

MEMORANDUM

DATE: November 19, 2018
TO: Zoning Review Office
FROM: Office of Administrative Hearings
RE: Case No. 2019-0045-A - Appeal Period Expired

The appeal period for the above-referenced case expired on November 16, 2018. 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.'

/dlw

c:  Case File
Office of Administrative Hearings

IN RE: PETITION FOR ADMIN. VARIANCE *
(1 William Court)
8th Election District *
3rd Council District *
Lenore R. Rudick *
Petitioner *

BEFORE THE
OFFICE OF ADMINISTRATIVE
HEARINGS FOR
BALTIMORE COUNTY
CASE NO. 2019-0045-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 owner of the property, Lenore R. Rudick (“Petitioner”). The Petitioner is requesting Variance relief pursuant to § 1A01.3.B.3 of the Baltimore County Zoning Regulations (“BCZR”) to permit a rear yard addition with a side street setback of 32 ft. in lieu of the minimum required 35 ft. The subject property and requested relief is more fully depicted on the site plan that was marked and accepted into evidence as Petitioner’s Exhibit 1.

It is to be noted that this administrative variance case closed on September 3, 2018 but was not received by OAH until October 16, 2018; the whereabouts of the case file between these dates is unknown.

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 by any of the County reviewing agencies.

The Petitioner having filed a Petition for Administrative Variance and the subject property having been posted on August 18, 2018, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

ORDER RECEIVED FOR FILING

Date 10-17-18

By EW

The Petitioner has filed the supporting affidavits as required by § 32-3-303 of the Baltimore County Code ("BCC"). 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 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 BCZR. Furthermore, strict compliance with the BCZR would result in practical difficulty and/or unreasonable hardship upon the Petitioner.

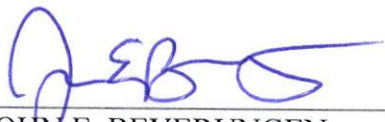
Pursuant to the posting of the property and the provisions of both the BCC and the BCZR, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED, this 17th day of **October, 2018**, by the Administrative Law Judge for Baltimore County, that the Petition for Variance seeking relief from § 1A01.3.B.3 of the Baltimore County Zoning Regulations ("BCZR") to permit a rear yard addition with a side street setback of 32 ft. in lieu of the minimum required 35 ft., be and is hereby GRANTED.

The relief granted herein shall be subject to the following:

- Petitioner may apply for necessary permits and/or licenses upon receipt of this Order. However, Petitioner is hereby made aware that proceeding at this time is at her 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, Petitioner 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.



JOHN E. BEVERUNGEN
Administrative Law Judge for
Baltimore County

JEB:dlw

ORDER RECEIVED FOR FILING

Date 10-17-18

By [Signature]



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 1 WILLIAM COURT SPARKS, MD 21152 which is presently zoned RC 2

Deed References: 36501/0168 10 Digit Tax Account # 21 00 00 86 38

Property Owner(s) Printed Name(s) LENORE RUTH RUDICK

(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

Administrative
3. ☒ a **Variance** from Section(s)

1A01.3.B.3 → To permit a rear yard addition with a side street setback of 32 feet in lieu of the minimum required 35 feet.

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)

(See Attachment)

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):

LENORE R RUDICK

Name #1 - Type or Print

Name #2 - Type or Print

Signature #1

Signature #2

1 WILLIAM COURT SPARKS MD

Mailing Address

City

State

21152, 410-375-4557

LENORERUTHGYARD.COM

Zip Code

Telephone #

Email Address

Representative to be contacted:

BRIAN RUDICK

Name - Type or Print

Signature

1 WILLIAM COURT SPARKS MD

Mailing Address

City

State

21152, 410-375-4557

RUDY ROCKY@GMAIL.COM

Zip Code

Telephone #

Email Address

CASE NUMBER

2019-0045-A

Filing Date

8/10/18

Do Not Schedule Dates:

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: 1 WILLIAM COURT SPARKS MARYLAND 21152
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)**

(SEE ATTACHED)

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

Lenore R. Rudick
Signature of Owner (Affiant)

LENORE R. RUDICK
Name- Print or Type

Signature of Owner (Affiant)

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 10th day of August, 2018, before me a Notary of Maryland, in and for the County aforesaid, personally appeared:

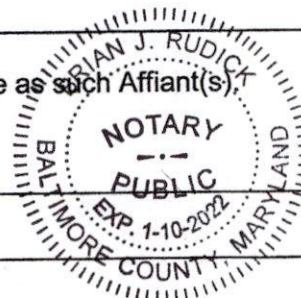
Print name(s) here: Lenore R. Rudick

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

AS WITNESS my hand and Notaries Seal

Brian J. Rudick
Notary Public

1-10-2022
My Commission Expires



HARDSHIP OR PRACTICAL DIFFICULTY STATEMENT FOR LENORE R. RUDICK

My son, daughter-in-law, and two grandchildren moved into our house to help care for my husband and myself. Unfortunately, my husband past away, after a 2 ½ year battle with cancer, and if it was not for my son and daughter-in-law and grandchildren living with me I do not know if I would still be alive today. My children have remained in the house to help care for me. I am getting older and need their assistance. Presently, my grandson has one bedroom, my granddaughter has another one, and I have the third one. My son and daughter-in-law live in the basement. I want to build this addition to add an additional bedroom upstairs, and expand the kitchen for my son and daughter-in-law. From what I understand, my property was originally zoned as RC5 and now has been changed to RC2. My house is now too close to York Road, even though we have lived her for 25 years. The addition would come off the back of the house and stay in line with the present outside wall that is already there. I am asking for a variance to be granted, so that we can put the addition onto the back of the house. We priced putting the addition elsewhere on the house, but this would then entail structural and foundational issues. These issues would cause this project to be a financial hardship. We have already been approved by our HOA to have an addition attached to the back of the house as an extension of the existing outer house wall as indicated in the drawings.

This addition is not just a "nice to do" project. The basement is not appropriate as a fulltime bedroom. It is windowless and has poor air circulation. My son has severe allergies and a sleep condition that makes it unhealthy to sleep there long term. Without this addition, I could lose the support of my son and his family on a daily basis as they would need to a move to a house more appropriate to their needs. Please approve this for me. Thank you.

ZONING PROPERTY DESCRIPTION FOR 1 WILLIAM COURT, SPARKS, MD 21152

Part A:

Beginning at a point on the south side of William Court which is 50 feet wide at a distance of 105 feet west of the centerline of the nearest improved intersecting street York Road which is 70 feet wide.

PART B:

BEING KNOWN AND DESIGNATED as Lot No. 1, as shown on the Plat entitled, "MORGAN MANOR, SECTION 2", which Plat is recorded among the Land Records of Baltimore County in Plat Book S.M. No. 59, folio 88. The improvements thereon being known as No. 1 William Court.

Being the same lot and parcel of ground which by deed dated September 21, 1992, and recorded among the Land Records of Baltimore County, Maryland in Liber S.M. No. 9408, folio 663, from Morgan Manor Joint Venture to Stanley J. Rudick and Lenore R. Rudick, his wife, the Grantor herein. The said Stanley J. Rudick having departed this life on January 3, 2015.

2019-0045-A

Debra Wiley

From: John Altmeyer <jaltmeyer@aol.com>
Sent: Tuesday, August 28, 2018 8:50 PM
To: Administrative Hearings
Subject: 2nd Certificate of Posting 1 William Ct 2019-0045-A
Attachments: Scan.pdf

AV 9-3 per
sign posting

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data
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9-7



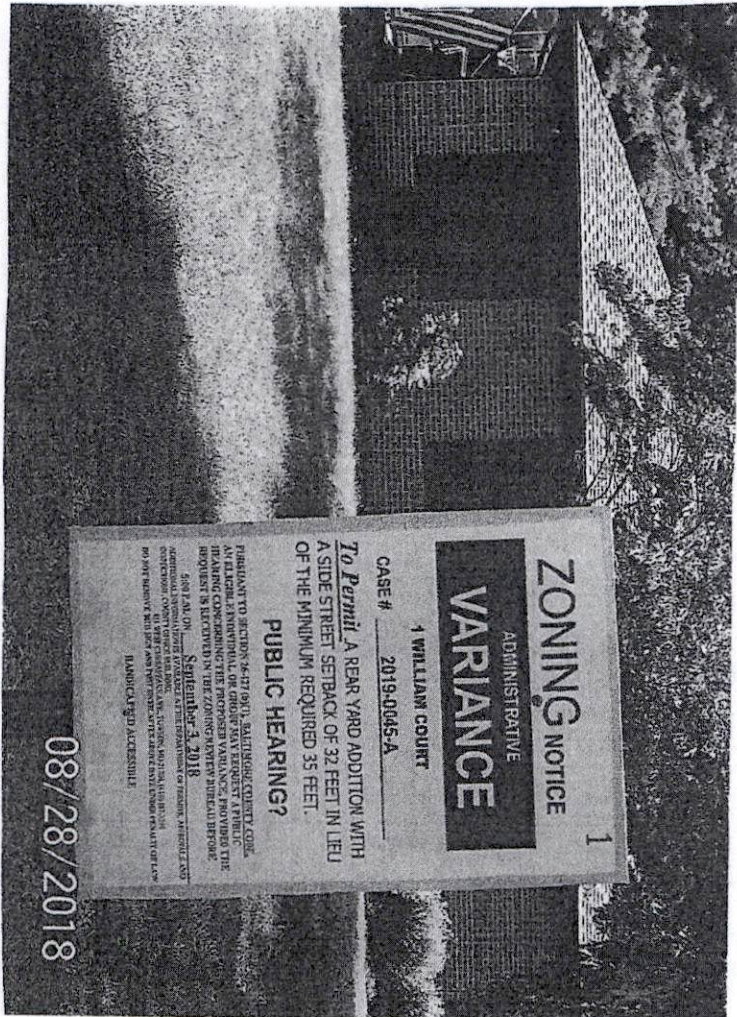
CERTIFICATE OF POSTING

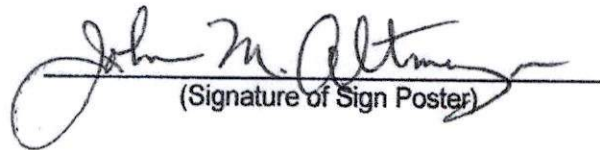
Date: 08/18/2018 & 08/28/2018

RE: Project Name: Administrative Variance
Case Number /PAI Number: 2019-0045-A
Petitioner/Developer: Lenore R. Rudick
Date of Hearing/Closing: 09/03/2018

