

IN RE: PETITION FOR ADMIN. VARIANCE *
8th Election District
2nd Councilmanic District *
(8330 Tally Ho Road) *
Cynthia E. Russo *
Petitioner *

BEFORE THE
OFFICE OF
ADMINISTRATIVE HEARINGS
FOR BALTIMORE COUNTY
Case No. 2013-0168-A

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings (OAH) for Baltimore County as a Petition for Administrative Variance filed by the legal owner of the subject property, Cynthia E. Russo, for property located at 8330 Tally Ho Road. The variance request is from Section 1B02.3.B [Section 301.1 of 1963 Zoning Regs.] of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit two proposed open projections (basement entry and handicap ramp) with side yard setbacks of 10' and 6', respectively, in lieu of the required 11.25' each. The subject property and requested relief are more particularly described on Petitioner's 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 Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on January 25, 2013, 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 Administrative Law Judge, the

ORDER RECEIVED FOR FILING

Date 2-19-13
By [Signature]

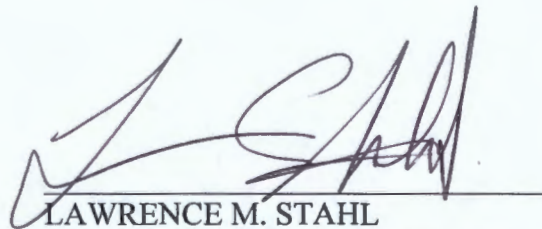
information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioner.

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 Administrative Law Judge for Baltimore County, this 19th day of February, 2013 that a Variance from Section 1B02.3.B [Section 301.1 of 1963 Zoning Regs.] of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit two proposed open projections (basement entry and handicap ramp) with side yard setbacks of 10' and 6', respectively, in lieu of the required 11.25' each, be and is hereby GRANTED, subject to the following:

1. The Petitioner may apply for her appropriate permits and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at her 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.


LAWRENCE M. STAHL
Managing Administrative Law Judge
for Baltimore County

LMS:dlw

ORDER RECEIVED FOR FILING

Date 2-19-13

By DLW



KEVIN KAMENETZ
County Executive

LAWRENCE M. STAHL
Managing Administrative Law Judge
JOHN E. BEVERUNGEN
Administrative Law Judge

February 19, 2013

Cynthia E. Russo
8330 Tally Ho Road
Lutherville, Maryland 21093

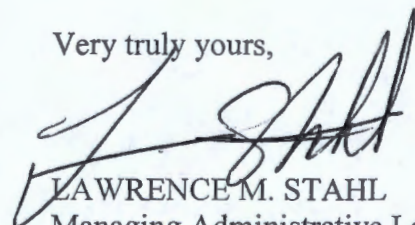
RE: **PETITION FOR ADMINISTRATIVE VARIANCE**
(8330 Tally Ho Road)
Case No. 2013-0168-A

Dear Ms. Russo:

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.

Very truly yours,


LAWRENCE M. STAHL
Managing Administrative Law Judge
for Baltimore County

LMS:dlw
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 8330 Tally-Ho Road which is presently zoned DR-2 (R-20)
Deed Reference 31988/0083 10 Digit Tax Account # 1600001301
Property Owner(s) Printed Name(s) Cynthia E. Russo

(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)

Section 1B02.3.B (Section 301.1 of 1963 Zoning Regs.) – to permit two proposed open projections (basement entry and handicap ramp) with side yard setbacks of 10 and 6 feet, respectively, in lieu of the required 11 1/4 feet each

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

Mailing Address City State

Zip Code Telephone # Email Address

Legal Owners:

Cynthia E. Russo

Name #1 – Type or Print

Name #2 – Type or Print

Cynthia E Russo

Signature #1

Signature #2

8330 Tally-Ho Rd. Lutherville, MD

Mailing Address City State

21093 / 410-296-5375

Zip Code Telephone # Email Address

Representative to be contacted:

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 2-19-13 day of February, 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 2013-0168-A

Filing Date 2/16/13

Estimated Posting Date 2/27/13

Reviewer RDD

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: 8330 Tally Ho Road Lutherville MD 21093
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)

I am seeking relief from the required 15 foot minimum side yard set
setback, so I may construct a handicap ramp to a new first floor
bedroom for my disabled son. This is the only place on the property due to
grading, large trees and requires access from the driveway to transport from
the handicap van.

