



KEVIN KAMENETZ
County Executive

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

June 26, 2013

Vicky and Joe Sladek
2219 Hawthorne Road
Baltimore, Maryland 21220

RE: Petitions for Special Hearing and Variance
Case No.: 2013-0249- SPHA
Property: 2219 Hawthorne Road

Dear Mr. and Mrs. Sladek:

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 "JEB", is written over the printed name.

JOHN E. BEVERUNGEN
Administrative Law Judge
for Baltimore County

JEB:sln
Enclosure

c: George Williams
Permits, Approvals and Inspections

IN RE: PETITIONS FOR SPECIAL HEARING *
AND VARIANCE
(2219 Hawthorne Road) *
15th Election District *
6th Councilmanic District *
Vicky L. & Joe Sladek *
Petitioner *

BEFORE THE
OFFICE OF
ADMINISTRATIVE HEARINGS
FOR BALTIMORE COUNTY
Case No. 2013-0249-SPHA

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings (OAH) for consideration of Petitions for Special Hearing and Variance filed by Vicky L. and Joe Sladek, legal owners of the subject property. The Special Hearing was filed pursuant to § 500.7 of the Baltimore County Zoning Regulations ("B.C.Z.R."), to approve a residential home kennel for the housing of more than three dogs. The Variance petition seeks relief from B.C.Z.R. § 101.1 to permit a private kennel in a dwelling for the housing of more than three dogs. The subject property and requested relief is more fully depicted on the site plan that was marked and accepted into evidence as Petitioner's Exhibit 1.

Appearing at the public hearing in support of the requests was Vicky and Joe Sladek. Jan Miller, a neighbor and interested citizen, also attended the hearing. The file reveals that the Petition was properly advertised and the site was properly posted as required by the Baltimore County Zoning Regulations.

There were no substantive Zoning Advisory Committee (ZAC) comments received from County reviewing agencies.

The subject property is 0.036 +/- acres in size and is zoned DR 10.5. The Petitioners have lived in the Hawthorne community for 29 years. At present, they have 4 dogs, and were

ORDER RECEIVED FOR FILING

Date 6/20/13

By Sen

told by Baltimore County that zoning relief was necessary in order to keep more than 3 dogs on the premises.

Based upon the testimony and evidence presented, I will grant the request for Special Hearing and Variance relief. Mr. and Mrs. Sladek are responsible dog owners, and their home and back yard are well-maintained and free of litter, dog feces, etc. The dogs are pugs, and the Petitioners indicated they can only be outside in the yard for a maximum of 15 minutes, given certain respiratory problems common among that breed. The Petitioners stated that they own each of the dogs, and have no intention of acquiring any more animals or pet-sitting or operating a commercial kennel on the premises.

Ms. Miller, a Hawthorne resident, saw the zoning sign and wanted to learn more about the exact nature of the relief requested. She indicated she is involved with animal rescue organizations, and wanted to be sure that the Petitioners' dogs are spayed/neutered (each one is) and taken for regular veterinary care and vaccinations. The Petitioners indicated their dogs are treated at Erdman Animal Clinic, which Ms. Miller conceded was a well-regarded facility.

In these circumstances, I do not believe the grant of zoning relief would endanger the public's health, safety and welfare.

Pursuant to the advertisement, posting of the property, and the public hearing, and after considering the testimony and evidence offered, I find that Petitioner's Special Hearing and Variance requests should be granted.

THEREFORE, IT IS ORDERED this 26th day of June 2013, by this Administrative Law Judge, that Petitioner's request for Special Hearing pursuant to § 500.7 of the Baltimore County Zoning Regulations ("B.C.Z.R."), to approve a residential private home kennel for the housing of more than three dogs, be and is hereby GRANTED.

ORDER RECEIVED FOR FILING

Date 6/26/13

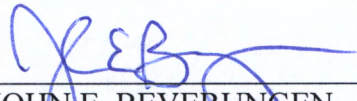
By Sen

IT IS FURTHER ORDERED that Petitioner's request for Variance pursuant to § 101.1 to permit a private kennel in a dwelling for the housing of more than three dogs, be and is hereby GRANTED.

