

M E M O R A N D U M

DATE: October 17, 2017
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2018-0053-A – Appeal Period Expired

The appeal period for the above-referenced case expired on October 16, 2017. 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 *
(3507 Northridge Drive)
3rd Election District *
2nd Council District *
Larry M. & Susan E. Weissman *
Petitioners *

BEFORE THE
OFFICE OF ADMINISTRATIVE
HEARINGS FOR
BALTIMORE COUNTY
CASE NO. 2018-0053-A

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings ("OAH") for Baltimore County for consideration of a Petition for Administrative Variance filed by the legal owners of the property, Larry M. and Susan E. Weissman ("Petitioners"). The Petitioners are requesting Variance relief pursuant to § 1B02.3.B [1954 Regs.] of the Baltimore County Zoning Regulations ("B.C.Z.R."), to permit an addition with a side street setback of 24 ft. in lieu of the required 30 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 received from any of the County reviewing agencies.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted on August 27, 2017, 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 § 32-3-303 of the Baltimore County Code ("B.C.C."). 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

ORDER RECEIVED FOR FILING

Date 9-14-17

By pw

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 § 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.

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, this 14th day of **September, 2017**, by the Administrative Law Judge for Baltimore County, that the Petition for Variance seeking relief from § 1B02.3.B [1954 Regs.] of the Baltimore County Zoning Regulations ("B.C.Z.R."), to permit an addition with a side street setback of 24 ft. in lieu of the required 30 ft., be and is hereby GRANTED.

The relief granted herein shall be subject to the following:

- Petitioners may apply for necessary permits and/or licenses upon receipt of this Order. However, Petitioners are hereby made aware that proceeding at this time is at their own risk until 30 days from the date hereof, during which time an appeal can be filed by any party. If for whatever reason this Order is reversed, Petitioners would be required to return the subject property to its original condition.

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

JEB:dlw



JOHNE. BEVERUNGEN
Administrative Law Judge for
Baltimore County

ORDER RECEIVED FOR FILING

Date 9-14-17

By 



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 Hearings for Baltimore County for the property located at:

Address 3507 Northridge Dr. Currently zoned DR 2
 Deed Reference 09958 / 00357 10 Digit Tax Account # 032 305 4230
 Owner(s) Printed Name(s) Weissman, Larry M, Weissman, Susan E

(SELECT THE HEARING(S) BY MARKING ☒ AT THE APPROPRIATE SELECTION(S) AND ADDING THE PETITION REQUEST)

For Administrative Variances, the Affidavit on the reverse of this Petition form must be completed and notarized.

The undersigned, who own and occupy the property situate in Baltimore County and which is described in the plan/plat attached hereto and made a part hereof, hereby petition for an:

- ☒ **ADMINISTRATIVE VARIANCE** from Section(s) 1802.3.B BCZR, C1954 Regs.)
To permit an addition with a side street setback of 24'
in lieu of the required 30'.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County.

- ☐ **ADMINISTRATIVE SPECIAL HEARING** to approve a waiver pursuant to Section 32-4-107(b) of the Baltimore County Code: (indicate type of work in this space: i.e., to raze, alter or construct addition to building)

of the Baltimore County Code, to the development law of Baltimore County.

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

I/we agree to pay expenses of above petition(s), advertising, posting, etc. and further agree to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

Owner(s)/Petitioner(s):

Weissman, Larry M, Weissman, Susan E
 Name #1 – Type or Print Name #2 – Type or Print

Larry M Weissman, Susan E Weissman
 Signature #1 Signature #2

3507 Northridge Dr, Pikesville, MD
 Mailing Address City State

21208 / 443-253-4146, Peterpanworkshop@
 Zip Code Telephone # Email Address

Verizon.net

Attorney for Owner(s)/Petitioner(s):

Name- Type or Print

Signature

Mailing Address City State

Zip Code Telephone # Email Address

Representative to be contacted:

Name – Type or Print

Signature

Mailing Address City State

Zip Code Telephone # Email Address

A PUBLIC HEARING having been formally demanded and/or found to be required, it is ordered by the Office of Administrative Hearings for Baltimore County, this 9 day of September, 2017, that the subject matter of this petition be set for a public hearing, advertised, and re-posted as required by the zoning regulations of Baltimore County.

