

MEMORANDUM

DATE: October 26, 2015
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2016-0048-A- Appeal Period Expired

The appeal period for the above-referenced case expired on October 23, 2015. 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

IN RE: PETITION FOR ADMIN. VARIANCE * BEFORE THE
(19630 Graystone Road) *
7th Election District * OFFICE OF ADMINISTRATIVE
3rd Council District * HEARINGS FOR
Michael and Ashley Harrison *
Petitioners * BALTIMORE COUNTY
* CASE NO. 2016-0048-A

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings (OAH) as a Petition for Administrative Variance filed by the legal owners of the property, Michael and Ashley Harrison ("Petitioners"). The Petitioners are requesting Variance relief from § 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a proposed shed (accessory structure) with a height of 27 ft. in lieu of the maximum height of 15 ft. The subject property and requested relief is more fully depicted on the site plan that was marked and accepted into evidence as Petitioners' Exhibit 1.

The Zoning Advisory Committee (ZAC) comments were received and are made part of the record of this case. There were no adverse ZAC comments submitted from any of the County reviewing agencies. However, it is to be noted that various signatures were obtained from neighbors acknowledging the height and size of the proposed shed.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted on September 5, 2015, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 32-3-303 of the Baltimore County Code (B.C.C.). Based upon the information available, there is no evidence in

ORDER RECEIVED FOR FILING

Date 9-23-15

By lw

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 requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Although the Department of Planning did not make any recommendations related to the accessory structure height and usage, I will impose conditions that the shed shall not be converted into a dwelling unit or apartment, not contain any sleeping quarters, living area, and kitchen or bathroom facilities.

Pursuant to the posting of the property and the provisions of both the B.C.C. and the B.C.Z.R., and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, this 23rd day of **September, 2015**, by the Administrative Law Judge for Baltimore County, that the Petition for Variance from § 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.), to permit a proposed shed (accessory structure) with a height of 27 ft. in lieu of the maximum height of 15 ft., be and is hereby GRANTED.

The relief granted herein shall be subject to the following:

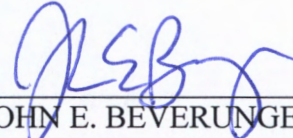
- Petitioners may apply for their appropriate permits and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, Petitioners would be required to return, and be responsible for returning, said property to its original condition.
- The Petitioners or subsequent owners shall not convert the accessory structure (shed) into a dwelling unit or apartment. The accessory structure (shed) shall not contain any sleeping quarters, living area, and kitchen or bathroom facilities.
- The accessory structure (shed) shall not be used for commercial purposes.

ORDER RECEIVED FOR FILING

Date 9-23-15

By [Signature]

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 9-23-15

By pw



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 19630 GRAYSTONE ROAD which is presently zoned RESIDENTIAL RC-2

Deed Reference 15855-0123 10 Digit Tax Account # 0708001211

Property Owner(s) Printed Name(s) ASHLEY C. HARRISON AND MICHAEL HARRISON

(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) 400.3 BCZL

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:

ASHLEY C. HARRISON, MICHAEL HARRISON

Name #1 - Type or Print

Name #2 - Type or Print

Signature #1

Signature #2

19630 GRAYSTONE RD, WHITEHALL, MD

Mailing Address

City

State

Zip Code

Telephone #

Email Address LLOYDK80@GMAIL.COM

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 9-23-15 day of SEPTEMBER, 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