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 1 William Court
Sparks, MD. 21152

The sign(s) were posted on 08/18/2018 & rechecked 08/28/2018
(Month, Day, Year)



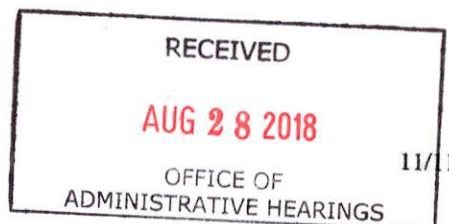

(Signature of Sign Poster)

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)



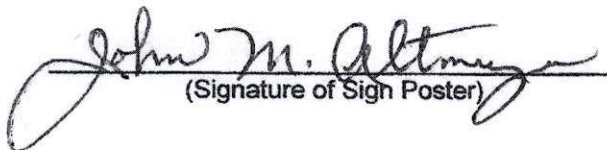
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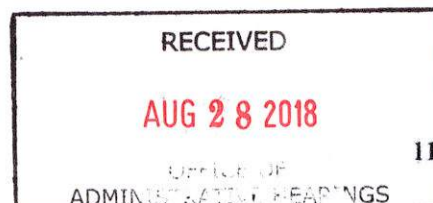

(Signature of Sign Poster)

John M. Altmeyer
(Printed Name of Sign Poster)

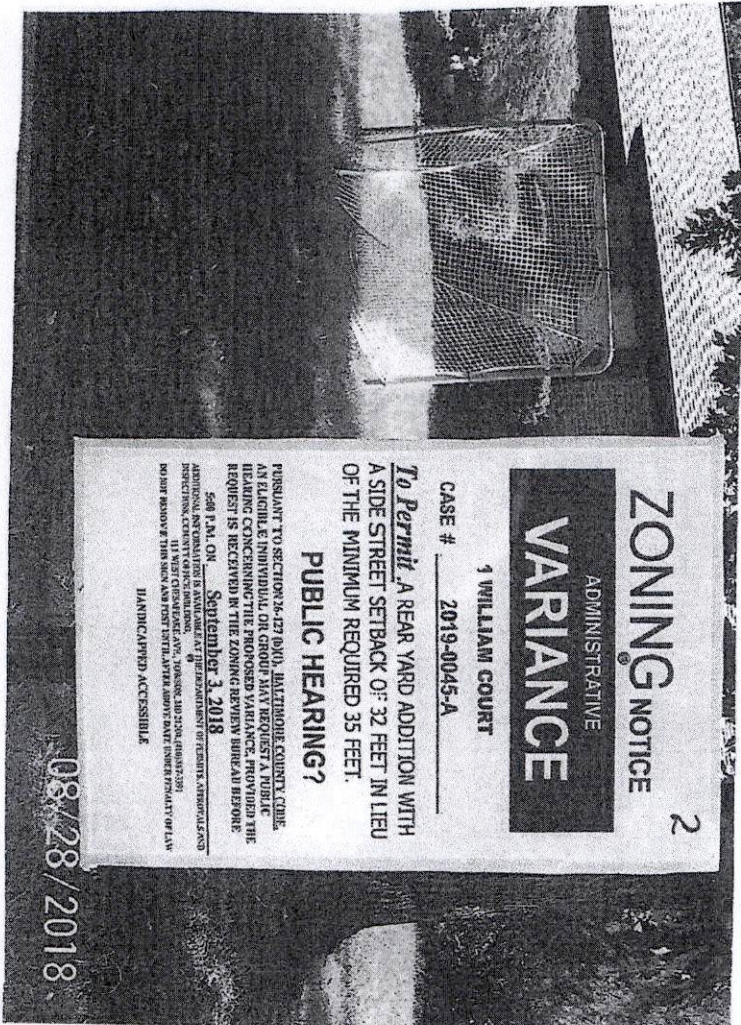
21722 Orwig Rd.
(Street Address of Sign Poster)

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

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



11/11



RE: PETITION FOR VARIANCE * BEFORE THE OFFICE
1 William Court; SW corner of the intersection *
Of William Court and York Road * OF ADMINISTRATIVE
8th Election & 3rd Councilmanic Districts * HEARINGS FOR
Legal Owner(s): Lenore R. Rudick *
Petitioner(s) * BALTIMORE COUNTY
* 2019-045-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.

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

RECEIVED
AUG 23 2018

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 23rd day of August, 2018, a copy of the foregoing Entry of Appearance was mailed to Brian Rudick, 1 William Court, Sparks, Maryland 21152, Representative for Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Date: 8/20/18

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. 2019-0045-A

Variance
Lenore R. Rudick
Williams Court

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 27, 2018

SUBJECT: DEPS Comment for Zoning Item # 2019-0045-A
Address 1 William Court
(Rudick Property)

Zoning Advisory Committee Meeting of **August 27, 2018**.

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

Reviewer: Steve Ford

Sign 1

CERTIFICATE OF POSTING

Date: 08/18/2018

RE: Project Name: Administrative Variance
Case Number /PAI Number: 2019-0045-A
Petitioner/Developer: Lenore R. Rudick
Date of Hearing/Closing: 09/03/2018

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 1 William Court
Sparks, MD. 21152-9400

The sign(s) were posted on 08/18/2018

(Month, Day, Year)



John M. Altmeyer
(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)

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CERTIFICATE OF POSTING

Date: 08/18/2018

RE: Project Name: Administrative Variance
 Case Number /PAI Number: 2019-0045-A
 Petitioner/Developer: Lenore R. Rudick
 Date of Hearing/Closing: 09/03/2018

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 1 William Court
Sparks, MD. 21152-9400

The sign(s) were posted on 08/18/2018

(Month, Day, Year)

John M. Altmeyer
 (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)



6450 1942 3112010

1. The following information was obtained from the records of the Department of the Interior, Bureau of Land Management, regarding the land owned by the United States in the State of California:

~~Handwritten text, mostly illegible due to blurring.~~

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2019- 0045 -A Address 1 WILLIAM COURT, 21152

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

Filing Date: 8/10/18 Posting Date: 8/12/18 Closing Date: 9/3/18

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

- 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.
- 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.
- 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.
- 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 2019- 0045 -A Address 1 WILLIAM COURT

Petitioner's Name EVICK Telephone 410-375-4557

Posting Date: 8/19/18 Closing Date: 9/3/18

Wording for Sign: TO PERMIT A REAR YARD ADDITION WITH A SIDE-STREET SETBACK
OF 32 FEET IN LIEU OF THE MINIMUM REQUIRED 30 FEET.

Revised 6/30/2019

3105187120 1963

CONTINUED

1963, 1964, 1965

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2019- 0045 -A Address 1 WILLIAM COURT, 21152
Contact Person: JASON SEIDELMAN Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 8/10/18 Posting Date: 8/19/18 Closing Date: 9/3/18

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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 2019- 0045 -A Address 1 WILLIAM COURT
Petitioner's Name RUDICK Telephone 410-375-4557
Posting Date: 8/19/18 Closing Date: 9/3/18
Wording for Sign: TO PERMIT A REAR YARD ADDITION WITH A SIDE-STREET SETBACK
OF 32 FEET IN LIEU OF THE MINIMUM REQUIRED 35 FEET.

Revised 6/30/2019

**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: 2019-0045-A

Property Address: 1 WILLIAM COURT SPARKS MD 21152

Property Description: _____

Legal Owners (Petitioners): LENORE R. RUOICK

Contract Purchaser/Lessee: _____

PLEASE FORWARD ADVERTISING BILL TO:

Name: BRIAN RUOICK

Company/Firm (if applicable): _____

Address: 1 WILLIAM COURT
SPARKS, MD 21152

Telephone Number: 443-956-6327

Revised 7/9/2015

Date: 8-10-68

SECRET

BUSINESS	ACTUAL	TIME	DRG
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8/14/2018 8/10/2018 11:25:08

KG 0501 - WALKIN - LJR

RECEIPT # 803572 * 8/10/2018 * OFLN

5 528 ZONING VERIFICATION

10-172293

next lot 75.00

175.00 CK 3.00 CA

Baltimore County, Maryland

[illegible]

Total: \$ 75.00

Rec
From RUDICK

For 2019-0045-20

DISTRIBUTION

WHITE CASHIER

PINK AGENCY

YELLOW - CUSTOMER

GOLD ACCOUNTING

PLEASE PRESS HARD!!!!

