



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 15251 Dover Road Ruston MD 21136 Currently zoned RC2
Deed Reference 39860 10 Digit Tax Account # 2300002595
Owner(s) Printed Name(s) Kayla Lynn Stottlemire / KEVIN CROWL

(SELECT THE HEARING(S) BY MARKING X 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:

1. X **ADMINISTRATIVE VARIANCE** from Section(s)

BCZR: 400.3 → To permit a rear yard storage building with a height of 23 feet in lieu of the maximum allowed height of 15 feet.

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

2. **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):

Kayla L. Stottlemire , Kevin Crowl
Name #1 – Type or Print Name #2 – Type or Print
K Stottlemire , KC
Signature #1 Signature #2
15251 Dover Rd. Ruston MD
Mailing Address City State
21136 , 443-430-5513 , KaylaCrowl@yahoo.com
Zip Code Telephone # Email Address

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 2018-0320-A Filing Date 5/18/2018 Estimated Posting Date 5/27/18 Reviewer JS

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: 15251 DOVER ROAD RUSTOWN MD 21136
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)

We need to obtain a Variance because we need our building to be taller than 15 Ft. The purpose for the larger size is to be able to house our Boat and Camper. Both need 15 Ft garage doors to fit which will make our overall height of Building greater than 15ft. This building will be for Storage purposes only.

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

KRS
Signature of Owner (Affiant)
Kayla Stettin
Name- Print or Type

KDC
Signature of Owner (Affiant)
Kevin Crowl
Name- Print or Type

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

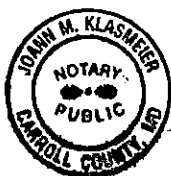
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 17th day of May, 2018, before me a Notary of Maryland, in and for the County aforesaid, personally appeared:

Print name(s) here: JoAnn M. Klasmeier

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

AS WITNESS my hand and Notaries Seal



JoAnn M. Klasmeier
NOTARY PUBLIC
Carroll County
State of Maryland
My Commission Expires
October 1, 2018

JoAnn M. Klasmeier
Notary Public
October 1, 2018
My Commission Expires

Zoning property description for 15251 Dover Road Reisterstown, MD 21136 which is the 5th election district and the 3rd council district with a lot area of 1.47 acres.

Beginning at a point on the Northeast side of Dover Road which is 50 ft wide of right of way at a distance of 2000 ft west of Millender Mill Road which is 40ft of right of way.

2018-0320-A



501 N. Calvert St., P.O. Box 1377
Baltimore, Maryland 21278-0001
tel: 410/332-6000
800/829-8000

WE HEREBY CERTIFY, that the annexed advertisement of Order No 5666174

Sold To:

Kayla Stottlemire - CU00661598
15251 Dover Rd
Reisterstown, MD 21136-3829

Bill To:

Kayla Stottlemire - CU00661598
15251 Dover Rd
Reisterstown, MD 21136-3829

Was published in "Jeffersonian", "Bi-Weekly", a newspaper printed and published in Baltimore County on the following dates:

Jun 26, 2018

NOTICE OF ZONING HEARING

The Administrative Law Judge 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: # 2018-0320-A
15251 Dover Road
NE/S Dover Road, 2000 ft. VV/of centerline of intersection with Millender Mill Road
5th Election District - 3rd Councilmanic District
Legal Owner(s) Kayla Stottlemire, Kevin Growl

Variance: to permit a rear yard storage building with a height of 23 ft, in lieu of the maximum allowed height of 15 ft.

Hearing: Monday, July 16, 2018 at 11:00 a.m. in Room 205, Jefferson Building, 105 West Chesapeake Avenue, Towson 21204.

ARNOLD JABLON, DIRECTOR OF PERMITS, APPROVALS AND INSPECTIONS FOR BALTIMORE COUNTY

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Administrative Hearings Office at (410) 887-3868.
(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

06/26/18 5666174

The Baltimore Sun Media Group

By S. Wilkinson
Legal Advertising

June 20,2018

To whom it may concern;

My name is Kayla Stottlemire. We are withdrawing our variance plans and petition at 15251 Dover Road, Reisterstown, MD 21136. At this time, we have decided to go another route and want the variance plans, petition, hearing, and everything else withdrawn. Any questions or concerns please contact me directly. Thank you.

Case Number: 2018-0320-A

15251 Dover Road

Reisterstown, MD 21136

443-340-5813

Kayla Stottlemire

A handwritten signature in black ink, appearing to read 'K Stottlemire', written over the printed name.

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: June 7, 2018

SUBJECT: DEPS Comment for Zoning Item # 2018-0320-A
Address 15251 Dover Road
(Stottlemire & Crowl Property)

Zoning Advisory Committee Meeting of **June 4, 2018**.

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

Reviewer: Steve Ford



KEVIN KAMENETZ
County Executive

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

June 14, 2018

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15251 Dover Road

NE/s Dover Road, 2000 ft. W/of centerline of intersection with Millender Mill Road

5th Election District – 3rd Councilmanic District

Legal Owners: Kayla Stottlemire, Kevin Crowl

Variance to permit a rear yard storage building with a height of 23 ft. in lieu of the maximum allowed height of 15 ft.

