

AA-2020-0006-UL

INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM

TO: Director, Office of Planning
Attention: Development Review Division
Jefferson Building
105 West Chesapeake Avenue, Room 101
Towson, MD 21204
Mail Stop 3402

Building Permit No. B
Zoning Office Reviewer: GARY LUCIK

Residential Processing Fee Paid
(\$100.00)
Accepted by GL
Date 7/3/2020

FROM: Arnold Jablon, Director
Department of Permits, Approvals and Inspections

RE: Undersized Lots

Pursuant to Section 304.2 (Baltimore County Zoning Regulations) effective June 25, 1992, the Zoning Review Office of PAI is requesting recommendations and comments from the Office of Planning prior to Zoning Review Office approval of a residential building permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

Name of Applicant(s) BRIG CORP

Applicant's Mailing Address 3403 OLD POST ROAD PIKESVILLE, MD. 21208

Applicant's Telephone Number: (443) 463-1216 Applicant's Email Address isaacghr@gmail.com

Lot Address: 7213 ORTH ROAD Election District 15 Council District 7 Lot Square Feet 5200 S.F.

Lot Location: NE S W side of ORTH ROAD, 345 feet/at corner of N E SW of side of SPARROW'S POINT RD.
(street name) (# of feet) (street name)

Land Owner(s): ESTATE OF EDITH FRAZIER 10 Digit Tax Account Number 1505880380
(HUGO FRAZIER)

Owner's Mailing Address: _____
Owner's Telephone Number () _____ Owner's Email Address hugo.frazier@va.gov

CHECKLIST OF MATERIALS- (to be submitted at the filing appointment for design review by the Office of Planning)

APPLICANT MUST PROVIDE 1 through 6

	Planner Acceptance Check Off	
	YES	NO
1. This Recommendation Form (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Permit Application	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Site Plan Property (3 copies)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
4. Building Elevation Drawings	<input checked="" type="checkbox"/>	<input type="checkbox"/>
5. Photographs (please label all photos clearly) Adjoining Buildings	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Surrounding Neighborhood	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Current Zoning Classification: <u>DR.5.5</u>		

TO BE FILLED IN BY THE OFFICE OF PLANNING ONLY!

RECOMMENDATIONS / COMMENTS:

Approval Disapproval Approval conditioned on required modifications of the application to conform with the following recommendations:

Signed by: Brett M. Williams
For the Director, Office of Planning

Date: 8/7/20.

CERTIFICATE OF POSTING

Date: AUGUST 11, 2020

RE: Project Name: 7213 ORTH ROAD # 2
Case Number /PAI Number: UNDERSIZED LOT
Petitioner/Developer: RRIG CORP
Date of Hearing/Closing: AUGUST 26, 2020

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 7213 ORTH ROAD

The sign(s) were posted on AUGUST 11, 2020
(Month, Day, Year)



ZONING NOTICE
UNDERSIZED LOT

ADDRESS: 7213 ORTH ROAD

PROPOSAL: TO PERMIT A PROPOSED
SINGLE FAMILY DWELLING ON AN
UNDERSIZED LOT HAVING A WIDTH OF
50 FEET

David Billingsley
(Signature of Sign Poster)

DAVID W. BILLINGSLEY
(Printed Name of Sign Poster)

601 CHARWOOD COURT
(Street Address of Sign Poster)

EDGEWOOD, MD. 21040
(City, State, Zip Code of Sign Poster)