**CASHIER'S
VALIDATION**

Sign 1

CERTIFICATE OF POSTING

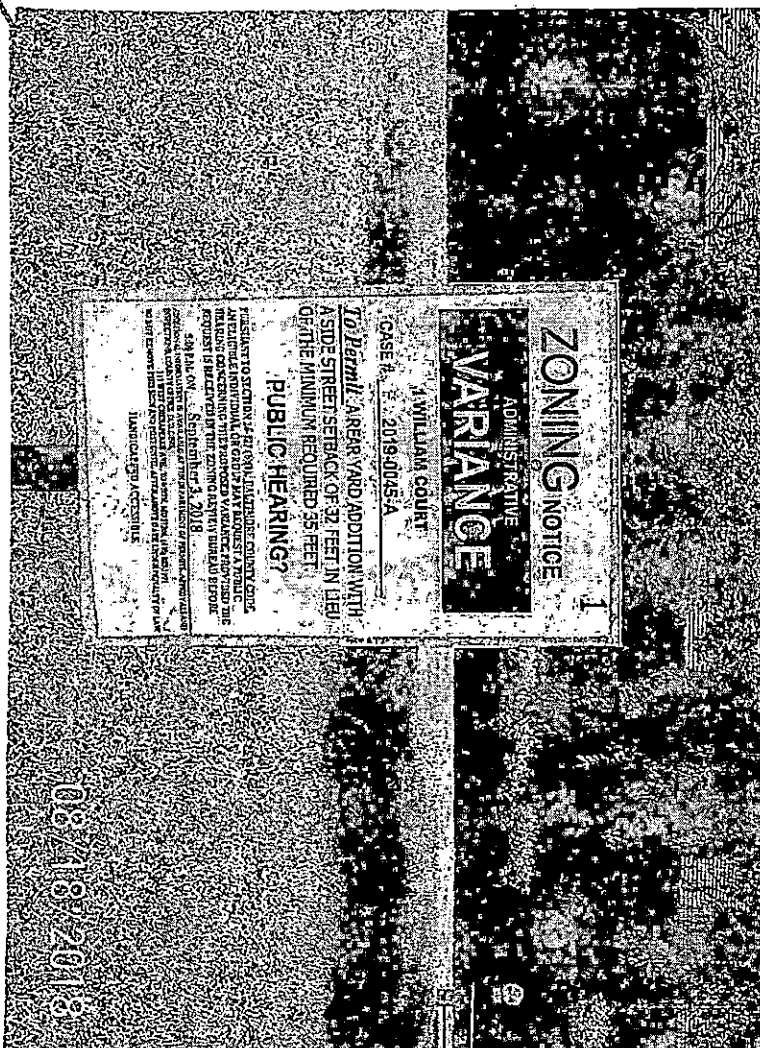
Date: 08/18/2018

RE: Project Name: Administrative Variance
Case Number /PAI Number: 2019-0045-A
Petitioner/Developer: Lenore R. Rudick
Date of Hearing/Closing: 09/03/2018

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 1 William Court
Sparks, MD. 21152-9400

The sign(s) were posted on 08/18/2018

(Month, Day, Year)



John M. Altmeyer
(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)

CERTIFICATE OF POSTING

Date: 08/18/2018

RE: Project Name: Administrative Variance
 Case Number /PAI Number: 2019-0045-A
 Petitioner/Developer: Lenore R. Rudick
 Date of Hearing/Closing: 09/03/2018

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 1 William Court
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The sign(s) were posted on 08/18/2018

(Month, Day, Year)


 (Signature of Sign Poster)

John M. Altmeyer

(Printed Name of Sign Poster)

21722 Orwig Rd.

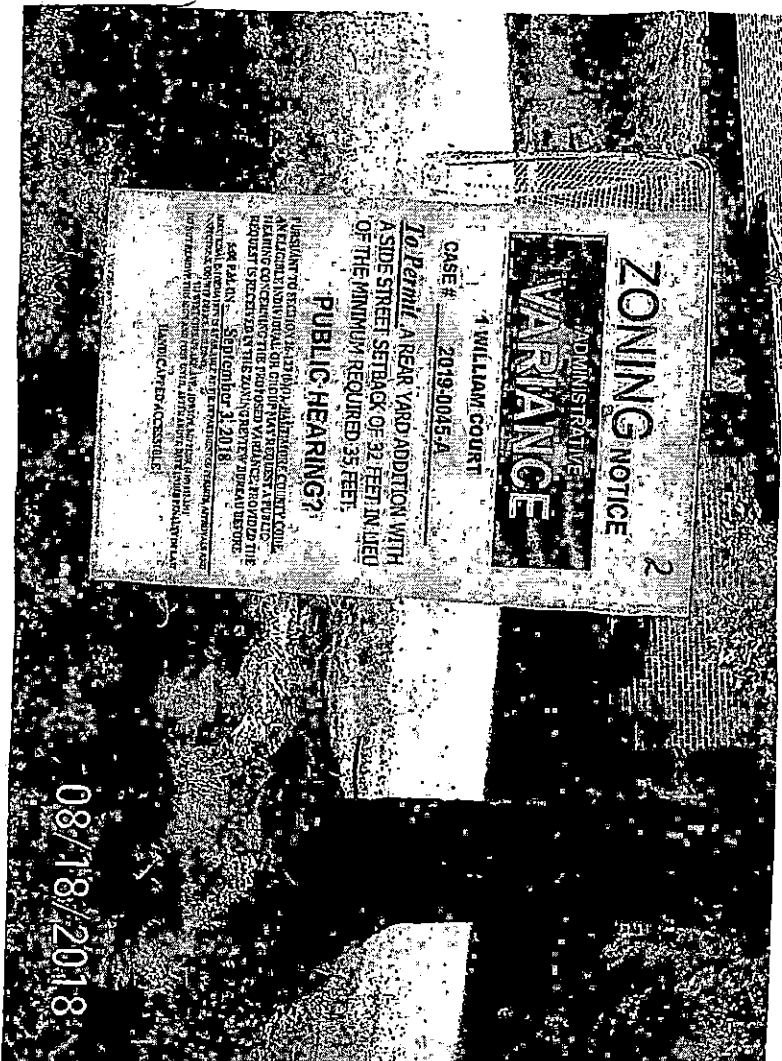
(Street Address of Sign Poster)

Freeland, MD. 21053

(City, State, Zip Code of Sign Poster)

410-382-6580

(Telephone Number of Sign Poster)



CERTIFICATE OF POSTING

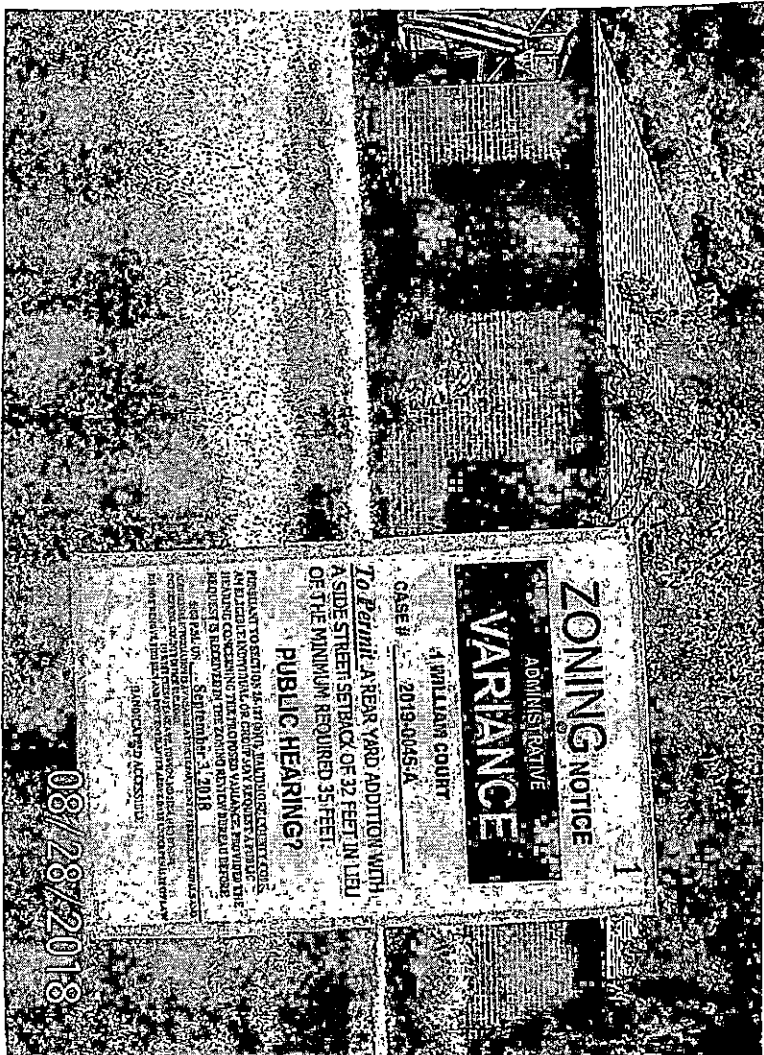
Date: 08/18/2018 & 08/28/2018

RE: Project Name: Administrative Variance
Case Number /PAI Number: 2019-0045-A
Petitioner/Developer: Lenore R. Rudick
Date of Hearing/Closing: 09/03/2018

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 1 William Court
Sparks, MD. 21152

The sign(s) were posted on 08/18/2018 & rechecked 08/28/2018

(Month, Day, Year)