The relief granted herein shall be subject to the following:

- Petitioners shall be required to obtain from Baltimore County all appropriate licenses and permits for the operation of a private kennel.
- Petitioners shall be permitted to own, keep and/or harbor on the premises a maximum of four (4) dogs.

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



JOHN E. BEVERUNGEN
Administrative Law Judge
for Baltimore County

JEB/sln

ORDER RECEIVED FOR FILING

Date 6/26/13

By Sen



Petition for Special Hearing

to the Zoning Commissioner of Baltimore County

for the property located at 2219 HAWTHORNE RD.
which is presently zoned DR-10.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve

A Residential / Home Kennel / FOR THE HOUSING OF MORE THAN THREE DOGS

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

I, or we, agree to pay expenses of above Special Hearing, 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

Telephone No.

City

State

Zip Code

Representative to be Contacted:

Name

Address

Telephone No.

City

State

Zip Code

OFFICE USE ONLY

ESTIMATED LENGTH OF BOTH HEARINGS 45 MINUTES

UNAVAILABLE FOR HEARING

Reviewed By

Date

ORDER RECEIVED FOR FILING

Date

By

Case No. 12013-0249-SPHA

REV 9/15/98

AT

4/24/13

6/26/13

Sen

TAX. ACCOUNT # 1518471520

Petition for Variance

to the Zoning Commissioner of Baltimore County
for the property located at 2219 HAWTHORNE RD.
which is presently zoned PR-10.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s)

101.1 TO PERMIT A PRIVATE KENNEL
IN A DWELLING FOR THE HOUSING OF MORE THAN THREE
DOGS.

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 provided 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 N/A
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):

Vicky L. Sladek
Name - Type or Print _____
Signature Vicky L. Sladek
JOE Sladek
Name - Type or Print _____
Signature Joe Sladek

2219 HAWTHORNE RD. 410-186-3825
Address _____ Telephone No. _____
MADISON RIVER, MD. 21220
City _____ State _____ Zip Code _____

Representative to be Contacted:

Name SAME
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

OFFICE USE ONLY

ESTIMATED LENGTH OF BOTH HEARINGS 45 MINUTES

UNAVAILABLE FOR HEARING

Case No. 2013-0249-SPHA

Reviewed By AT Date 4/24/13

Zoning Property Description for 2219 Hawthorne Road

Beginning at a point on the north-west side of Hawthorne Road, which is 60 feet wide, at the distance of 159 feet north-east side of the centerline of nearest improved intersection street Kingston Road, which is 60 feet wide.

Being Lot#10, Block 13, Section 2 in the Subdivision of Hawthorne as recorded in Baltimore County Plat Book #0018, Folio#0068; containing 1,600 square feet, located in the 15th Election District and 6th Council District.

2013-0249-SPHA

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: 2013-0249-SPHA

Petitioner: Joseph & Vicki S. SLAYDEK

Address or Location: 2219 HAWTHORNE RD, MIDDLE RIVER, MD, 21220

PLEASE FORWARD ADVERTISING BILL TO:

Name: Vicky Sladek

Address: 2219 HAWTHORNE Rd
Middle River MD 21220

Telephone Number: 410-686-3805

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

No. **098549**
 Date: **4/24/13**

PAID RECEIPT

BUSINESS ACTUAL TUE 11:17:10
 4/25/2013 4/24/2013
 REG #502 WALKIM JENIA JEE
 >>RECEIPT # 822327 4/24/2013
 Dept 5 528 ZONING DEPT (CATION)
 OF NO. 098549
 Receipt tot \$150.00
 \$150.00 OF \$150.00
 Baltimore County, Maryland

Fund	Dept	Unit	Sub Unit	Rev Source/Obj	Sub Rev/Obj	Dept Obj	BS Acct	Amount
001	806	0000		6150				\$150

Total: **\$150**

Rec From: _____
 For: **2219 HAWTHORNE RD**
2013-0249-SPHA

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

**CASHIER'S
 VALIDATION**

CERTIFICATE OF POSTING

2013-0249-SPHA

RE: Case No.: _____

Petitioner/Developer: _____

Vicki & Joe Sladek

June 24, 2013

Date of Hearing/Closing: _____

Baltimore County Department of
Permits, Approvals and Inspections
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, Maryland 21204