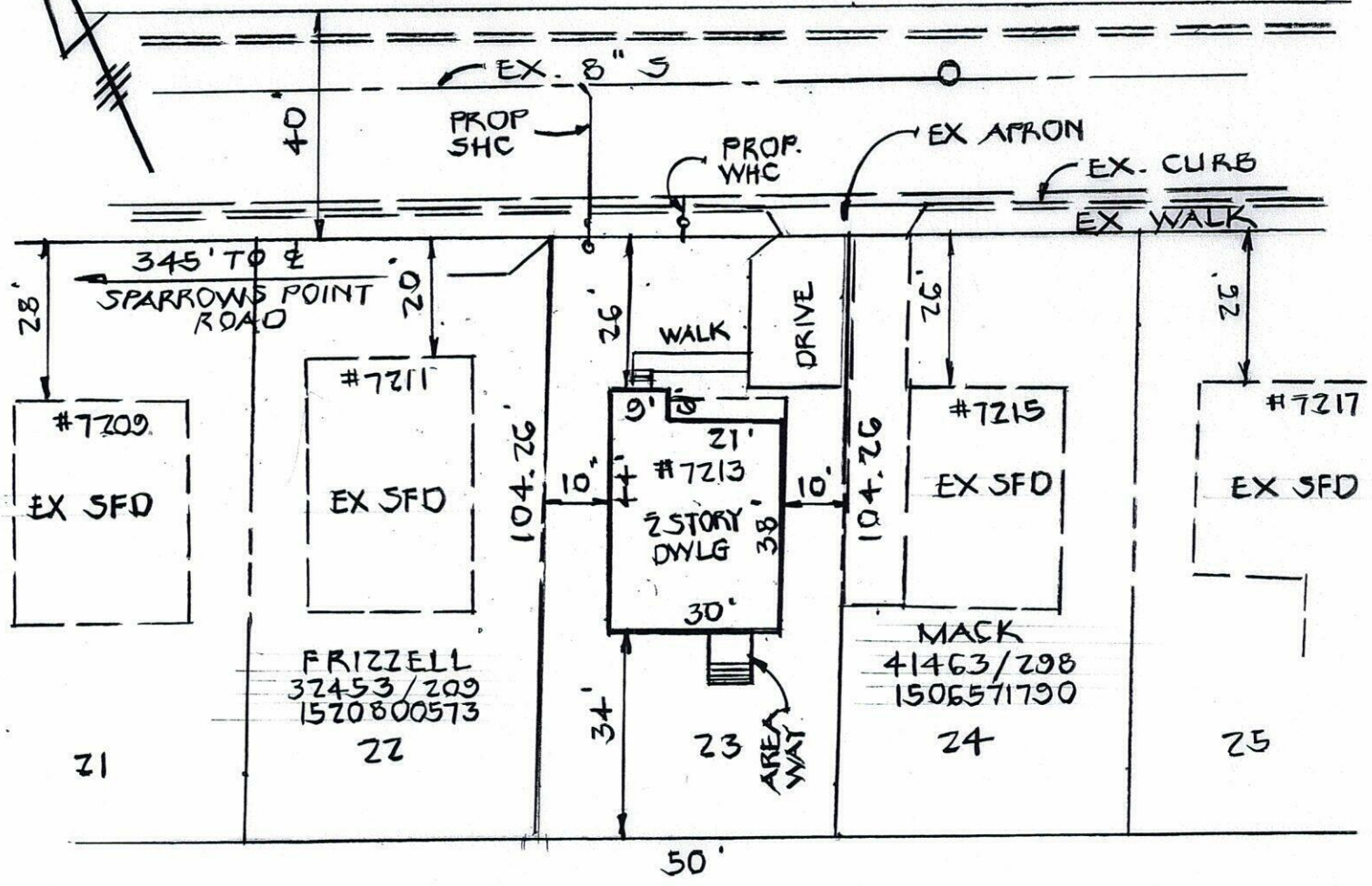
(410) 679-8719
(Telephone Number of Sign Poster)

Pursuant to the Baltimore County Zoning Regulation, an eligible individual or group may request a public hearing concerning the proposal, provided the request is received in the Zoning Review Office before 4:30 P.M. on: AUGUST 26, 2020

The request for hearing must also reference the address on this sign. Additional information is available at the Dept. of Permits, Approvals and Inspections, Baltimore County Office Building, 111 West Chesapeake Avenue, Towson, Md. 21204.
PHONE (410) 887-3391