John M. Altmeyer
(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)

CERTIFICATE OF POSTING

Date: 08/18/2018 & 08/28/2018

RE: Project Name: Administrative Variance

Case Number /PAI Number: 2019-0045-A

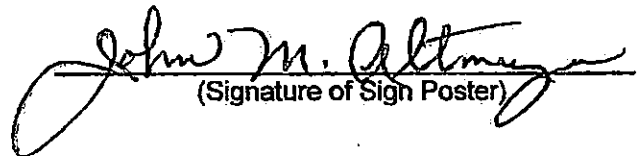
Petitioner/Developer: Lenore R. Rudick

Date of Hearing/Closing: 09/03/2018

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Sparks, MD. 21152

The sign(s) were posted on 08/18/2018 & rechecked 08/28/2018

(Month, Day, Year)


(Signature of Sign Poster)

John M. Altmeyer

(Printed Name of Sign Poster)

21722 Orwig Rd.

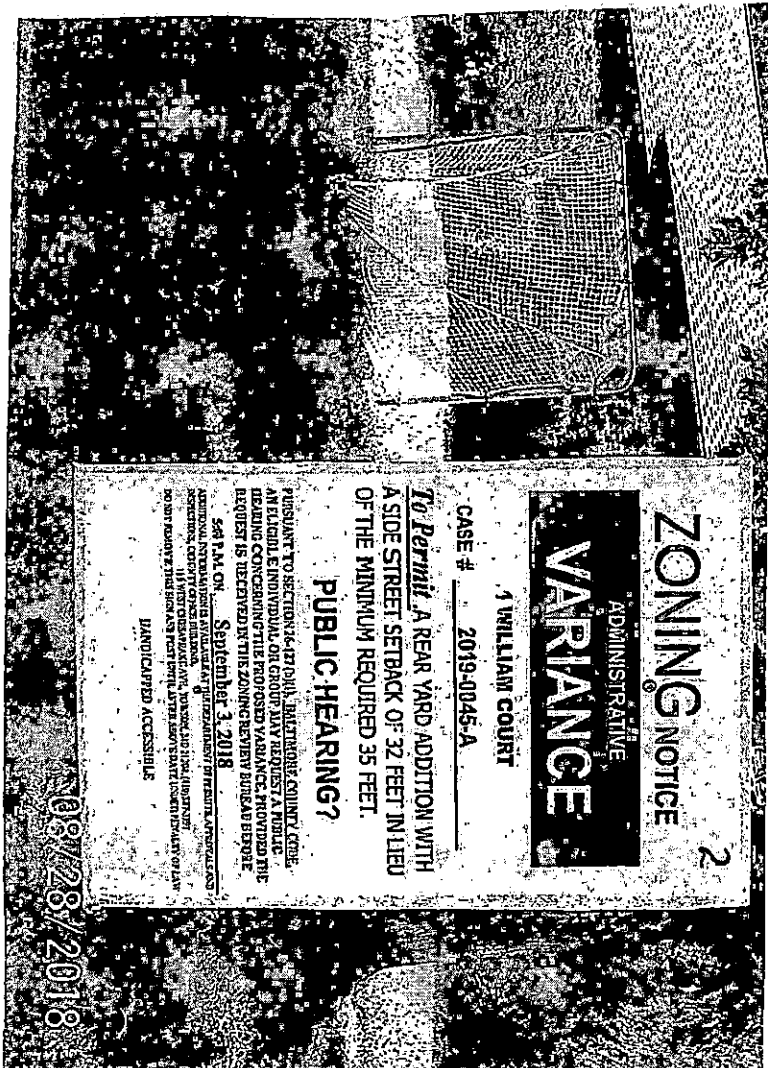
(Street Address of Sign Poster)

Freeland, MD. 21053

(City, State, Zip Code of Sign Poster)

410-382-6580

(Telephone Number of Sign Poster)



BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits, Approvals

DATE: September 11, 2018

FROM: *mcl*
Vishnu Desai, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
For August 27, 2018
Item No. 2019-0045-A, 0046-A, 0048-A, 0050-A and 0051-A

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

* * * * *

VKD: cen
cc: file

ZAC AGENDA

Case Number: 2019-0045-A **Reviewer:** Jason Seidelman

Existing Use: RESIDENTIAL **Proposed Use:** RESIDENTIAL

Type: ADMINISTRATIVE VARIANCE

Legal Owner: Lenore R Rudick

Contract Purchaser: No Contract Purchaser was set.

Critical Area: No **Flood Plain:** No **Historic:** No **Election Dist:** 8 **Council Dist:** 3

Property Address: 1 WILLIAM CT

Location: SW corner of the intersection of William Court and York Road

Existing Zoning: RC.2

Area: 1 ACRE

Proposed Zoning:

ADMINISTRATIVE VARIANCE:

To permit a rear yard addition with a side street setback of 32 ft. in lieu of the minimum required 35 ft.

Attorney: Not Available

Prior Zoning Cases: None

Concurrent Cases: None

Violation Cases: None

Closing Date: 09/03/2018

Miscellaneous Notes:

Further examination of the site plan by Carl Richards and Jeff Perlow indicate that the proposed addition was within the building envelope shown on the Final Development Plan and the addition maintained at least a 75 foot setback from the centerline of York Road. Therefore, this case was closed by Mr. Richards and the petitioner was able to submit a building permit application for the proposed addition.

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number 2019- 0045 -A Address 1 WILLIAM COURT, 21152
Contact Person: JASON SEIDELMAN Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 8/10/18 Posting Date: 8/12/18 Closing Date: 9/3/18

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 2019- 0045 -A Address 1 WILLIAM COURT
Petitioner's Name ANDICK Telephone 410-375-4557
Posting Date: 8/19/18 Closing Date: 9/3/18
Wording for Sign: TO PERMIT A REAR YARD ADDITION WITH A SIDE-STREET SETBACK
OF 32 FEET IN LIEU OF THE MINIMUM REQUIRED 30 FEET.

Revised 6/30/2019



ADMINISTRATIVE PETITION FOR ZONING

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 1 WILLIAM COURT SPARKS, MD 21152 which is presently zoned RC 2

Deed References: 36501/0168 10 Digit Tax Account # 21 00008638

Property Owner(s) Printed Name(s) LENORE RUTH RUDICK

(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 Administrative
a Variance from Section(s)
1A01.3.B.3 → To permit a rear yard addition with a side street setback of 32 feet in lieu of the minimum required 35 feet.

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)

(See Attachment)

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):

LENORE R RUDICK
Name #1 - Type or Print Name #2 - Type or Print
Lenore R. Rudick
Signature #1 Signature #2
1 WILLIAM COURT SPARKS MD
Mailing Address City State
21152 410-375-4557 LENORERUTH@YAHOO.COM
Zip Code Telephone # Email Address

Representative to be contacted:

BRIAN RUDICK
Name - Type or Print
Brian Rudick
Signature
1 WILLIAM COURT SPARKS MD
Mailing Address City State
21152 443-956-6327 BUDYRUDICKS@GMAIL.COM
Zip Code Telephone # Email Address

CASE NUMBER 2019-0045-A Filing Date 8/10/18

Estimated Posting Date 8/19/2018 Reviewer JS
REV. 10/4/11

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: 1 WILLIAM COURT SPARKS MARYLAND 21152
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)

(SEE ATTACHED)

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

Lenore R. Rudick
Signature of Owner (Affiant)

Signature of Owner (Affiant)

LENORE R. RUDICK
Name- Print or Type

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:

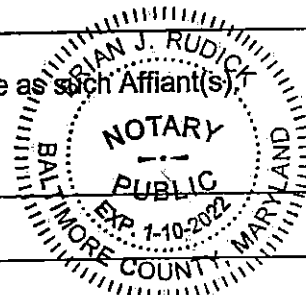
I HEREBY CERTIFY, this 10th day of August, 2018, before me a Notary of Maryland, in and for the County aforesaid, personally appeared:

Print name(s) here: Lenore R. Rudick

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

AS WITNESS my hand and Notaries Seal

Brian J. Rudick
Notary Public
1-10-2022
My Commission Expires



HARDSHIP OR PRACTICAL DIFFICULTY STATEMENT FOR LENORE R. RUDICK

My son, daughter-in-law, and two grandchildren moved into our house to help care for my husband and myself. Unfortunately, my husband past away, after a 2 ½ year battle with cancer, and if it was not for my son and daughter-in-law and grandchildren living with me I do not know if I would still be alive today. My children have remained in the house to help care for me. I am getting older and need their assistance. Presently, my grandson has one bedroom, my granddaughter has another one, and I have the third one. My son and daughter-in-law live in the basement. I want to build this addition to add an additional bedroom upstairs, and expand the kitchen for my son and daughter-in-law. From what I understand, my property was originally zoned as RC5 and now has been changed to RC2. My house is now too close to York Road, even though we have lived her for 25 years. The addition would come off the back of the house and stay in line with the present outside wall that is already there. I am asking for a variance to be granted, so that we can put the addition onto the back of the house. We priced putting the addition elsewhere on the house, but this would then entail structural and foundational issues. These issues would cause this project to be a financial hardship. We have already been approved by our HOA to have an addition attached to the back of the house as an extension of the existing outer house wall as indicated in the drawings.

This addition is not just a "nice to do" project. The basement is not appropriate as a fulltime bedroom. It is windowless and has poor air circulation. My son has severe allergies and a sleep condition that makes it unhealthy to sleep there long term. Without this addition, I could lose the support of my son and his family on a daily basis as they would need to a move to a house more appropriate to their needs. Please approve this for me. Thank you.