Attn: Kristen Lewis:

Ladies and Gentlemen:

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

2219 Hawthorne Rd

June 4, 2013

The sign(s) were posted on _____
(Month, Day, Year)



Sincerely,

June 4, 2013

(Signature of Sign Poster)

(Date)

SSG Robert Black

(Print Name)

1508 Leslie Road

(Address)

Dundalk, Maryland 21222

(City, State, Zip Code)

(410) 282-7940

(Telephone Number)



THE BALTIMORE SUN MEDIA GROUP

Baltimore, Maryland 21278-0001

June 6, 2013

THIS IS TO CERTIFY, that the annexed advertisement was published in the following newspaper published in Baltimore County, Maryland, ONE TIME, said publication appearing on June 4, 2013

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

THE BALTIMORE SUN MEDIA GROUP

By: Susan Wilkinson

Susan Wilkinson

NOTICE OF ZONING HEARING

The Administrative Law Judge 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: # 2013-0249-SPHA

2219 Hawthorne Road

NW Hawthorne Road, 159 ft. NE of centerline of Kingston Road

15th Election District - 6th Councilmanic District

Legal Owner(s): Vicki & Joe Sladek

Special Hearing: to approve a residential home kennel for the housing of more than three dogs. **Variance:** to permit a private kennel in a dwelling for the housing of more than three dogs.

Hearing: Monday, June 24, 2013 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 Administrative Hearings Office at (410) 887-3868.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.
JT 6/643 June 4 925979



KEVIN KAMENETZ
County Executive

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

May 29, 2013

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: 2013-0249-SPHA

2219 Hawthorne Road

NW Hawthorne Road, 159 ft. NE of centerline of Kingston Road

15th Election District – 6th Councilmanic District

Legal Owners: Vicki & Joe Sladek

Special Hearing to approve a residential home kennel for the housing of more than three dogs.
Variance to permit a private kennel in a dwelling for the housing of more than three dogs.

Hearing: Monday, June 24, 2013 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

AJ:kl

C: Mr. & Mrs. Sladek, 2219 Hawthorne Road, Middle River 21220

- NOTES: (1) THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY TUESDAY, JUNE 4, 2013.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ADMINISTRATIVE HEARINGS OFFICE 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
Tuesday, June 4, 2013 Issue - Jeffersonian

Please forward billing to:

NOTICE OF ZONING HEARING

The Administrative Law Judge 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: 2013-0249-SPHA

2219 Hawthorne Road

NW Hawthorne Road, 159 ft. NE of centerline of Kingston Road

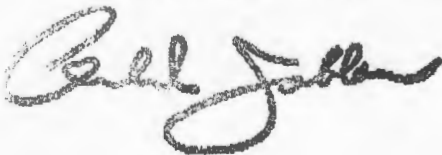
15th Election District – 6th Councilmanic District

Legal Owners: Vicki & Joe Sladek

Special Hearing to approve a residential home kennel for the housing of more than three dogs.

Variance to permit a private kennel in a dwelling for the housing of more than three dogs.

Hearing: Monday, June 24, 2013 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 ADMINISTRATIVE HEARINGS OFFICE AT 410-887-3868.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

M E M O R A N D U M

DATE: July 30, 2013
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2013-0249-SPHA - Appeal Period Expired

The appeal period for the above-referenced case expired on July 26, 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

RE: PETITION FOR SPECIAL HEARING	*	BEFORE THE OFFICE
AND VARIANCE		
2219 Hawthorne Road; NW of Hawthorne	*	OF ADMINSTRATIVE
Road, 159' NE c/line Kingston Road		
15 th Election & 6 th Councilmanic Districts	*	HEARINGS FOR
Legal Owner(s): Vicky & Joe Sladek		
Petitioner(s)	*	BALTIMORE COUNTY
	*	2013-249-SPHA

* * * * *

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

RECEIVED

MAY 07 2013

.....