Hearing: Monday, July 16, 2018 at 11:00 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: Stottlemire, Crowl, 15251 Dover Road, Reisterstown 21136
Jim Blum, 15272 Dover Road, Reisterstown 21136

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY TUESDAY, JUNE 26, 2018.**
- (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, June 26, 2018 Issue - Jeffersonian

Please forward billing to:
Kayla Stottlemire
15251 Dover Road
Reisterstown, MD 21136

443-430-5513

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Arnold Jablon

Director of Permits, Approvals and Inspections for Baltimore County

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STATE HIGHWAY
ADMINISTRATION

Larry Hogan
Governor
Boyd K. Rutherford
Lt. Governor
Pete K. Rahn
Secretary
Gregory Slater
Administrator

Date: 5/25/18

Ms. Kristen Lewis
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
111 West Chesapeake Avenue
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. 2018-0320-A

*Administrative Variance
Kayla L. Stottkemire & Kevin Crowl
15251 Dover Road.*

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



MARYLAND DEPARTMENT
OF TRANSPORTATION

STATE HIGHWAY
ADMINISTRATION

Larry Hogan

Governor

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Lt. Governor

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Secretary

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Date: 5/25/18

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15251 Dover Road.*

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Sincerely,

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

WW/RAZ



FORMAL DEMAND FOR HEARING

CASE NUMBER: 2018-0320-A

Address: 15251 DOVER RD. REISTERSTOWN MD. 21136

Petitioner(s): KAYLA STOTTLEMYRE, KEVIN CROWL

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I/We Jim Blym
Name - Type or Print

(☒ Legal Owner OR () Resident of
15272 DOVER RD.
Address

REISTERSTOWN MD. 21136
City State Zip Code

(410) 227-4649
Telephone Number

which is located approximately 100 feet from the
property, which is the subject of the above petition, **do hereby
formally demand that a public hearing be set in this matter.**

**ATTACHED IS THE REQUIRED PROCESSING FEE FOR THIS
DEMAND.**

Jim Blym 6/4/18
Signature Date

Signature Date
Revised 9/18/98 - wcr/scj

CERTIFICATE OF POSTING

Date: 5-27-18

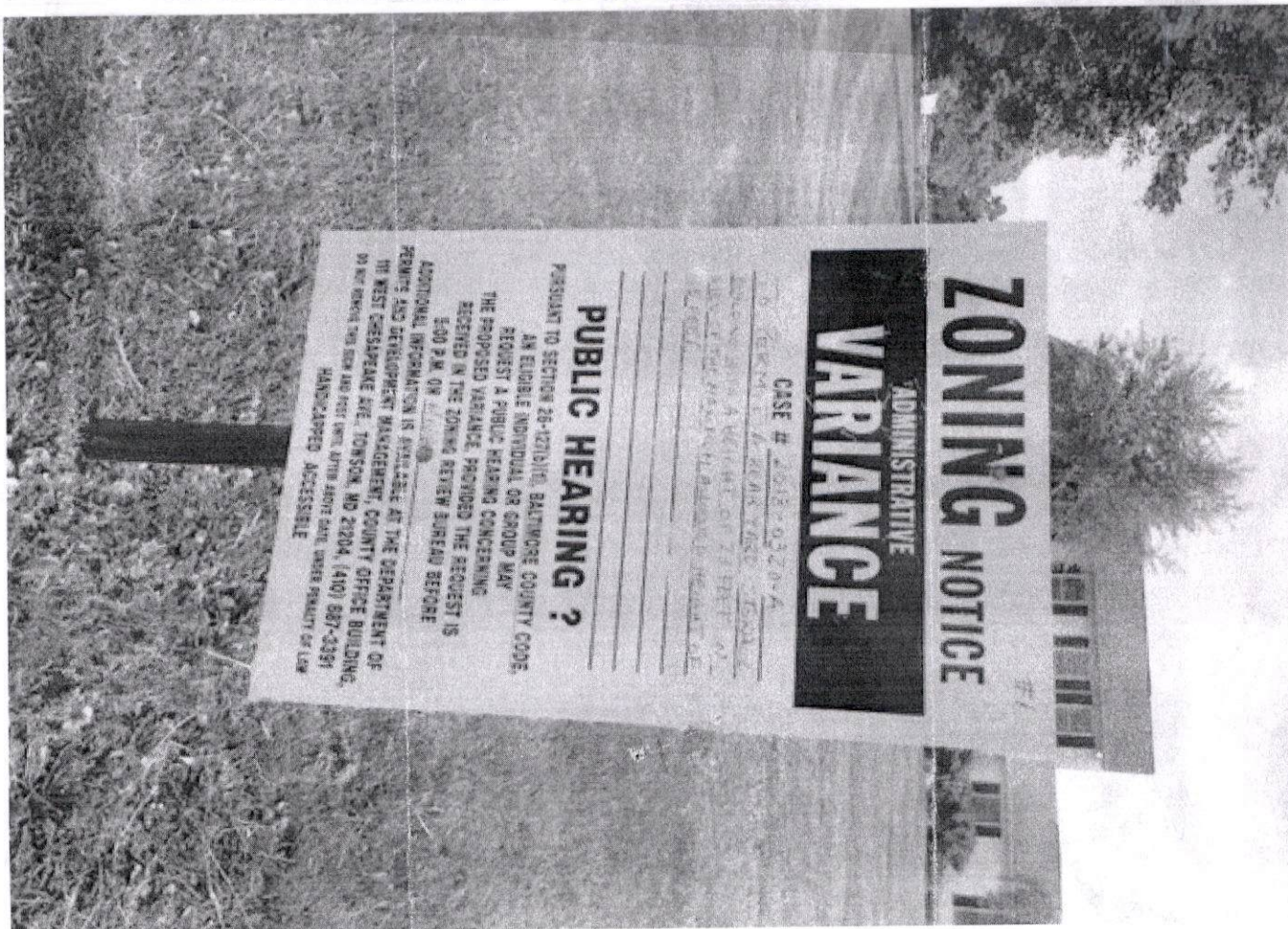
RE: Case Number: 2018-0320-A

Petitioner/Developer: Allen Stottlemire

Date of Hearing/Closing: 6-11-18

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 15251 Dover Rd

The sign(s) were posted on 5-27-18



BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

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

DATE: June 21, 2018

FROM: Vishnu Desai, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For June 4, 2018
Item No. 2018-0320-A, 0323-SPHA and 0326-A

The Bureau of Development Plans Review has reviewed the subject zoning items and we have no comments.

