



PETITION FOR ZONING HEARING(S)

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 917 Middle River Road which is presently zoned ML-IM

Deed References: 35589/374 10 Digit Tax Account # 2300001848

Property Owner(s) Printed Name(s) 917 Middle River Road, LLC

(SELECT THE HEARING(S) BY MARKING X AT THE APPROPRIATE SELECTION AND PRINT OR TYPE THE PETITION REQUEST)

The undersigned legal owner(s) of the property situate in Baltimore County and which is described in the description and plan attached hereto and made a part hereof, hereby petition for:

1. a **Special Hearing** under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner should approve
2. a **Special Exception** under the Zoning Regulations of Baltimore County to use the herein described property for
3. X a **Variance** from Section(s) 255.1 and 238.2 for a side yard setback of 6' in lieu of the required 30'.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons:
(Indicate below your hardship or practical difficulty or indicate below "TO BE PRESENTED AT HEARING". If you need additional space, you may add an attachment to this petition)

Existing conditions on the site and other information to be presented at the hearing

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 (Petitioners):

917 MIDDLE RIVER ROAD LLC/ C/O VP Realty, Inc.

Name #1 - Type or Print Name #2 - Type or Print

Signature #1 Signature #2

150 W OSTEND ST BALTIMORE MD
Mailing Address City State

21030 / 410-685-5181 / matt.tary@vacpacinc.com>

Zip Code Telephone # Email Address

Representative to be contacted:

Richardson Engineering LLC
Name - Type or Print

Signature

30 E. Padonia Road, Suite 500 Timonium MD
Mailing Address City State

21083 / 410-560-1502 / Rick@RichardsonEngineering.net
Zip Code Telephone # Email Address

CASE NUMBER 2015-0182-A Filing Date 6/4/15

Do Not Schedule Dates: Reviewer GA

**ZONING DESCRIPTION FOR
917 MIDDLE RIVER ROAD
15TH ELECTION DISTRICT
6TH COUNCILMANIC DISTRICT
BALTIMORE COUNTY, MARYLAND**

BEGINNING FOR THE SAME at a point on the East side of Middle River Road (60' ultimate width R.O.W.) at a distance of 390 feet north of the centerline intersection of Middle River Road and Bird River Road, thence along the east side of the right of way of Middle River Road (1) North 16 degrees 15 minutes 00 seconds West 43.57 feet, (2) By a curve to the left, having a radius of 1530.00 feet and an arc length of 248.06 feet, leaving the right of way of Middle River Road and proceeding, (3) North 45 degrees 18 minutes 05 seconds East 276.20 feet; (4) South 46 degrees 04 minutes 40 seconds East 255.39 feet, (5) South 43 degrees 55 minutes 20 seconds West 403.23 feet to the point of beginning;

Containing a net area of 86,822 square feet, or 1.99 acres of land, more or less.



PROFESSIONAL CERTIFICATION:
I HEREBY CERTIFY THAT THESE DOCUMENTS
WERE PREPARED OR APPROVED BY ME, AND
THAT I AM A DULY LICENSED PROFESSIONAL
ENGINEER UNDER THE LAWS OF THE STATE OF
MARYLAND, LICENSE NUMBER 16597,
EXPIRATION DATE: 08-15-2015.

2015-0282-A

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

No.

127355

Date:

6/4/15

PAID RECEIPT

BUSINESS ACTUAL TIME
6/05/2015 6/04/2015 14:24:10

RE: W001 WALKIN LRS LJR
>> RECEIPT # 505400 6/04/2015
Desk: 5 520 COPIES VERIFICATION
CR NO. 127355

Recpt Tot \$500.00
\$500.00 0 \$0.00
Baltimore County, Maryland

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept Obj	BS Acct	Amount
0001	800	0000		6050				500.00

Total: 500.00

Rec

From:

Richardson Engineering LLC

For:

Variance 917 Middle River Rd

2015-0282-A

DISTRIBUTION

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

**CASHIER'S
VALIDATION**

t 410.494.6365
f 410.821.0147
cdmudd@venable.com

August 5, 2015

Hon. John E. Beverungen
Office of Administrative Hearings
105 W. Chesapeake Avenue, Suite 103
Towson, Maryland 21204

RECEIVED

AUG 06 2015

OFFICE OF ADMINISTRATIVE HEARINGS

Re: Case No. 15-282-A
Withdrawal of Petition Without Prejudice

Judge Beverungen,

This firm represents the petitioner in the above-referenced zoning matter. Pursuant to Rule 4(F) of the Rules of Practice and Procedure before the Office of Administrative Hearings (Appendix G to the Baltimore County Zoning Regulations), I am hereby requesting that the petition for zoning relief be dismissed without prejudice. This request complies with Rule 4(F) as the hearing is scheduled for August 31, 2015 and this request is being made in writing more than 10 business days prior to the scheduled hearing.

By copy of this letter to Kristen Lewis, Zoning Review, I am also requesting that the county withdraw the advertisement for this matter and remove this petition from the schedule for August 31, 2015.

Very truly yours,

Christopher D. Mudd
Adam M. Rosenblatt

cc: Kristen Lewis, Zoning Review
Rich Richardson, Richardson Engineering

t 410.494.6365
f 410.821.0147
cdmudd@venable.com

August 5, 2015

Hon. John E. Beverungen
Office of Administrative Hearings
105 W. Chesapeake Avenue, Suite 103
Towson, Maryland 21204

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cc: Kristen Lewis, Zoning Review
Rich Richardson, Richardson Engineering

Rec'd
8/5/15
K.

t 410.494.6365
f 410.821.0147
cdmudd@venable.com

August 5, 2015

Hon. John E. Beverungen
Office of Administrative Hearings
105 W. Chesapeake Avenue, Suite 103
Towson, Maryland 21204

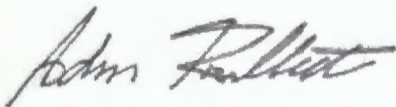
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Adam M. Rosenblatt

cc: Kristen Lewis, Zoning Review
Rich Richardson, Richardson Engineering

Carl Richards Jr

From: Rick Johnson ✓
Sent: Thursday, June 04, 2015 9:08 AM
To: Carl Richards Jr; Joseph C Merrey
Cc: Rick Johnson
Subject: variance required for new equipment outside building?
Attachments: 2015-510-M01r1.pdf; SSE2015-053-M02-20K Model (1).pdf

Carl,

Attached are two (2) schematics from a company relocating to the County at 917 Middle River Road. They need to add a piece of operating equipment called a 'thermal oxidizer' to be in compliance with local MDE regulations. This unit, by nature, must be located 'outside' of the building. They are currently planning on installing the equipment in the right side of the building, set back as to not be in direct view from the street. Once installed it really cannot be moved. It will also be fenced in so as not to be visible.