1993-0190-A

Lot # 9 2100008645

Lot # 10 2100008646

2018-0047-XB02004200

Lot # 8

2100008644

15623

0813055300

WILLIAM CT

RC 7

NW 24-B

GROWTH TIER 4

(No New Subdivisions of 4 or More Additional Lots)

PAI # 080465

PAI # 080465

2019-0045-A

2100008638

PAI # 080465

Lot # 1

0803048279

RC 2

3 CD

8 ED 028B3

Lot # 7

2100008643

1993-0159-A

Pt. Bk. PAI # 080465

DRIVEWAY 2100008642
2100008641 DRIVEWAY

Lot # 4

2100008640

Lot # 2

2100008639

Pt. Bk. 0000059, Folio 0088

0813040626

Lot # 5

ZONING PROPERTY DESCRIPTION FOR 1 WILLIAM COURT, SPARKS, MD 21152

Part A:

Beginning at a point on the south side of William Court which is 50 feet wide at a distance of 105 feet west of the centerline of the nearest improved intersecting street York Road which is 70 feet wide.

PART B:

BEING KNOWN AND DESIGNATED as Lot No. 1, as shown on the Plat entitled, "MORGAN MANOR, SECTION 2", which Plat is recorded among the Land Records of Baltimore County in Plat Book S.M. No. 59, folio 88. The improvements thereon being known as No. 1 William Court.

Being the same lot and parcel of ground which by deed dated September 21, 1992, and recorded among the Land Records of Baltimore County, Maryland in Liber S.M. No. 9408, folio 663, from Morgan Manor Joint Venture to Stanley J. Rudick and Lenore R. Rudick, his wife, the Grantor herein. The said Stanley J. Rudick having departed this life on January 3, 2015.

2019-0045-A

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE MEMORANDUM

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

DATE: 9/7/2018

FROM: Andrea Van Arsdale
Director, Department of Planning

SUBJECT: ZONING ADVISORY COMMITTEE COMMENTS
Case Number: 19-045

INFORMATION:

Property Address: 1 William Court
Petitioner: Lenore R. Rudick
Zoning: RC 2
Requested Action: Variance

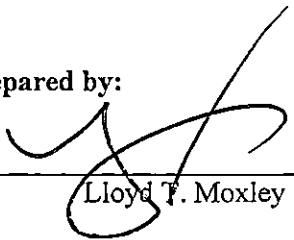
The Department of Planning has reviewed the petition for a variance to permit an existing single family dwelling with addition to have a side street setback of 32 feet in lieu of the required 35 feet.

The Department has no objection to granting the petitioned zoning relief conditioned upon the following:

- Petitioner shall maintain as much of the landscape area to the east of the house that borders York Road as possible.

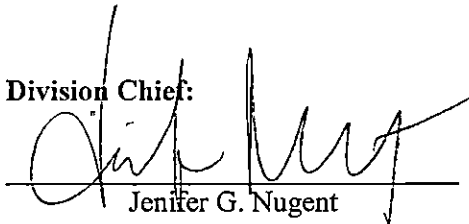
For further information concerning the matters stated herein, please contact Wally Lippincott at 410-887-3480.

Prepared by:



Lloyd F. Moxley

Division Chief:



Jennifer G. Nugent

AVA/JGN/LTM/

c: Wally Lippincott
James Hermann, R.L.A., Department of Permits, Approvals and Inspections
Brian Rudick
Office of the Administrative Hearings
People's Counsel for Baltimore County

Debra Wiley

From: Debra Wiley
Sent: Wednesday, October 17, 2018 10:39 AM
To: 'rudyrocky@gmail.com'
Subject: RE: Administrative Variance Case No. 2019-0045-A - 1 William Court

You're welcome.

From: rudyrocky@gmail.com [mailto:rudyrocky@gmail.com]
Sent: Wednesday, October 17, 2018 10:39 AM
To: Debra Wiley <dwiley@baltimorecountymd.gov>
Cc: lenoreruth@yahoo.com
Subject: Re: Administrative Variance Case No. 2019-0045-A - 1 William Court

Thank you so much.

Chaos isn't a pit, chaos is a ladder. Many who try to climb it fail and never get to try again, the fall breaks them. And some are given a chance to climb, but they refuse: they cling to the Realm, or the Gods, or love. Illusions. Only the ladder is real. The climb is all there is.

A man with no motive is a man no one suspects. If they don't know who you are or what you want, they can't know what you plan to do next.

We don't read and write poetry because it's cute. We read and write poetry because we are members of the human race. And the human race is filled with passion. And medicine, law, business, engineering, these are noble pursuits and necessary to sustain life. But poetry, beauty, romance, love, these are what we stay alive for. To quote from Whitman, "O me! O life!... of the questions of these recurring; of the endless trains of the faithless... of cities filled with the foolish; what good amid these, O me, O life?" Answer. That you are here - that life exists, and identity; that the powerful play goes on and you may contribute a verse. That the powerful play *goes on* and you may contribute a verse. What will your verse be?

On Oct 17, 2018, at 10:36 AM, Debra Wiley <dwiley@baltimorecountymd.gov> wrote:

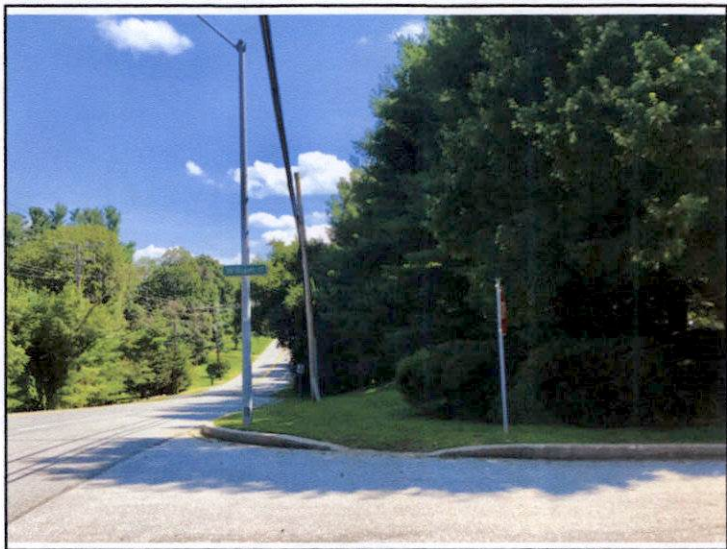
Good Morning,

Please find attached a copy of ALJ Beverungen's decision regarding the above matter; the original has been mailed.

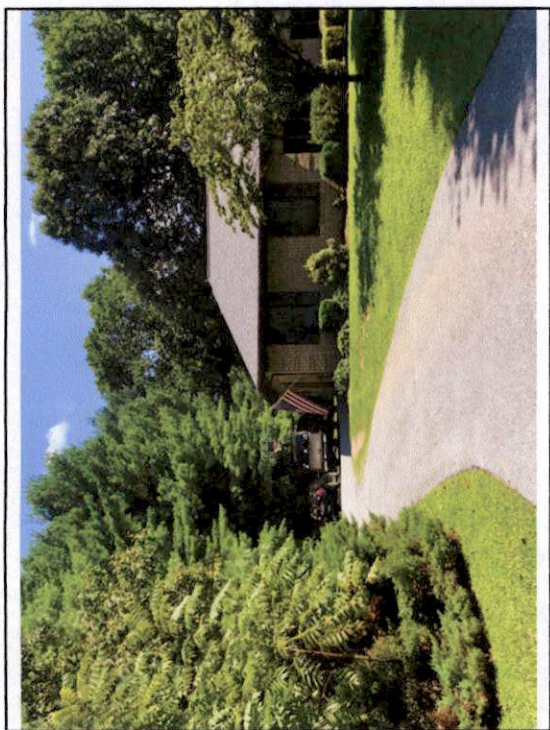
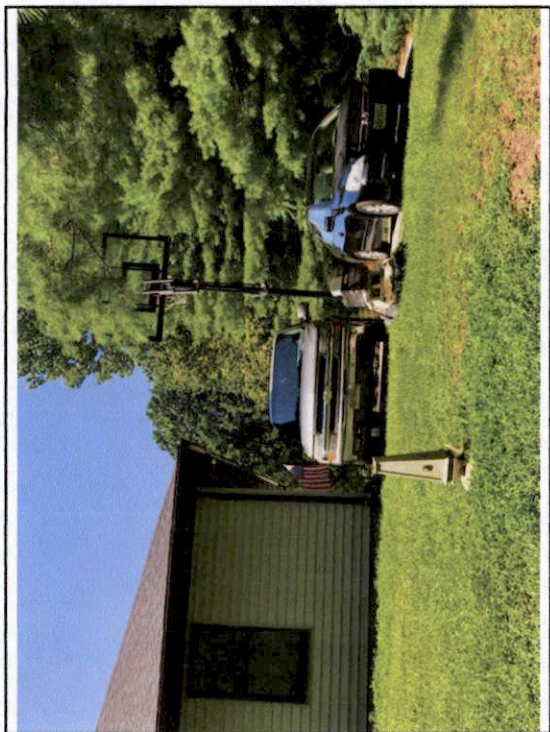
Have a great day !