* * * * *

VKD: cen
cc: file

(AV) 6-11-18 7-16
Formal Demand

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



RECEIVED

JUN 08 2018

OFFICE OF
ADMINISTRATIVE HEARINGS

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: June 7, 2018

SUBJECT: DEPS Comment for Zoning Item # 2018-0320-A
Address 15251 Dover Road
(Stottlemire & Crawl Property)

Zoning Advisory Committee Meeting of **June 4, 2018**.

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

Reviewer: Steve Ford

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

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2018- 0320 -A Address 15251 DOVER ROAD ; 21136

Contact Person: JASON SKIDELMAN Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 5/18/18 Posting Date: 5/27/18 Closing Date: 6/11/18

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- 0320 -A Address 15251 DOVER ROAD

Petitioner's Name STORLEMIRE / CROWL Telephone 443-430-5513

Posting Date: _____ Closing Date: _____

Wording for Sign: To Permit A REAR YARD STORAGE BUILDING WITH A HEIGHT OF
23 FEET IN LIEU OF THE MAXIMUM ALLOWED HEIGHT OF 15 FEET.

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: 2018-0320-A
Property Address: 15251 Dover Road Reisterstown MD 21136
Property Description: _____

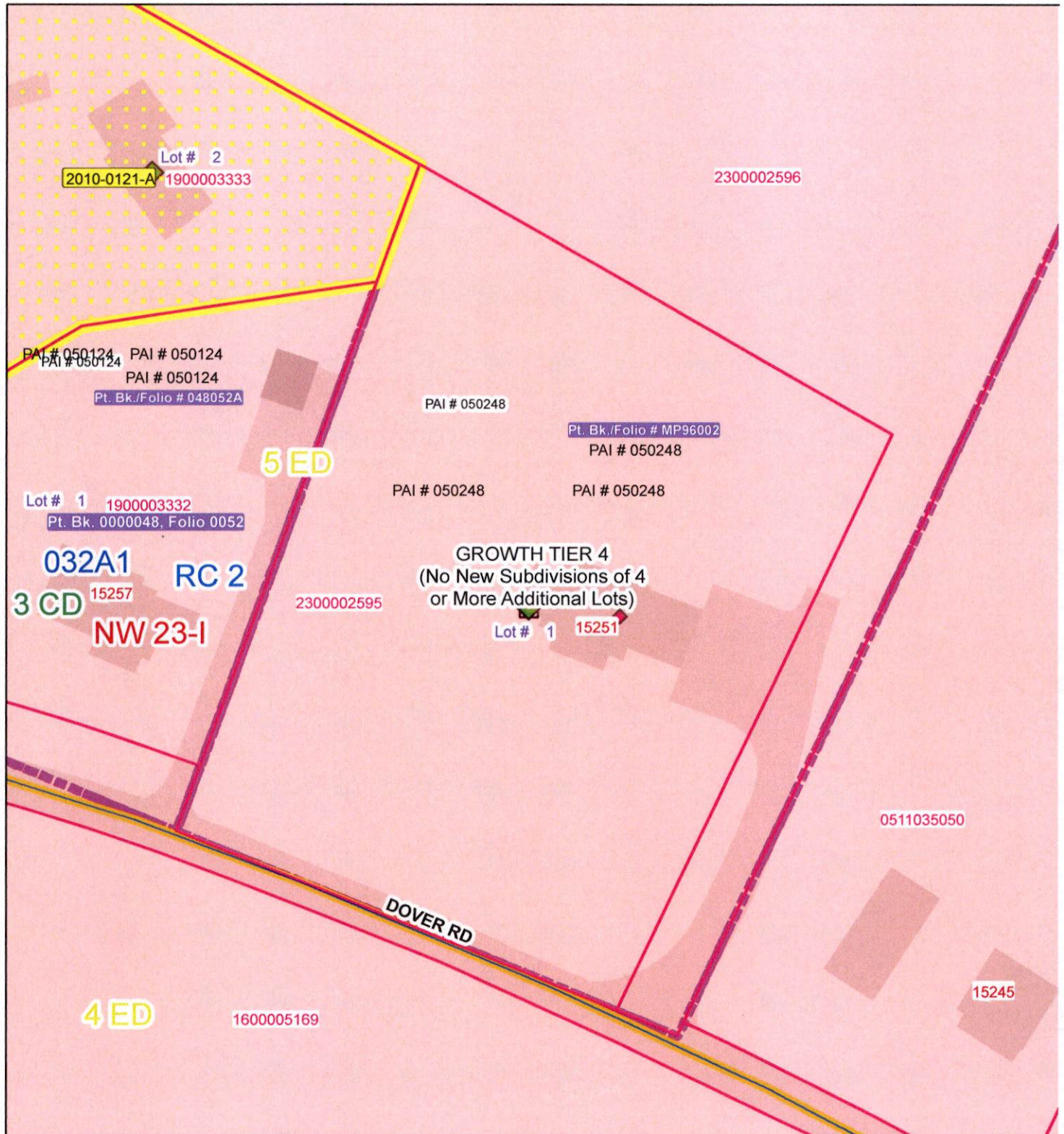
Legal Owners (Petitioners): Kayla Lynn Stottlemire
Contract Purchaser/Lessee: _____

