



KEVIN KAMENETZ
County Executive

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

December 20, 2013

Kenneth R. Belton
30 Clematis Court
Owings Mills, Maryland 21117

RE: Petition for Administrative Variance
Case No. 2014-0121-A
Property: 30 Clematis Court

Dear Mr. Belton:

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 Baltimore County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Baltimore County 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:dlw
Enclosure

c: R. Steven Bowers, 7 Haymarket Court, Baltimore, MD 21236

IN RE: PETITION FOR ADMIN. VARIANCE *
(30 Clematis Court)
2nd Election District *
4th Councilmanic District *
Kenneth R. Belton *
Petitioner *

BEFORE THE
OFFICE OF
ADMINISTRATIVE HEARINGS
FOR BALTIMORE COUNTY
Case No. 2014-0121-A

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings for Baltimore County as a Petition for Administrative Variance filed by the legal owner of the subject property, Kenneth R. Belton. The variance request is from Section 427.1.B.1 of the Baltimore County Zoning Regulations ("B.C.Z.R."), to permit a 6 ft. high fence to be located in the rear yard of a lot which adjoins the front yard of the adjacent residence in lieu of the permitted 42 in. high fence. The subject property and requested relief are more particularly described on Petitioner's Exhibit No. 1.

The Zoning Advisory Committee (ZAC) comments were received and are made part of the record of this case. There were no adverse ZAC comments received from any of the County reviewing agencies.

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on November 29, 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

information, photographs, and affidavits submitted provide sufficient facts that comply with the

ORDER RECEIVED FOR FILING

Date 12-20-13

Bv kw

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.

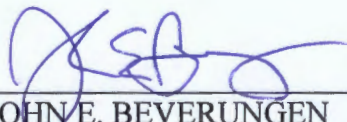
Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, by the Administrative Law Judge for Baltimore County, this 20th day of December, 2013, that a Variance from Section 427.1.B.1 of the Baltimore County Zoning Regulations ("B.C.Z.R."), to permit a 6 ft. high fence to be located in the rear yard of a lot which adjoins the front yard of the adjacent residence in lieu of the permitted 42 in. high fence, be and is hereby GRANTED, subject to the following:

The relief granted herein shall be subject to the following:

1. Petitioner may apply for his appropriate permits 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, 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.



JOHN E. BEVERUNGEN
Administrative Law Judge
for Baltimore County

JEB:dlw

ORDER RECEIVED FOR FILING

Date 12-20-13

By [Signature]



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 30 CLEMATIS CRT which is presently zoned DR3.5

Deed Reference 15992 100576 10 Digit Tax Account # 2200011143

Property Owner(s) Printed Name(s) KENNETH RAY BELTON

(SELECT THE HEARING(S) BY MARKING X 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. X ADMINISTRATIVE VARIANCE from section(s)

see attached

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:

KENNETH R. BELTON

Name #1 - Type or Print

Name #2 - Type or Print

Kenneth R. Belton

Signature #1

Signature #2

30 CLEMATIS CRT BALT MD

Mailing Address City State

21117 (410) 932-8757

Zip Code Telephone # Email Address

Representative to be contacted:

R. STEVEN BOWERS

Name - Type or Print

R. Steven Bowers

Signature

7 HAYMARKET CRT BALT MD

Mailing Address City State

21236 (410) 984-9843

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 _____ 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.

Administrative Law Judge of Baltimore County

CASE NUMBER 2014-0121-A Filing Date 11/18/13 Estimated Posting Date 12/01/13 Reviewer sk

Affidavit in Support (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: 30 CLEMATIS CRT BALT MD 21117
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 would like to have this fence installed
as a means of noise, trash and debris Reducti-
ON. I also need it as a barrier for privacy and
as a theft deterrent.

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

Kenneth Ray Belton
Signature of Affiant

Signature of Affiant

KENNETH RAY BELTON
Name- Print or Type

Name- Print or Type

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

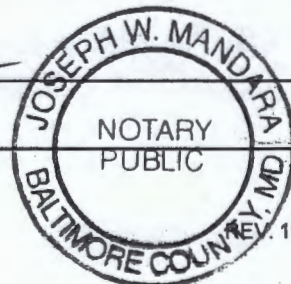
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 12 day of November, 2013, before me a Notary of Maryland, in and for the County aforesaid, personally appeared

Kenneth R. Belton
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

Joseph W. Mandara
Notary Public
My Commission Expires 4/12/16



427.1.B.1 to permit a six-foot high fence be located in the rear yard of a lot which adjoins the front yard of the adjacent residence in lieu of the permitted 42 inches high fence.

