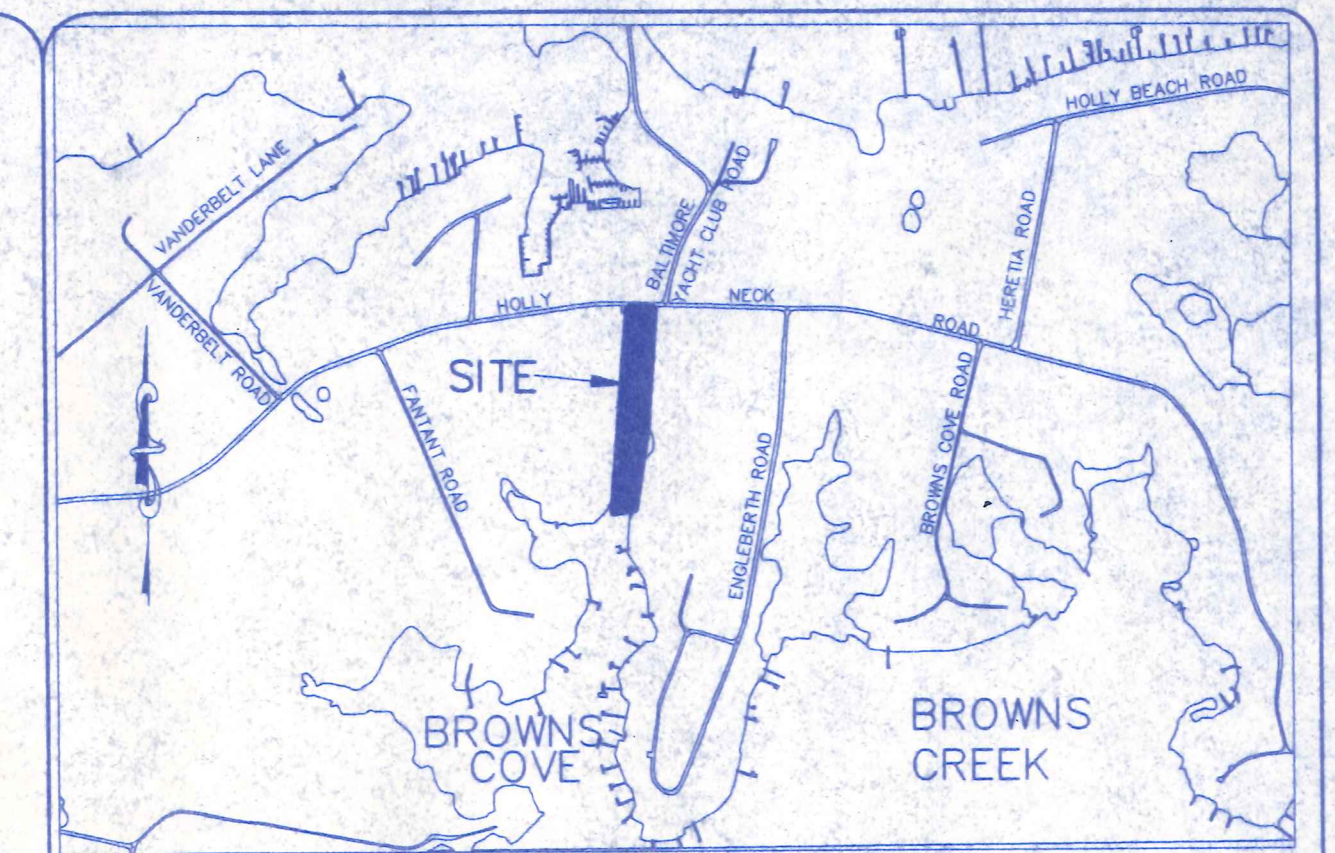


ZONING HISTORY
THERE ARE NO CASES FOR THIS SITE.