PLEASE FORWARD ADVERTISING BILL TO:

Name: Kayla Stottlemire
Company/Firm (if applicable): _____
Address: 15251 Dover Road
Reisterstown, MD 21136

Telephone Number: 443-430-5513

15251 Dover Road



Publication Date: 5/18/2018



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



0 15 30 60 90 120
Feet

1 inch = 60 feet

1900012403

2300002596

PAI # 050248
PAI # 050248

Pt. Bk./Folio # MP96002
PAI # 050248

5 ED

Pt. Bk. 0000048, 0000052

2010-0121-A 1900003333

Lot # 2

PAI # 050124 PAI # 050124

Pt. Bk./Folio # 048052A PAI # 050124

Lot # 1 1900003332

Lot # 1 2300002595

032A1 RC 2
3 CD NW 23-1

GROWTH TIER 4
(No New Subdivisions of 4
or More Additional Lots)

0511035050

15245

0511035230

DOVER RD

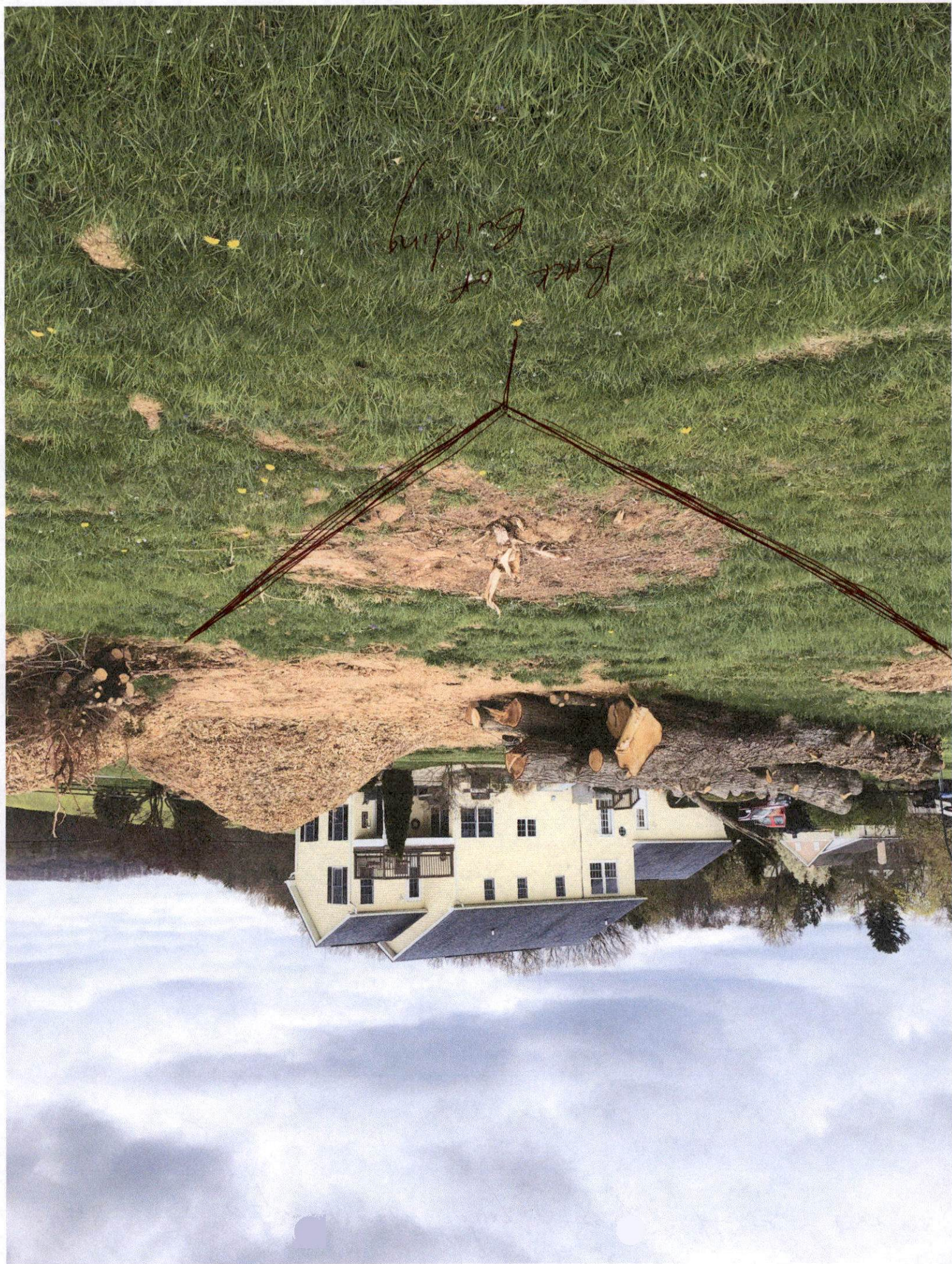
15237

4 ED

1600005169

0412000552

15236



Back of proposed Building fac, House (Back
of House)

Back of House Looking at Corner where
proposed Building will sit. Mulch pile is where
Building will Be Built.