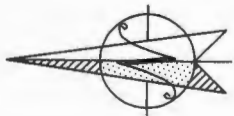
Q- Would the County consider this equipment as part of the structure, as opposed to operational equipment?

They are seeking clarification.

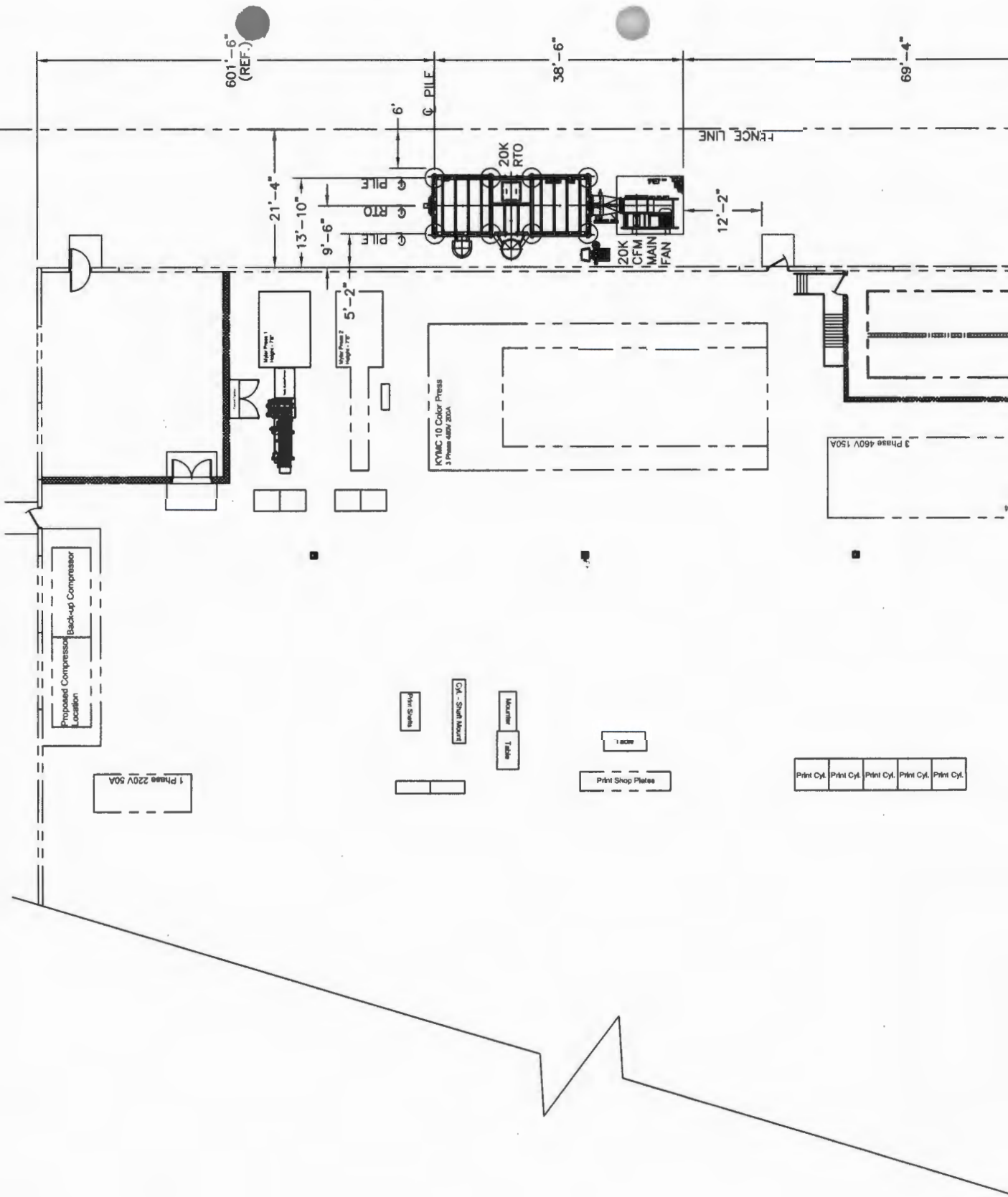
The time frame to install is scheduled for the last week of July.