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

Cynthia E Russo
Signature of Affiant

Signature of Affiant

Cynthia E Russo
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:

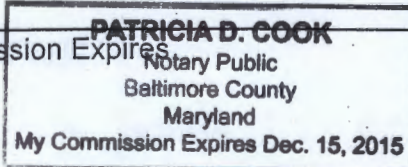
I HEREBY CERTIFY, this 16th day of JANUARY, 2013, before me a Notary of Maryland, in and for the County aforesaid, personally appeared

CYNTHIA E. RUSSO
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

Patricia D. Cook
Notary Public

My Commission Expires



Zoning Description for 8330 Tally Ho Road, Lutherville, MD 21093

Tax Account # 1600001301

Beginning at a point on the North side of Tally-Ho Road which is 50' wide at the distance of 607.42' East of the centerline of the nearest improved intersecting street, Sedgefield Court which is 50' wide. Being Lot #8, Block E, Section _ in the subdivision of Seminary Ridge as recorded in Baltimore County Plat Book- # ~~8~~, Folio # 16, containing 13,500 SF. Located in the 8th Election District and 2nd Council District.

34

Item # 0168

CERTIFICATE OF POSTING

ATTENTION: KRISTEN LEWIS

DATE: 01/26/2013

Case Number: 2013-0168-A

Petitioner / Developer: CINDY RUSSO

Date of Hearing (Closing): FEBRUARY 11, 2013

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:
8330 TALLY-HO ROAD

The sign(s) were posted on: JANUARY 25, 2013



Linda O'Keefe
(Signature of Sign Poster)

Linda O'Keefe
(Printed Name of Sign Poster)

523 Penny Lane
(Street Address of Sign Poster)

Hunt Valley, Maryland 21030
(City, State, Zip of Sign Poster)

410 - 666 - 5366
(Telephone Number of Sign Poster)

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2013- 0168 -A Address 8330 Tally-ho Rd

Contact Person: David Davall Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 1/16/13 Posting Date: 1/27/13 Closing Date: 2/11/13

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

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

(Detach Along Dotted Line)

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

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 2013- 0168 -A Address 8330 Tally-ho Rd

Petitioner's Name C E Russo Telephone 410 296 5375

Posting Date: 1/27/13 Closing Date: 2/11/13

Wording for Sign: To Permit two proposed open projections (basement entry and handicap ramp) with side yard setbacks of 10 and 6 feet, respectively, in lieu of the required 11 1/4 feet each

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: 2013-0168-A
Petitioner: Cynthia E Russo
Address or Location: 8330 Tally-Ho Rd Lutherville MD 21093

PLEASE FORWARD ADVERTISING BILL TO:

Name: Cynthia E Russo
Address: 8330 Tally-Ho Rd
Lutherville MD 21093
Telephone Number: (410) 296-5375



KEVIN KAMENETZ
County Executive

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

February 12, 2013

Cynthia Russo
8330 Tally Ho Road
Lutherville, MD 21093

RE: Case Number: 2013-0168 A, Address: 8330 Tally Ho Road, 21093

Dear Ms. Russo:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on January 16, 2013. 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." in a cursive style.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR: jaf

Enclosures

c: People's Counsel

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



Darrell B. Mobley, Acting Secretary
Melinda B. Peters, Administrator

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 1-25-13

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

RE: Baltimore County
Item No. 2013-0168-A
Administrative Variance
Cynthia Russo
8330 Tally-Ho 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. *2013-0168-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,

A handwritten signature in blue ink, appearing to read "Steven D. Foster".

Steven D. Foster, Chief
Access Management Division

SDF/raz

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits, Approvals
And Inspections
DATE: January 30, 2013

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

SUBJECT: Zoning Advisory Committee Meeting
For January 28, 2013
Item Nos. 2013-0151,0153,0154,0156,0157,0158,0159,0160,0161,0162,
0163,0164,0165,0166,0167,0168,0169, and 0172.

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

DAK:CEN
Cc: file

MEMORANDUM

DATE: March 26, 2013
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2013-0168-A - Appeal Period Expired

The appeal period for the above-referenced case expired on March 21, 2013. 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

73-43-A
(Qtn No. 109)

#73-165-A
#109

FRED L. SCHLICHTMANN, 1001-12-105-A
N/S of Tully Ho Road 607.122 E
of Sedgfield Court

to permit a side yard of 11 feet instead of the required 15 feet.