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

From: adminhearingscpr@baltimorecountymd.gov
[mailto:adminhearingscpr@baltimorecountymd.gov]

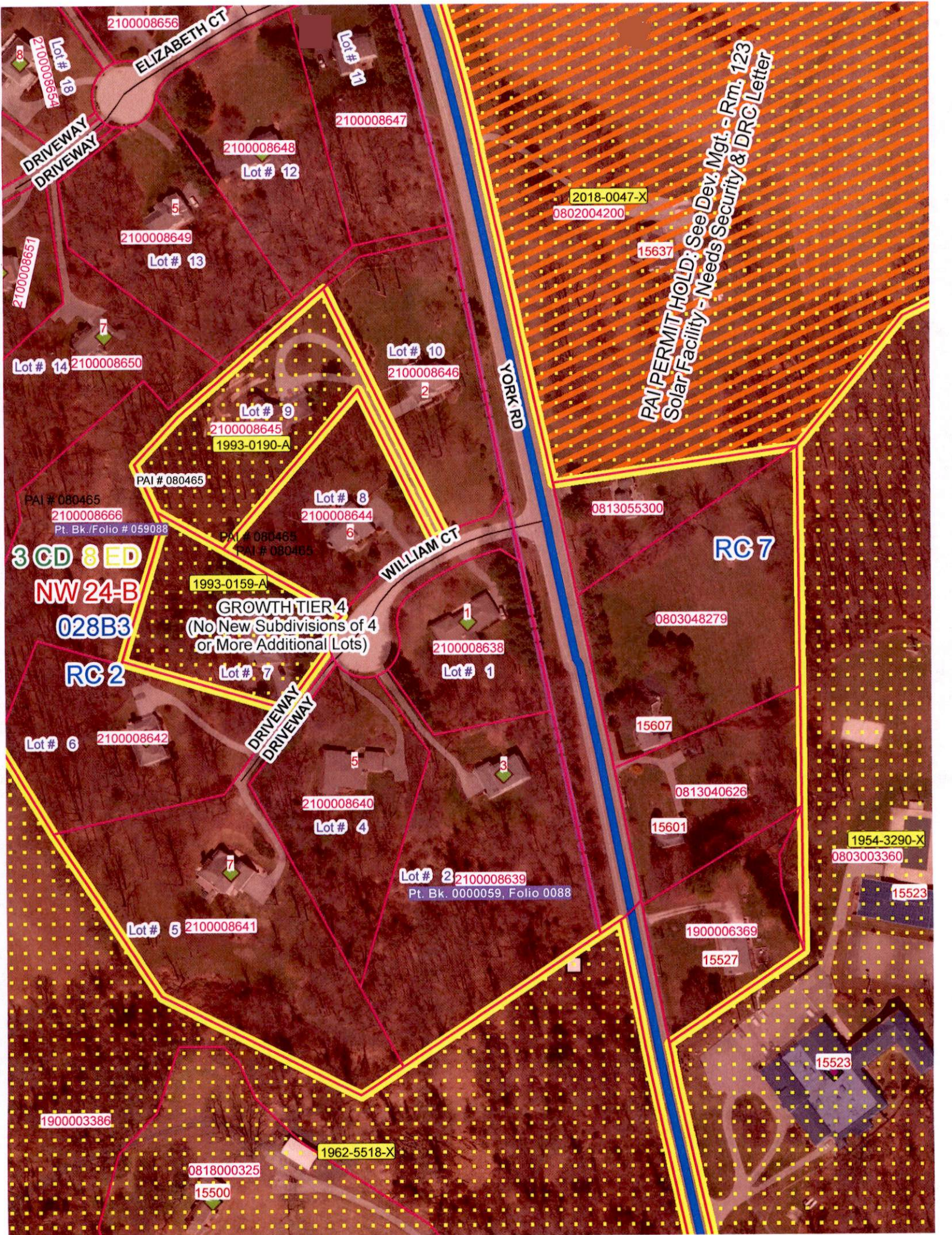


2019-0045-A









2100008656

Lot # 13
2100008654

DRIVEWAY
DRIVEWAY

Lot # 11

2100008647

2100008648
Lot # 12

2100008649
Lot # 13

2100008651

Lot # 14 2100008650

Lot # 10
2100008646

Lot # 9
2100008645
1993-0190-A

PAI # 080465

PAI # 080465
2100008666
Pt. Bk./Folio # 059088

3 CD 8 ED
NW 24-B
028B3

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

1993-0159-A

Lot # 8
2100008644

PAI # 080465
PAI # 080465

RC 2

Lot # 7

WILLIAM CT

Lot # 1
2100008638

0813055300

RC 7

0803048279

Lot # 6 2100008642

DRIVEWAY

2100008640
Lot # 4

15607

0813040626

15601

1954-3290-X
0803003360

Lot # 5 2100008641

Lot # 2 2100008639
Pt. Bk. 0000059, Folio 0088

1900006369

15527

15523

1900003386

0818000325

15500

1962-5518-X

PAI PERMIT HOLD: See Dev. Mgt. - Rm. 123
Solar Facility - Needs Security & DRC Letter

CASE NO. 2019-

0045-12

(AV 9/30)
9/3C H E C K L I S T

<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 _____)	_____
8-27	DEPS (if not received, date e-mail sent _____)	NC
_____	FIRE DEPARTMENT	_____
_____	PLANNING (if not received, date e-mail sent _____)	_____
8-20	STATE HIGHWAY ADMINISTRATION	No object.
_____	TRAFFIC ENGINEERING	_____
_____	COMMUNITY ASSOCIATION	_____
_____	ADJACENT PROPERTY OWNERS	_____
ZONING VIOLATION	(Case No. _____)	
PRIOR ZONING	(Case No. _____)	
NEWSPAPER ADVERTISEMENT	Date: _____	
SIGN POSTING (1 st)	Date: 8-18-18	by Altmeppen
SIGN POSTING (2 nd)	Date: 8-28-18	by Altmeppen
PEOPLE'S COUNSEL APPEARANCE	Yes ☐ No ☐	
PEOPLE'S COUNSEL COMMENT LETTER	Yes ☐ No ☐	

Comments, if any: _____

Real Property Data Search

Search Result for BALTIMORE COUNTY

View Map		View GroundRent Redemption		View GroundRent Registration	
Tax Exempt:		Special Tax Recapture:			
Exempt Class:		NONE			
Account Identifier:		District - 08 Account Number - 2100008638			
Owner Information					
Owner Name:		RUDICK LENORE R		Use: RESIDENTIAL	
Mailing Address:		1 WILLIAM CT SPARKS MD 21152-9400		Principal Residence: YES Deed Reference: /36501/ 00168	
Location & Structure Information					
Premises Address:		1 WILLIAM CT 0-0000		Legal Description: 1.0005 AC MORGAN MANOR	
Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section: Block: Lot: Assessment Year: Plat No: Plat Ref: 0059/0088
0028	0015	0132		0000	2 1 2017
Special Tax Areas:		Town: NONE Ad Valorem: Tax Class:			
Primary Structure Built		Above Grade Living Area		Finished Basement Area	
1993		2,440 SF		Property Land Area 1.0000 AC County Use 04	
Stories	Basement	Type	Exterior	Full/Half Bath	Garage Last Major Renovation
1	YES	STANDARD UNIT	SIDING	2 full/ 1 half	1 Attached
Value Information					
Base Value		Value		Phase-in Assessments	
		As of 01/01/2017		As of 07/01/2018 As of 07/01/2019	
Land:		166,200		166,200	
Improvements		248,900		254,200	
Total:		415,100		420,400	
Preferential Land:		0		418,633 420,400 0	
Transfer Information					
Seller: RUDICK STANLEY J		Date: 08/05/2015		Price: \$0	
Type: NON-ARMS LENGTH OTHER		Deed1: /36501/ 00168		Deed2:	
Seller: MORGAN MANOR JOINT VENTURE		Date: 10/14/1992		Price: \$84,000	
Type: ARMS LENGTH IMPROVED		Deed1: /09408/ 00663		Deed2:	
Seller: FOSTER & YEONAS OF MARYLAND INC		Date: 03/23/1989		Price: \$0	
Type: NON-ARMS LENGTH OTHER		Deed1: /08131/ 00596		Deed2:	
Exemption Information					
Partial Exempt Assessments:		Class		07/01/2018 07/01/2019	
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 10/30/2008