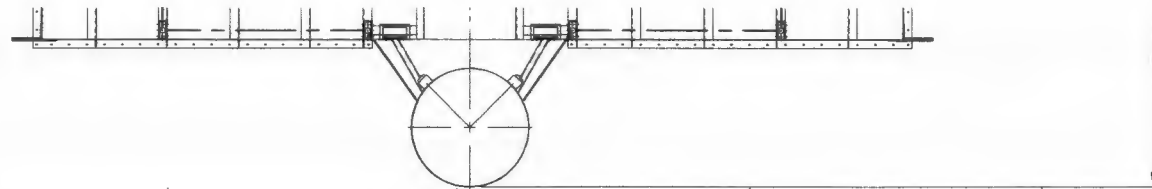
Rick

2015 - 0282A



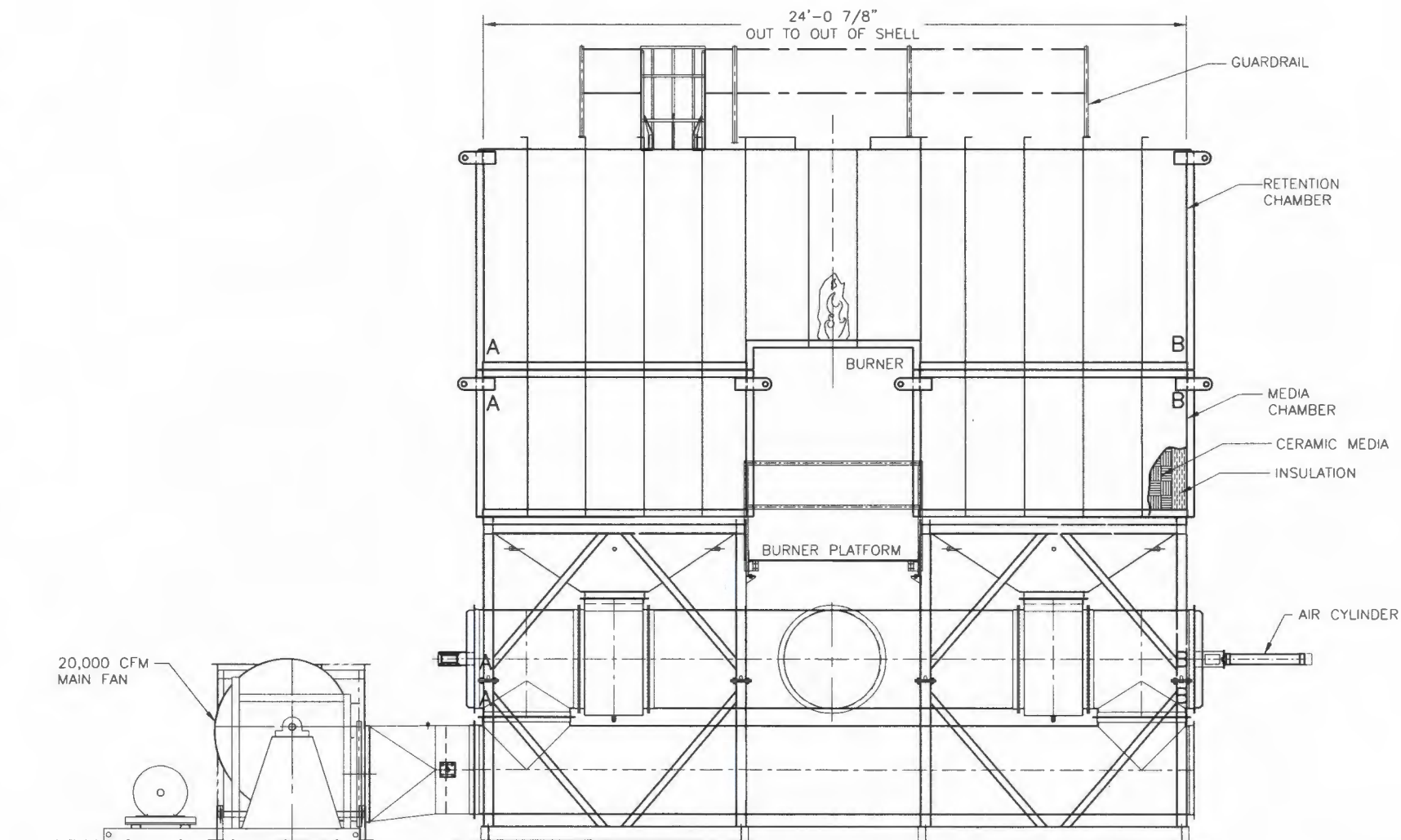
FENCE LINE





PLAN VIEW

4" TEST PORT
2 @ 90° APA



ELEVATION VIEW

STACK NOT SHOWN IN THIS VIEW FOR CLARITY

AS
REQUIRED

STACK BRACE

REV	DESCRIPTION

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon
Deputy Administrative Officer and
Director of Permits, Approvals and Inspections

DATE: June 25, 2015

FROM: Andrea Van Arsdale
Director, Department of Planning

SUBJECT: Zoning Advisory Petition(s) for
Item No: 15-263, 15-270, 15-272, and 15-282

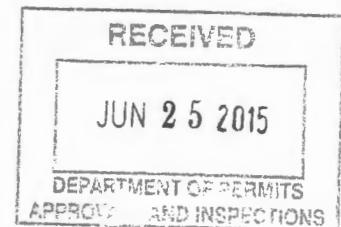
The Department of Planning has reviewed the above referenced zoning item(s) and has no comments.

For further questions or additional information concerning the matters stated herein, please contact Lloyd Moxley at 410-887-3480.

Prepared By: _____

LTM:kma

c: John Beverungen, ALJ
Peter Max Zimmerman



RE: PETITION FOR VARIANCE	*	BEFORE THE OFFICE
917 Middle River Road; NE/S Middle River	*	
Road, SE 825' c/line Pulaski Park Drive	*	OF ADMINSTRATIVE
15 th Election & 6 th Councilmanic Districts	*	
Legal Owner(s): 917 Middle River	*	HEARINGS FOR
Road LLC c/o VP Realty Inc	*	
Petitioner(s)	*	BALTIMORE COUNTY
	*	2015-282-A

* * * * *

ENTRY OF APPEARANCE

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

RECEIVED
JUN 11 2015

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

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

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 11th day of June, 2015, a copy of the foregoing Entry of Appearance was mailed to Richardson Engineering, LLC, 30 E. Padonia Road, Suite 500, Timonium, Maryland 21093, Representative for Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: June 17, 2015

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

SUBJECT: Zoning Advisory Committee Meeting
For June 15, 2015
Item No. 2015-0269, 0270, 0271, 0275, 0276, 0277, 0278, 0279, 0280,
0281, 0282 and 0283

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\ZAC06152015.doc

Larry Hogan, Governor
Boyd Rutherford, Lt. Governor



Pete K. Rahn, Secretary

Date: 6/10/13

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

RE: Baltimore County
Item No 2013-0282-14

Dear Ms. Lewis:

Thank you for the opportunity to review your referral request on the subject of the above 2013-0282-14 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.

Should you have any questions regarding this matter, please contact Mr. Richard Zeller at 410-545-5598 or 1-800-876-4742 (in Maryland only) extension 5598, or by email at (rzeller@sha.state.md.us).