20974758 MR

ORTH ROAD



FRONT YARD AVERAGING

# 7209.....	28
# 7211.....	20
# 7215.....	26
# 7217.....	26
TOTAL.....	100 FEET / 4 = 25 FEET

OWNER

ESTATE OF EDITH FRAZIER
 DEED REF: L.18182 F.611
 ACCT. NO. 1505880380

CONTRACT PURCHASER

RRIG CORP.
 3403 OLD POST ROAD
 PIKESVILLE, MD. 21208

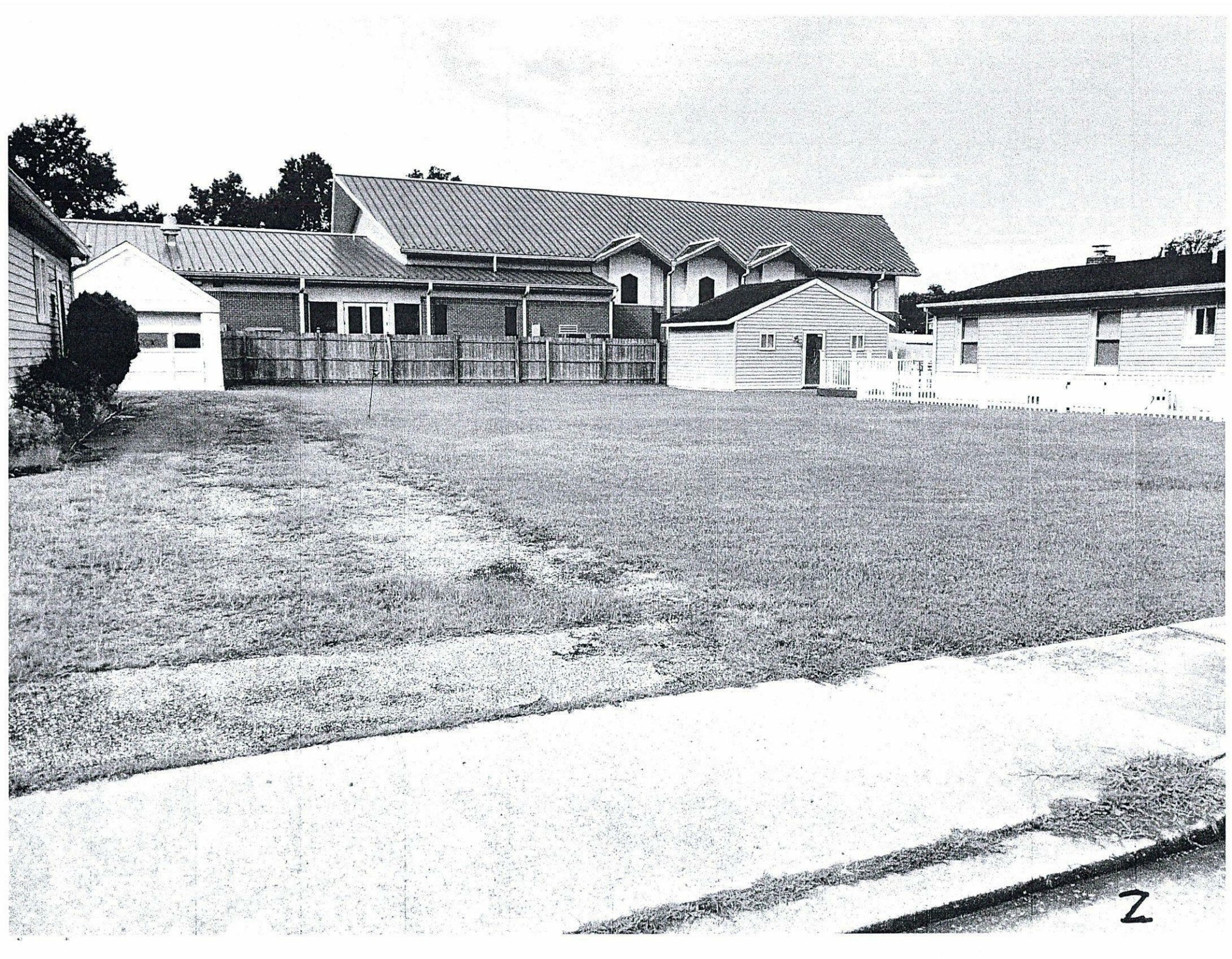
SITE PLAN

7213 ORTH ROAD

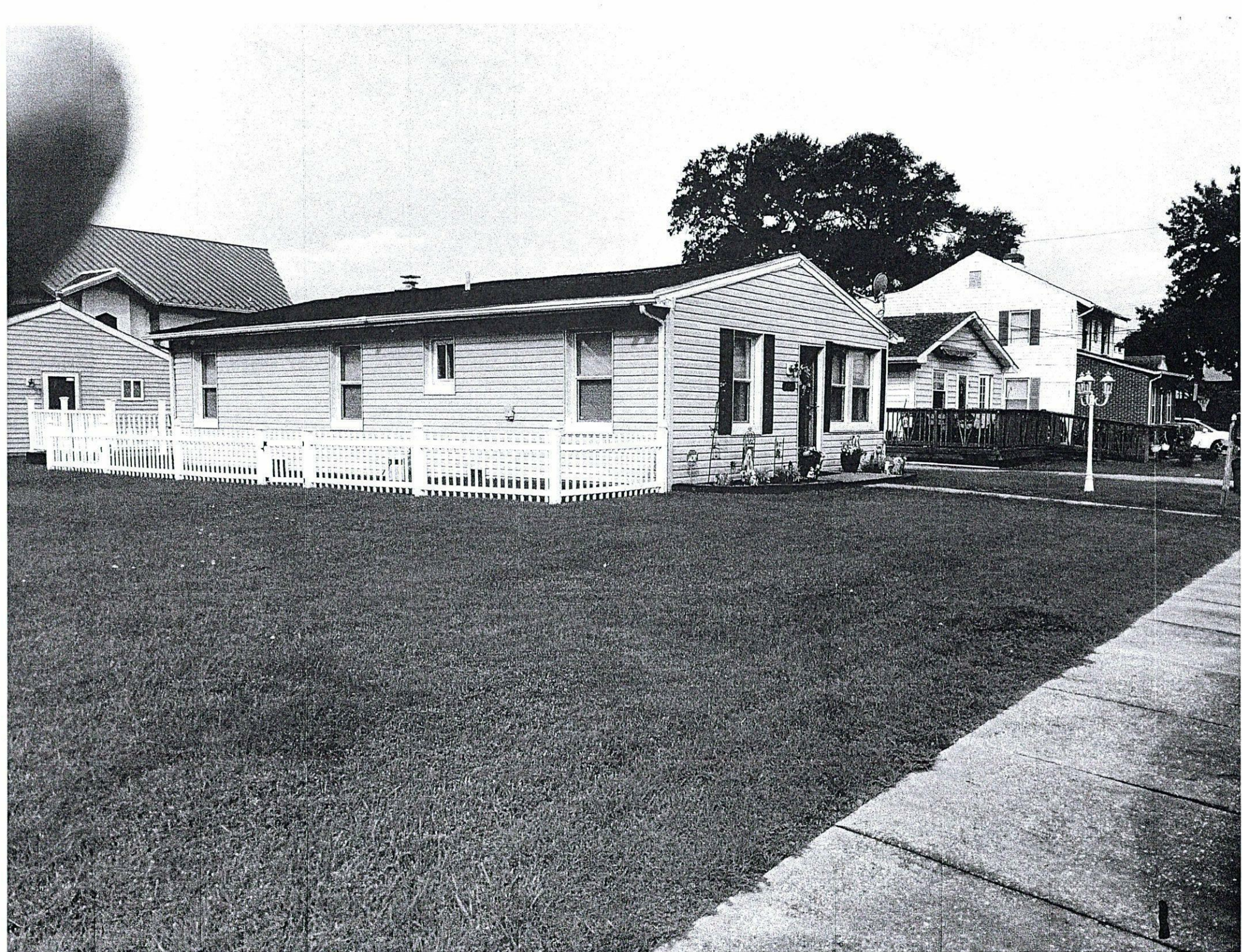
**LOT 23 SOLOMON CROOMS PLAT 14/38
 ELECTION DISTRICT 15C7 BALTIMORE COUNTY, MD.**