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 7th day of May, 2013, a copy of the foregoing Entry of Appearance was mailed to Vicky Sladek, 2219 Hawthorne Road, Middle River, MD 21220, Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

CASE NO. 2013-0249-SPHA

CHECKLIST

<u>Comment Received</u>	<u>Department</u>	<u>Support/Oppose/ Conditions/ Comments/ No Comment</u>
5/13/13	DEVELOPMENT PLANS REVIEW (if not received, date e-mail sent _____)	N/C
5/24/13	DEPS (if not received, date e-mail sent _____)	C
_____	FIRE DEPARTMENT	_____
_____	PLANNING (if not received, date e-mail sent _____)	_____
5/7/13	STATE HIGHWAY ADMINISTRATION	NO Obj
_____	TRAFFIC ENGINEERING	_____
_____	COMMUNITY ASSOCIATION	_____
_____	ADJACENT PROPERTY OWNERS	_____
ZONING VIOLATION	(Case No. 125468)	
PRIOR ZONING	(Case No. _____)	
NEWSPAPER ADVERTISEMENT	Date: 6/4/13	
SIGN POSTING	Date: 6/4/13	by Black
PEOPLE'S COUNSEL APPEARANCE	Yes ☒ No ☐	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☐	

Comments, if any: _____

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence

RECEIVED

MAY 28 2013



OFFICE OF ADMINISTRATIVE HEARINGS

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: May 24, 2013

SUBJECT: DEPS Comment for Zoning Item # 2013-0249-SPHA
Address 2219 Hawthorne Road
(Sladek Property)

Zoning Advisory Committee Meeting of May 6, 2013.

EPS has reviewed the subject zoning petition for compliance with the goals of the State-mandated Critical Area Law listed in the Baltimore County Zoning Regulations, Section 500.14. Based upon this review, we offer the following comments:

1. Minimize adverse impacts on water quality that result from pollutants that are discharged from structures or conveyances or that have run off from surrounding lands;

The subject property is located within an Intensely Developed Area (LDA) and is subject to Critical Area requirements. The applicant is requesting to permit a private kennel in a dwelling. It is not waterfront and there does not appear to be any new construction proposed. The lot is developed with a dwelling, a deck, and a shed. Because no new construction is proposed, the relief requested by the applicant will result in minimal adverse impacts to water quality.

2. Conserve fish, plant, and wildlife habitat;

The change proposed does not include any new construction. Therefore fish, plant, and wildlife habitat in the Chesapeake Bay will be conserved.

3. Be consistent with established land use policies for development in the Chesapeake Bay Critical Area, which accommodate growth and also address the fact that, even if pollution is controlled, the number, movement and activities of persons in that area can create adverse environmental impacts;

There are no restrictions on kennels in the IDA, and no new construction is proposed. Therefore the relief requested will be consistent with established land-use policies.

Reviewer: *Regina Esslinger – Environmental Impact Review (EIR)*

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: May 13, 2013

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

SUBJECT: Zoning Advisory Committee Meeting
For May 10, 2013
Item Nos. 2013- 0249, 0256, 0257, 0258,0259, and 0260.

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

DAK:CEN
Cc: file



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

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

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: 5-7-13

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

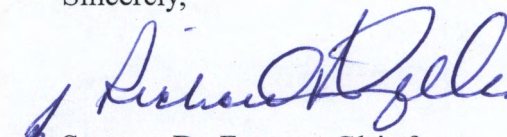
RE: Baltimore County
Item No 2013-0249-SPHA
Special Hearing Variance
Vicki L. & Joe Sladek.
2219 Hawthorne Road.

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. 2013-0249-SPHA.

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



KEVIN KAMENETZ
County Executive

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

June 19, 2013

Vicki & Joe Sladek
2219 Hawthorne Road
Middle River MD 21220

RE: Case Number: 2013-0249 SPHA, Address: 2219 Hawthorne Road

Dear Mr. & Ms. Sladek:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on April 24, 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

Maryland Department of Assessments and Taxation
Real Property Data Search (vw4.1A)
BALTIMORE COUNTY

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

Account Identifier: District - 15 Account Number - 1518471520

Owner Information

Owner Name:	SLADEK JOSEPH W SLADEK VICKY L	Use:	RESIDENTIAL
Mailing Address:	2219 HAWTHORNE RD BALTIMORE MD 21220-4811	Principal Residence:	YES
		Deed Reference:	1) /06723/ 00400 2)