ZONING DESCRIPTION

Zoning Description For 30 Clematis Court

Beginning at a point on the East side of Clematis Court, which is 50 feet wide at the distance of 2,000 ft. east of the centerline of the nearest improved intersecting street Daylily Drive which is 50 ft. wide. Being Lot # 97 in the subdivision of Lyonswood South as recorded in Baltimore County Plat Book #0071, Folio# 0029, containing 11,186 square feet and located in the 2nd Election District, 4th Councilmanic District.

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: 2014-0121-A
Petitioner: STEVE BOWERS
Address or Location: 30 CLEMATIS COURT

PLEASE FORWARD ADVERTISING BILL TO:

Name: STEVE BOWERS
Address: 7 HAYMARKET CRT
BALTIMORE MD 21236
Telephone Number: (410) 227-9843

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

No. **105028**

Date: **11/13/13**

PAID RECEIPT

BUSINESS ACTION TIME BWM
 11/19/2013 11/19/2013 10:34:16 8

REG MSD4 WALKIN SHIL SAN
 RECEIPT # 602144 11/18/2013 DFLH

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept Obj	BS Acct	Amount
001	806	0000		6150				\$ 75.00

Total: **\$ 75.00**

Rec From: **Steve Powers**

For: **Administrative Variances**

5. 528 ZONING VERIFICATION
 Recpt Int. \$75.00
 \$75.00 0 1.00 CA
 Baltimore County, Maryland

DISTRIBUTION

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

PLEASE PRESS HARD!!!!

**CASHIER'S
 VALIDATION**

Item # 2014-0121

CERTIFICATE OF POSTING

ATTENTION: KRISTEN LEWIS

DATE: 12/01/2013

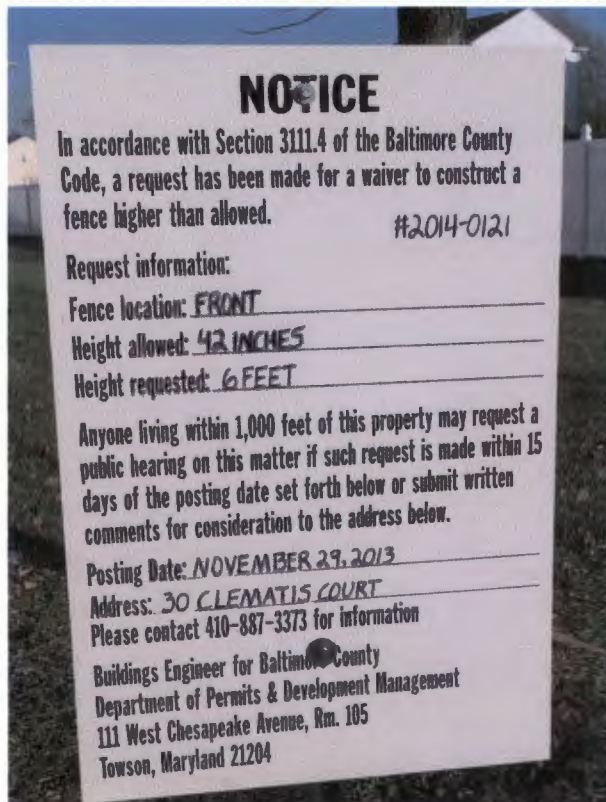
Case Number: 2014-0121

Petitioner / Developer: KENNETH BELTON~STEVE BOWERS of
LONG FENCE COMPANY

Date of Hearing (Closing): DECEMBER 16, 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:
30 CLEMATIS COURT

The sign(s) were posted on: NOVEMBER 29, 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)