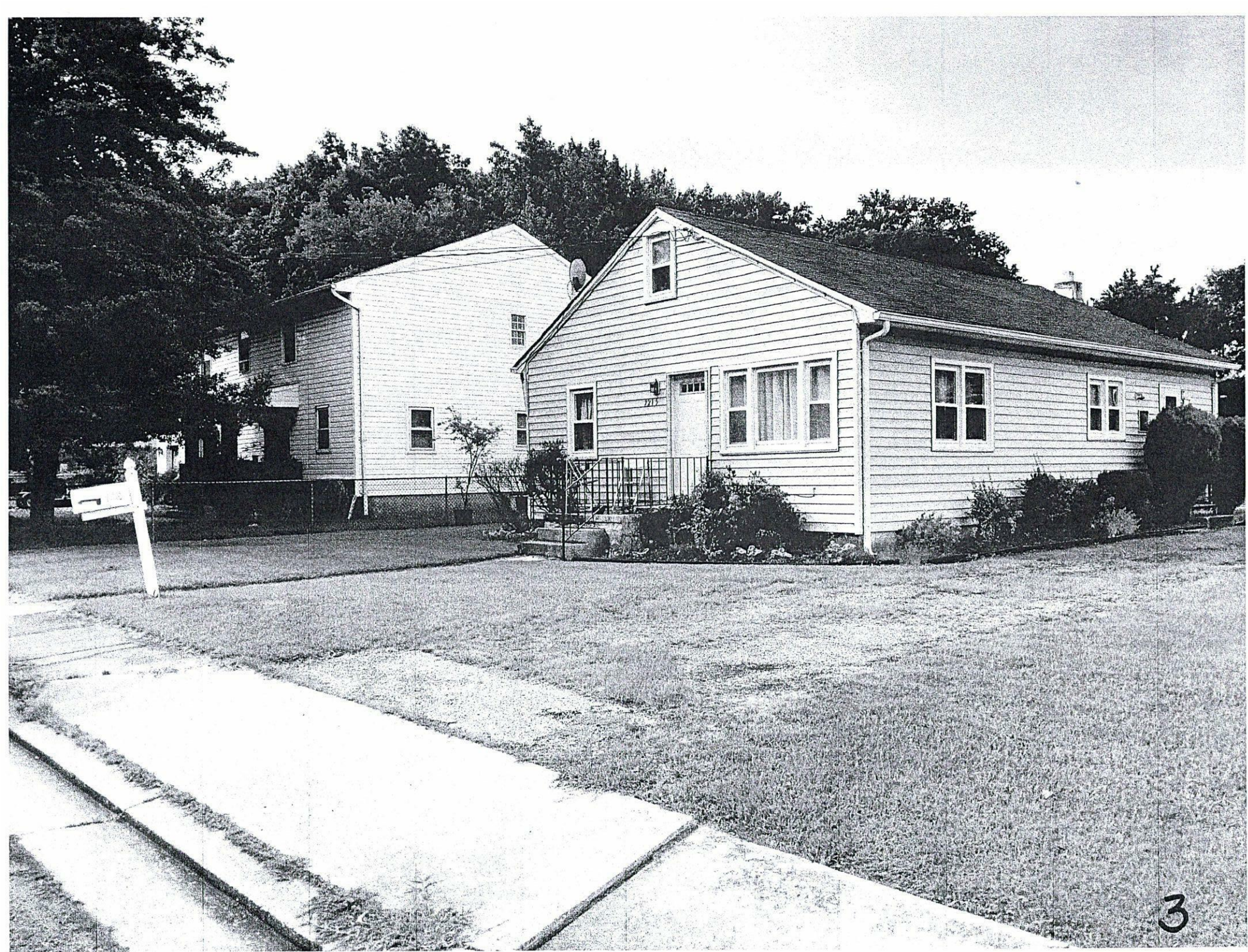
SCALE: 1 INCH = 30 FEET JULY 21, 2020

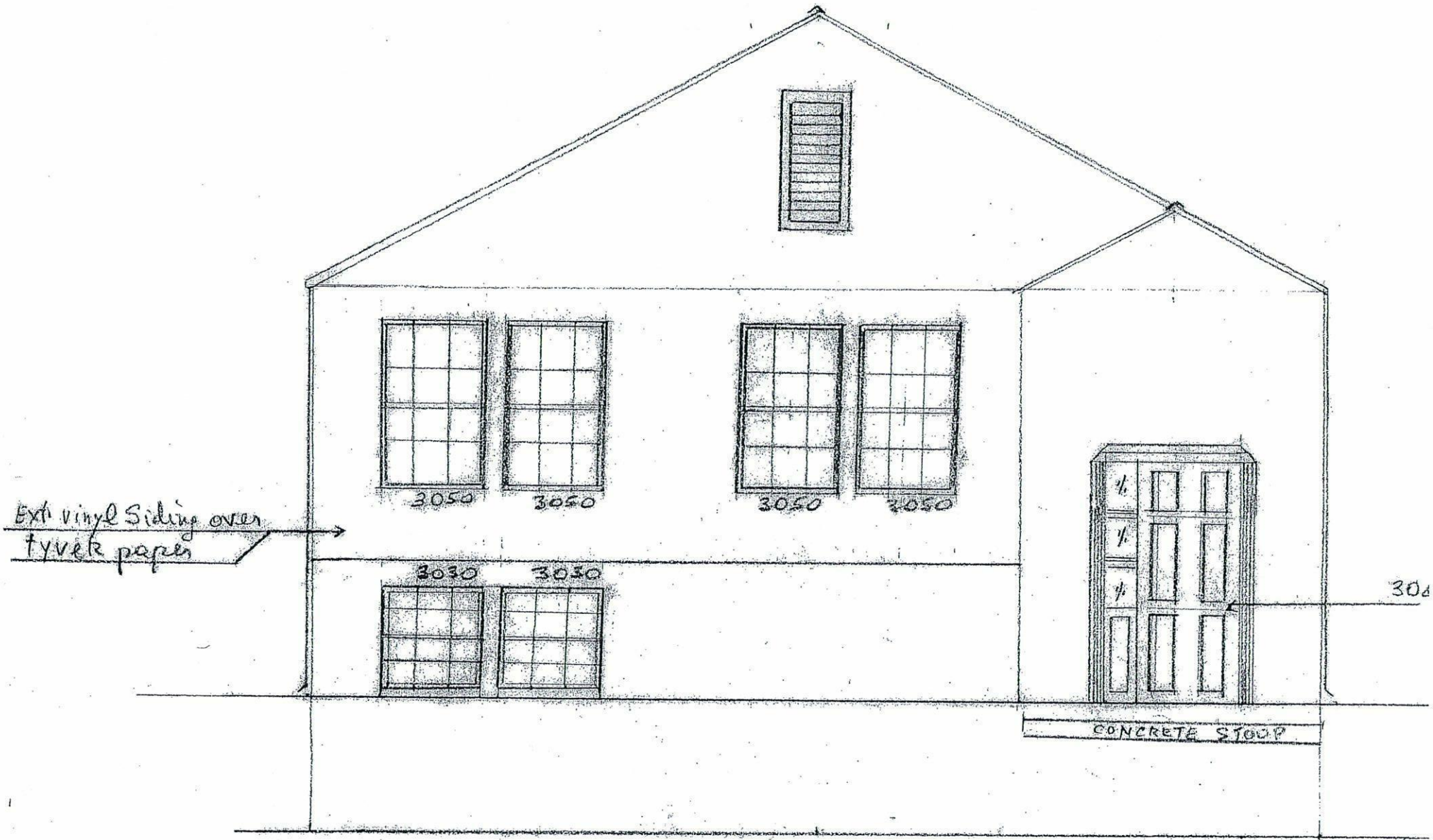
CENTRAL DRAFTING & DESIGN,
 601 CHARWOOD COURT
 EDGEWOOD, MD 21040
 (410) 679-8719



