ink that reads "W. Carl Richards, Jr." with a stylized flourish at the end.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: jaf

Enclosures

c: People's Counsel

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



Beverley K. Swaim-Staley, Secretary
Melinda B. Peters, Administrator

Date: 6-19-12

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

RE: Baltimore County
Item No 2012-0319-A
Administrative Variance
Cottriona & Douglas Schmidt
313 Weatherbee Road

Dear Ms. Lewis:

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. 2012-0319-A

Should you have any questions regarding this matter, please contact Richard Zeller at 410-545-5598 or 1-800-876-4742 extension 5598. Also, you may E-mail him at (rzeller@sha.state.md.us).

Sincerely,

Steven D. Foster, Chief
Access Management Division

SDF/raz

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.roads.maryland.gov

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: June 27, 2012

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

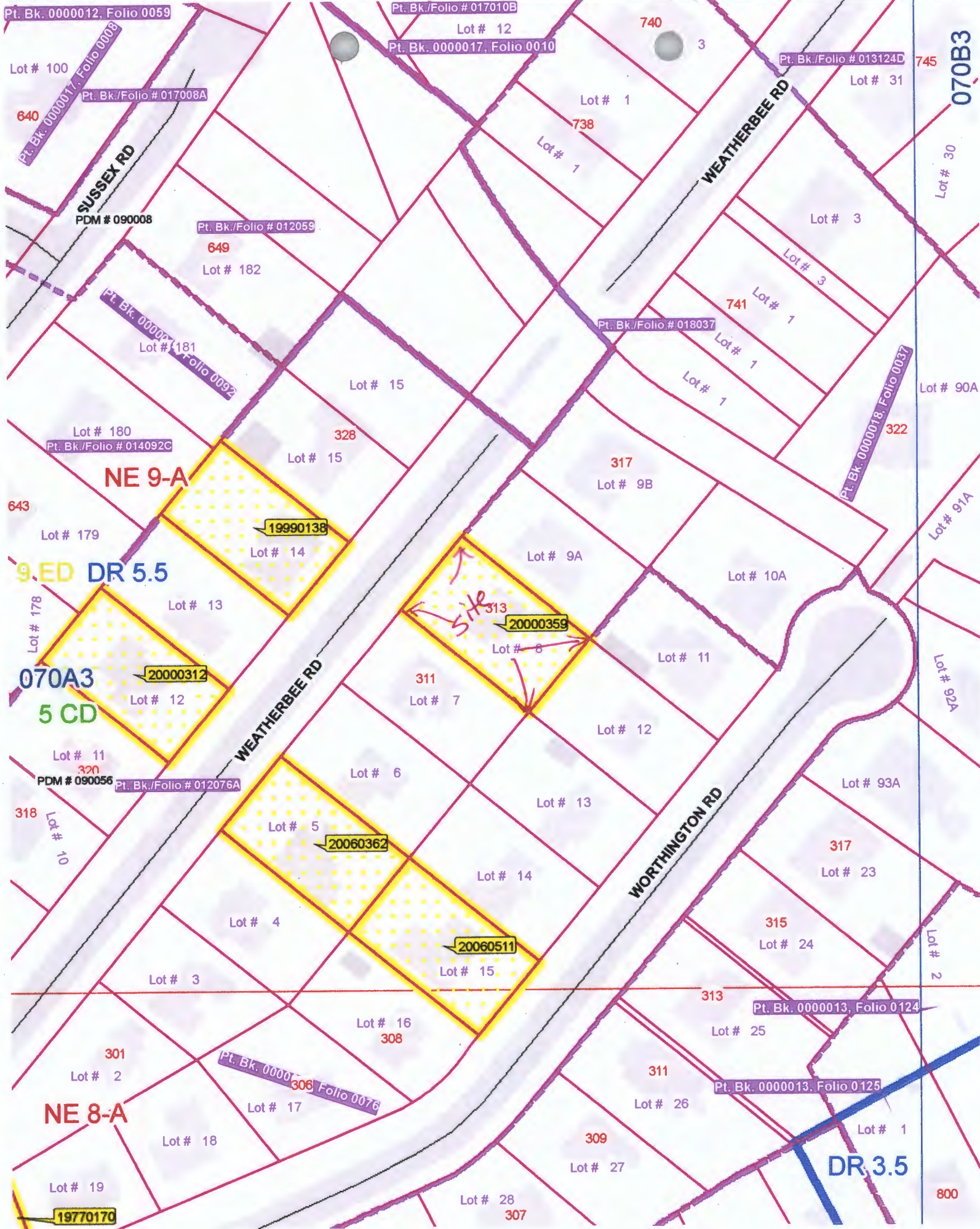
SUBJECT: Zoning Advisory Committee Meeting
For July 02, 2012
Item Nos. 2012-0310, 0311, 0312, 0313, 0314, 0315, 0316, 0318, 0319
0321 and 0322