Administrative Law Judge for Baltimore County

CASE NUMBER 2018-0053-A Filing Date 8/15/17 Estimated Posting Date 8/27/17 Reviewer JR

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 and upon personal knowledge to the Administrative Law Judge for Baltimore County, that the information herein given is true and correct and that the undersigned is/are competent to testify in the event that a public hearing is scheduled in the future with regard thereto. In addition, the undersigned hereby affirms that the property is not the subject of an active Code Enforcement case and that the residential property described below is owned and occupied by the undersigned.

Address: 3507 Northridge Dr Pikesville MD 21208
Print or Type Address of property City State Zip Code

Based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address. (Clearly state practical difficulty or hardship here)

My mom recently became a widower. She had to permanently move in with us. Due to her physical and medical condition, she needs constant care that we want to provide her with. We need to put in a small addition to accommodate her needs. Thus, we are requesting the approval for a ten foot bump out facing Ivy Lane. Existing set back is 24.2' to property line. Therefore we are requesting approval for an additional 5' 10".

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

Larry M. Weissman
Signature of Owner (Affiant)

Larry M. Weissman
Name- Print or Type

Susan Weissman
Signature of Owner (Affiant)

SUSAN WEISSMAN
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 9th day of August, 2017, before me a Notary of Maryland, in and for the County aforesaid, personally appeared:

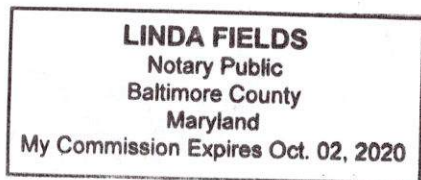
Print name(s) here: Larry M. Weissman, Susan Weissman

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notaries Seal

Linda Fields
Notary Public

10/02/2020
My Commission Expires



Affidavit in Support of Administrative Variance

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

Larry M. Weissman
Signature of Owner (Affiant)
Larry M. Weissman
Name- Print or Type

Susan Weissman
Signature of Owner (Affiant)
SUSAN WEISSMAN
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 9th day of August, 2017, before me a Notary of Maryland, in and for the County aforesaid, personally appeared:

Print name(s) here: Larry M. Weissman, Susan Weissman

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s).

AS WITNESS my hand and Notaries Seal

Linda Fields
Notary Public
10/02/2020
My Commission Expires





ADMINISTRATIVE ZONING PETITION

FOR ADMINISTRATIVE VARIANCE – OR – ADMINISTRATIVE SPECIAL HEARING

To be filed with the Department of Permits, Approvals and Inspections

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Address 3507 Northridge Dr. Currently zoned DR 2
 Deed Reference 09958 / 00357 10 Digit Tax Account # 032 30 54830
 Owner(s) Printed Name(s) Weissman, Larry M. , Weissman, Susan E.

(SELECT THE HEARING(S) BY MARKING ☒ AT THE APPROPRIATE SELECTION(S) AND ADDING THE PETITION REQUEST)

For Administrative Variances, the Affidavit on the reverse of this Petition form must be completed and notarized.

The undersigned, who own and occupy the property situate in Baltimore County and which is described in the plan/plat attached hereto and made a part hereof, hereby petition for an:

- ☒ **ADMINISTRATIVE VARIANCE** from Section(s) 1802.3.B OC22, C1954 Regol.
To permit an addition with a side street setback of 24'
in lieu of the required 30'.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County.

- ☐ **ADMINISTRATIVE SPECIAL HEARING** to approve a waiver pursuant to Section 32-4-107(b) of the Baltimore County Code: (indicate type of work in this space: i.e., to raze, alter or construct addition to building)

of the Baltimore County Code, to the development law of Baltimore County.

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

I/we agree to pay expenses of above petition(s), advertising, posting, etc. and further agree to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

Owner(s)/Petitioner(s):

Weissman, Larry M. Weissman, Susan E.
 Name #1 – Type or Print Name #2 – Type or Print

Larry M. Weissman Susan E. Weissman
 Signature #1 Signature #2

3507 Northridge Dr. Pikesville, MD
 Mailing Address City State

21208 443253-4146 Peterpan Workshop
 Zip Code Telephone # Email Address

verizon.net

Attorney for Owner(s)/Petitioner(s):

Name- Type or Print
 Signature
 Mailing Address City State
 Zip Code Telephone # Email Address

Representative to be contacted:

Name – Type or Print
 Signature
 Mailing Address City State
 Zip Code Telephone # Email Address

A PUBLIC HEARING having been formally demanded and/or found to be required, it is ordered by the Office of Administrative Hearings for Baltimore County, this _____ day of _____, that the subject matter of this petition be set for a public hearing, advertised, and re-posted as required by the zoning regulations of Baltimore County.