2







Ext vinyl Siding over
tyvek paper

3050 3050

3050 3050

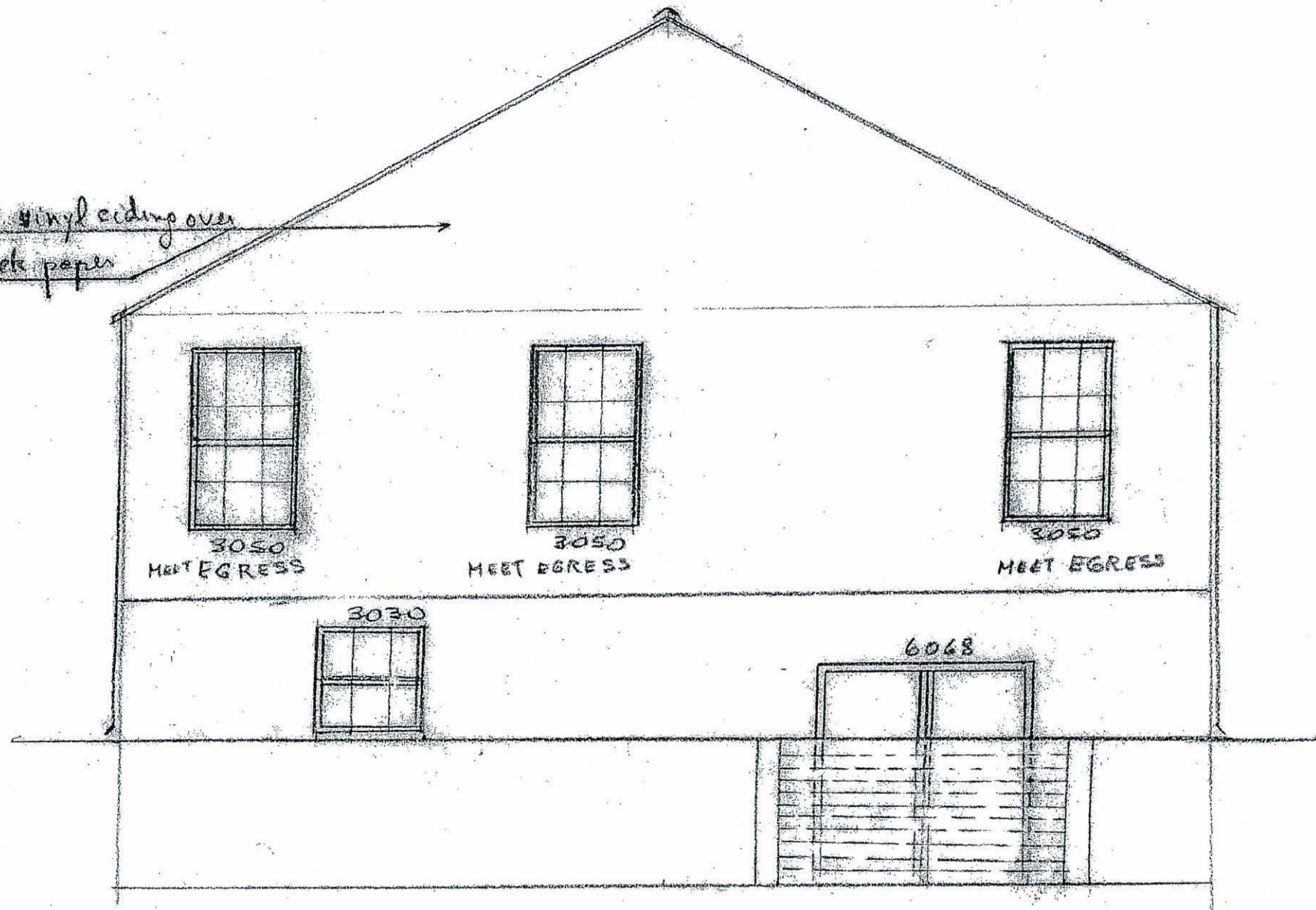
3030 3030

304

CONCRETE STOOP

FRONT ELEVATION

Ext vinyl siding over
tyvek paper



REAR ELEVATION

NO TITLE EXAMINATION MADE OR REQUESTED
FEE SIMPLE DEED

Tax ID No. 15-05-880380
Lot 23, Plat of Solomon Grooms PB JWB 14/38
Orth Road

THIS DEED, Made this 2nd day of April, 2003, by and between **FLORA BELLE EVANS**, party of the first part, Grantor, and **EDITH FRAZIER**, party of the second part, Grantee.