Free Louis Schlichter
Sonya Mary Schlichter
Legal Owner

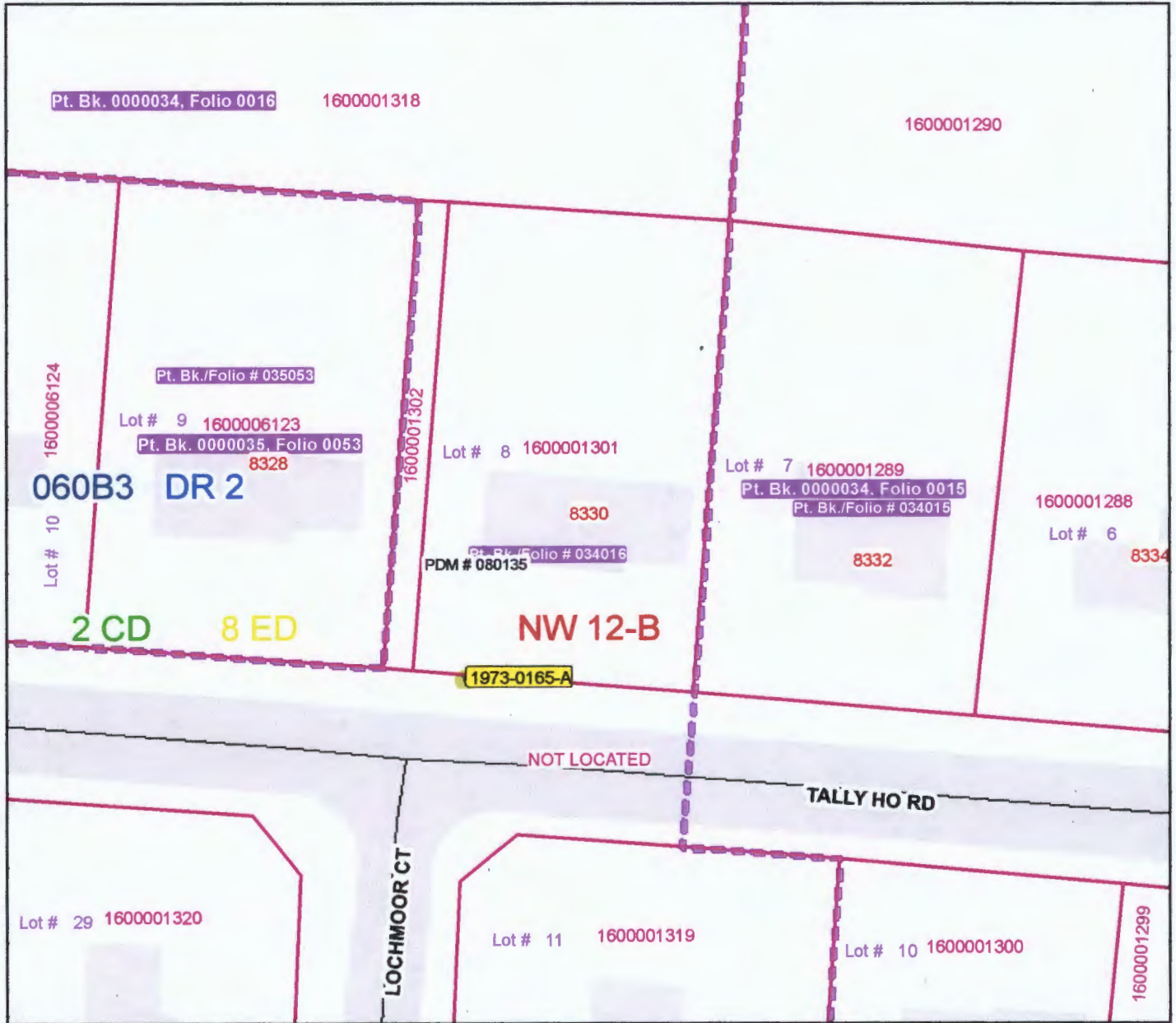
ORDER RECEIVED FOR FILING

NOTE

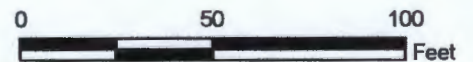
Item #0168

10.30A
1/22/3

8330 Tally Ho Road



Publication Date: January 14, 2013
Publication Agency: Permits, Approvals and Inspections
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot



1 inch = 50 feet

Item #0168

Maryland Department of Assessments and Taxation
Real Property Data Search (vw5.1A)
BALTIMORE COUNTY

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

Account Identifier:

District - 08 Account Number - 1600001301

Owner Information

Owner Name:	RUSSO CYNTHIA E	Use:	RESIDENTIAL
Mailing Address:	8330 TALLY HO RD LUTHERVILLE TIMONIUM MD 21093-4722	Principal Residence:	YES
		Deed Reference:	1) /31988/ 00083 2)

Location & Structure Information

Premises Address	Legal Description
8330 TALLY-HO RD 0-0000	8330 TALLY-HO RD SEMINARY RIDGE

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:	5
0060	0021	0773		0000		E	8	2	Plat Ref:	0034/ 0016

NONE

Special Tax Areas

Town
Ad Valorem
Tax Class

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1972	2,420 SF	13,500 SF	04

Stories	Basement	Type	Exterior
2.000000	YES	STANDARD UNIT	SIDING

Value Information

	Base Value	Value	Phase-in Assessments	
		As Of	As Of	As Of
		01/01/2011	07/01/2012	07/01/2013
Land	193,500	163,500		
Improvements:	339,850	265,300		
Total:	533,350	428,800	428,800	428,800
Preferential Land:	0			0

Transfer Information

Seller:	RUSSO BRIAN T	Date:	04/26/2012	Price:	\$0
Type:	NON-ARMS LENGTH OTHER	Deed1:	/31988/ 00083	Deed2:	
Seller:	SCHLICHTMANN FRED LOUIS	Date:	08/17/2004	Price:	\$550,000
Type:	ARMS LENGTH IMPROVED	Deed1:	/20556/ 00070	Deed2:	
Seller:	RYLAND GROUP INC	Date:	07/28/1972	Price:	\$49,450
Type:	ARMS LENGTH IMPROVED	Deed1:	/05287/ 00149	Deed2:	

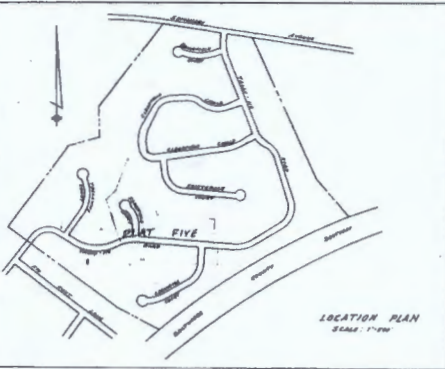
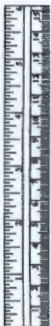
Exemption Information

Partial Exempt Assessments	Class	07/01/2012	07/01/2013
County	000	0.00	
State	000	0.00	
Municipal	000	0.00	0.00

Tax Exempt:	Special Tax Recapture:
Exempt Class:	NONE

Homestead Application Information

#0168



COORDINATES					
LINE	BEARING	DIST.	LINE	BEARING	DIST.
1	N 89° 15' E	100.00	11	S 89° 15' E	100.00
2	S 89° 15' E	100.00	12	N 89° 15' E	100.00
3	N 89° 15' E	100.00	13	S 89° 15' E	100.00
4	S 89° 15' E	100.00	14	N 89° 15' E	100.00
5	N 89° 15' E	100.00	15	S 89° 15' E	100.00
6	S 89° 15' E	100.00	16	N 89° 15' E	100.00
7	N 89° 15' E	100.00	17	S 89° 15' E	100.00
8	S 89° 15' E	100.00	18	N 89° 15' E	100.00
9	N 89° 15' E	100.00	19	S 89° 15' E	100.00
10	S 89° 15' E	100.00	20	N 89° 15' E	100.00
11	N 89° 15' E	100.00	21	S 89° 15' E	100.00
12	S 89° 15' E	100.00	22	N 89° 15' E	100.00
13	N 89° 15' E	100.00	23	S 89° 15' E	100.00
14	S 89° 15' E	100.00	24	N 89° 15' E	100.00
15	N 89° 15' E	100.00	25	S 89° 15' E	100.00
16	S 89° 15' E	100.00	26	N 89° 15' E	100.00
17	N 89° 15' E	100.00	27	S 89° 15' E	100.00
18	S 89° 15' E	100.00	28	N 89° 15' E	100.00
19	N 89° 15' E	100.00	29	S 89° 15' E	100.00
20	S 89° 15' E	100.00	30	N 89° 15' E	100.00
21	N 89° 15' E	100.00	31	S 89° 15' E	100.00
22	S 89° 15' E	100.00	32	N 89° 15' E	100.00
23	N 89° 15' E	100.00	33	S 89° 15' E	100.00
24	S 89° 15' E	100.00	34	N 89° 15' E	100.00
25	N 89° 15' E	100.00	35	S 89° 15' E	100.00