206-0048-A

Filing Date

8/25/15

Estimated Posting Date

9/6/15

Reviewer

G

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: 19630 GRAYSTONE ROAD WHITE HALL MD 21161
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, ASHLEY HARRISON, AM TRYING TO GET A VARIANCE ON THE STORAGE SHED I AM BUILDING. I AM ASKING FOR THE ROOF HEIGHT OF 27' FEET. I OWN OVER 5 ACRES OF LAND AND WANT TO CLEAN UP MY ENTIRE YARD AND STORE EVERYTHING I OWN IN IT. I OWN A BOAT, TRACTORS, 3 VEHICLES, A TRAILER AND MUCH MORE. I ALSO OWN A 26' AND 53' 18 WHEELER TRAILER THAT ARE FILLED. THEY ARE IN MY DRIVEWAY AND ARE A PAIN TO ALL. BASICALLY, I WANT A BETTER CURB APPEAL FOR MYSELF AND MY NEIGHBORS TO ENJOY. THE FINAL PRODUCT WILL REPLICATE A AMISH QUILT BARN TO FIT INTO THE RURAL LANDSCAPE.

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

Ashley Harrison
Signature of Affiant

ASHLEY HARRISON
Name- Print or Type

Michael Harrison
Signature of Affiant

MICHAEL HARRISON
Name- Print or Type

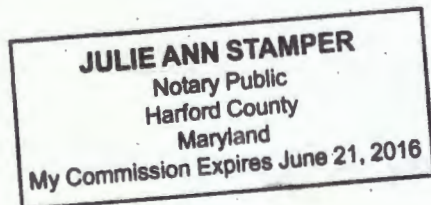
The following information is to be completed by a Notary Public of the State of Maryland

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 24th day of August, 2015, before me a Notary of Maryland, in and for the County aforesaid, personally appeared

Ashley C. Harrison and Michael D. Harrison
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



Julie Ann Stamper
Notary Public
6-21-16
My Commission Expires

August 26, 2015

Case # 2016-0048-A

Administrative Variance: Section 400.3 BCZR To permit a proposed shed (accessory structure) with a height of 27 feet in lieu of the maximum height of 15 feet.

August 22, 2015

Zoning Property Description for 19630 Graystone Road, Whitehall, MD, 21161

Beginning at the point on the North-West side of Graystone Road, which is 26'3" wide at the distance of 3360' South-West of Route 439 (Old York Road), which has a 30' right-of-way.

The following courses and distances recorded in Liber T.B.S. No. 1722 folio 70: (1st POC) North 43 degrees and 3 minutes East 137.7 feet to a point; (2nd POC) North 50 degrees and 46 minutes West 260.78 feet to a point; (3rd POC) South 43 degrees and 3 minutes West 133.5 feet to a point; (4th POC) South 49 degrees and 50 minutes East 260.5 feet; containing an area of 0.805 acres.

2016-0048-A

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

No. **128720**

Date: **8/25/15**

PAID RECEIPT

BUSINESS ACTUAL TIME DRW
 8/26/2015 8/25/2015 09:14:27 1

REG WED1 WALKIN LRAS LJR
 >>> RECEIPT # 607249 8/25/2015 OFLN

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Obj	Dept Obj	BS Acct	Amount
001	706	0000		6150				75.00

Devt 5 528 ZONING VERIFICATION
 CR NO. 128720

Recpt Tot \$75.00
 \$75.00 CK \$1.00 CA
 Baltimore County, Maryland

Total: **75.00**

Rec From: **Asley Harrison**

For: **Case # 2016 0018-A**
19630 Graystone Rd

DISTRIBUTION

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

**CASHIER'S
 VALIDATION**

BALTIMORE COUNTY DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS
ZONING REVIEW

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2016- 0048 -A Address 19630 Graystone Rd

Contact Person: Gary Huck Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 8/25/15 Posting Date: 9/6/15 Closing Date: 9/21/15

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

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

(Detach Along Dotted Line)

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

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number 2016- 0048 -A Address 19630 Graystone Rd 21161

Petitioner's Name Ashley Harrison Telephone 443-824-5153

Posting Date: 9/6/15 Closing Date: 9/21/15

Wording for Sign: To Permit a proposed accessory structure
(shed) with a height of 27 feet in lieu of
the maximum height of 15 feet.