NOTES

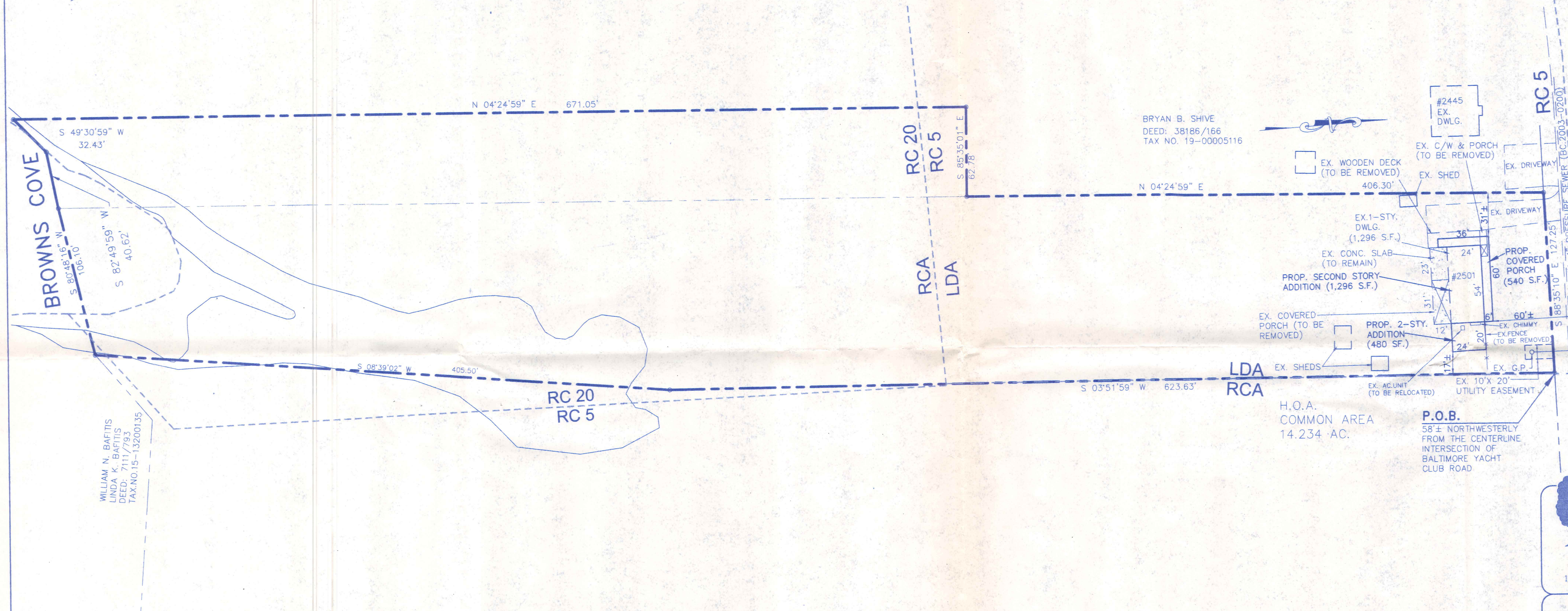
1. Topography shown hereon was taken from Baltimore County GIS Topography.
2. The Firm Insurance Rate Map, 240010-0445 G indicates this is situated within flood Zone X & AE. F.E.M.A. indicates a Flood Elevation of 8.5 NAVD 88 based on a Flood Insurance Study Number 240010V0006. A minimum first floor elevation 10.5 NAVD 88.
3. Property lines shown hereon were established by public information.
4. This site is situated within the Chesapeake Bay Critical Area and is classified by land use as Limited Development Area (LDA) and Resource Conservation Area (RCA), (MAP 98 & 105).
5. There shall be no clearing, grading, construction or disturbance of vegetation within the 100' Buffer Area except as permitted by the Baltimore County Department of Environmental Protection and Resource Management.
6. Any Critical Area easement shown hereon is subject to protective covenants which may be found in the Land Records of Baltimore County and which restrict disturbance and use of these areas.
7. This site is not situated within a Mapped Buffer Management Area of the Chesapeake Bay Critical Areas.
8. There are some forest or developed woodlands on this site.
9. There is no significant plant or animal habitat on this site.
10. There are some slopes greater than 15% on this site.
11. There are no known potentially hazardous materials on this site as defined by Title 7-Health and Environmental Article, Annotated Code of Maryland, except as noted.
12. There are no buildings or property within this site that are included on the Maryland Historical Trust Inventory, The Baltimore County Landmarks List, the National Register of Historic Places, the Maryland Archeological Survey or is a Baltimore County Historical District.
13. The site has 106± of water frontage.
14. Public Water and sewer serve this site.
15. Caution underground utilities may exist in Holly Neck Road & onsite, contact Miss Utility (800-257-7777) prior to any construction.