Location & Structure Information

Premises Address
2219 HAWTHORNE RD
0-0000

Legal Description

HAWTHORNE

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:
0090	0018	0680		0000	2	13	10	3	
									Plat Ref: 0018/0068

Town NONE
Ad Valorem Tax Class

Special Tax Areas

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1954	1,024 SF	1,600 SF	04

Stories	Basement	Type	Exterior
2.000000		CENTER UNIT BRICK	

Value Information

	Base Value	Value	Phase-in Assessments	
		As Of	As Of	As Of
		01/01/2012	07/01/2012	07/01/2013
Land	50,000	50,000		
Improvements:	77,100	46,800		
Total:	127,100	96,800	96,800	96,800
Preferential Land:	0			0

Transfer Information

Seller:	ROBERTS JOHN I	Date:	06/05/1984	Price:	\$44,000
Type:	ARMS LENGTH IMPROVED	Deed1:	/06723/ 00400	Deed2:	

Seller:		Date:		Price:	
Type:		Deed1:		Deed2:	

Seller:		Date:		Price:	
Type:		Deed1:		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

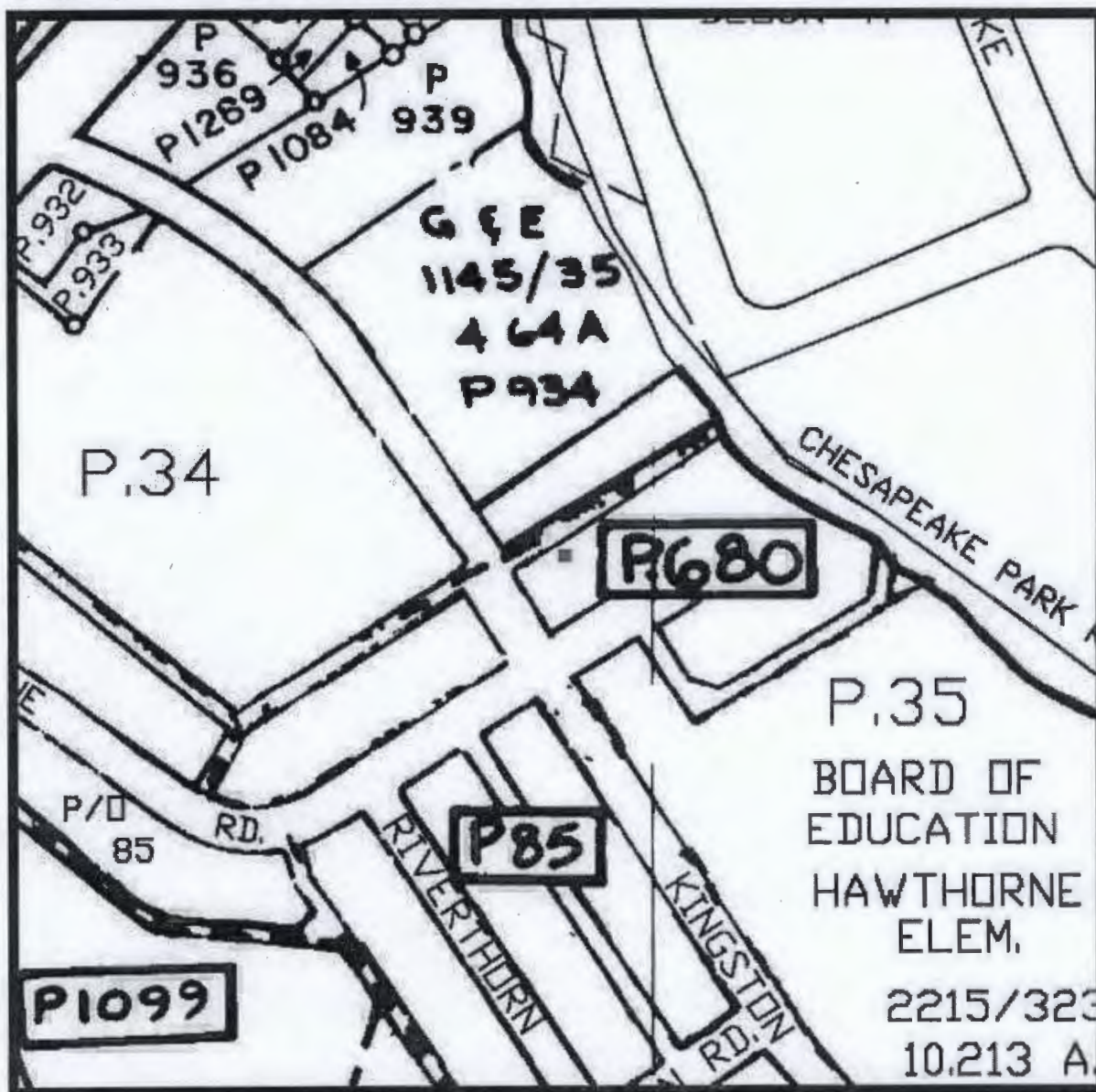
Homestead Application Status: No Application