Revised 7/18/14

CERTIFICATE OF POSTING

Date: 09/05/2015

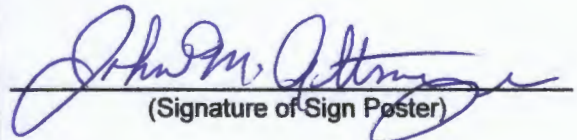
RE: Project Name: Administrative Variance
Case Number /PAI Number: 2016-0048-A
Petitioner/Developer: Ashley Harrison
Date of Hearing/Closing: 09/21/2015

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 19630 Graystone Rd. 21161

The sign(s) were posted on 09/05/2015

(Month, Day, Year)




(Signature of Sign Poster)

John M. Altmeyer
(Printed Name of Sign Poster)

21722 Orwig Rd.
(Street Address of Sign Poster)

Freeland, MD. 21053
(City, State, Zip Code of Sign Poster)

(410) 382-6580
(Telephone Number of Sign Poster)

Real Property Data Search (w3)

Guide to searching the database

Search Result for BALTIMORE COUNTY

View Map	View GroundRent Redemption	View GroundRent Registration
Account Identifier: District - 07 Account Number - 0708001210		
Owner Information		
Owner Name:	HARRISON MICHAEL HARRISON ASHLEY	Use: RESIDENTIAL Principal Residence: YES
Mailing Address:	19630 GRAYSTONE RD WHITE HALL MD 21161-9193	Deed Reference: 15855/00123
Location & Structure Information		
Premises Address:	19630 GRAYSTONE RD 0-0000	Legal Description: .805 AC NWS 19630 GRAYSTONE RD 3300 SW OLD YORK RD
Map:	Grid:	Parcel:
0013	0008	0084
Sub District:	Subdivision:	Section:
	0000	
Block:	Lot:	Assessment Year:
		2014
Plat No:	Plat Ref:	
Special Tax Areas:	Town:	NONE
	Ad Valorem:	
	Tax Class:	
Primary Structure Built	Above Grade Enclosed Area	Finished Basement Area
1978	2,884 SF	-910 SF
Property Land Area	County Use	
0.8000 AC	04	
Stories	Basement	Type
2	NO	SPLIT LEVEL
Exterior	Full/Half Bath	Garage
BRICK	3 full	
Last Major Renovation		
Value Information		
	Base Value	Value As of 01/01/2014
Land:	72,000	64,800
Improvements	208,900	228,100
Total:	280,900	292,900
Preferential Land:	0	
		Phase-in Assessments As of 07/01/2015
		288,900
		As of 07/01/2016
		292,900
		0
Transfer Information		
Seller: GREWE MARJORIE J	Date: 12/13/2001	Price: \$250,000
Type: ARMS LENGTH MULTIPLE	Deed1: 15855/ 00123	Deed2:
Seller: HAGA GEORGE V	Date: 11/05/1970	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: 05140/ 00564	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Exemption Information		
Partial Exempt Assessments:	Class	07/01/2015
County:	000	0.00
State:	000	0.00
Municipal:	000	0.00 0.00
Tax Exempt:		0.00 0.00
Exempt Class:		
Special Tax Recapture: NONE		
Homestead Application Information		
Homestead Application Status: Approved 07/29/2015		

0708001210

2016-0048-A

Debra Wiley

From: Administrative Hearings
Sent: Tuesday, September 29, 2015 11:26 AM
To: lloydk80@gmail.com
Subject: 2016-0048-A - 19630 Graystone Rd.
Attachments: 20150929112551485.pdf

Mr. and Mrs. Harrison,

Per your request, please find attached a copy of the correct Opinion and Order you should have received. We apologize for this error.

Thank you for contacting the Office of Administrative Hearings.

-----Original Message-----

From: adminhearingscpr@baltimorecountymd.gov [mailto:adminhearingscpr@baltimorecountymd.gov]
Sent: Tuesday, September 29, 2015 11:26 AM
To: Administrative Hearings <administrativehearings@baltimorecountymd.gov>
Subject: Admin Hearings Copier

This E-mail was sent from "RNP002673903BB1" (MP 3054).