Sincerely,

A handwritten signature in dark ink, appearing to read "David W. Peake".

For David W. Peake
Metropolitan District Engineer
Baltimore & Harford Counties

DWP/RAZ



KEVIN KAMENETZ
County Executive

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

June 30, 2015

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: 2015-0282-A

917 Middle River

NE/s of Middle River Road, southeast of Pulaski Park Drive

15th Election District – 6th Councilmanic District

Legal Owners: 917 Middle River Road, LLC

Variance to a side yard setback of 6' in lieu of the required 30'.

Hearing: Monday, August 31, 2015 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: Richardson Engineering, 30 E. Padonia Road, Ste. 500, Timonium 21093
917 Middle River Road, LLC, 150 W. Ostend Street, Baltimore 21030

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY TUESDAY, AUGUST 11, 2015.**
- (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, August 11, 2015 Issue - Jeffersonian

Please forward billing to:

Josh Rosenthal
VAC PAC
150 W. Ostend Street
Baltimore, MD 21230

410-685-5181

NOTICE OF ZONING HEARING

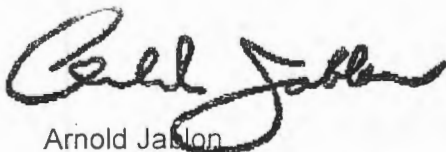
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Arnold Jablon
Director of Permits, Approvals and Inspections for Baltimore County

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DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS

ZONING REVIEW

ARTISAN REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighborhood 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.

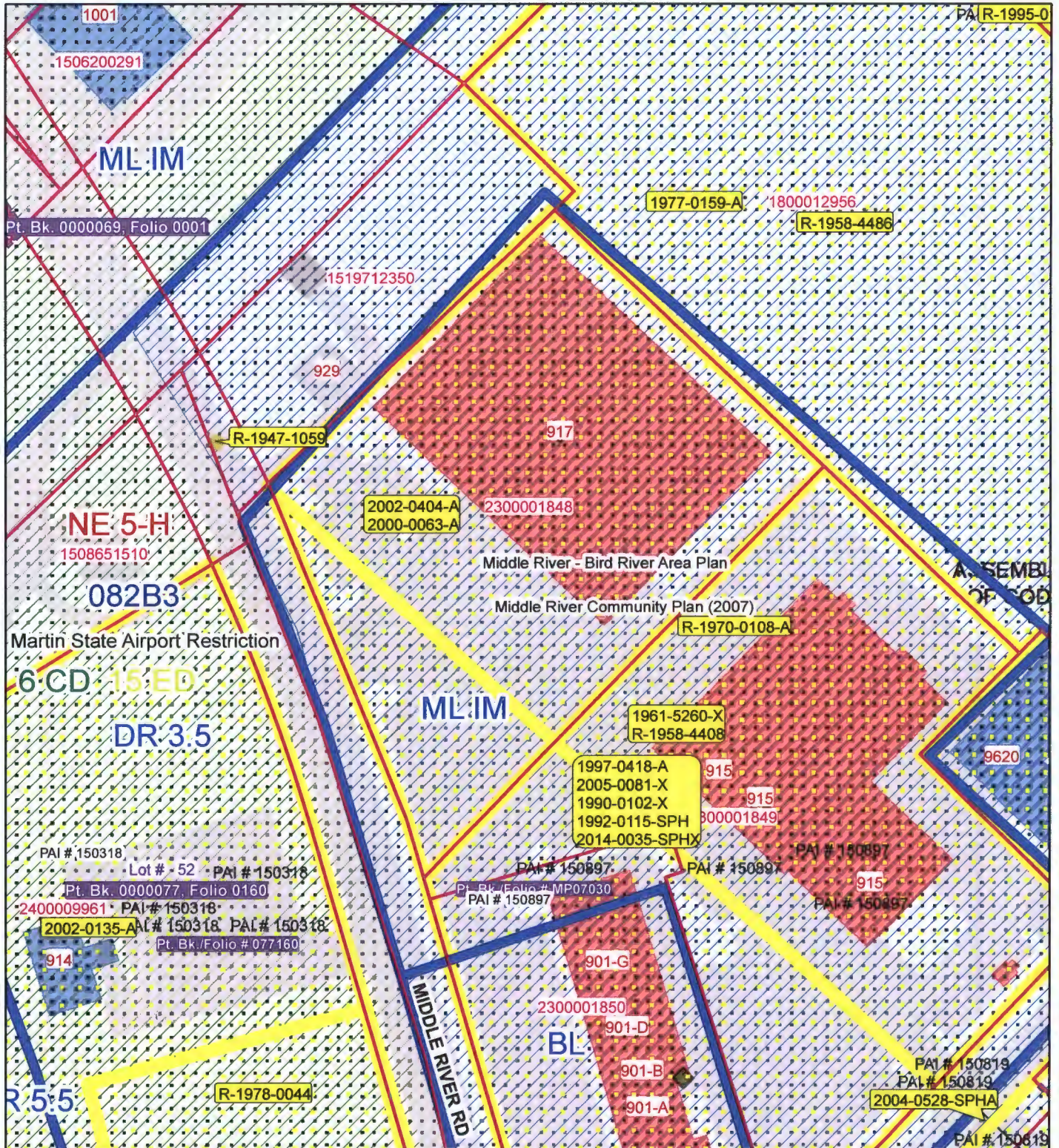
For Newspaper Advertising:

Item Number or Case Number: 2015-0282-A
Petitioner: VAC PAC, INC
Address or Location: 917 Middle River Rd

PLEASE FORWARD ADVERTISING BILL TO:

Name: JOSEPH ROSENTHAL
Address: VAC PAC
150 W. OSTEND ST
BALTIMORE MD 21230
Telephone Number: 410-685-5181