Administrative Law Judge for Baltimore County

CASE NUMBER 2018-0053-A Filing Date 8/15/17 Estimated Posting Date 8/27/17 Reviewer JF

DATE 07/31/2017

ZONING PETITION PROPERTY DESCRIPTION

ZONING PROPERTY DESCRIPTION FOR 3507 NORTHRIDGE DRIVE, PIKESVILLE, MD 21208

BEGINNING AT A POINT ON THE SOUTHEAST CORNER OF INTERSECTION SIDE OF NORTHRIDGE DRIVE WHICH IS 50FT WIDE AT A DISTANCE OF 25FT EAST OF THE CENTERLINE OF THE NEAREST IMPROVED INTERSECTING STREET "IVY LANE, WHICH IS 50FT WIDE.

BEING LOT #14, SECTION "E" IN THE SUBDIVISION OF "LONG MEADOW" IN BALTIMORE COUNTY. PLAT BOOK #19, FOLIO 139 CONTAINING 22,506SF OF LOT. LOCATED ON THE 3RD ELECTION DISTRICT AND 2ND COUNCIL DISTRICT.

OWNERS /PETITIONERS:

WEISSMAN LARRY M

WEISSMAN SUSAN E

CERTIFICATE OF POSTING

ATTENTION: KRISTEN LEWIS

DATE: 8/29/2017

Case Number: 2018-0053-A

Petitioner / Developer: LARRY & SUSAN WEISSMAN

Date of Hearing (Closing): SEPTEMBER 11, 2017

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:
3507 NORTHRIDGE DRIVE

The sign(s) were posted on: AUGUST 27, 2017



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)

BALTIMORE COUNTY DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS
ZONING REVIEW OFFICE

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2018- 0053 -A Address 3507 NORTHRIDGE DR.

Contact Person: JUN FERNANDEZ Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 8/15/17 Posting Date: 8/27/17 Closing Date: 9/11/17

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 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 a neighbor (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 Administrative Law Judge. The judge may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. If all County/State agencies' comments are received, you will receive written notification as to whether the petition has been granted, denied, or will proceed to a public hearing. This decision is usually made within 10 days of the closing date. The written 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 Administrative Law Judge), 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 2018- 0053 -A Address 3507 NORTHRIDGE DR.

Petitioner's Name Larry & Susan Weissman Telephone 443-253-4146

Posting Date: 8/27/17 Closing Date: 9/11/17

Wording for Sign: To Permit an addition with a side street setback
of 24' in lieu of the required 30'

Revised 6/30/2018

**DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS
ZONING REVIEW OFFICE**

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 legal owner/petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least twenty (20) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the legal owner/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:

Case Number: 2018-0053-A
Property Address: 3507 NORTH RIDGE DR, PIKESVILLE, MD 21208
Property Description: _____
Legal Owners (Petitioners): WEISSMAN LARRY, WEISSMAN SUSAN
Contract Purchaser/Lessee: _____

PLEASE FORWARD ADVERTISING BILL TO:

Name: WEISSMAN SUSAN & LARRY
Company/Firm (if applicable): _____
Address: 3507 NORTH RIDGE DR.
PIKESVILLE, MD 21208
Telephone Number: c/ 443-253-4146

Revised 7/9/2015



KEVIN KAMENETZ
County Executive

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

September 12, 2017

Larry M & Susan E Weissman
3507 Northridge Drive
Pikesville MD 21208

RE: Case Number: 2018-0053 A, Address: 3507 Northridge Road

Dear Mr. & Ms. Weissman:

The above referenced petition was accepted for processing **ONLY** by the Bureau of Zoning Review, Department of Permits, Approvals, and Inspection (PAI) on August 15, 2017. 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

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



TO: Hon. Lawrence M. Stahl; Managing Administrative Law Judge
Office of Administrative Hearings

FROM: Jeff Livingston, Department of Environmental Protection and
Sustainability (EPS) - Development Coordination

DATE: August 25, 2017

SUBJECT: DEPS Comment for Zoning Item # 2018-0053-A
Address 3507 Northridge Drive
(Weissman Property)

Zoning Advisory Committee Meeting of **August 28, 2017.**

X The Department of Environmental Protection and Sustainability has no
comment on the above-referenced zoning item.