WITNESSETH, That for no consideration, the said **FLORA BELLE EVANS** doth grant and convey to the said **EDITH FRAZIER**, her personal representatives and assigns, in fee simple, all that lot of ground in Baltimore County, State of Maryland, and described as follows, that is to say:

BEING KNOWN AND DESIGNATED as Lot No. 23 as laid out on the Plat of the land of Solomon Grooms, which Plat is duly recorded among the Plat Records of Baltimore County in Liber JWB No. 14, folio 38.

BEING THE SAME lot of ground which by Deed dated April 2, 2003, and recorded among the Land Records of Baltimore County immediately prior hereto, granted and conveyed by Flora Belle Evans, Personal Representative of the Estate of John H. Evans, Deceased, unto Flora Belle Evans.

BALTIMORE COUNTY CIRCUIT COURT (Land Records) SM 18182, p. 0612, MSA_CE62_18037. Date available 02/03/2004. Printed 07/21/2020.

SUBJECT LOT WAS CONVEYED TO
EDITH FRAZIER 4/2/2003.
NEVER COMBINED WITH ADJACENT LOT 24

FEE-SIMPLE DEED — INDIVIDUAL GRANTOR AND GRANTEE — 40

AUG 24-72	281203#	****23.95
AUG 24-72	281203C#	****7.50
AUG 24-72	281202C#	****4.95
AUG 24-72	281201C#	****11.50

This Deed, Made this 18th day of August

In the year one thousand nine hundred and seventy-two, by and between

✓ T. BAYARD WILLIAMS, JR., ✓ JESSE L. WILLIAMS and ✓ JACK H. WILLIAMS,

of Baltimore County, in the State of Maryland, of the first part, and

✓ EDITH FRAZIER, of Baltimore County, in the State of Maryland,

of the second part.

Witnesseth, that in consideration of the sum of Five Dollars (\$5.00) and other good and valuable considerations, receipt of which is hereby acknowledged,

the said T. Bayard Williams, Jr., Jesse L. Williams and Jack H. Williams

do hereby grant and convey unto the said Edith Frazier, her personal representatives

~~and~~ and assigns,

ADJACENT LOT 24 WAS
CONVEYED TO EDITH FRAZIER
8/18/1972

in fee simple, all that lot(s) of ground, situate, lying and being in

the 15th Election District of

Baltimore County, State of Maryland, and described as follows, that is to say:—

~~BEING KNOWN AND DESIGNATED~~ BEING KNOWN AND DESIGNATED as Lot No. 24, as shown on the Plat of the Land of Solomon Crooms, which plat is recorded among the Land Records of Baltimore County in Plat Book JWB No. 14, folio 38. The improvements thereon being known as No. 7215 Orth Road.

BEING the same lot of ground, the reversionary estate of which was granted and conveyed by Raymond F. Duvall and Esther Duvall, his wife, unto Elizabeth A. Williams by Deed dated May 8, 1962 and recorded among the Land Records of Baltimore County in Liber WJR No. 3988, folio 134, with the right to collect the annual rental of \$90.00, payable in semi-annual installments on the 8th days of May and November, in each and every year; the said Elizabeth A. Williams having departed this life on the 17th day of December, 1967, in Baltimore City, Maryland, and by whose Will, probated in the Orphans' Court of Baltimore County, the residue of her estate, of which the reversion in the above-described lot of ground was a part, was devised to T. Bayard Williams, Jr., Jesse L. Williams and Jack H. Williams, the Grantors herein.