917 Middle River Road



Publication Date: 6/4/2015

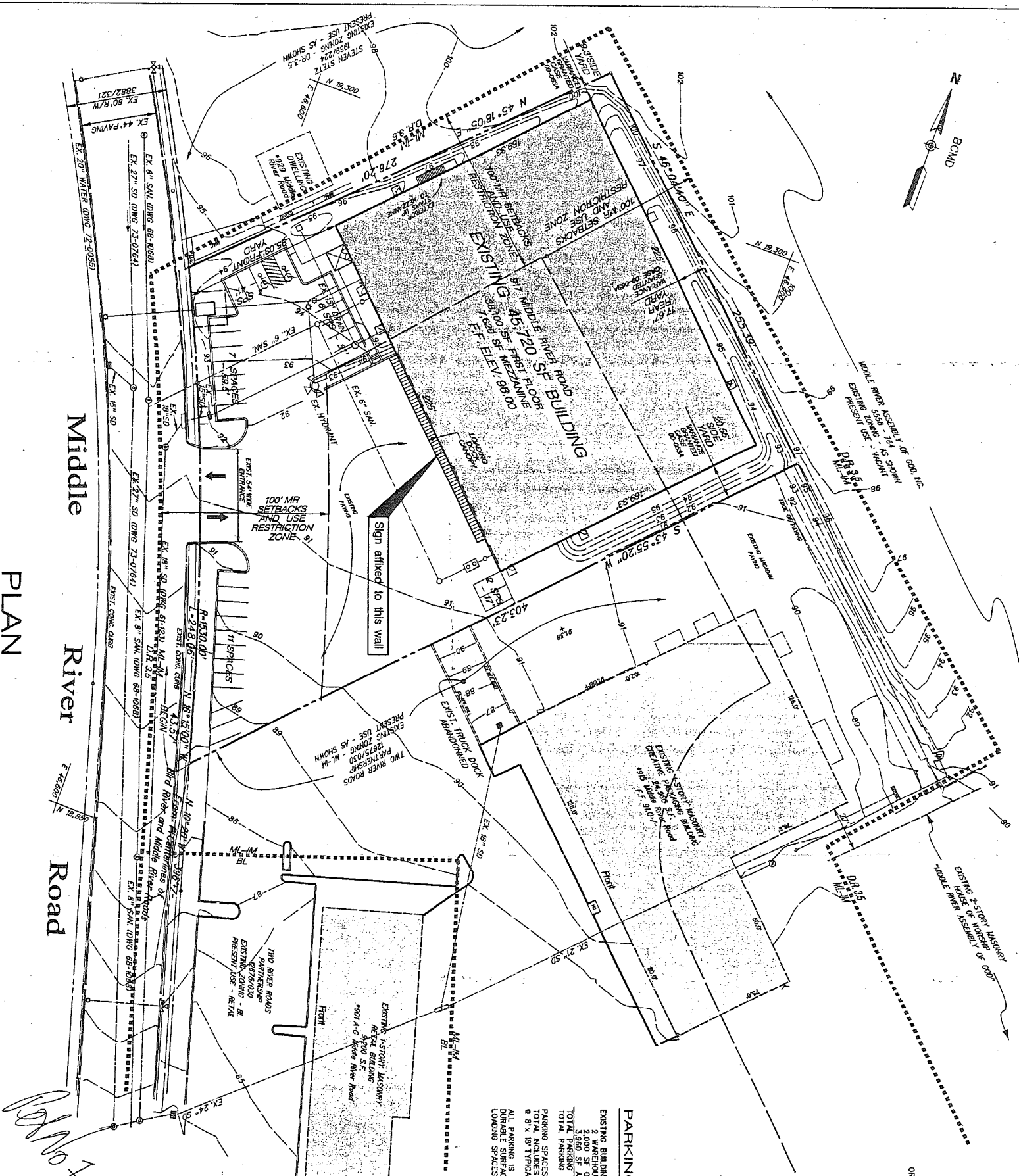


Publication Agency: Permits, Approvals & Inspections
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot



0 25 50 100 150 200
Feet

1 inch = 100 feet



PLAN
Scale: 1" = 30'

Scale: 1" = 30'

Mellies
Warfield
consulting engineers

10840 York Road Suite 100
Hunt Valley, Maryland 21083
Phone 410-665-1700
Fax 410-665-1704
www.mellieswarfield.com



OWNER /PETITIONER
Lauman Properties, LLC
C/O Mr. Wayne Lauman
8650 Belair Road
Baltimore, Maryland 21236-2705
Phone 410-256-2080
Fax 410-256-9410

A Variance is requested in Section 45.0.1.0 (BCGZ) to permit a Single Face, Illuminated, Channel Lettered, Wall Mounted, Joint Identification Sign of 360 square feet or 5% of the area of the building wall upon which the sign is erected in lieu of the maximum permitted 12% of the area of the building wall upon which the sign is erected (limited to 150 square feet maximum) in an MLI-IM Zone (see Attachment to Petition).

DATE	ISSUE
3-2-02	For Submittal

**Plat To Accompany Zoning
Petition For Variance**

917 Middle River Road

BALTIMORE COUNTY, MARYLAND

SCALE: 1" = 30'

ELECTION

ELECTION DISTRICT NO. 12

LEGEND

- | | |
|------------------------|-----|
| Existing Contours | 5/4 |
| Existing Storm Drain | |
| Existing Sanitary | |
| Existing Water | |
| Existing Curb | |
| Existing Property Line | |
| Existing Zoning Line | |

ORDER ZONING CASE NO. 00-63-A

TRANSFORM. It was OUTCROPPED the 27th day of September, 1979, by the Deputy Zoology Commissioner, that the Peshawar's request for a release from Schedule 2152 and 2151 of the Pakistan Customs Zoology Regulations (C.Z.R.) to allow the construction of a new building with a designed methods of 7 ft. and 12 ft. In fact, the required 20 ft. and 39 ft. and to provide a room with a total building of 15 ft. In fact of the required 50 ft., he said is merely GAZETTED, subject, however, to the required conditions which are conditions provided in the relief granted herewith.