Proposed Building

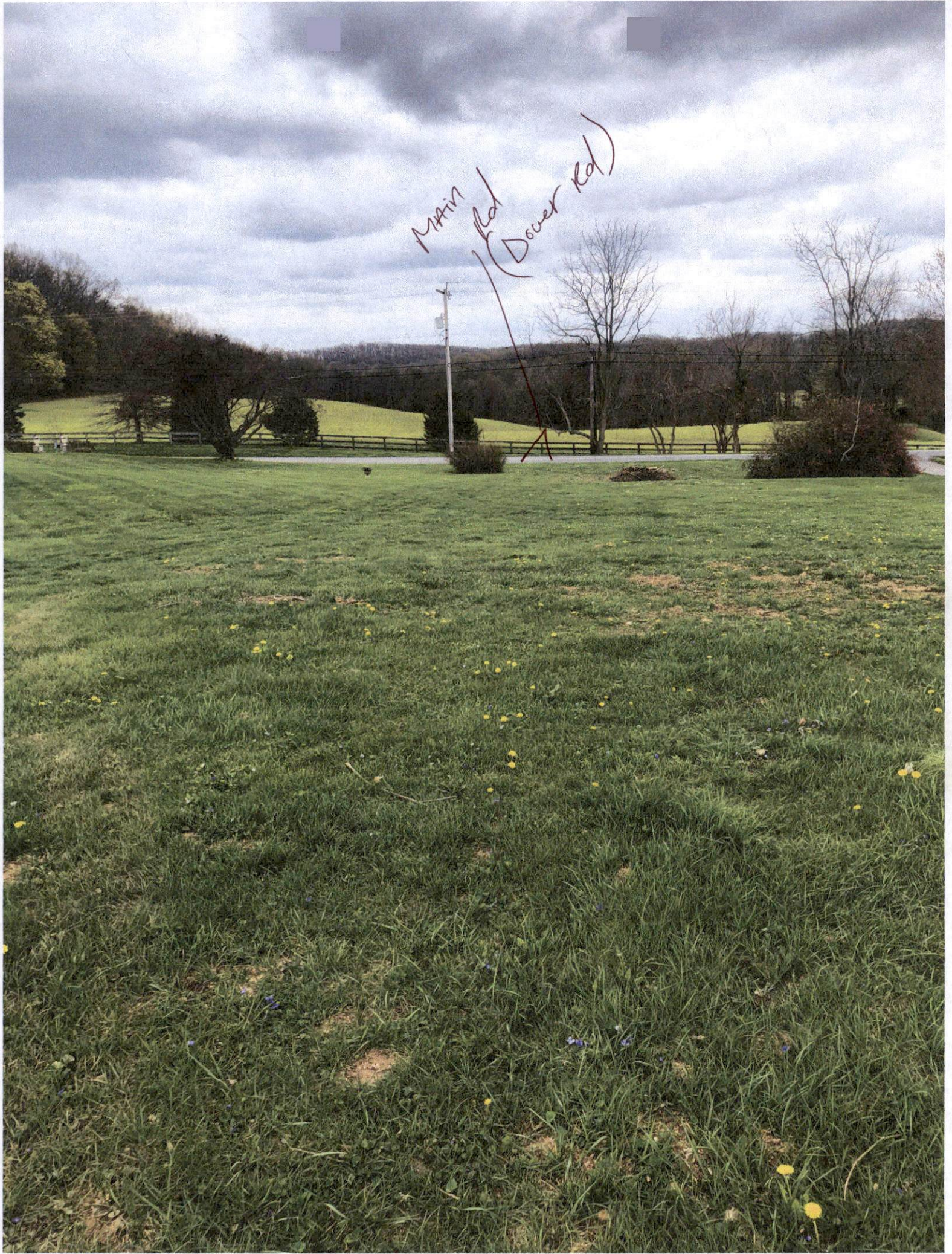


Well

front of building

front of proposed Building fac., kids garage
↓ well in Back of Existing House

main rd
(Dover Rd)



Standing In front of proposed building facing
Dauer Rd. ~~on~~ In Back of House.