Scan Date: 09.29.2015 11:25:51 (-0400)
Queries to: adminhearingscpr@baltimorecountymd.gov

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>9-9</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>9-2 &</u>	STATE HIGHWAY ADMINISTRATION	<u>No objection</u>
<u>9-8</u>	TRAFFIC ENGINEERING	_____
_____	COMMUNITY ASSOCIATION	_____
<u>8-25 &</u>	ADJACENT PROPERTY OWNERS	<u>Recognizing Acknowledging height + size</u>
ZONING VIOLATION	(Case No. _____)	
PRIOR ZONING	(Case No. <u>1974-0277-A</u>)	
NEWSPAPER ADVERTISEMENT	Date: _____	
SIGN POSTING	Date: <u>9-5-15</u> by <u>Altmeppen</u>	
PEOPLE'S COUNSEL APPEARANCE	Yes ☐ No ☐	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☐	

Comments, if any: _____

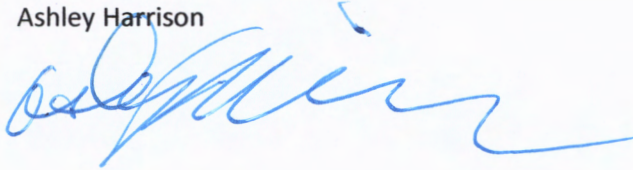
September 8, 2015

Dear Kristen Lewis,

My name is Ashley Harrison and my case file number is 2016-0048-A. My street address is 19630 Graystone Road, White Hall, MD, 21161. Can you add this letter to my case file for the law judge. It's a letter signed by all my neighbors recognizing the height and size of the proposed shed on my property.

Thanks,

Ashley Harrison

A handwritten signature in blue ink, appearing to read 'Ashley Harrison', with a long, sweeping horizontal stroke at the end.

Troy Openshaw
147 Bond St
New Freedom PA 17349

August 29, 2015

Ronald E. Openshaw
RONALD E. OPENSHAW
2510 OPENSHAW RD
WHITE HALL MD 21161

Kendra Brown
19529 Old York
White Hall, MD
21161

CASE FILE # 2016-0048-A

Ashley Harrison, of 19630 Graystone Rd, Whitehall, Maryland, has shown me his drawings of the proposed storage shed he would like to build on his property. The shed has a proposed footprint of 30' by 25', with a height of 27'. I am aware of the proposed location on his property on which the storage shed will be built.

Diana Brinsfield
19631 Graystone Rd
White Hall MD 21161
443-388-0718

Art Christensen
1104 Wiseburg Rd
White Hall 21161
443 834 5554

Elizabeth Kelley
19638 Graystone Rd
White Hall, Md 21161

Joyce Golobostki
19700 Graystone Rd
White Hall, Md 21161

Tammy Roth
2500 Openshaw Rd
White Hall, Md. 21161

Kenneth Thompson
19700 Graystone Rd
White Hall, md 21161

Dennis Roth
19700 Graystone Road
White Hall, MD 21161

Kathy Liburz
19640 Graystone Rd
White Hall, MD 21161

Jackie Knox
19642 Graystone Rd.
White Hall, MD 21161

Bob Six
19703 Graystone Rd.
White Hall, Md. 21161

August 25, 2015

Ashley Harrison, of 19630 Graystone Rd, Whitehall, Maryland, has shown me his drawings of the proposed storage shed he would like to build on his property. The shed has a proposed footprint of 30' by 25', with a height of 27'. I am aware of the proposed location on his property on which the storage shed will be built.