PARKING TABULATION

EXISTING BUILDING
2 WAREHOUSE EMPLOYEES @ 1 P.S. / EMPLOY

.....	2.0 SPACES
2. WAREHOUSE EMPLOYEES & P.S. EMPLOYEE -	7.0 SPACES
2.000 SF OFFICES @ 0.11 SP/1,000 SF -	22.0 SPACES
2.000 SF OFFICES @ 0.11 SP/1,000 SF -	22.0 SPACES
TOTAL PARKING SPACES REQUIRED -	70.0 SPACES
TOTAL PARKING SPACES PROVIDED -	30.0 SPACES
PARKING SPACES @ 0.51 X 81' TYPICAL	
TOTAL INCLUDES 2 SPACES FOR THE PHYSICALLY HANDICAPPED	
8 X 18' TYPICAL VAN ACCESSIBLE SPACES	
ALL PARKING IS PROVIDED ON A DIRT FEEF AND DURABLE SURFACE AND IS PERMANENTLY STRIPPED	
LOADING SPACES - 9 PROVIDED	

SITE DATA

VICINITY MAP

Scale: 1" = 1000'

NET AREA OF PARCEL .284 + 13932 ACRES +/-
EXISTING ZONING - M-1M
EXISTING USE 46320 ST. WAREHOUSE + ANGLIARY FURNITURE
PROPOSED USE SAME
REQUIREMENTS: 50' AND 60' SETBACKS REQUIRED 50' AND 60' GRATED 15' REAR YARD SETBACK
OF 15'N REI OF THE REQUIRED 50'. SEE ORDER DATED
SEP 29, 1999. RESTRICTIONS SHOWN HEREON.

Channel Lettering
TOTAL AREA OF MEASUREMENT - 79.5" X 684"

FACES - GREEN 3/16" PLED
RETURNIS - DURANODIC BRONZED
† JEWELITE - GOLD
NEON - WHITE

UMANS HOME FURNISHINGS

WAREHOUSE & OUTLET STORE

Sign. Proposed	300	st or 300	st/8,200	st =	6%	of Area of Building	Wall
Sign. Proposed	300	st or 300	st/8,200	st =	6%	of Area of Building	Wall

1

DATE: _____ www.signoffacta.com

6

Sign Detail NOT TO SCALE

Plat To Accompany Zoning Petition For Variance

Petition For Variance

917 Middle River Road

ELECTION DISTRICT NO. 12

SCALE: 1" = 30'

1. *Journal of the American Medical Association*, 1997; 278: 1039-1044.



GENERAL NOTES

OWNER:	917 MIDDLE RIVER ROAD, LLC	100 WEST OXFORD STREET BALTIMORE, MD 21230	156,600 SF or 219 Ac± SITE AREA: 156,600 SF NET: 86,822 SF or 199 Ac±	DEED REF. 35589/374 RECORDING DATE: 12/20/2010 PARCEL #284.	TAX ACCOUNT: #230001849	COUNCILMANIC DISTRICT: 8TH	ZONING: DR 3.2 & ML-1M (PER 1"=200' ZONING MAP 06283)	WATER: PUBLIC SEWER: PUBLIC UTILITIES AREA: 30,100 SF	NO KNOWN 100 YEAR FLOODPLAIN LOCATED ON SITE.	NO PREVIOUS ZONING CASES:	2000-100B-3-A GRANTED SEPTEMBER 29, 1989 TO ALLOW A SIDE YARD BUILDING SETBACK OF 15' IN LIEU OF THE REQUIRED 50'.	1961-5260-A R-1970-0108-A	NO PREVIOUS PERMITS ON FILE.	NO KNOWN PREVIOUS DRG OR CRG ON FILE.	NO PREVIOUS RECORDING OF THE PROPERTY NOR THE BUILDINGS ARE HISTORIC.	WATER-POURED: BACK RIVER TO CONFORM TO THE BALTIMORE COUNTY ZONING REGULATION (BCZR).	BASIC SERVICE MAPS:	DEFICENT (Y/N)	NOTE	PROVIDED 95± 25' 30' 17±	FLOOR AREA RATIO (F.A.R.) MAXIMUM PERMITTED: 2.0 30,100/95,600 = 0.40	TYPE HOUSE OFFICE TOTAL	SF 3,810 --	# OF IMP. 17/1000 SF --	REQUIREMENT 13 SPACES 13 SPACES 28 SPACES	PROVIDED 13 SPACES 13 SPACES 31 SPACES	
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Richardson Engineering, LLC

330 East Padonia Road, Suite 500
Tirmonium, Maryland 21093
Phone: 410-560-1502 Fax: 443-901-1208

PLAN TO ACCOMPANY ZONING PETITION FOR

VAC PAC, INC.