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

DAK:CEN

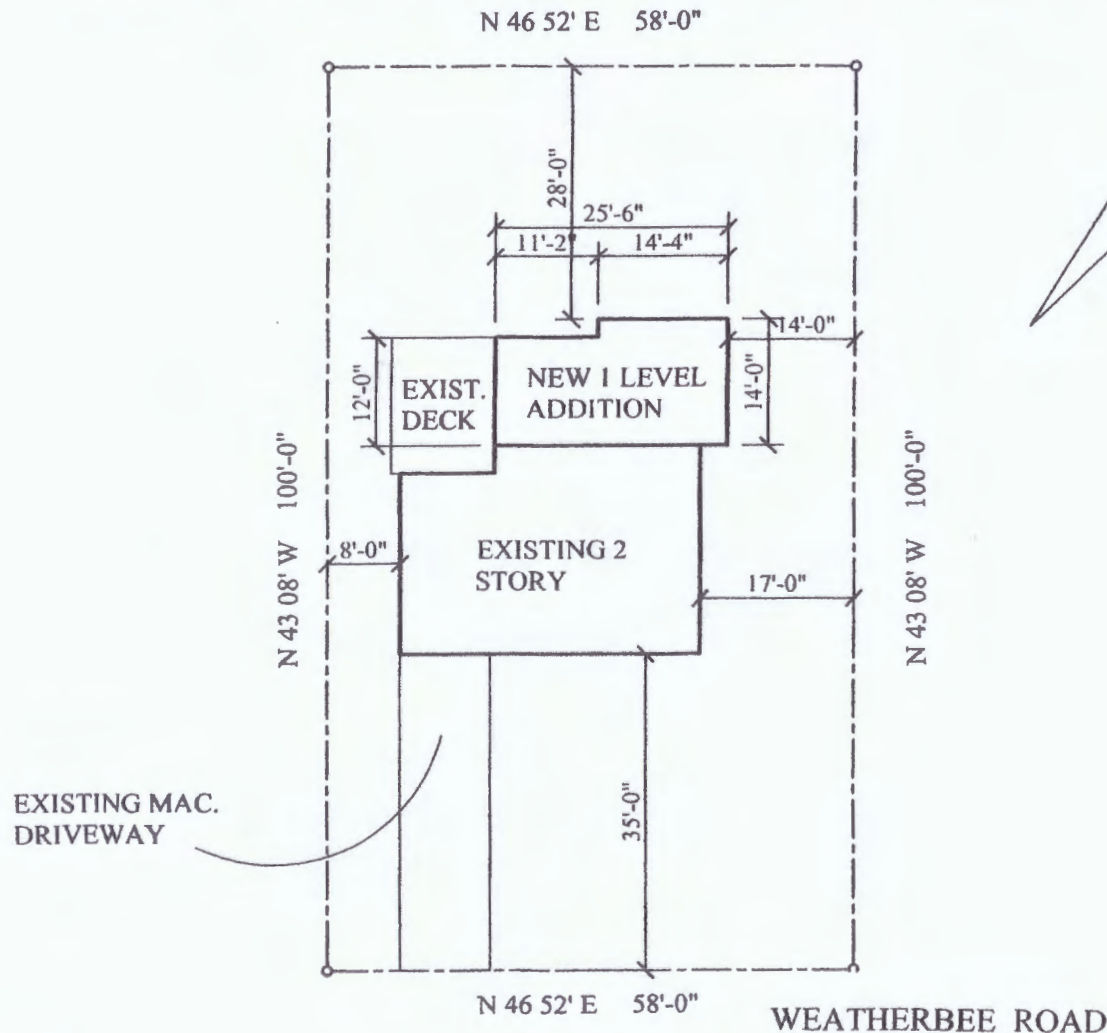
cc: File

G:\DevPlanRev\ZAC -No Comments\ZAC-07022012-NO COMMENTS.doc



2012-0319-A

ZONING HEARING PLAN FOR VARIANCE ☒ FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X).
 ADDRESS 313 Weatherbee OWNER(S) NAME(S) Carltonia Doug Schmidt
 SUBDIVISION NAME Overbrook LOT # 8 BLOCK # 3 SECTION # n/a
 PLAT BOOK # 12 FOLIO # 76 10 DIGIT TAX # 0904500640 DEED REF. # 21336 / 0215



PLAN DRAWN BY C.S.

DATE 6/8/12 SCALE: 1 INCH = 20 FEET

120th scale

SITE VICINITY MAP

York Rd
Weatherbee Rd
Washington Rd
Stevenson lane

MAP IS NOT TO SCALE

ZONING MAP# 070A3

SITE ZONED DR 5.5

ELECTION DISTRICT 9

COUNCIL DISTRICT 5

LOT AREA ACREAGE 5,800 sq ft

OR SQUARE FEET _____

HISTORIC? n/a

IN CBCA? n/a

IN FLOOD PLAIN? n/a

UTILITIES? MARK WITH X

WATER IS:

PUBLIC ☒ PRIVATE _____

SEWER IS:

PUBLIC ☒ PRIVATE _____

PRIOR HEARING? 00-359-A

IF SO GIVE CASE NUMBER
AND ORDER RESULT BELOW

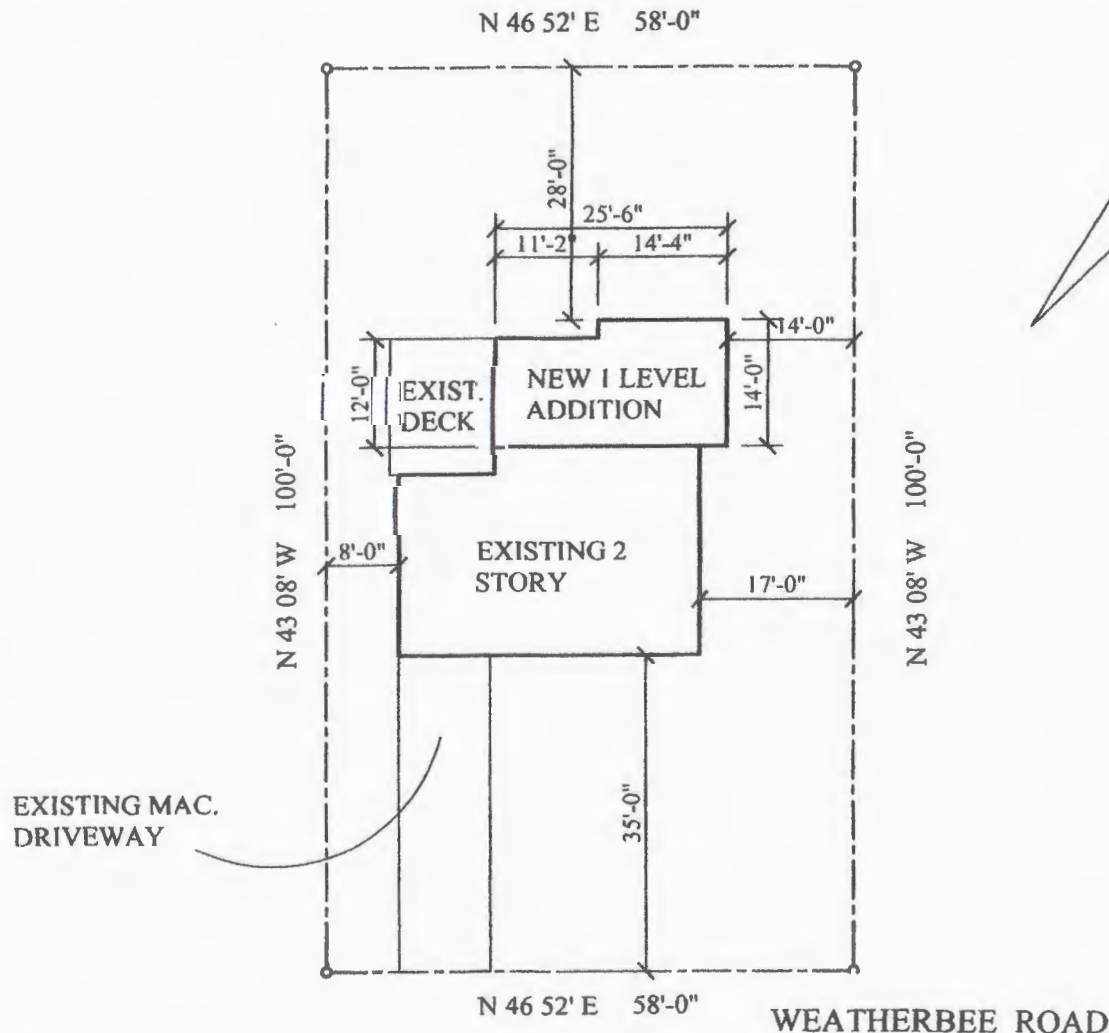
granted

VIOLATION CASE INFO:

no

2012-0319-A

ZONING HEARING PLAN FOR VARIANCE ☒ FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X).
 ADDRESS 313 Weatherbee OWNER(S) NAME(S) Calvinia Doug Schmidt
 SUBDIVISION NAME Overbrook LOT # 8 BLOCK # 3 SECTION # n/a
 PLAT BOOK # 12 FOLIO # 76 10 DIGIT TAX # 0904500640 DEED REF. # 21336 / 0215



PLAN DRAWN BY C.S. DATE 6/8/12 SCALE: 1 INCH = 20 FEET
120th scale



MAP IS NOT TO SCALE
 ZONING MAP# 070A3
 SITE ZONED DR 5.5
 ELECTION DISTRICT 9
 COUNCIL DISTRICT 5
 LOT AREA ACREAGE 5,800 sq ft
 OR SQUARE FEET _____
 HISTORIC? n/a
 IN CBCA? n/a
 IN FLOOD PLAIN? n/a
 UTILITIES? MARK WITH X
 WATER IS:
 PUBLIC ☒ PRIVATE _____
 SEWER IS:
 PUBLIC ☒ PRIVATE _____
 PRIOR HEARING? 00-359-A
 IF SO GIVE CASE NUMBER
 AND ORDER RESULT BELOW

granted
 VIOLATION CASE INFO:

2012-0319-A

no