Frank E. Smith

Frank E. Smith
19634 Graystone Rd.
White Hall, MD 21161

Wade Hampton

WADE HAMPTON
19632 GRAYSTONE
WHITE HALL 21161

Hugh Brinsfield
19631 Graystone Rd
White Hall, MD 21161

James Lutz
19640 GRAYSTONE ROAD
WHITE HALL 21161

Jim Tiburzi



KEVIN KAMENETZ
County Executive

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

September 21, 2015

Ashley C. & Michael Harrison
19630 Graystone Road
White Hall MD 21161

RE: Case Number: 2016-0048 A, Address: 19630 Graystone Road

Dear Mr. & Ms. Harrison:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on August 25, 2015. 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: jaw

Enclosures

c: People's Counsel

Larry Hogan, Governor
Boyd K. Rutherford, Lt. Governor



Pete K. Rahn, Secretary
Douglas H. Simmons, Acting Administrator

Date: 9/2/15

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

RE: Baltimore County
Item No. 2016-0048-A
Administrative Variance
Ashley C. & Michael Harrison
19630 Graystone 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. 2016-0048-A.

Should you have any questions regarding this matter, please contact Mr. Richard Zeller at 410-229-2332 or 1-866-998-0367 (in Maryland only) extension 2332, or by email at (rzeller@sha.state.md.us).

Sincerely,

A handwritten signature in black ink, appearing to read 'Richard Zeller', is written over the word 'Sincerely,'.

David W. Peake
Metropolitan District Engineer – District 4
Baltimore & Harford Counties

DWP/RAZ

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

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

DATE: September 9, 2015

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

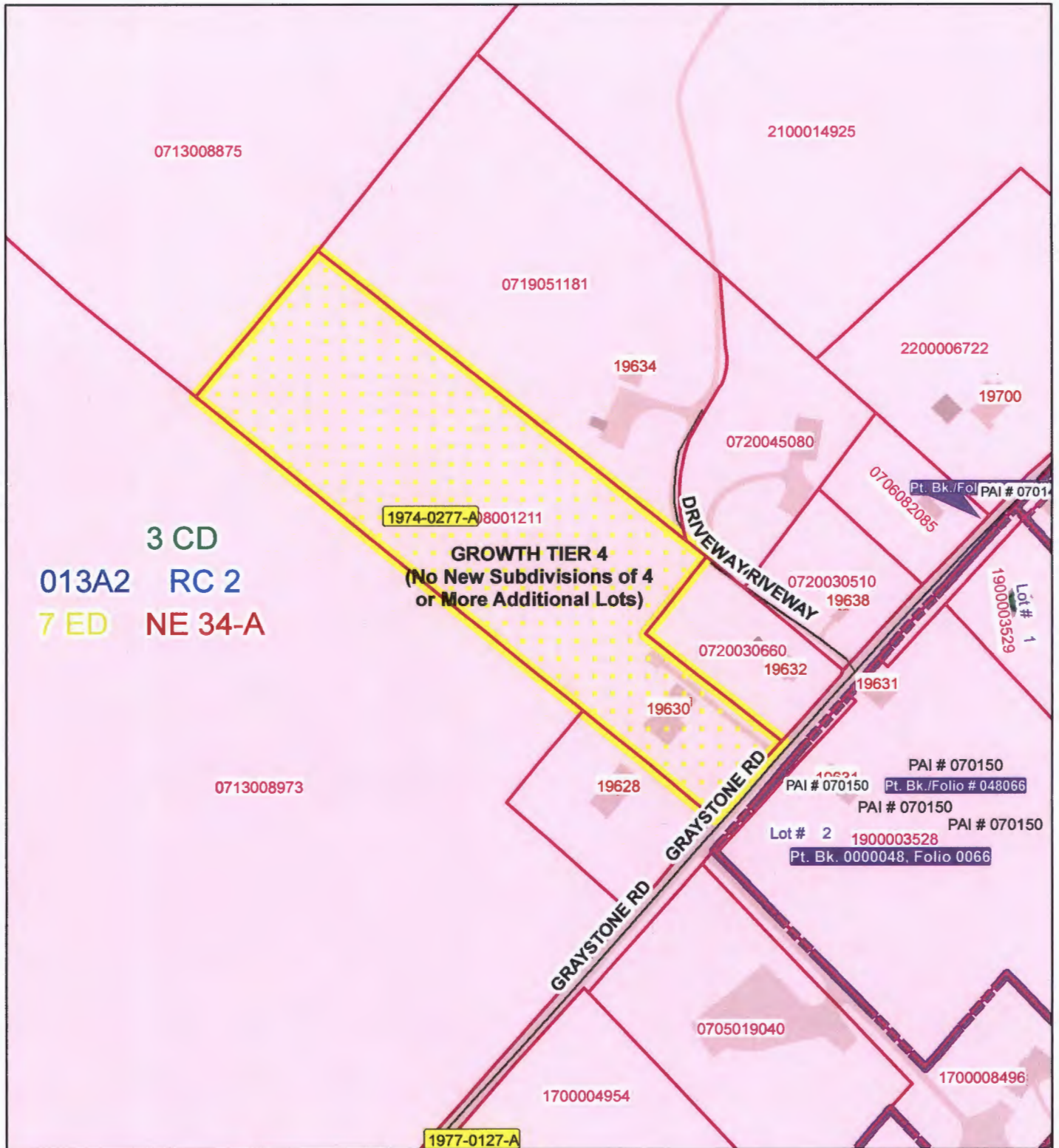
SUBJECT: Zoning Advisory Committee Meeting
For September 7, 2015
Item No. 2016-0047, 0048, 0050 and 0051