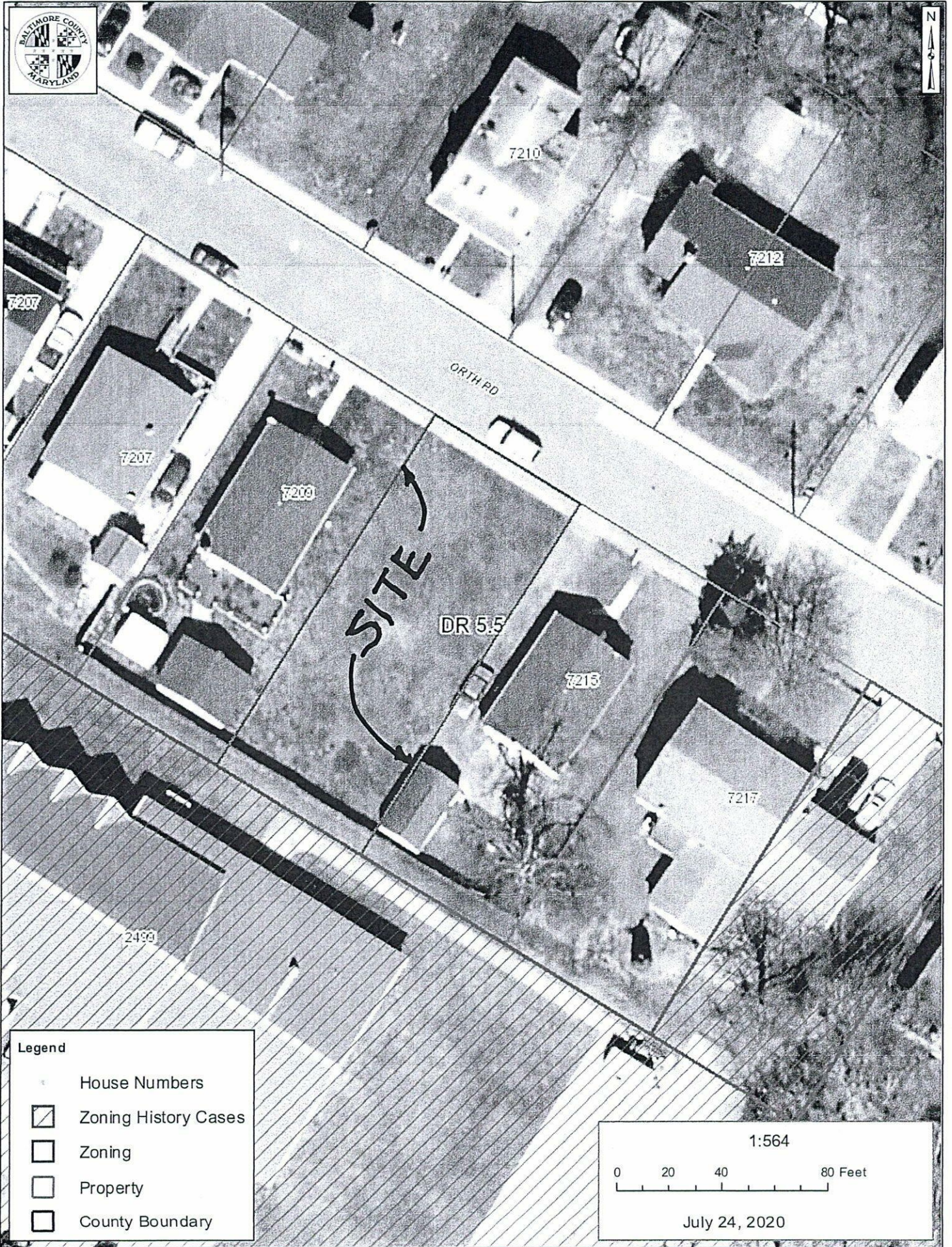
BEING ALSO the same lot of ground, the leasehold estate of which was granted and assigned by Hudson Land & Building Corp. unto James Frazier and Edith Frazier, his wife, by Deed of Assignment dated May 8, 1962 and recorded among said Land Records in Liber WJR No. 3988, folio 136, subject

AUG 6 11 AUG 23

22.50 MSC

BALTIMORE COUNTY CIRCUIT COURT (Land Records) EHK 5294, p. 0509, MSA_CE62_5149, Date available: 12/27/2005, Printed 07/21/2020.

7213 ORTH ROAD



Legend

- House Numbers
- Zoning History Cases
- Zoning
- Property
- County Boundary

1:564

0 20 40 80 Feet

July 24, 2020

CENTRAL DRAFTING & DESIGN

601 CHARWOOD COURT
EDGEWOOD, MD 21040-2714
(410) 679-8719

PNC BANK, N.A.

15-3/540



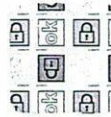
7/24/2020

PAY TO THE ORDER OF Baltimore County, MD

\$ ****100.00**

One Hundred and 00/100*****
DOLLARS

Baltimore County, MD



Carol J. Billingsley
AUTHORIZED SIGNATURE

MEMO Filing Fee - Job # 2060



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

No. 198847

Date: 7/31/2020

Fund	Dept	Unit	Sub Unit	Rev Source/Obj	Sub Rev/Obj	Dept	Obj	BS Acct	Amount
001	800	0000		6150					100.00
Total:									100.00

Rec From: Central Drafting & Design

For: AA-2020-0006-UL
7213 Orth Road
undersize lot application

**CASHIER'S
VALIDATION**

DISTRIBUTION

WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER GOLD - ACCOUNTING

PLEASE PRESS HARD!!!!