CERTIFICATE OF POSTING

ATTENTION: KRISTEN LEWIS

DATE: 12/01/2013

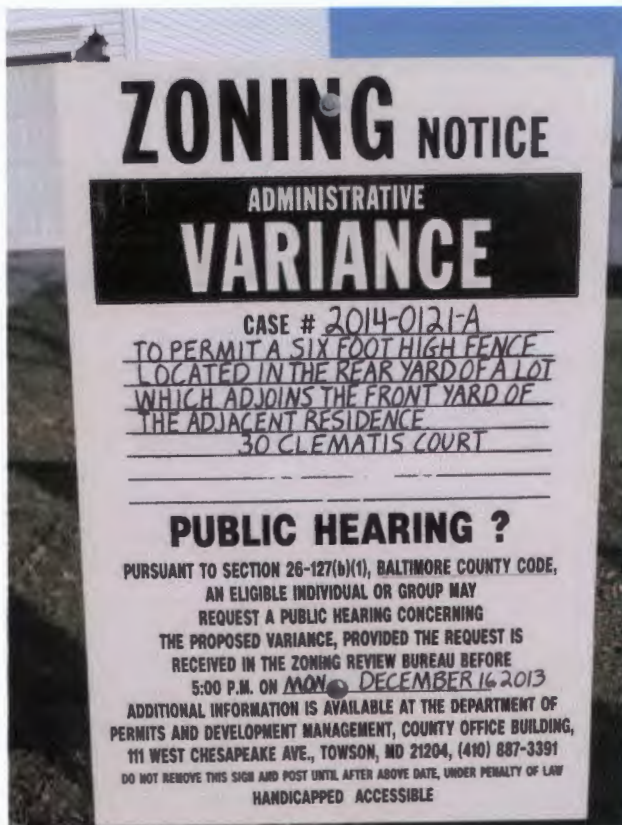
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30 CLEMATIS COURT

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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)

MEMORANDUM

DATE: January 27, 2014
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2014-0121-A – Appeal Period Expired

The appeal period for the above-referenced case expired on January 21, 2014. 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>11-29</u>	DEVELOPMENT PLANS REVIEW (if not received, date e-mail sent _____)	<u>NC</u>
_____	DEPS (if not received, date e-mail sent _____)	_____
_____	FIRE DEPARTMENT	_____
_____	PLANNING (if not received, date e-mail sent _____)	_____
<u>11-27</u>	STATE HIGHWAY ADMINISTRATION	<u>No objection</u>
_____	TRAFFIC ENGINEERING	_____
_____	COMMUNITY ASSOCIATION	_____
_____	ADJACENT PROPERTY OWNERS	_____
ZONING VIOLATION	(Case No. _____)	
PRIOR ZONING	(Case No. _____)	
NEWSPAPER ADVERTISEMENT	Date: _____	
SIGN POSTING	Date: <u>11-29-13</u> by <u>O'Keefe</u>	
PEOPLE'S COUNSEL APPEARANCE	Yes ☐ No ☐	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☐	

Comments, if any: _____



Application for Administrative Waiver Of Building Code Fence Height Limitations

Per Building Code Section 3111.0

Instructions: Fill out this form and submit to the Buildings Engineer's Office, 111 West Chesapeake Avenue, Towson 21204. Include a location plan, and documentation of sign erection (provided by the sign poster). If no public hearing is requested prior to the 15 day posting period, a waiver decision will be made based on all evidence submitted.

Property Address 30 CLEMATIS COURT
BALTIMORE MD 21117
Owner KENNETH RAY BELTON
Owner Address 30 CLEMATIS COURT
BALTIMORE MD 21117

Corner Lot? Yes ☒ No ☐ Fence located in Front Side Rear Yard Telephone: (443) 932-8757

Fence Height Allowed by Building Code 42"
Fence Height Requested 6' (Attach fence location drawing.)

Basis for Request:

THE HOMEOWNER, KENNETH BELTON, IS REQUESTING THAT HE BE ALLOWED TO ERECT A 6 FOOT HIGH VINYL FENCE IN HIS FRONT YARD. HE IS REQUESTING A 6 FOOT HIGH FENCE AS A WAY TO REDUCE THE NOISE, TRASH AND DEBRIS FROM OWINGS MILLS BOULEVARD. THE FENCE WILL ALSO GIVE THE HOMEOWNER PRIVACY AND A THEFT DETERRENT. THE HOMEOWNER'S PROPERTY IS VERY IRREGULARLY SHAPED WITH THE MAJORITY OF THE YARD ALONG THE SIDE. THIS REQUEST IS VERY SIMILAR TO THE WAIVER GRANTED AT 25 CLEMATIS CRT.

Applicant's Signature K. Belton Date: 11/17/2013

(County Use Only)

Waiver Number

Date Property Posted

Input/comments/protests received within 15 days?

Yes/No

Has Hearing been requested?

Yes/No

(If Yes, attach record of Hearing)

Final Disposition:

Buildings Engineer

Date

9:35 Am
12-30
Original
given to
June
for
Don
Brand
w/ copy
of
decision
+
Joining
petition
+ Sign
postings

12/27 9:38 Am
Jeb left
V.M. for
Mr. Bowers
410. 227.
9843
Charmva c.
June Fisher
took applic.
to give to
Don Brand.