CURVE DATA					
LINE	BEARING	DIST.	LINE	BEARING	DIST.
1	N 89° 15' E	100.00	11	S 89° 15' E	100.00
2	S 89° 15' E	100.00	12	N 89° 15' E	100.00
3	N 89° 15' E	100.00	13	S 89° 15' E	100.00
4	S 89° 15' E	100.00	14	N 89° 15' E	100.00
5	N 89° 15' E	100.00	15	S 89° 15' E	100.00
6	S 89° 15' E	100.00	16	N 89° 15' E	100.00
7	N 89° 15' E	100.00	17	S 89° 15' E	100.00
8	S 89° 15' E	100.00	18	N 89° 15' E	100.00
9	N 89° 15' E	100.00	19	S 89° 15' E	100.00
10	S 89° 15' E	100.00	20	N 89° 15' E	100.00
11	N 89° 15' E	100.00	21	S 89° 15' E	100.00
12	S 89° 15' E	100.00	22	N 89° 15' E	100.00
13	N 89° 15' E	100.00	23	S 89° 15' E	100.00
14	S 89° 15' E	100.00	24	N 89° 15' E	100.00
15	N 89° 15' E	100.00	25	S 89° 15' E	100.00
16	S 89° 15' E	100.00	26	N 89° 15' E	100.00
17	N 89° 15' E	100.00	27	S 89° 15' E	100.00
18	S 89° 15' E	100.00	28	N 89° 15' E	100.00
19	N 89° 15' E	100.00	29	S 89° 15' E	100.00
20	S 89° 15' E	100.00	30	N 89° 15' E	100.00
21	N 89° 15' E	100.00	31	S 89° 15' E	100.00
22	S 89° 15' E	100.00	32	N 89° 15' E	100.00
23	N 89° 15' E	100.00	33	S 89° 15' E	100.00
24	S 89° 15' E	100.00	34	N 89° 15' E	100.00
25	N 89° 15' E	100.00	35	S 89° 15' E	100.00

NOTES:
The streets and/or roads as shown herein and the location thereof are for the purpose of description only and the same are not intended to be dedicated to public use, the fee simple title to the lands shown is to be conveyed to the owner of the land to which this plat is attached and the same shall be subject to the same and all other conditions and covenants as may be contained in the deed or deeds to which this plat is attached.

Coordinates are referred to corners of Baltimore County, Maryland, and are based on the 1983 datum.

LEGEND:
Outline of plat shows line
Boundary of roads shown line
Lot lines shown line
Lot numbers shown line
Water numbers shown line
Black numbers shown line
Red numbers shown line
Red numbers shown line

QTA 34 FOLIO 16
RECEIVED FOR RECORD
JAN 18 1970
BALTIMORE COUNTY, MD.
JANUARY 1970

PLAT FIVE
SEMINARY RIDGE
BALTIMORE COUNTY, MD.
SCALE: 1"=50'
JANUARY 1970

JAMES KESLEY & CO., INC. - OWNER
DONALD L. BROWN
LAND SURVEYOR - REG. NO. 1423
41 EAST MERRILL ROAD
TIMOTHY, MARYLAND

OWNER CERTIFICATE
Certification is hereby made that all the requirements of the Annotated Code of Maryland Chapter 200 have been complied with on this plat.

CERTIFICATION
Certification is hereby made that this plat was prepared by Donald L. Brown and that it meets the requirements of Section 200 of the Annotated Code of Maryland Chapter 200.