**Maryland Department of Assessments and
Taxation
BALTIMORE COUNTY
Real Property Data Search**

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

District - 15 Account Number - 1518471520



The information shown on this map has been compiled from deed descriptions and plats and is not a property survey. The map should not be used for legal descriptions. Users noting errors are urged to notify the Maryland Department of Planning Mapping, 301 W. Preston Street, Baltimore MD 21201.

If a plat for a property is needed, contact the local Land Records office where the property is located. Plats are also available online through the Maryland State Archives at www.plats.net.

CASE NAME Hawthorne
CASE NUMBER 2013 249 SPH
DATE 6-27-13

E - MAIL

Vicky Sladek JAWM/11/10	2219 Hawthorne Rd Coraithood Rd	Balto. MD 21220 Baltimore MD 21224
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Case No.:

2013-249 SPHA

DW
1-30-13

Exhibit Sheet

Petitioner/Developer

Protestant

SEN
6-26-13

No. 1	Site Plan	
No. 2	Photos	
No. 3	Petition + Letters from neighbors	
No. 4		
No. 5		
No. 6		
No. 7		
No. 8		
No. 9		
No. 10		
No. 11		
No. 12		

" " " " "



Hi! My name is Vicky Sladek and my husband, Joe, and I have lived at 2219 Hawthorne Road, Middle River, MD for the past 28 years. Recently, the owner of the home next door to me filed a complaint against us because we have four dogs. The law, unfortunately, states that we are only allowed three. For those of you who know me, you know that these dogs mean everything to me. For those of you who do not know Joe and I, we have four small pugs: Malibu, Mango, Misty and Morgan. Because of their breed they can only be outside 10 to 15 minutes at a time. My yard is fenced in and I keep it clean, no feces lying around. My neighbor, who does not live there, has complained because a potential renter does not like dogs. If I have to get rid of one of my pugs, I don't know how I am supposed to choose between them. This is the worst feeling and I'm at a lost on how to choose. According to the courts, if I petition my neighbors and get enough signatures then I may be able to keep my babies. Please help me, if you've ever had a pet you understand how we feel. We sincerely appreciate your help. Thank you.

[illegible]

Petitioners' No. 3

3/24/13

To Whom This may Concern,

My Neighbor's dogs are good dogs and never bother any one. I like the dogs. My son plays with the dogs all the time. Her dogs are very nice and I would hate to see one of them to have to go somewhere else, Plus the dogs have a good home.

Thank you

Mildred Boudin

3/24/13

To whom it may concern,

I write this letter today with a heavy heart. My name is Lia Barman and my family and I live at 2215 Hawthorne Rd. We have been neighbors to Vicki and Joe Lake for eight years and they have been a blessing to me and the neighborhood. They have always had these beautiful pups that have grown up with my son. They are wonderful pet owners and just all around great people to be neighbors with. I know many of the neighbors that I have spoken to have never had any issues with the pups. They are one of the most enjoyable blessings we have in our Court.

I have never seen the pups get out or act aggressive in any way. I don't know what the law is but I just ask that you please allow all the pups to stay home where they belong. Thank you for your Consideration.
Lia Barman

Joseph W. Sladek Jr.
19237 Cross Ridge Drive
Germantown, MD 20874

June 22, 2013

To Whom It May Concern:

Re: 2219 Hawthorne Rd., Middle River, MD 21220

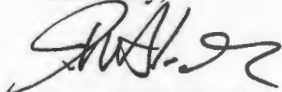
This letter is in regards to my mother, Vicky Sladek, and her four dogs that are considered a huge part of the Sladek family. I am writing this letter to explain how much these dogs mean to the Sladek family, as well as ask that you allow all four dogs to remain living at the property listed above.