Reviewer: Steve Ford Date: 8-25-2017

Date: 8/23/17

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

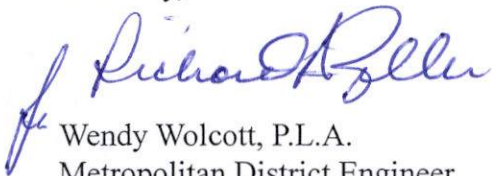
Dear Ms. Lewis:

Thank you for the opportunity to review your referral request on the subject of the Case number referenced below. 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 Case No. 2018-0053-A

*Administrative Variance
Larry M. & Susan E. Weissman
3507 Northridge Drive*

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,



Wendy Wolcott, P.L.A.
Metropolitan District Engineer
Maryland Department of Transportation
State Highway Administration
District 4 - Baltimore and Harford Counties

WW/RAZ

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



TO: Hon. Lawrence M. Stahl; Managing Administrative Law Judge
Office of Administrative Hearings

FROM: Jeff Livingston, Department of Environmental Protection and
Sustainability (EPS) - Development Coordination

DATE: August 25, 2017

SUBJECT: DEPS Comment for Zoning Item # 2018-0053-A
Address 3507 Northridge Drive
(Weissman Property)

Zoning Advisory Committee Meeting of **August 28, 2017.**

X The Department of Environmental Protection and Sustainability has no
comment on the above-referenced zoning item.

Reviewer: Steve Ford Date: 8-25-2017

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

NO 157168

Date: 8/15/17

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

Total: 75.00

Rec From: Larry Weissman

For: Ad. Variance Case # 2018-0053-A
3507 Northridge Dr.

DISTRIBUTION

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

PAID RECEIPT

BUSINESS ACTUAL TIME IRV
8/15/2017 8/15/2017 10:21:26 3
REG WSO3 WALKIN CAM
>>RECEIPT # 737951 8/15/2017 OFL
Dept 5 528 ZONING VERIFICATION
CR NO. 157168
Recpt Tot 75.00
75.00 CK 1.00 CA
Baltimore County, Maryland

CASHIER'S
VALIDATION

CHECKLIST

<u>Comment Received</u>	<u>Department</u>	<u>Support/Oppose/ Conditions/ Comments/ No Comment</u>
_____	DEVELOPMENT PLANS REVIEW (if not received, date e-mail sent _____)	_____
<u>8-25</u>	DEPS (if not received, date e-mail sent _____)	<u>NC</u>
_____	FIRE DEPARTMENT	_____
_____	PLANNING (if not received, date e-mail sent _____)	_____
<u>8-23</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>8-27-17</u> by <u>O'Keefe</u>	
PEOPLE'S COUNSEL APPEARANCE	Yes ☐ No ☐	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☐	

Comments, if any: _____

ZAC AGENDA

Case Number: 2018-0053-A

Primary Use: RESIDENTIAL

Reviewer: Fernando Bonifacio

Type: ADMINISTRATIVE VARIANCE

Legal Owner: Larry M & Susan E Weissman

Contract Purchaser

Critical Area : No Flood Plain: No Historic No Election Dist Third Councilmanic Dist Second

Property Address: 3507 Northridge DRIVE

Location: SE corner of Northridge Drive and Ivy Lane at a distance of 25 ft. E of the centerline of Ivy Lane

Existing Zoning: DR 2

Area: 22,506 sq. ft.

Proposed Zoning: ADMINISTRATIVE VARIANCE:

To permit an addition with a side street setback of 24 ft. in lieu of the required 30 ft.