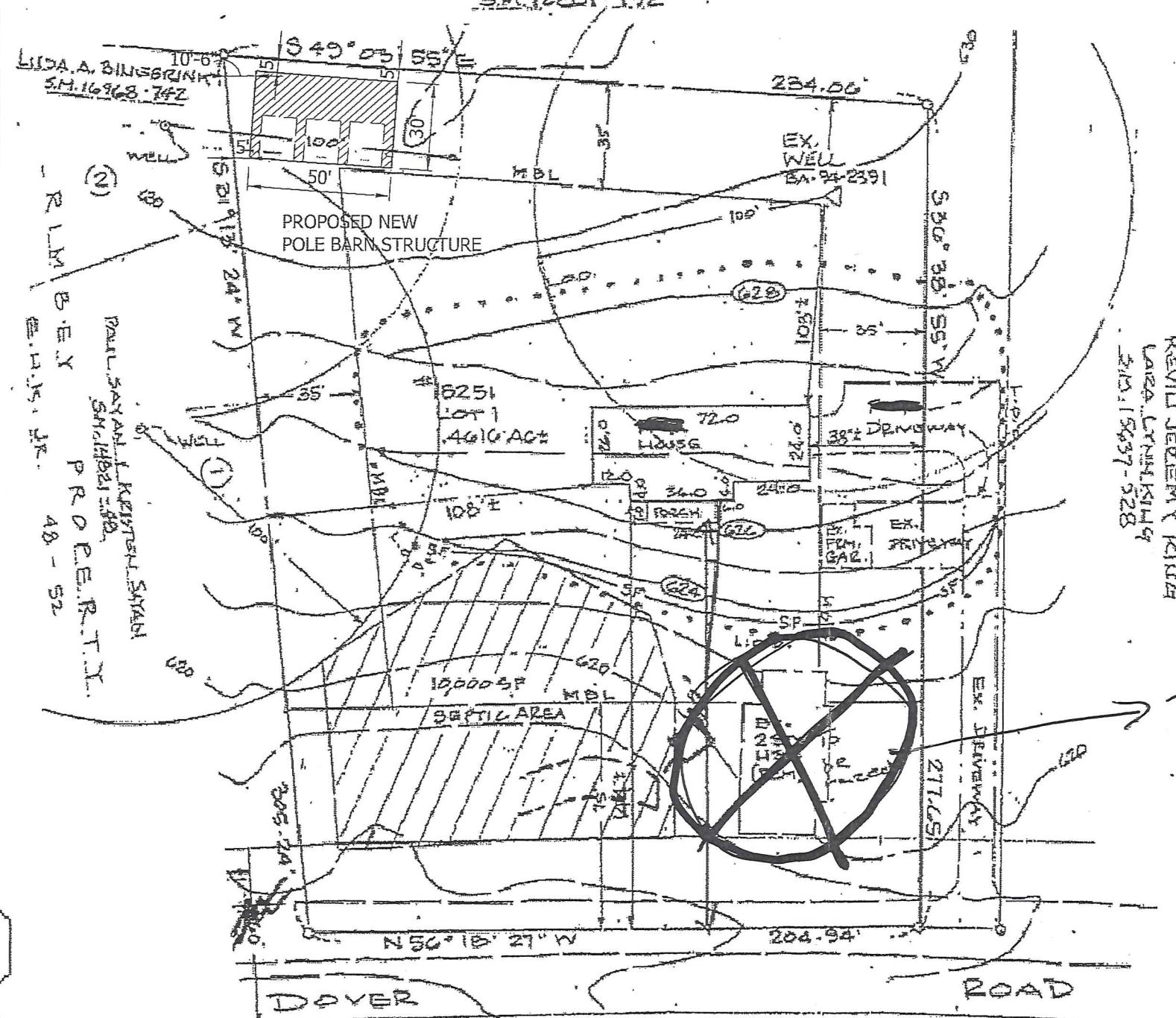
Building

Standing ~~Left~~ side of House In the Back
Where proposed Building will be Built. Big
100 feet from Behind Building

ZONING HEARING PLAN FOR VARIANCE X FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X)
 ADDRESS 15251 Dover Rd. Reston MD 20136 OWNER(S) NAME(S) Kayla Stofferme / Kevin Crowl
 SUBDIVISION NAME Minor 96-002 THE DONALD O. KING PROP. LOT # 1 BLOCK # _____ SECTION # _____
 PLAT BOOK # 48 FOLIO # 122 10 DIGIT TAX # 2300 00 2595 DEED REF. # 398608100122

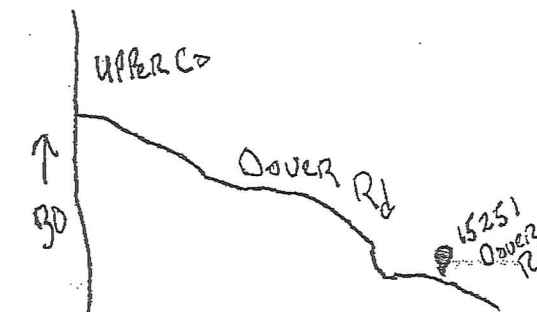
MP96002

TRACT "A"
 DONALD O. KING & VIOLET L. KING
 S.M. 12801-192



PLAN DRAWN BY Michael Glover DATE 5/5/18 SCALE: 1 INCH = 50 FEET

SITE VICINITY MAP



N



MAP IS NOT TO SCALE

ZONING MAP# 032A1
 SITE ZONED RC2
 ELECTION DISTRICT 4
 COUNCIL DISTRICT 3
 LOT AREA ACREAGE 1.47
 OR SQUARE FEET _____
 HISTORIC? NO
 IN CBCA? NO
 IN FLOOD PLAIN? NO
 UTILITIES? MARK WITH X
 WATER IS:
 PUBLIC _____ PRIVATE X
 SEWER IS:
 PUBLIC _____ PRIVATE X
 PRIOR HEARING? NO
 IF SO GIVE CASE NUMBER
 AND ORDER RESULT BELOW