My mother has raised each one of these dogs since they were puppies many years ago, and each one of them mean so much to the Sladek family. When my mother was diagnosed with severe heart disease years ago, and ultimately had to make many changes in her life which included becoming more of a home body, it was the family and these four dogs who helped her with her recovery and kept her company. Each one of these dogs has their own personality and has become an integral part of our family. Regardless of how many hospital stays my mother has had due to her heart condition, it was the family and each of these four dogs who were home waiting to take care of her when she returned from the hospital. When everyone else was either at work or at school, it was these four dogs who were home keeping her company and looking after her. When my sister and I went away to college and moved out of the house, it was my father and these four dogs that were there to look after her. Through the good times and the bad time over the years, it was all four of these dogs with their own unique personality that seemed to always put a smile on my mother's face. If you were to look at the many pictures throughout the house, as well as various ornaments, you will see these four dogs in the pictures and pug ornaments and decorations. When people think of the Sladek family, you not only think of my mother, father, sister and I, but you also think of each of these four dogs.

I have shared a little about how much each one of these dogs mean to our family. If it were decided that one of these dogs would have to leave due to whatever law or rule that is being discussed on June 24th, it would be as if the county were taking a family member away from the Sladek family. Each of these four dogs cause no harm to the neighborhood or the community, and I ask that you strongly consider allowing each one of these dogs to continue residing with my mother at the address listed above.

If there is anything that myself or anyone else can do to help support the ruling in favor of allowing the four dogs to reside with my mother, please let me know and I will gladly be of assistance.

Sincerely,

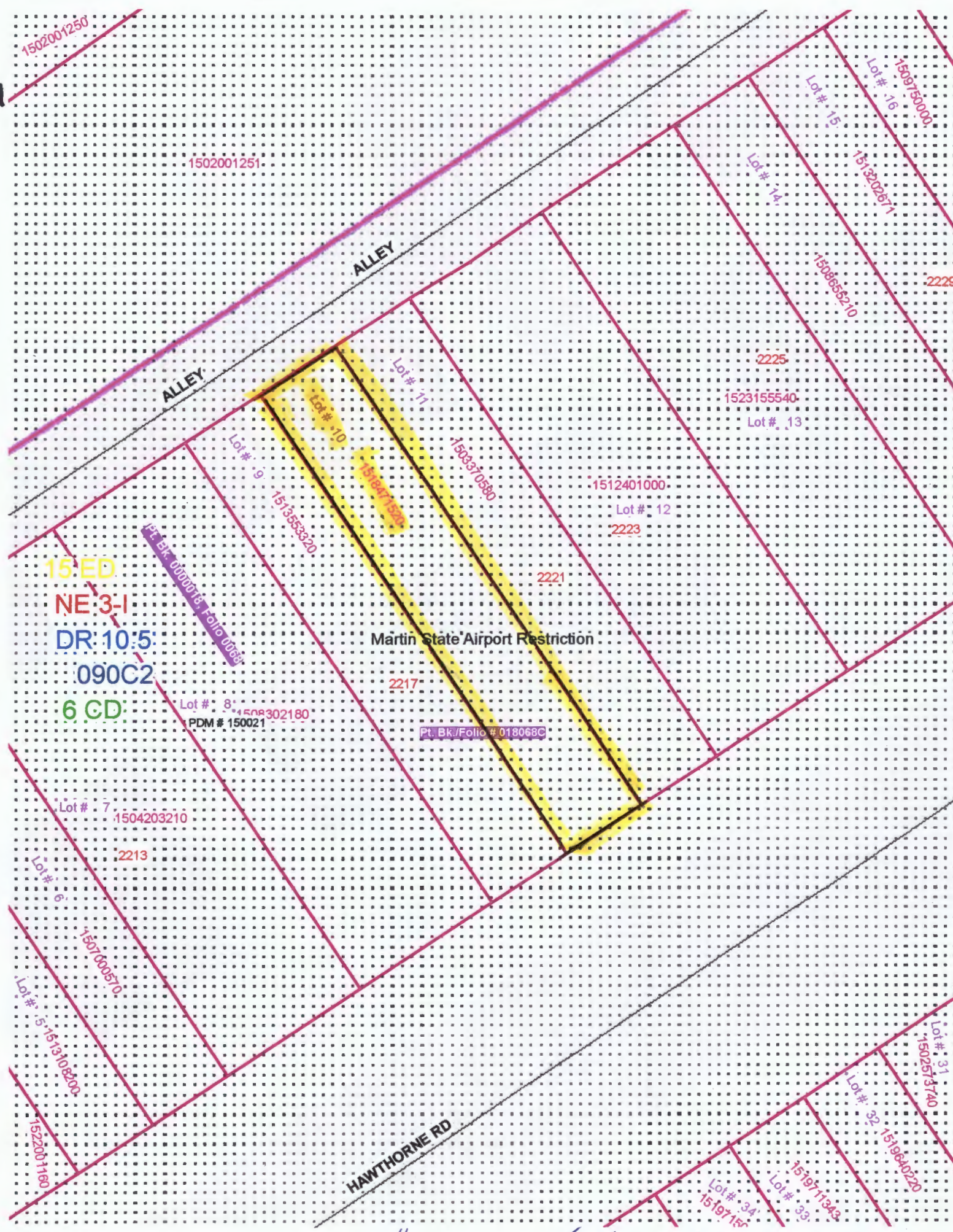
A handwritten signature in black ink, appearing to read 'JWS', with a stylized flourish at the end.