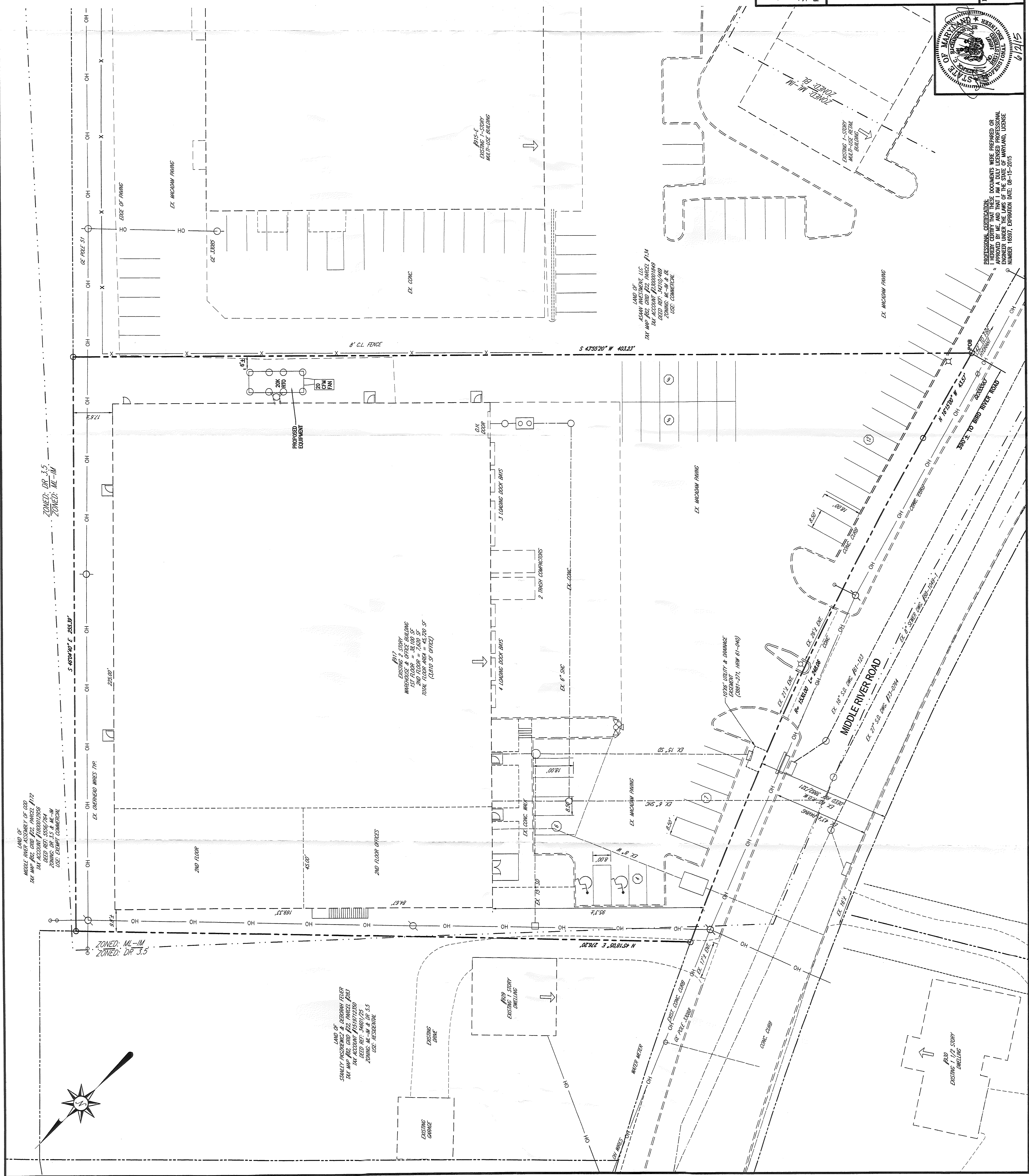
917 MIDDLE RIVER ROAD
BALTIMORE, MARYLAND 21220

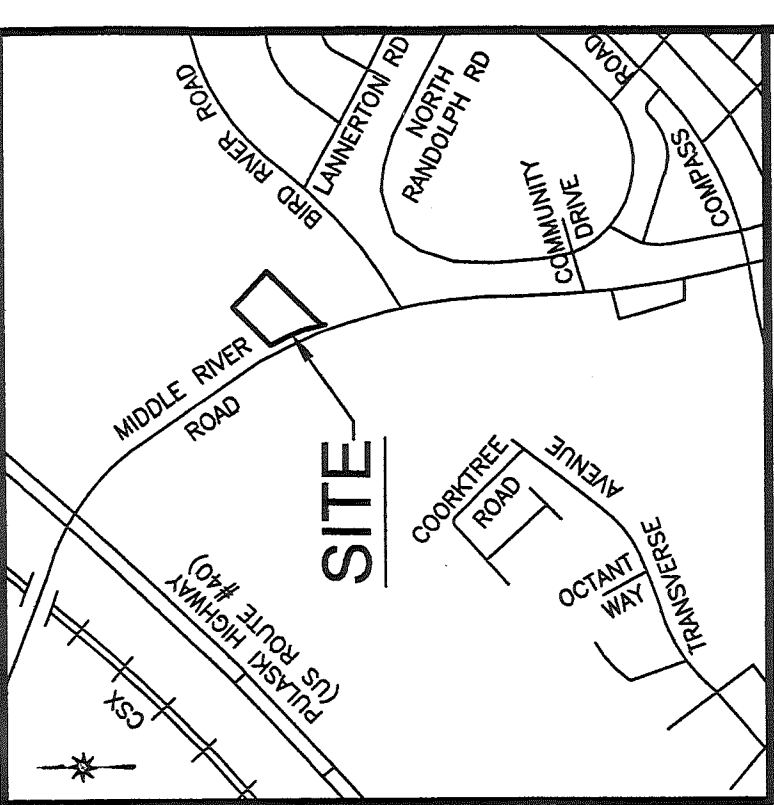
15TH ELECTION DISTRICT
BALTIMORE COUNTY, MARYLAND

REVISIONS	DRAWN BY:	CND	CHECKED BY:	PCR	SCALE:	1" = 20'
	DATE:	08-01-15	JOB NO.:	15039	SHEET NO.:	1 OF 1



PROFESSIONAL CERTIFICATION:
I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR
APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL
ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE
NUMBER 16597, EXPIRATION DATE: 08-15-2015