APPROVED BY BALTIMORE COUNTY HEALTH DEPARTMENT
Donald L. Brown 3-0-70

APPROVED BY BALTIMORE COUNTY PLANNING BOARD
James E. Jordan 3/3/70

RECEIVED
BALTIMORE COUNTY
JAN 18 1970

MSA 550 1236-5320

Item #0168



Item # 0168

RIGHT SIDE OF PROPERTY AS VIEWED FROM REAR



LOCATION OF PROPOSED RAMP TO
BE INSTALLED IN LINE OF EXISTING
CONCRETE WALK



Item #0168
PROPOSED BASEMENT ENTRANCE

FRONT ELEVATION OF PROPERTY



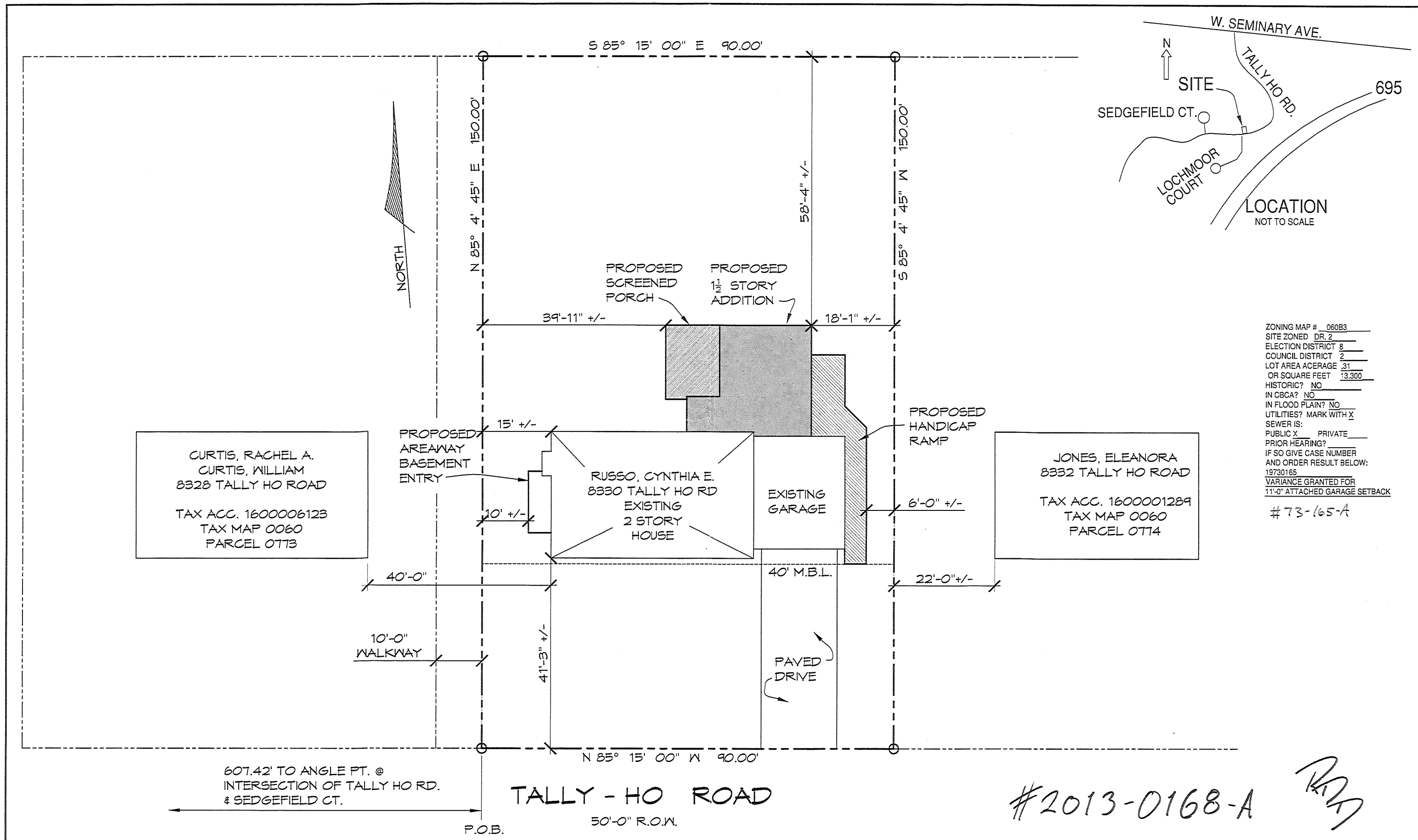
Item # 0168



ESTIMATED
PROPERTY
LINE

PROPOSED
RAMP
LOCATION

RIGHT SIDE OF PROPERTY



FILE: 1212 SITE PLAN SCALE - 1" = 20'	BAYLOR CAD DRAFTING SERVICE 1805 UNIONTOWN RD WESTMINSTER, MD 21156 443-340-2061 baylorcad@comcast.net	THE RUSSO RESIDENCE 8330 TALLY HO ROAD LUTHERVILLE, MD 21093	ZONING HEARING PLAN FOR VARIANCE <u>X</u> ADDRESS 8330 TALLY HO ROAD OWNER CYNTHIA RUSSO SUBDIVISION NAME SEMINARY RIDGE PLAT 5 LOT #8 BLOCK E SECTION #N/A PLAT BOOK O.T.G. FOLIO #16 10 DIGIT TAX # 1600001301	C1 1-9-13
---	---	---	--	--------------------------------

Per. Exp. 1