Attorney:

Prior Zoning Cases:

Concurrent Cases:

Violation Cases:

Closing Date: 9/11/2017 12:00:00AM

Miscellaneous:

Proposed Addition





Real Property Data Search

Search Result for BALTIMORE COUNTY

View Map		View GroundRent Redemption		View GroundRent Registration	
Account Identifier:		District - 03 Account Number - 0323054230			
Owner Information					
Owner Name:	WEISSMAN LARRY M WEISSMAN SUSAN E		Use:	RESIDENTIAL	
Mailing Address:	3507 NORTHRIDGE DR BALTIMORE MD 21208		Principal Residence:	YES	
			Deed Reference:	/09958/ 00357	
Location & Structure Information					
Premises Address:		3507 NORTHRIDGE DR 0-0000		Legal Description: 3507 NORTHRIDGE DR LONG MEADOW	
Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section: Block: Lot:
0068	0021	0118		0000	E 14
					Assessment Year: 2017
					Plat No: 0019/ Plat Ref: 0139
Special Tax Areas:			Town: NONE		
			Ad Valorem:		
			Tax Class:		
Primary Structure Built		Above Grade Living Area		Finished Basement Area	
1956		2,877 SF		22,506 SF	
				Property Land Area	
				04	
Stories	Basement	Type	Exterior	Full/Half Bath	Garage
1	NO	STANDARD UNIT	BRICK	3 full	1 Attached
Value Information					
		Base Value	Value	Phase-in Assessments	
			As of	As of	As of
			01/01/2017	07/01/2017	07/01/2018
Land:		115,600	115,600		
Improvements		303,200	255,900		
Total:		418,800	371,500	371,500	371,500
Preferential Land:		0			0
Transfer Information					
Seller: WINSTON ELAINE I		Date: 08/18/1993		Price: \$225,000	
Type: ARMS LENGTH IMPROVED		Deed1: /09958/ 00357		Deed2:	
Seller: WINSTON ELAINE I		Date: 05/21/1993		Price: \$0	
Type: NON-ARMS LENGTH OTHER		Deed1: /09776/ 00195		Deed2:	
Seller:		Date:		Price:	
Type:		Deed1:		Deed2:	
Exemption Information					
Partial Exempt Assessments:		Class	07/01/2017	07/01/2018	
County:		000	0.00		
State:		000	0.00		
Municipal:		000	0.00 0.00	0.00 0.00	
Tax Exempt:		Special Tax Recapture:			
Exempt Class:		NONE			
Homestead Application Information					
Homestead Application Status: Approved 05/13/2014					
Homeowners' Tax Credit Application Information					
Homeowners' Tax Credit Application Status: No Application Date:					