LOCATION MAP

GENERAL NOTES

- OWNER: 917 MIDDLE RIVER ROAD, LLC
177 WEST LINDEN STREET
BALTIMORE, MD 21230
- SITE AREA: 5,600 SF OF 2.19 AC±
NET: 86,822 SF OF 1.99 AC±
- DEED REF: 35588/374
- TAX MAP #22, GRID #22, PARCEL #284.
- ADJACENT TO PARK HIGHWAY
- COUNCILMANIC DISTRICT: 6TH
- ZONING: DR 3.5 & ML-IM (PER 1"=200' ZONING MAP 08283)
- BUILDING AREA: 38,100 SF
- WATER: PUBLIC
- SEWER: PUBLIC
- ANNUAL ONE YEAR FLOODPLAIN LOCATED ON SITE
- PREVIOUS ZONING CASES:
2002-0404-A GRANTED JUNE 3, 2003 TO ALLOW A BUILDING FACE SIGN OF 380 SF
2002-0404-A GRANTED JUNE 3, 2003 TO ALLOW A BUILDING FACE SIGN OF 380 SF
2000-0063-A GRANTED SEPTEMBER 28, 1999 TO ALLOW A SIDE YARD BUILDING
SETBACK OF 9' AND 15' IN LIEU OF THE REQUIRED 50' AND A REAR
SETBACK OF 15' IN LIEU OF THE REQUIRED 50'.
- R-1558-1408
- R-1558-1408 PERMITS ON FILE
- NO PREVIOUS PERMITS OR CRG ON FILE.
- NO KNOWN PREVIOUS OR CRG ON FILE.
- SITE DOES NOT LIE WITHIN THE CHESAPEAKE BAY CRITICAL AREA.
- THE PROPERTY IS NOT A HISTORIC BUILDING.
- ANY PROPOSED SIGNS ARE TO CONFORM TO THE BALTIMORE COUNTY ZONING REGULATIONS (BCZR).
- BACKS SERVICE MAPS.
- TYPE N PERCENT (Y/N) NOTE
- SEWER TRANSPORTATION N
- TYPE N
- SETBACKS: N
- TYPE REQUIRED PROVIDED
FRONT 30' 6'±
SIDE 30' 6'±
REAR 30' 17'±
- FLOOR AREA RATIO (F.A.R.)
MAXIMUM PERMITTED 2.0
FLOOR AREA 38,100/19,500 = 0.40
- TYPE SF # OF EMP.
ARCHITECTURE 3,810 15
OFFICE 174
TOTAL 3,984
- REQUIRED
15 SPACES
13 SPACES
28 SPACES
31 SPACES
- PARKING PROVIDED: 33 SPACES

Richardson Engineering, LLC

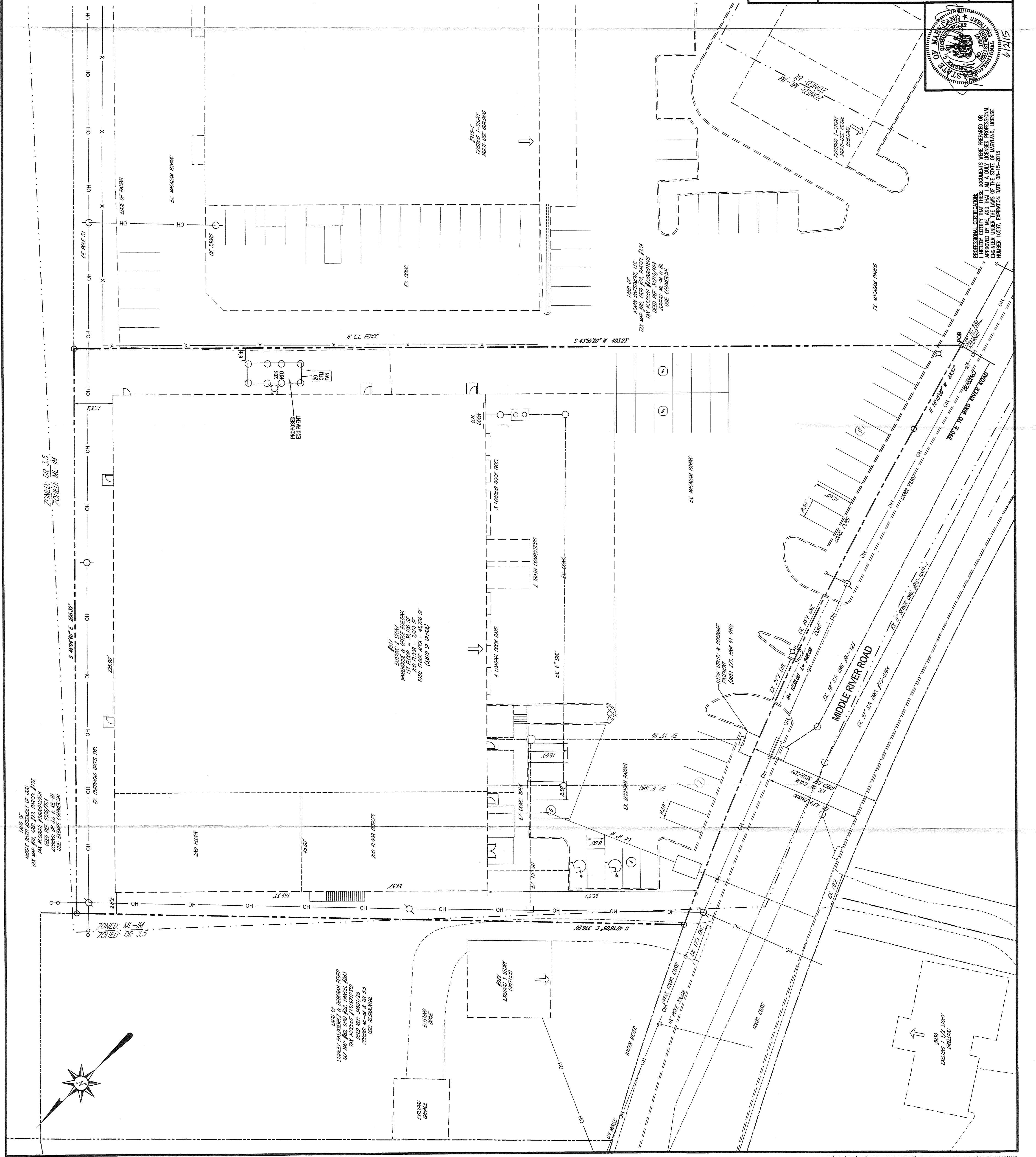
30 East Padonia Road, Suite 500
Timonium, Maryland 21093
Phone: 410-560-1502 Fax: 443-901-1208

PLAN TO ACCOMPANY ZONING PETITION
FOR

VAC PAC, INC.

917 MIDDLE RIVER ROAD
BALTIMORE, MARYLAND 21220
15TH ELECTION DISTRICT

REVISIONS	DRAWN BY:	CHECKED BY:	SCALE:
	CND	PCR	1" = 20'
	DATE:	JOB NO.:	SHEET NO.:
	06-01-15	15039	1 OF 1



PROFESSIONAL CERTIFICATION
I, the undersigned, being a duly licensed Professional Engineer under the laws of the State of Maryland, hereby certify that I am a duly licensed Professional Engineer under the laws of the State of Maryland, License Number 15037, Expiration Date 06-15-2015.