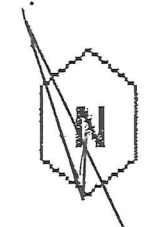
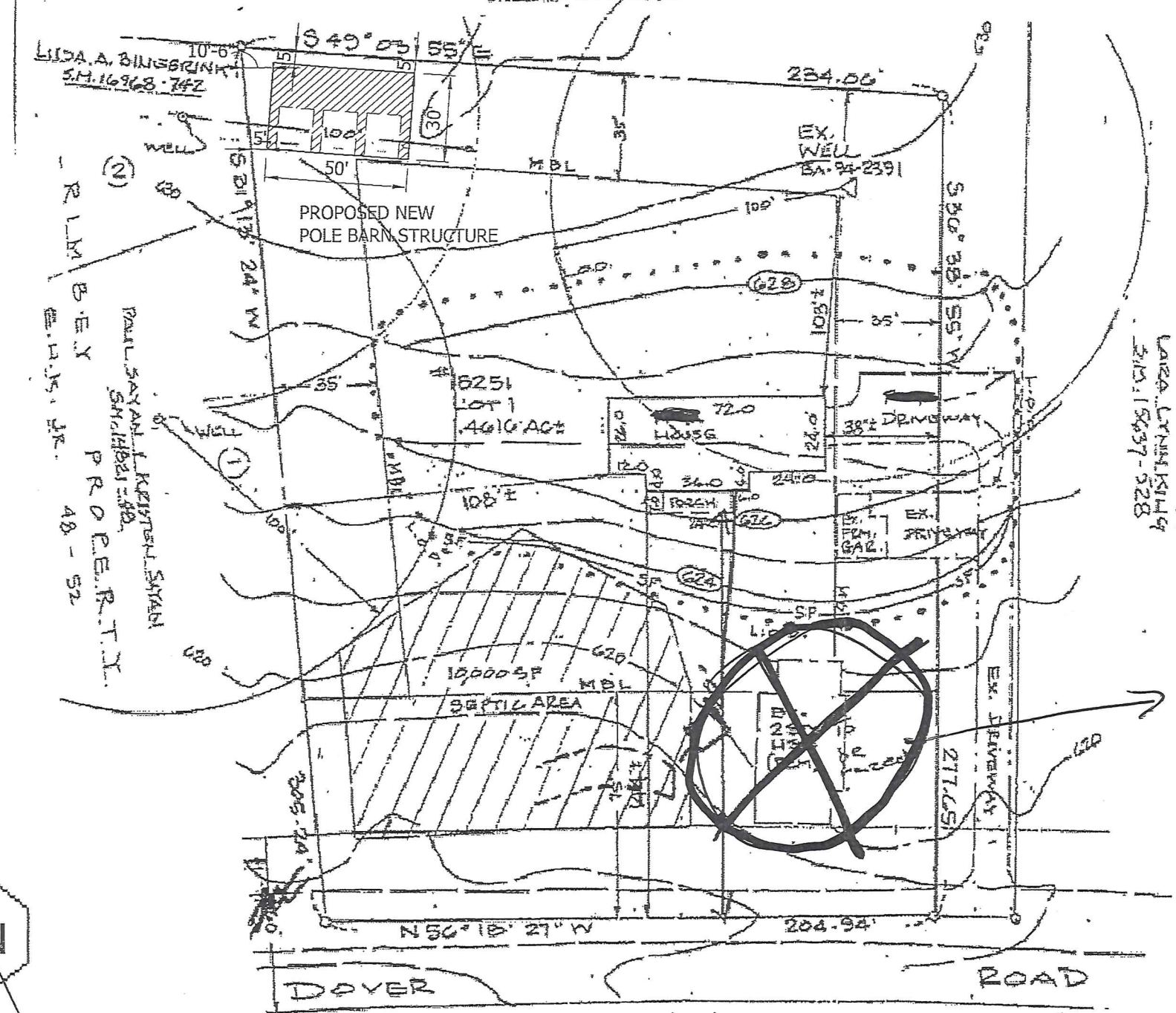
VIOLATION CASE INFO:

2018-0320-A

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 ADDRESS 15251 Dover Rd. Ruston MD 21136 OWNER(S) NAME(S) Kayla Stoffermeier Kevin Crowl
 SUBDIVISION NAME Minor 96-002 THE DONALD O. KING PROP. LOT # 1 BLOCK # _____ SECTION # _____
 PLAT BOOK # 48 FOLIO # 122 10 DIGIT TAX # 2300 00 2595 DEED REF. # 39 840 010 0122

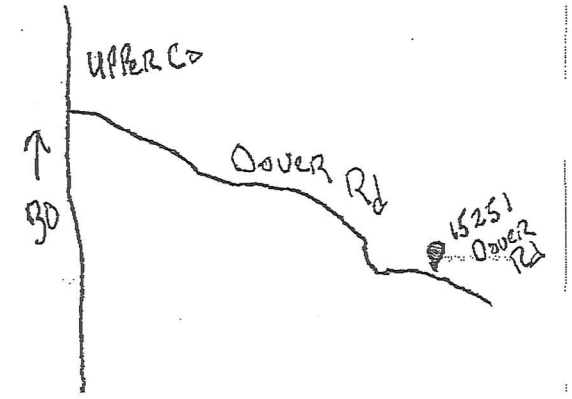
MP96052

TRACT "A"
 DONALD O. KING & VIOLET L. KING
 S.M. 12801-192



PLAN DRAWN BY Michael Glaver DATE 5/5/18 SCALE: 1 INCH = 50 FEET

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ZONING MAP# 032A1
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 COUNCIL DISTRICT 3
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 IF SO GIVE CASE NUMBER
 AND ORDER RESULT BELOW