VICINITY MAP
(SCALE: 1" = 1000')

SITE DATA

- 1) OWNER: RICHARD & GLORIA J. BRUZDZINSKI
#1137 ENGLEBERTH ROAD
BALTIMORE, MARYLAND 21221
PHONE NUMBER: 443-286-1143
- 2) DEED REF: 36816/206
- 3) TAX ACC. NO.: 15-10451830
- 4) TAX MAP: 98 PARCEL: 193 LOT: NONE
- 5) PLAT REF: NONE
- 6) ELECTION DISTRICT: 15TH
- 7) COUNCILMANIC DISTRICT: 7TH
- 8) REGIONAL PLANNING DISTRICT: 328
- 9) CENSUS TRACT: 4510
- 10) ZONING: RC-5 & RC-20
- 11) ZONING MAP: 098B3
- 12) USE: EXISTING: RESIDENTIAL, SINGLE FAMILY DWELLING
PROPOSED: ADDITION & PORCH
- 13) SITE AREA: 174,097 S.F. OR 3.99 AC.±



WILLIAM N. BAFITIS
LINDA K. BAFITIS
DEED: 711-1703
TAX NO. 15-13200135

BRYAN B. SHIVE
DEED: 38186/166
TAX NO. 19-00005116

#2445
EX. DWLG.
EX. WOODEN DECK
(TO BE REMOVED)
EX. C/W & PORCH
(TO BE REMOVED)
EX. SHED
EX. DRIVEWAY
EX. 1-STY.
DWLG.
(1,296 S.F.)
EX. CONC. SLAB
(TO REMAIN)
PROP. SECOND STORY
ADDITION (1,296 S.F.)
EX. COVERED
PORCH (TO BE
REMOVED)
PROP. 2-STY.
ADDITION
(480 S.F.)
EX. SHEDS
EX. ACUNITY
(TO BE RELOCATED)
EX. 10'X 20'
UTILITY EASEMENT
EX. CHIMNEY
(TO BE REMOVED)
EX. G.P.
PROP. COVERED
PORCH
(540 S.F.)
#2501
60'±
24'
31'
36'
23'
12'
17'±
20'
60'±
S 03°51'59" W 623.63'
S 04°24'59" E 406.30'
S 85°55'01" E 62.78'
N 04°24'59" E 671.05'
S 49°30'59" W 32.43'
S 80°48'16" W 106.10'
S 82°49'59" W 40.62'
S 08°39'02" W 409.50'

H.O.A.
COMMON AREA
14.234 AC.

P.O.B.
58'± NORTHWESTERLY
FROM THE CENTERLINE
INTERSECTION OF
BALTIMORE YACHT
CLUB ROAD

Bafitis & Associates, Inc.
1249 Engleberth Rd. Baltimore, MD 21221
William N. Bafitis, P.E.
PRESIDENT
Civil Engineers/Land Planners
SURVEYORS
(410) 391-2336