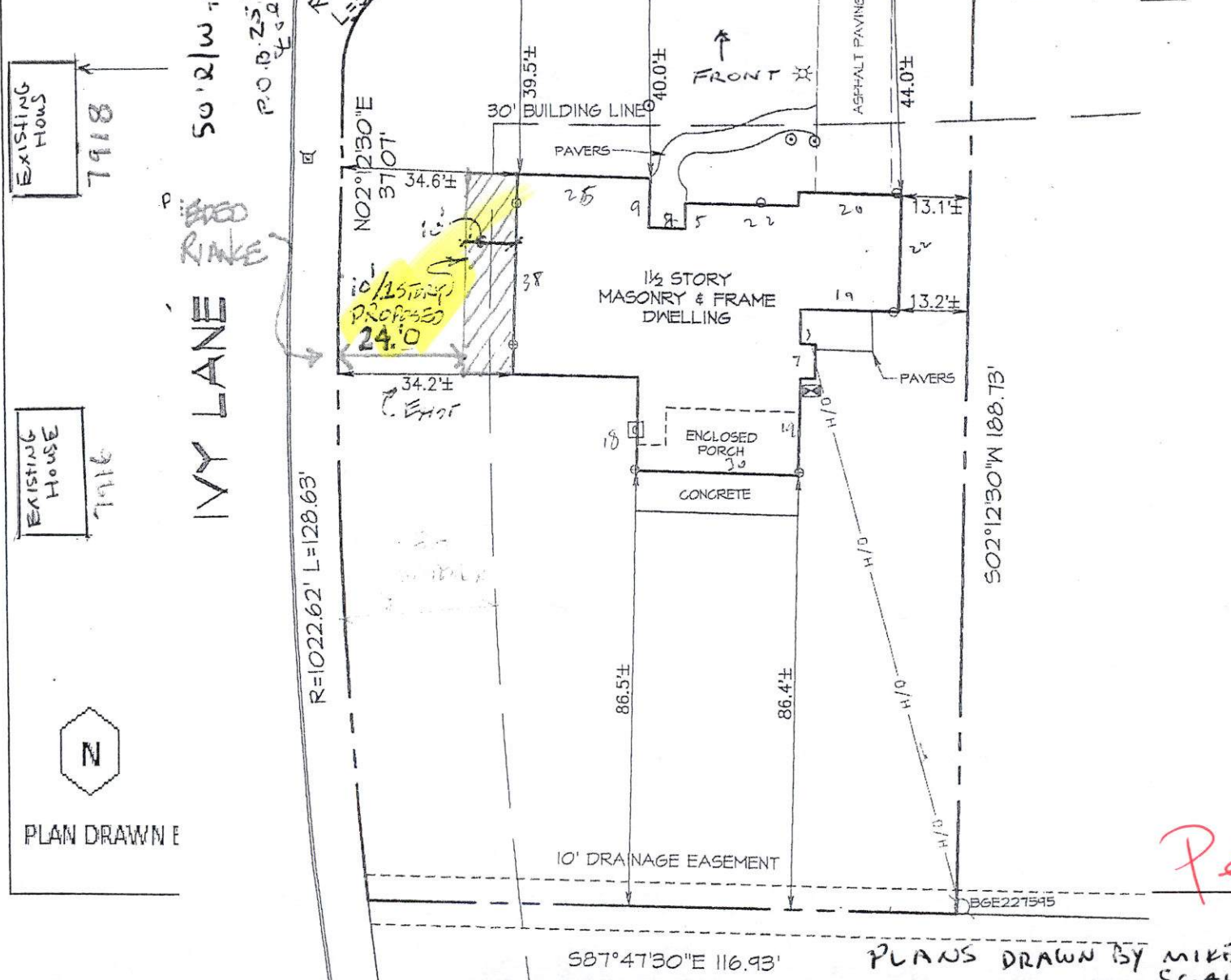
ZONING HEARING PLAN FOR VARIANCE X FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X)