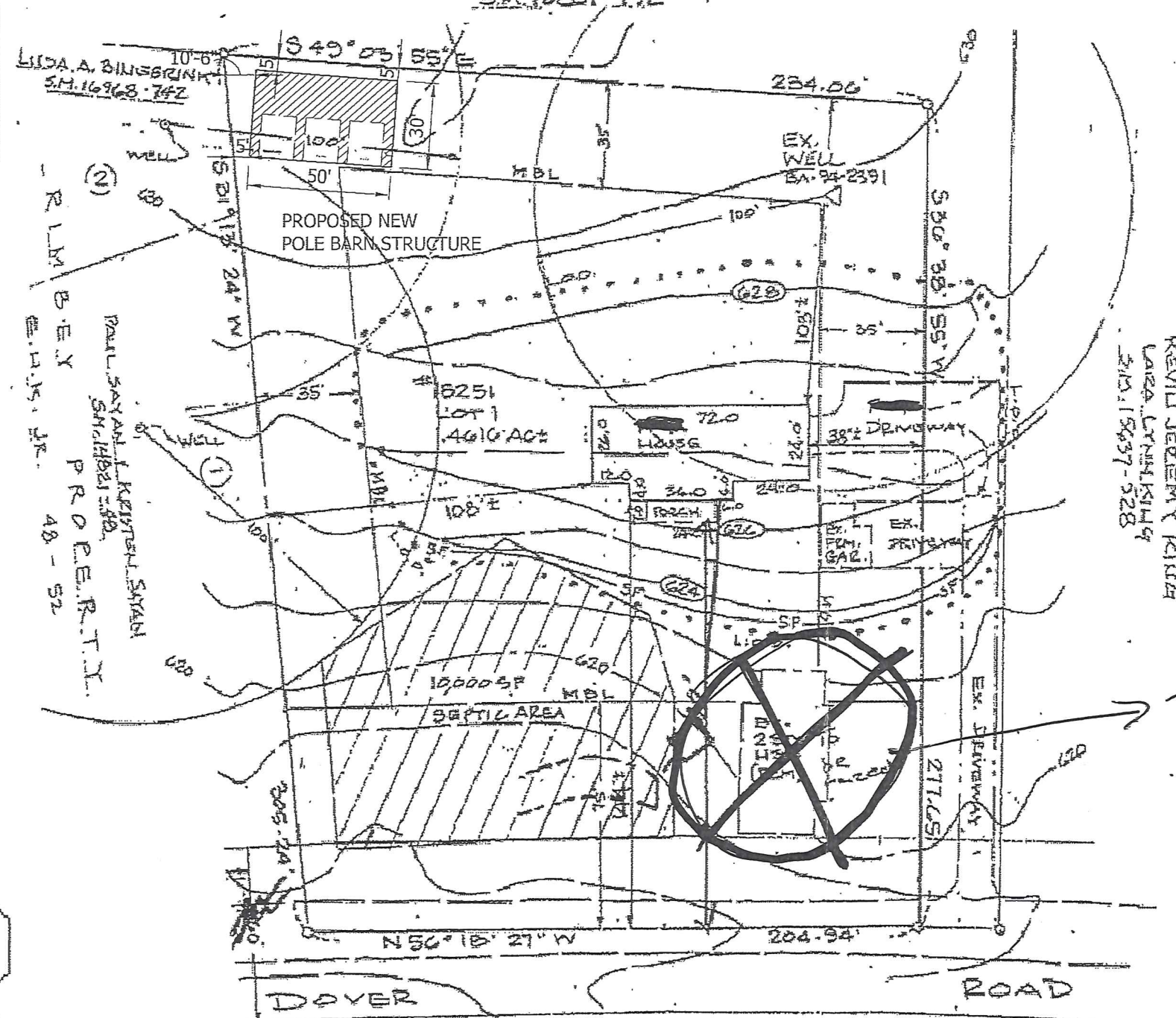
VIOLATION CASE INFO:

2018-0320-A

ZONING HEARING PLAN FOR VARIANCE X FOR SPECIAL HEARING _____ (MARK TYPE REQUESTED WITH X)
 ADDRESS 15251 Dover Rd. Reston VA 20190 OWNER(S) NAME(S) Kayla Stofferme / Kevin Crowl
 SUBDIVISION NAME Minor 96-002 THE DONALD O. KING PROP. LOT # 1 BLOCK # _____ SECTION # _____
 PLAT BOOK # 48 FOLIO # 122 10 DIGIT TAX # 2300 00 2595 DEED REF. # 398608 00122

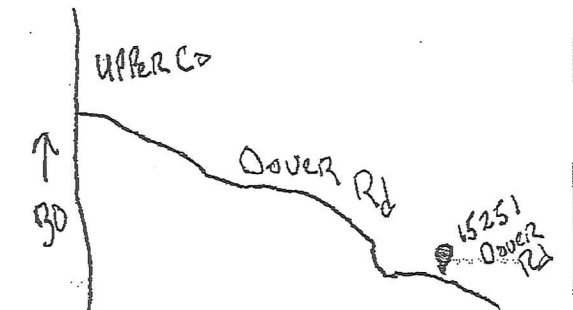
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 S.M. 12801-192



PLAN DRAWN BY Michael Glover DATE 5/5/18 SCALE: 1 INCH = 50 FEET

SITE VICINITY MAP



N



MAP IS NOT TO SCALE

ZONING MAP# 032A1

SITE ZONED RC2

ELECTION DISTRICT 4

COUNCIL DISTRICT 3

LOT AREA ACREAGE 1.47

OR SQUARE FEET _____

HISTORIC? NO

IN CBCA? NO

IN FLOOD PLAIN? NO

UTILITIES? MARK WITH X

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PRIOR HEARING? NO

IF SO GIVE CASE NUMBER

AND ORDER RESULT BELOW

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