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\ZAC09072015.doc

19630 Graystone Road



Publication Date: 8/21/2015



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



0 50 100 200 300 400 Feet

1 inch = 200 feet

2016-0048-A









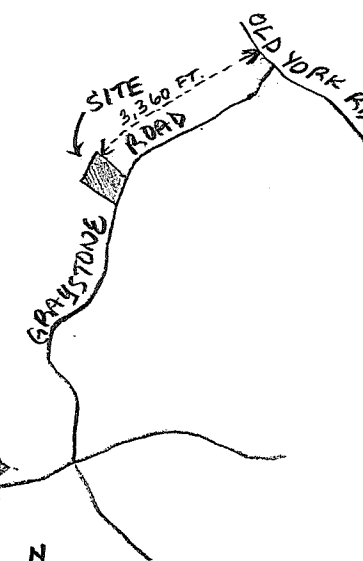
ZONING HEARING FOR VARIANCE

ADDRESS: 19630 GRAYSTONE RD, WHITE HALL, MD, 21161 OWNERS: ASHLEY C. HARRISON AND MICHAEL HARRISON

SUBDIVISION #: — LOT #: — BLOCK #: — SECTION #: —

PLAT BOOK #: FOLIO #: 10 DIGIT TAX ID # 07-08-01210 DEED REF. # 15855/00123

SITE VICINITY MAP



MAP IS NOT TO SCALE
ZONING MAP # 013A2
SITE ZONED: RC 2
ELECTION DISTRICT: 7TH
COUNCIL DISTRICT: 3RD
LOT AREA ACREAGE: 0.805^{AC}
HISTORIC? NO
IN CBCA? NO
IN FLOODPLAIN? NO
WATER IS: PRIVATE
SEWER IS: PRIVATE
PRIOR HEARING: YES
CASE # 1974-0277-A
SIDE YARD SETBACKS
GRANTED.
VIOLATION CASE INFO: NO