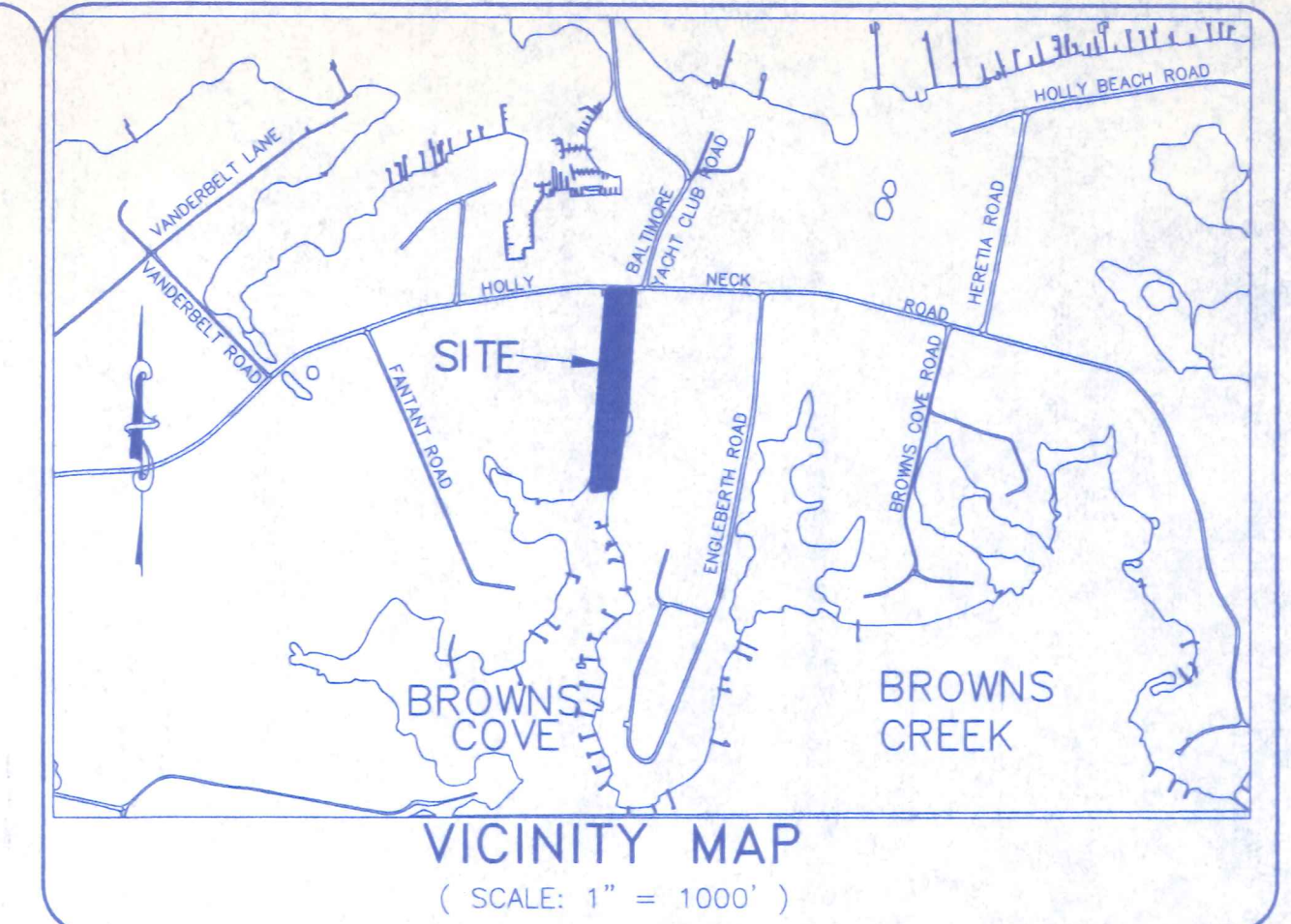
**PLAN TO ACCOMPANY
PETITION FOR ZONING VARIANCE
FOR
#2501 HOLLY NECK ROAD**

15TH ELECTION DISTRICT		BALTIMORE COUNTY, MARYLAND	
		SCALE: 1" = 40'	
1 SHEET 1 OF 1		JOB ORDER NO: 21511	
		DATE: 07/20/17	
		CHECKED: W.N.B.	
		DRAWN: N.W.B.	
NO.	REVISIONS	DATE	

ZONING HISTORY
THERE ARE NO CASES FOR THIS SITE.