ADDRESS 3507 NORTH RIDGE DR OWNER(S) NAME(S) LARRY & SUSAN WEISSMAN

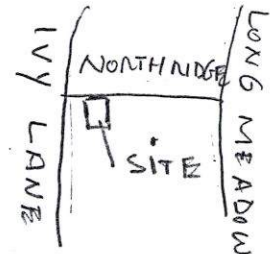
SUBDIVISION NAME LONG MEADOW LOT # 14 BLOCK # _____ SECTION # E

PLAT BOOK # 19 FOLIO # 139 10 DIGIT TAX # 032305423 O DEED REF. # 00958/00357

50' R/W NORTH RIDGE DR AVING
50' R/W



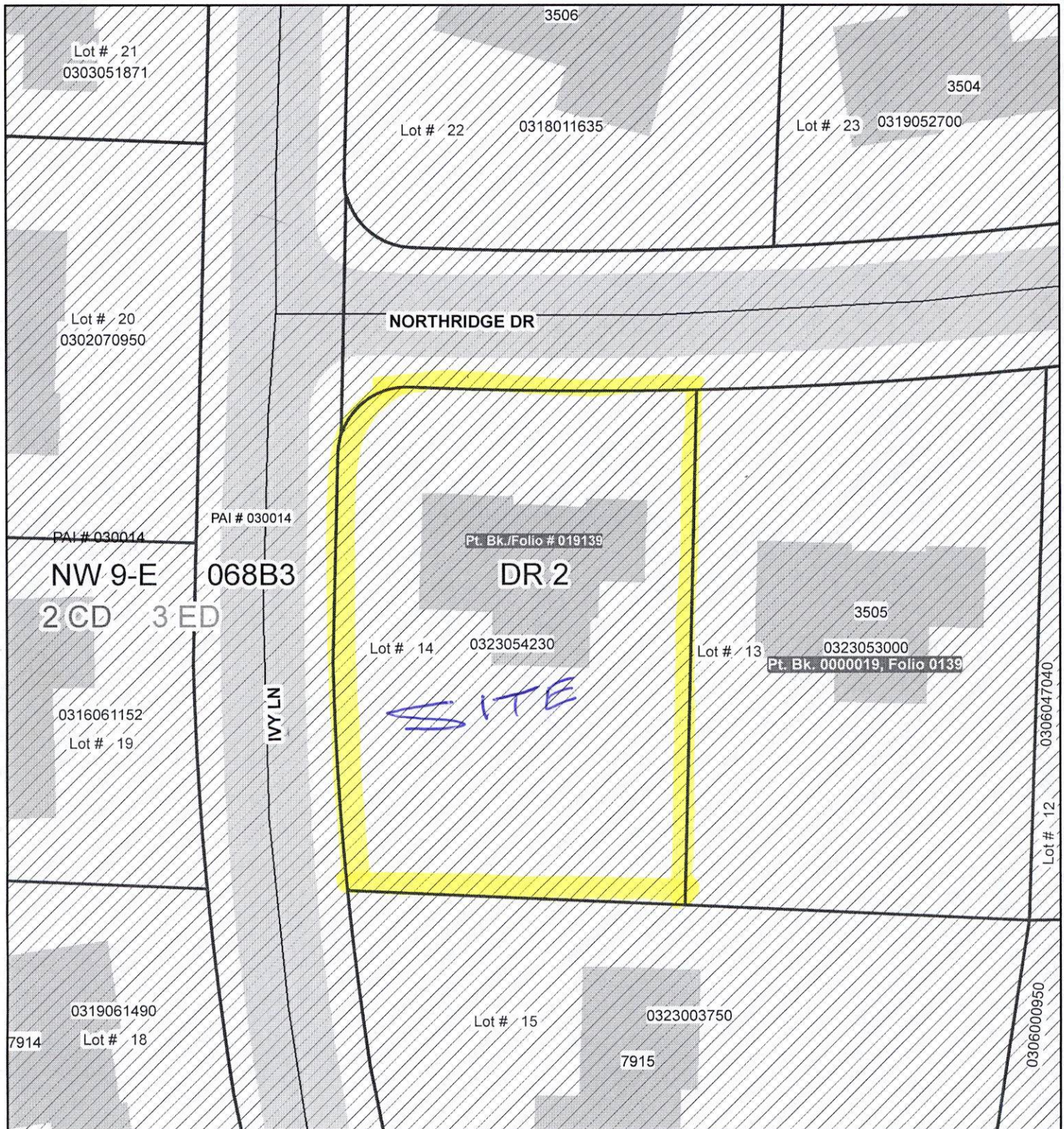
SITE VICINITY MAP



MAP IS NOT TO SCALE
ZONING MAP# 006803
SITE ZONED DR 2
ELECTION DISTRICT 3
COUNCIL DISTRICT 2
LOT AREA ACREAGE
OR SQUARE FEET 22,506 SF
HISTORIC? NO
IN CBCA? NO
IN FLOOD PLAIN? NO
UTILITIES? MARK WITH X
WATER IS:
PUBLIC X PRIVATE
SEWER IS:
PUBLIC X PRIVATE
PRIOR HEARING? NO
IF SO GIVE CASE NUMBER
AND ORDER RESULT BELOW