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2014- 0121 -A Address 30 Clematis Ct.

Contact Person: Bruno Rudaitis Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 11/18/13 Posting Date: 12/01/13 Closing Date: 12/14/13

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 2014- 0121 -A Address 30 Clematis Ct.

Petitioner's Name Kenneth Belton Telephone 443-932-8757

Posting Date: 12/01/13 Closing Date: 12/14/13

Wording for Sign: To Permit a six-foot high fence be located in the rear yard of a lot which adjoins the front yard of the adjacent residence.

Revised 7/06/11

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: November 29, 2013

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

SUBJECT: Zoning Advisory Committee Meeting
For December 2, 2013
Item No. 2014- 0120, 0121, 0122, 0123, 0124 and 0125

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\ZAC12022013 -.doc



KEVIN KAMENETZ
County Executive

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

December 17, 2013

Kenneth R. Belton
30 Clematis Court
Baltimore MD 21117

RE: Case Number: 2014-0121 A, Address: 30 Clematis Court

Dear Mr. Belton:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on November 12, 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." with a stylized flourish at the end.

W. Carl Richards, Jr.
Supervisor, Zoning Review

WCR:jaf

Enclosures

c: People's Counsel
R. Steven Bowers, 7 Haymarket Court, Baltimore MD 21236

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



James T. Smith, Jr., Secretary
Melinda B. Peters, Administrator

Date: 11/27/13

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

RE: Baltimore County
Item No. 2014-0121-A
Administrative Variance
Kenneth R. Belton
30 Clematis Court.

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. 2014-0121-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/
Development Manager
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

Real Property Data Search (w4)

[Search Help](#)