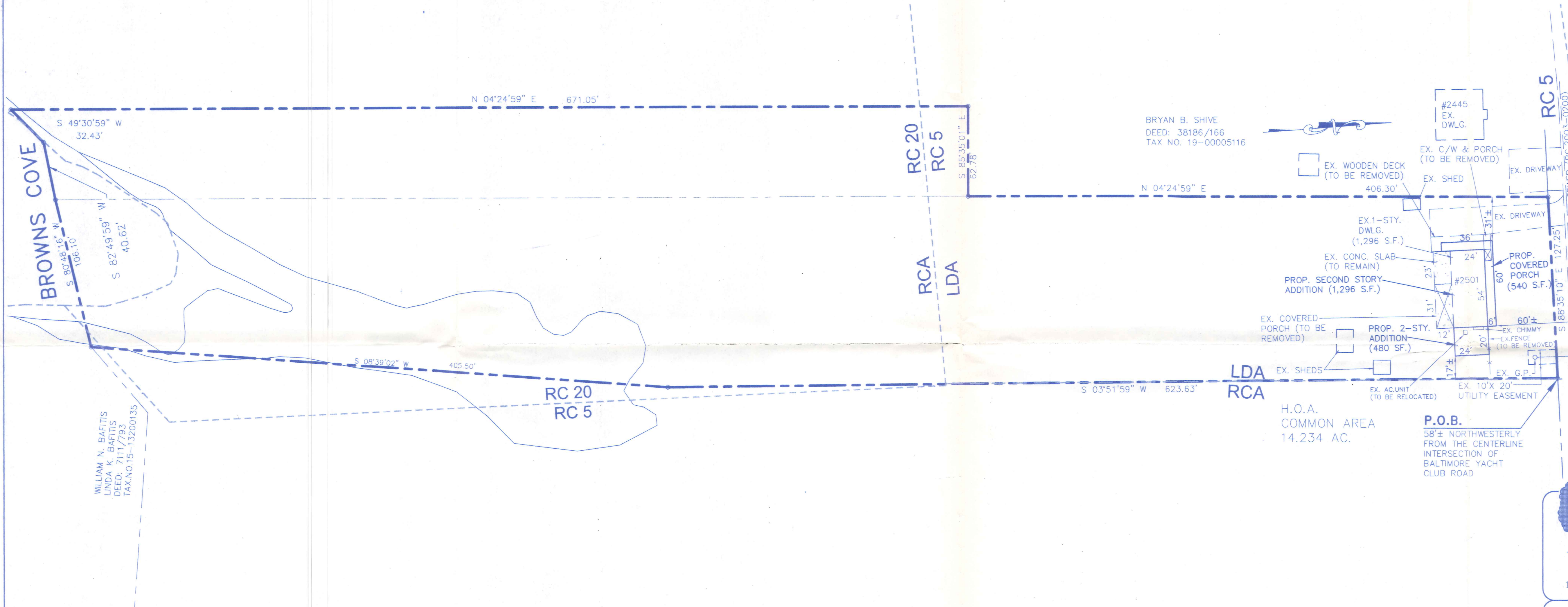
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- Property lines shown hereon were established by public information.
- This site is situated within the Chesapeake Bay Critical Areas and is classified by land use as Limited Development Area (LDA) and Resource Conservation Area (RCA). (MAP 98 & 105).
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**PLAN TO ACCOMPANY
PETITION FOR ZONING VARIANCE
FOR
#2501 HOLLY NECK ROAD**
2018-0028-A

15TH ELECTION DISTRICT BALTIMORE COUNTY, MARYLAND

1

SHEET 1 OF 1

NO.	REVISIONS	DATE