Viol. Case Info:
NA

507 Northridge Drive



Publication Date: 7/19/2017



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



0 12.525 50 75 100 Feet

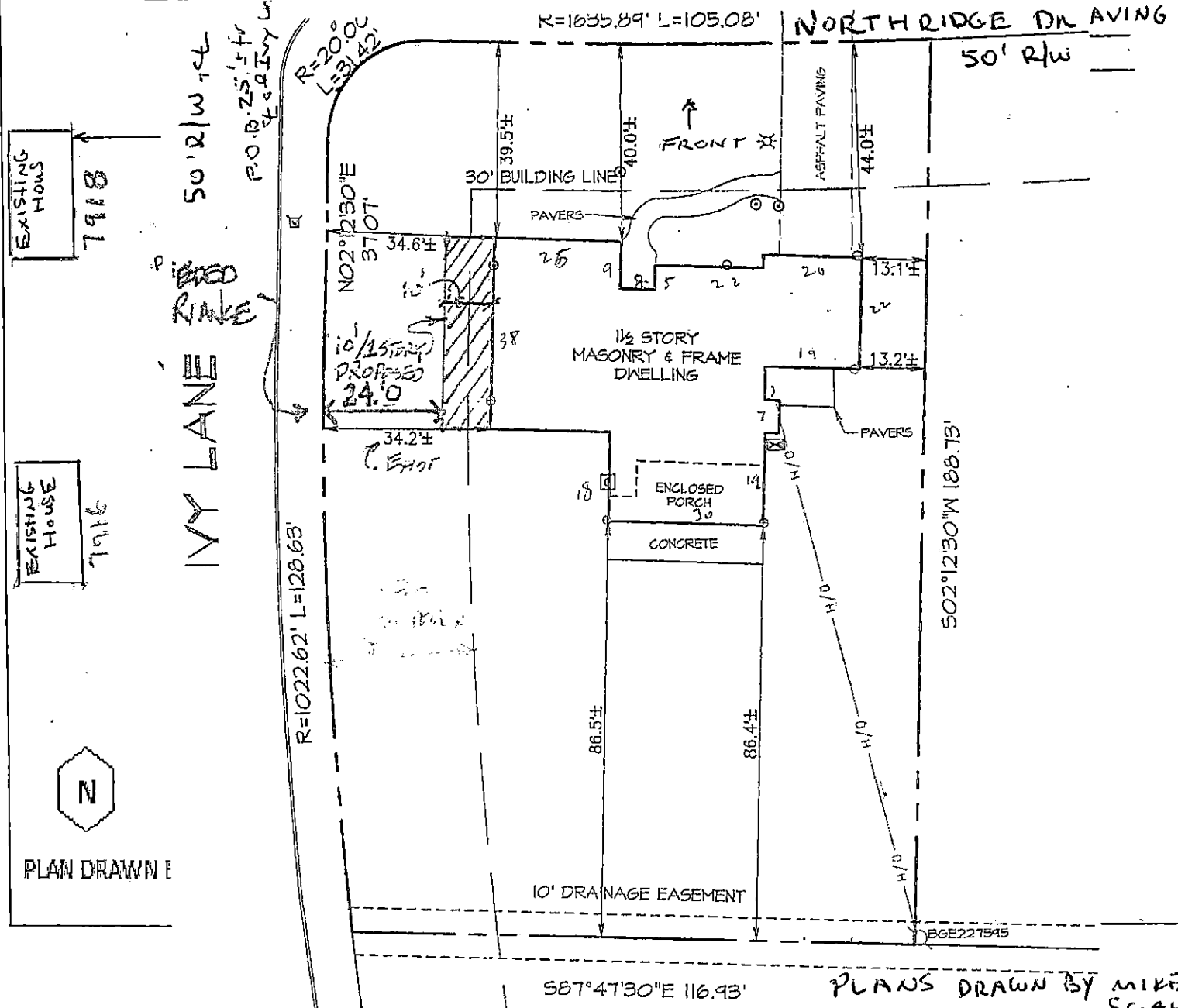
1 inch = 50 feet

ZONING HEARING PLAN FOR VARIANCE X FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X)

ADDRESS 3507 NORTH RIDGE DR OWNER(S) NAME(S) LARRY & SUSAN WEISSMAN

SUBDIVISION NAME LONG MEADOW LOT # 14 BLOCK # _____ SECTION # E

PLAT BOOK # 19 FOLIO # 139 10 DIGIT TAX # 032305423 0 DEED REF. # 00958/00357



SITE VICINITY MAP



MAP IS NOT TO SCALE
ZONING MAP# 006823
SITE ZONED DR 2
ELECTION DISTRICT 3
COUNCIL DISTRICT 2
LOT AREA ACREAGE _____
OR SQUARE FEET 22,506 SF
HISTORIC? NO
IN CBCA? NO
IN FLOOD PLAIN? NO
UTILITIES? MARK WITH X
WATER IS:
PUBLIC X PRIVATE _____
SEWER IS:
PUBLIC X PRIVATE _____
PRIOR HEARING? NO
IF SO GIVE CASE NUMBER
AND ORDER RESULT BELOW

VIOLATION CASE INFO:

N/A

PLANS DRAWN BY MIKE COHEN

[illegible]

N/A

CR. 4.15 1 1/2 1/2 1/2 1/2