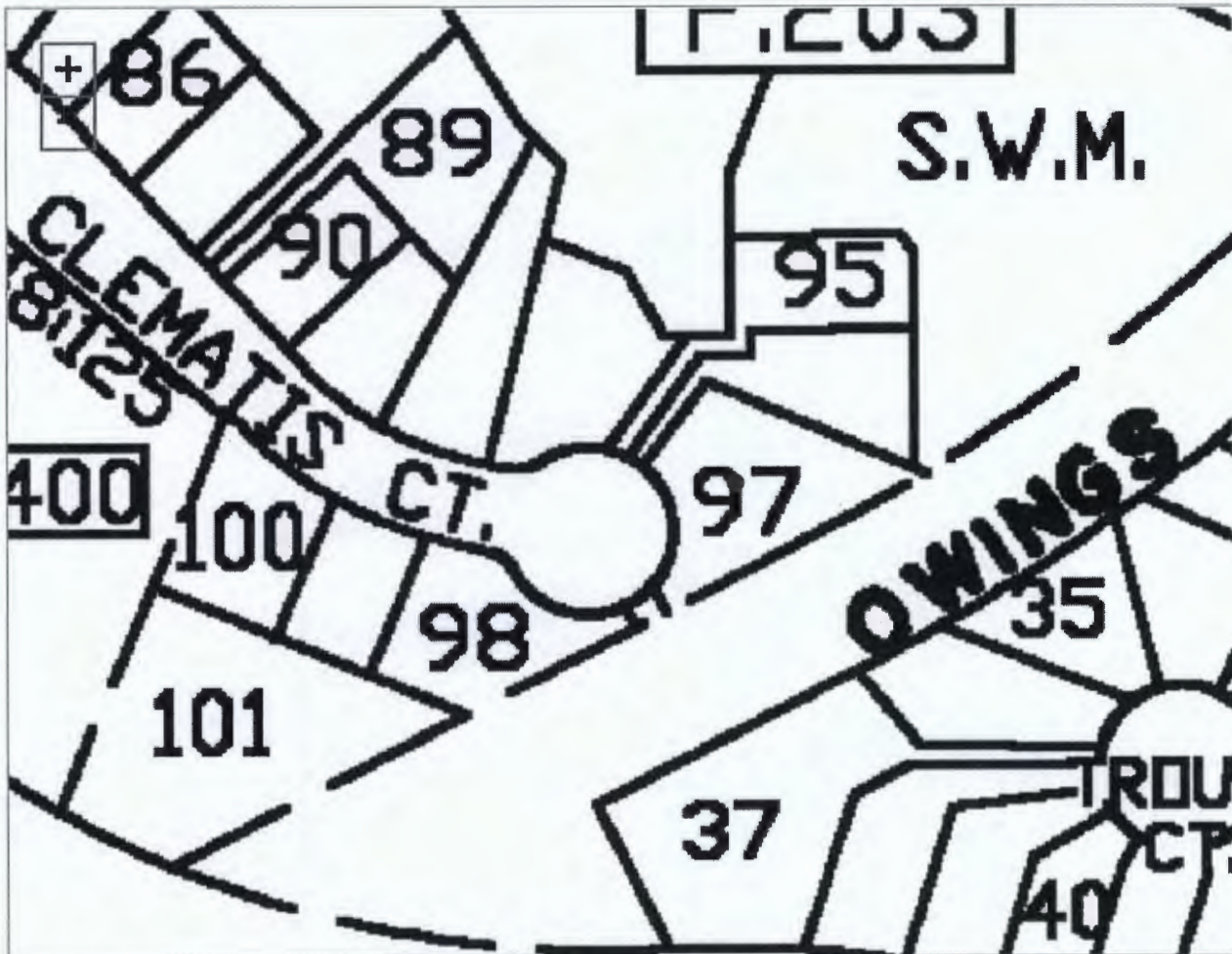
Search Result for BALTIMORE COUNTY

View Map	View GroundRent Redemption	View GroundRent Registration
Account Identifier: District - 02 Account Number - 2200011143		
Owner Information		
Owner Name:	BELTON KENNETH RAY	Use: RESIDENTIAL Principal Residence: YES
Mailing Address:	30 CLEMATIS CT OWINGS MILLS MD 21117-5032	Deed Reference: 1) /15992/ 00576 2)
Location & Structure Information		
Premises Address:	30 CLEMATIS CT 0-0000	Legal Description: .2568 AC 30 CLEMATIS CT LYONSWOOD SOUTH
Map: 0067	Grid: 0019	Parcel: 0203
Sub District:	Subdivision: 0000	Section: 2
Block:	Lot: 97	Assessment Year: 2013
Plat No: 2	Plat Ref: 0071/ 0029	
Special Tax Areas:	Town: NONE	Ad Valorem:
	Tax Class:	
Primary Structure Built 2000	Above Grade Enclosed Area 1,830 SF	Finished Basement Area
		Property Land Area 11,186 SF
		County Use 04
Stories 2.000000	Basement YES	Type STANDARD UNIT
Exterior SIDING	Full/Half Bath 2 full/ 1 half	Garage 1 Attached
Last Major Renovation		
Value Information		
	Base Value	Value
		Phase-in Assessments
		As of 07/01/2013
		As of 07/01/2014
Land:	135,500	102,200
Improvements	119,600	142,300
Total:	255,100	244,500
Preferential Land:	0	244,500
		0
Transfer Information		
Seller: NATIONAL BIRCHWOOD CORPORATION	Date: 01/17/2002	Price: \$186,485
Type: ARMS LENGTH IMPROVED	Deed1: /15992/ 00576	Deed2:
Seller: BLACK HORSE RUN JOINT VENTURE	Date: 10/28/1997	Price: \$573,123
Type: ARMS LENGTH MULTIPLE	Deed1: /12463/ 00072	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Exemption Information		
Partial Exempt Assessments:	Class	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: Approved 08/13/2008		

Baltimore County

[New Search](#)

District: 02 Account Number: 2200011143



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.

Property maps provided courtesy of the Maryland Department of Planning ©2011.

For more information on electronic mapping applications, visit the Maryland Department of Planning web site at www.mdp.state.md.us/OurProducts/OurProducts.shtml.



☒ Loading... Please Wait. Loading... Please Wait.