Joseph W. Sladek Jr.



1" = 30'

2013-0249-SPHA



15 ED
NE 3-1
DR 10'5"
090C2
6 CD

Martin State Airport Restriction

HAWTHORNE RD

1" = 20'

2013-0249-SPHA

ZONING HEARING PLAN FOR VARIANCE ☒ AND FOR SPECIAL HEARING ☒ (MARK TYPE REQUESTED WITH ☒)

ADDRESS 2319 HAWTHORNE RD. OWNER(S) NAME(S) JOSEPH W. & VICKI L. SLADER

SUBDIVISION NAME HAWTHORNE LOT# 10 BLOCK# 13 SECTION# 2

PLAT BOOK# 018 FOLIO# 0068 10 DIGIT TAX# 1518421520 DEED REF.# 06223/00400

VACANT
LAND

ALLEY

COMMERCIAL USE

SHED

OPEN
DECK

STEPS

TOWN HOUSES

OPEN AWNINGS
PORCH OPEN PORCH
STEPS STEPS

LOT 8
2215

LOT 9
2217

LOT 10
2219

LOT 11
2221

LOT 12
2223

25'±

15'

15'

15'

25'±

HAWTHORNE RD

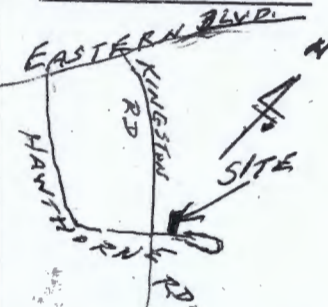
P.O.B. HAWTHORNE RD

PLAN DRAWN BY [Signature]

DATE 4-21-13

SCALE: 1 INCH = 20 FEET

SITE VICINITY MAP



MAP IS NOT TO SCALE

ZONING MAP# 090C2

SITE ZONED DR-10.5

ELECTION DISTRICT 15TH

COUNCIL DISTRICT 6TH

LOT AREA ACREAGE 0.036 ±

OR SQUARE FEET 1600 ±

HISTORIC? NO

IN CBCA? NO

IN FLOOD PLAIN? NO

UTILITIES? MARK WITH ☒

WATER IS:

PUBLIC ☒ PRIVATE ☐

SEWER IS:

PUBLIC ☒ PRIVATE ☐

PRIOR HEARING? NO

IF SO GIVE CASE NUMBER

AND ORDER RESULT BELOW

N/A

VIOLATION CASE INFO:

125468 INSR

GEORGE WILLIAMS

2013-0249-SPHA