FARM
FIELDS
071308978

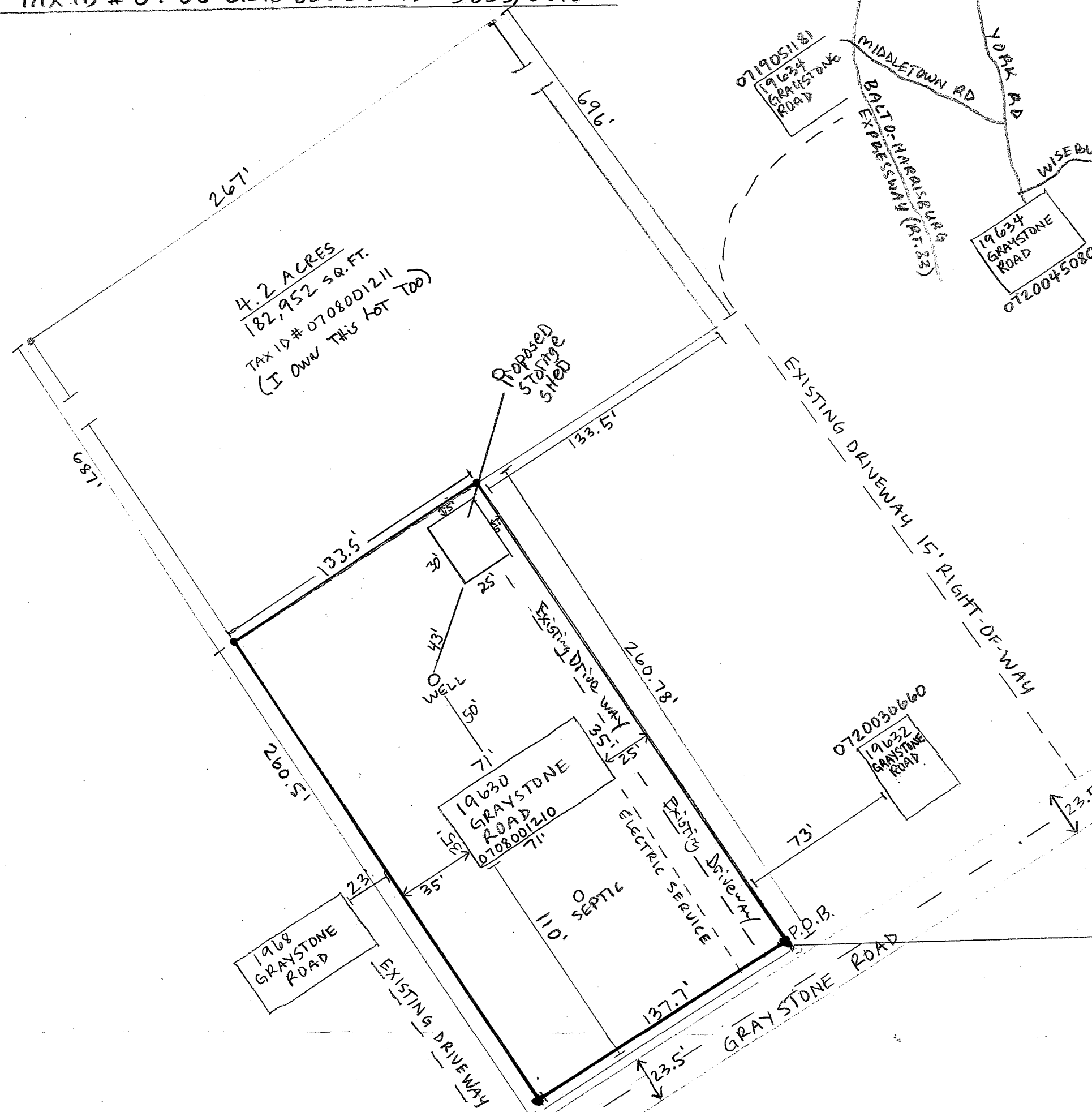


PLAN DRAWN BY:

ASHLEY C. HARRISON

DATE: AUG. 20/2015

SCALE: 1 INCH = 50 FEET



3360' N.E.
TO THE E OF
ROUTE 439

Pet. Exh. 1