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application **Date:**

Williams Court, 21.52



Publication Date: 8/10/2018

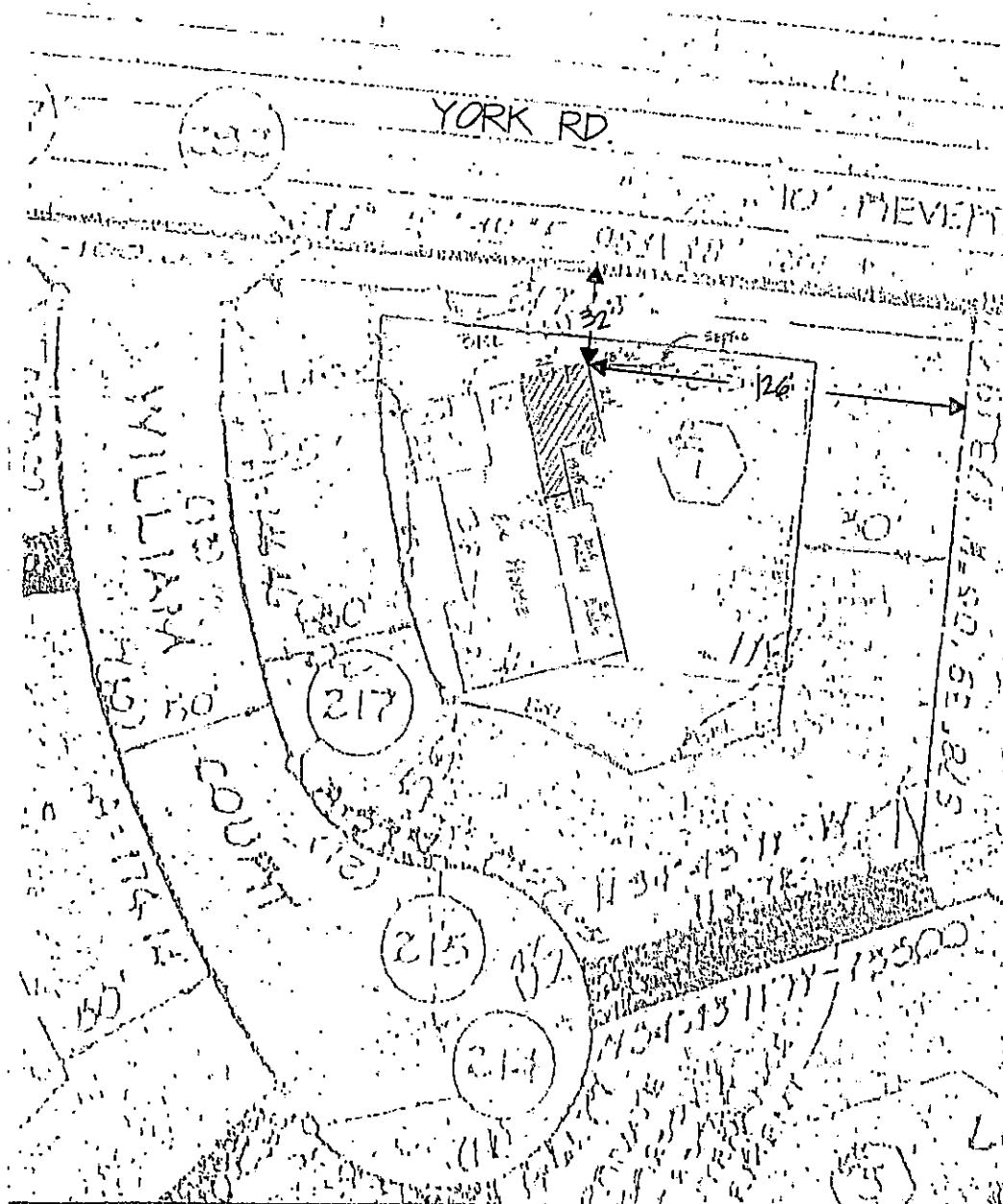


Publication Agency: Permits, Approvals & Inspections
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot



0 15 30 60 90 120 Feet

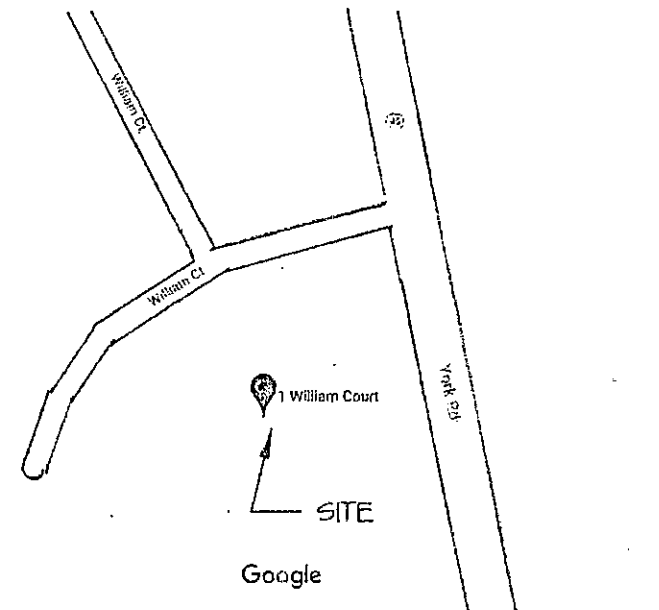
1 inch = 60 feet



NO PROPERTY SURVEY WAS COMPLETED TO PREPARE THIS DRAWING. DIMENSIONS WERE TAKEN FROM A COUNTY APPROVED, SCALED PLAT PLAN. BROTHERS SERVICES COMPANY GIVES NO GUARANTEE ON THE ACCURACY OF THIS VARIANCE PLOT DESIGN

SCALE: 1 INCH = 60 FEET

SITE VICINITY MAP-NOT TO SCALE



ZONING HEARING PLAN FOR VARIANCE X FOR SPECIAL HEARING

ADDRESS | WILLIAM CT, SPARKS, MD. 21152

OWNER(S) NAME(S) | LENORE RUDICK

SUBDIVISION NAME | MORGAN MANOR

LOT # 21 BLOCK # — SECTION # 02 PLAT BOOK # 52 FOLIO # 22

10 DIGIT TAX # 21-00-008638

DEED REF. # 36501/0168

ZONING MAP # 02883

SITE ZONED R65

ELECTION DISTRICT 2

COUNCIL DISTRICT 2

LOT AREA ACREAGE 1.0005

OR SQUARE FOOTAGE —

HISTORIC? NO

IN CDCA NO

IN FLOOD PLAIN? NO

UTILITIES? (MARK WITH AN X)

WATER IS:

PUBLIC — PRIVATE X

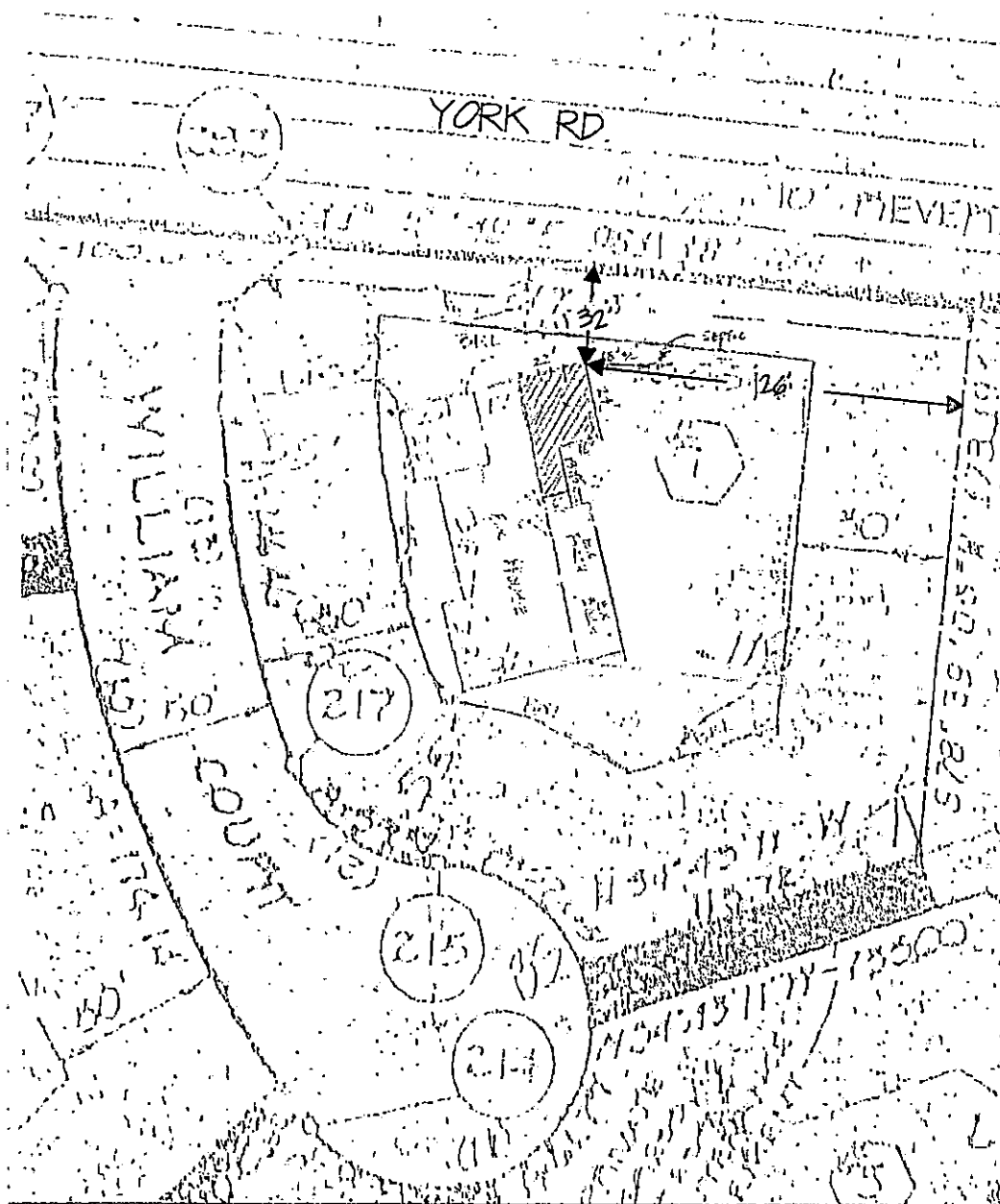
SEWER IS:

PUBLIC — PRIVATE X

PRIOR HEARING? —

IF SO, GIVE CASE NUMBER AND ORDER RESULT BELOW:

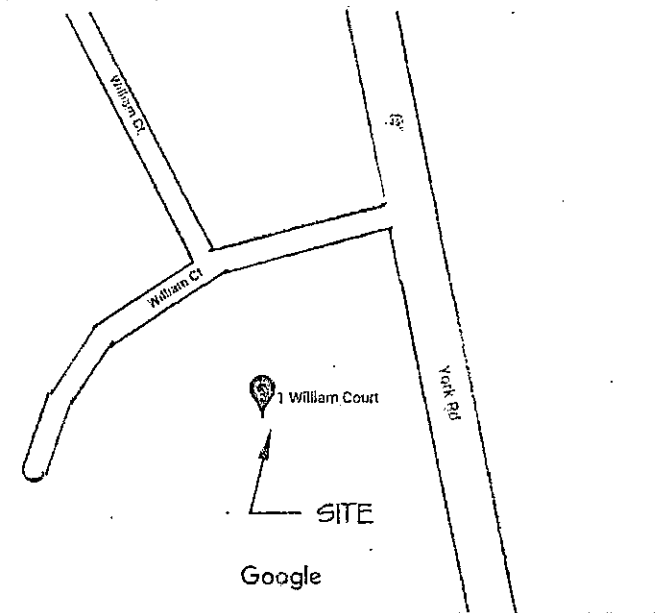
2019-0045-A



NO PROPERTY SURVEY WAS COMPLETED TO PREPARE THIS DRAWING. DIMENSIONS WERE TAKEN FROM A COUNTY APPROVED, SCALED PLAT PLAN. BROTHERS SERVICES COMPANY GIVES NO GUARANTEE ON THE ACCURACY OF THIS VARIANCE PLOT DESIGN

SCALE: 1 INCH = 60 FEET

SITE VICINITY MAP-NOT TO SCALE



ZONING HEARING PLAN FOR VARIANCE X FOR SPECIAL HEARING

ADDRESS 1 WILLIAM CT. SPARKS, MD. 21152

OWNER(S) NAME(S) LENORE RUDICK

SUBDIVISION NAME MORGAN MANOR

LOT # 01 BLOCK # SECTION # 02 PLAT BOOK # 52 FOLIO # 22

10 DIGIT TAX # 21-00-008638

DEED REF. # 36501/0168

ZONING MAP # 0188B3

SITE ZONED RCS

ELECTION DISTRICT 2

COUNCIL DISTRICT 2

LOT AREA ACREAGE 1.0005

OR SQUARE FOOTAGE

HISTORIC? NO

IN CBQA NO

IN FLOOD PLAIN? NO

UTILITIES? (MARK WITH AN X)

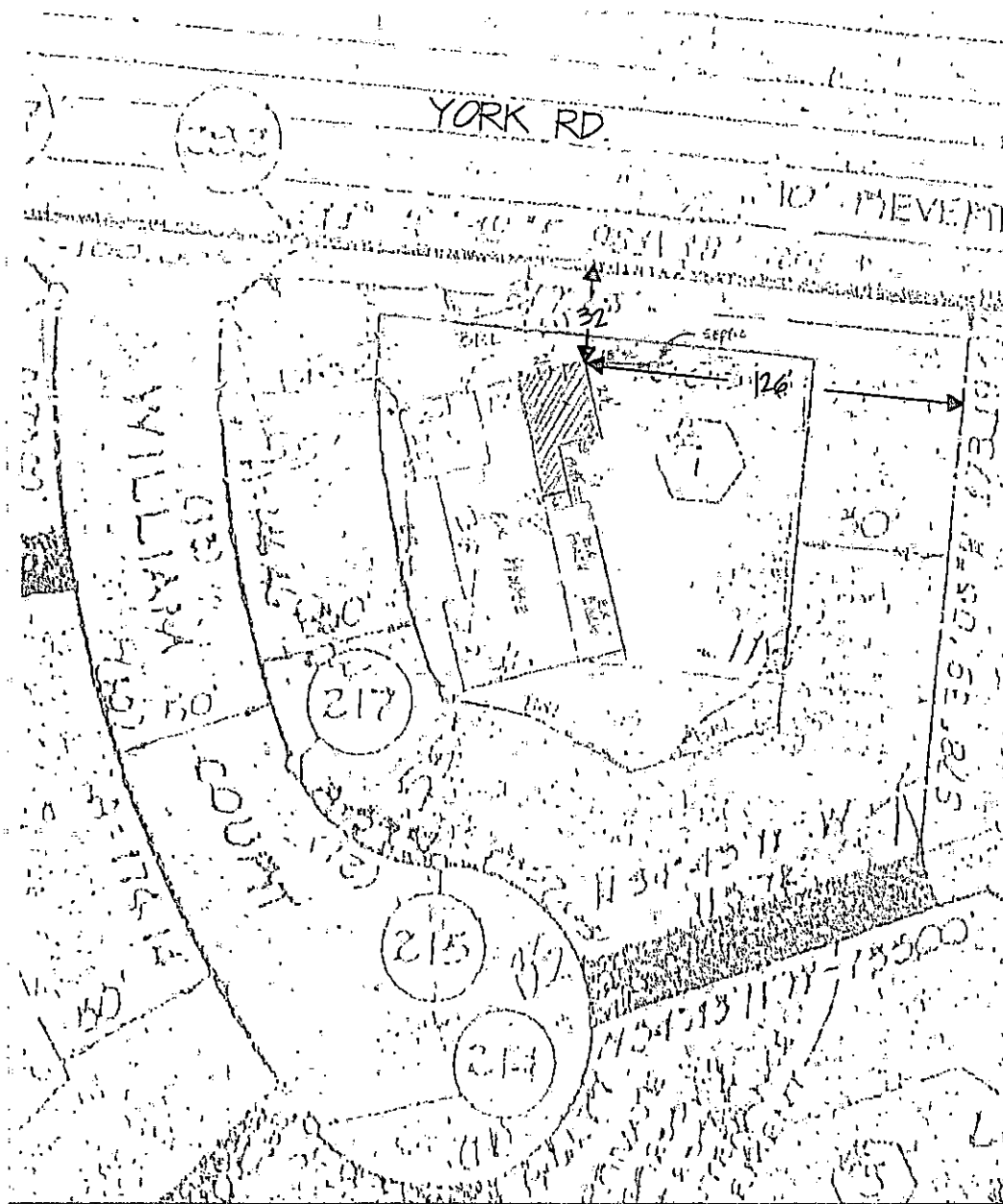
WATER IS: PUBLIC PRIVATE X

SEWER IS: PUBLIC PRIVATE X

PRIOR HEARING?

IF SO, GIVE CASE NUMBER AND ORDER RESULT BELOW:

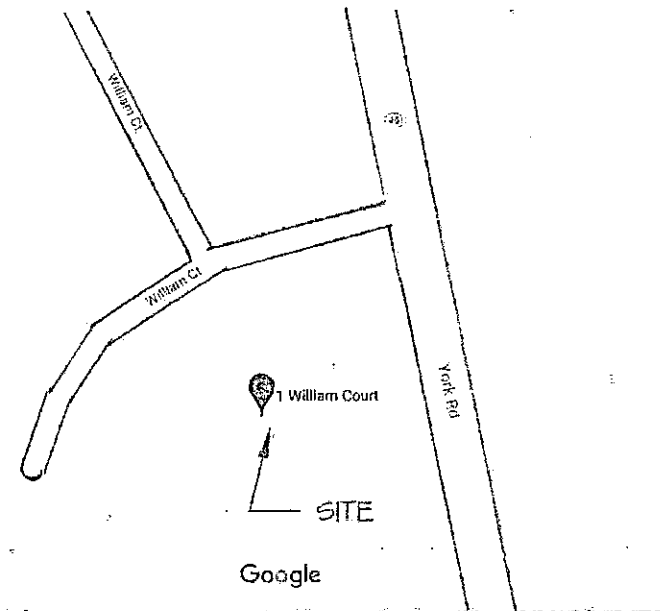
2019-0045-A Pet. Ech. 1



NO PROPERTY SURVEY WAS COMPLETED TO PREPARE THIS DRAWING. DIMENSIONS WERE TAKEN FROM A COUNTY APPROVED, SCALED PLAT PLAN. BROTHERS SERVICES COMPANY GIVES NO GUARANTEE ON THE ACCURACY OF THIS VARIANCE PLOT DESIGN

SCALE: 1 INCH = 60 FEET

SITE VICINITY MAP-NOT TO SCALE



ZONING HEARING PLAN FOR VARIANCE & FOR SPECIAL HEARING

ADDRESS | WILLIAM CT. SPARKS, MD. 21152
 OWNER(S) NAME(S) | LENORE RUDICK
 SUBDIVISION NAME | MORGAN MANOR
 LOT # 21 BLOCK # SECTION # 22 PLAT BOOK # 52 FOLIO # 22
 10 DIGIT TAX # 21-00-008638
 DEED REF. # 36501/0168

ZONING MAP # 02803
 SITE ZONED RCS
 ELECTION DISTRICT 2
 COUNCIL DISTRICT 2
 LOT AREA ACREAGE 1.0005
 OR SQUARE FOOTAGE
 HISTORIC? NO
 IN CBCA NO
 IN FLOOD PLAIN? NO
 UTILITIES? (MARK WITH AN X)
 WATER IS:
 PUBLIC PRIVATE X
 SEWER IS:
 PUBLIC PRIVATE X
 PRIOR HEARING?
 IF SO, GIVE CASE NUMBER AND ORDER RESULT BELOW:

2019-0045-A