→

30 CLEMATIS COURT



FRONTAL VIEW OF AREA FOR
ADMINISTRATIVE VARIANCE



REAR VIEW OF AREA FOR
ADMINISTRATIVE VARIANCE

30 CLEMATIS COURT



FRONTAL VIEW OF 30, 28, AND
26 CLEMATIS COURT



AREA OF PROPOSED FENCE WAIVER
COMING DOWN ALONG FAR SIDE OF
DRIVEWAY AND FOLLOWING SIDEWALK # 0124

30 CLEMATIS COURT



AREA OF PROPOSED FENCE WAIVER
FOLLOWING SIDEWALK & DRIVEWAY



SIDE VIEW OF AREA OF PROPOSED
FENCE WAIVER FOLLOWING SIDEWALK

30 CLEMATIS COURT

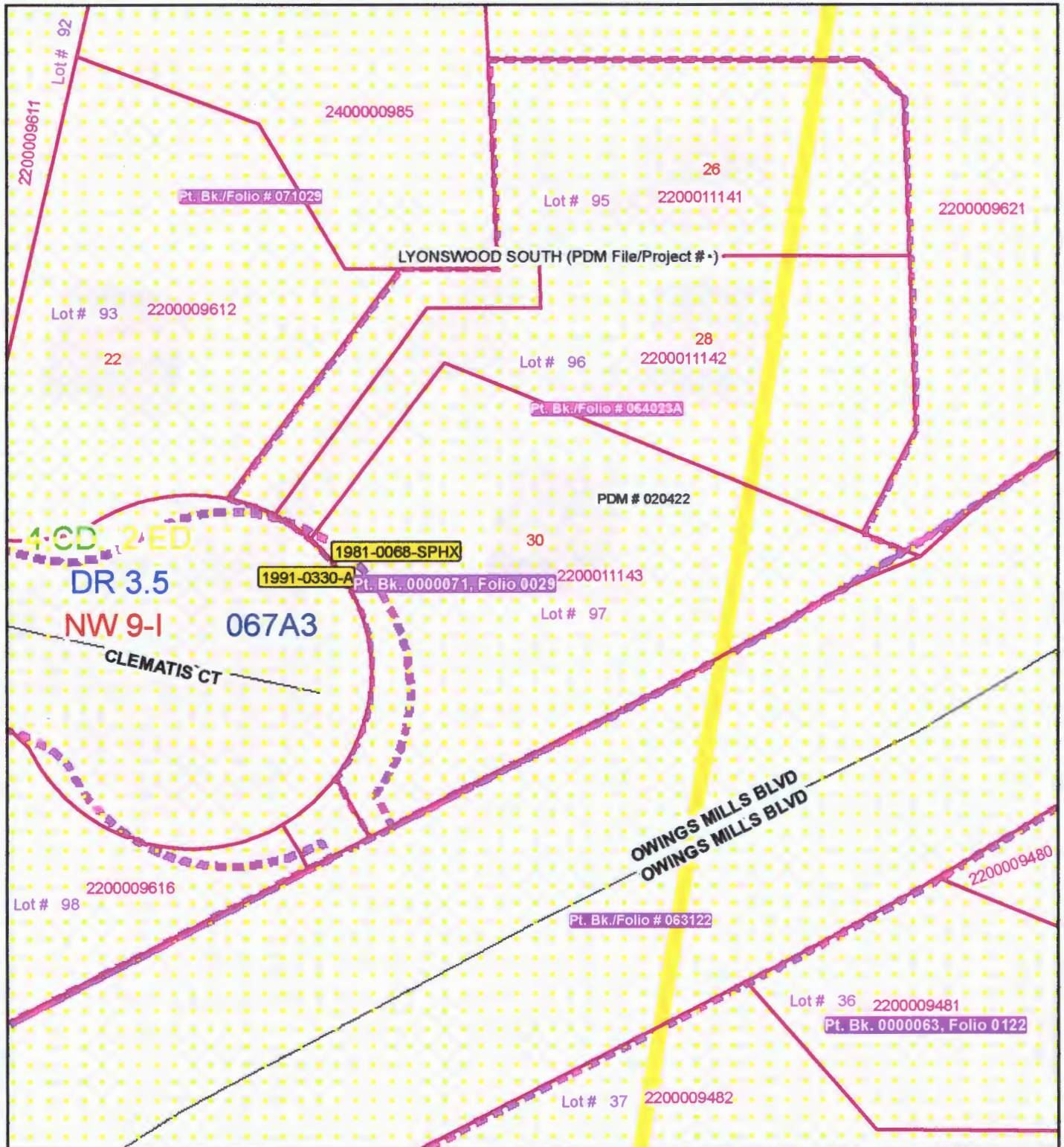


FRONTAL VIEW OF SIDE YARD FOR
ADMINISTRATIVE WAIVER



RECENT FENCE WAIVER AT
25 CLEMATIS COURT

30 Clematis Court



Publication Date: 10/29/2013



Publication Agency: Permits, Approvals & Inspections
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot



0 10 20 40 60 80 Feet

1 inch = 40 feet

PLAT BOOK # 0071 FOLIO # 0029 10 DIGIT TAX # 2200011143 DEED REF. # 15992100576

1

0121