

GENERAL NOTES:

1. SITE ANALYSIS:	
AREA OF SITE:	10.9 AC
AREA OF BUILDING:	10.2 AC
FLOOR AREA RATIO:	0.02
LIMIT OF GRADING:	NO PROPOSED
LIMITS OF PAYMENT:	NO PROPOSED
2. OWNER/DEVELOPER:	HEEMA LLC 1511 CRYSTAL ROAD BALTIMORE, MD 21122
3. ELECTION DISTRICT:	16
4. COUNCILMAN/DISTRICT:	2
5. WATERSHED:	BACK RIVER
6. ADC MAP:	51E3
7. CENSUS TRACT:	4524
8. TAX MAP:	4
9. PARCELS:	296 & 132
10. TAX ACCOUNT NO.:	151022840
13. DEED REF.:	3767370199
14. EXISTING ZONING:	DR 3.5 (DENSITY RESIDENTIAL - 5.5 UNITS/ACRE) & BLR (BUSINESS LOCAL RESTRICTED)
15. PROPOSED USE OF PROPERTY IS "TRUCKING FACILITY, CLASS II"	
16. SITE LIGHTING: EXISTING SITE LIGHTING TO REMAIN, NO CHANGES TO SITE LIGHTING PROPOSED	
17. THERE ARE RESIDENTIAL ZONES WITHIN 300' OF THE SITE.	
18. AUTOMOTIVE PARTS MUST BE CONCEALED FROM OFF-SITE VIEW. JUNK VEHICLE MAY NOT BE STORED OR OTHERWISE SITUATED ON THE SITE.	
19. NO JUNKED VEHICLES TO BE STORED ON SITE	
20. ADEQUATE RESTROOM FACILITIES MUST BE PROVIDED. THERE IS A DRIVER'S ROOM AND TELEPHONE SERVICE FOR TRUCK DRIVERS AND OTHER PERSONNEL MUST BE PROVIDED ON SITE.	
21. HOURS OF OPERATION 8:00 AM - 4:30 PM	
22. MAXIMUM NUMBER OF VEHICLES ON SITE: 12 PERSONAL VEHICLES, 10 TRUCKS PARKED	
23. AVERAGE NUMBER OF VEHICLES PER DAY: 50 TRUCKS	
24. NO HAZARDOUS MATERIAL SHALL BE STORED ON SITE.	
25. THERE ARE NO HISTORIC BUILDINGS ON THE SITE.	
26. THE SITE IS LOCATED WITHIN A CRITICAL AREA. POLLUTION LOADINGS MUST BE PREVENTED TO AVOID A 10% AND HABITAT PROTECTION AREAS MUST BE PROTECTED TO A MINIMUM 100' FOOT BUFFER IS REQUIRED.	
27. THE SITE IS NOT AN ANTHROPOLOGICAL SITE TO OUR KNOWLEDGE.	
28. THE SITE IS NOT AN ENDANGERED SPECIES HABITAT.	

1. SITE ANALYSIS:	
AREA OF SITE:	10.9 AC
AREA OF BUILDING:	12.3 AC
FLOOR AREA RATIO:	0.02
LIMIT OF GRADING:	NOT PROPOSED
LIMITS OF PAVEMENT:	NOT PROPOSED
2. OWNER/DEVELOPER:	REEMA LLC 8211 FISCHER ROAD BALTIMORE, MD 21202
3. ELECTION DISTRICT:	16
4. COUNCILMAN/DISTRICT:	2
5. WATERSHED:	BACK RIVER
6. ADO MAP:	51E3
7. CENSUS TRACT:	4524
8. TAX MAP:	104
9. TAXES:	296 & 132
10. TAX ACCOUNT NO.:	619022840
11. DEED REF.:	3783701019
14. EXISTING ZONING:	DR 5.5 (DENSITY RESIDENTIAL - 5.5 UNBARRIAGE & BUR (BUSINESS LOCAL RESTRICTED
15. PROPOSED USE OF PROPERTY IS "TRUCKING FACILITY, CLASS II"	
16. SITE LIGHTING: EXISTING SITE LIGHTING TO REMAIN. NO CHANGES TO SITE LIGHTING PROPOSED.	
17. THERE ARE RESIDENTIAL ZONES WITHIN 300' OF THE SITE.	
18. AUTOMOTIVE PARTS WILL BE CONCEALED FROM OFF-SITE VIEW. JUNK VEHICLE MAY NOT BE STORED OR OTHERWISE SITUATED ON THE SITE.	
19. NO UNKINNED VEHICLES WILL BE STORED ON SITE.	
20. ADEQUATE RESTROOM FACILITIES FOR BOTH SEXES, A DRIVERS ROOM AND TELEPHONE SERVICE FOR TRUCK DRIVERS AND OTHER PERSONNEL MUST BE PROVIDED ON SITE.	
21. HOURS OF OPERATION: 8:00 AM - 4:30 PM	
22. MAXIMUM NUMBER OF VEHICLES ON SITE: 12 PERSONAL VEHICLES, 10 TRUCKS PARKED	
23. AVERAGE NUMBER OF VEHICLES PER DAY: 50 TRUCKS	
24. NO HAZARDOUS MATERIAL SHALL BE STORED ON SITE.	
25. THERE ARE NO HISTORIC BUILDINGS ON THE SITE.	
26. THE SITE IS LOCATED WITHIN A CRITICAL AREA. POLLUTION LOADINGS MUST BE REDUCED TO PROTECT WATER QUALITY. POLLUTION PREVENTION AREAS MUST BE A MINIMUM 100' FOOT BUFFER IS REQUIRED.	
27. THE SITE IS NOT AN ANCHORED SPECIES TO OUR KNOWLEDGE	
28. THE SITE IS NOT AN ENDANGERED SPECIES HABITAT.	

TOTAL AREA OF FACILITY:	10.9 AC.
AREA DEVOTED TO TRUCKING:	7.49 AC.
MANEUVERING AREA:	1.50 AC.
AREA DEVOTED TO STORAGE/CONTAINERS:	5.99 AC.
(80% OF AREA DEVOTED TO TRUCKING OPERATIONS)	

TRUCKING FACILITIES, CLASS II

AUTO PARKING:
REQUIRED: ONE SPACE FOR EACH TWO EMPLOYEES ON LARGEST SHIFT, BUT NOT
NO CASE LESS THAN 10 SPACES

LARGEST SHIFT: 10 EMPLOYEES
10 EMPLOYEES / 2 SPACES = 5 SPACES REQUIRED (OR MINIMUM OF 10 SPACES)

PROVIDED: 21 SPACES

TRACTOR TRAILER PARKING:
PROVIDED: 10 SPACES

THE INFORMATION SHOWN ON THIS PLAN IS BASED ON BALTIMORE COUNTY GIS DATA.

THIS IS AN EXISTING FACILITY. THERE IS NO PROPOSED WORK OR PERMITS BEING REQUESTED

CASE NO. 78-123-ASPH AND 80-150-SPH - PETITION FOR VARIANCE FROM SECTION 410.3.B.6 (IX) OF THE BALTIMORE COUNTY ZONING REGULATIONS, AND SPECIAL HEARING FOR AN AMENDMENT TO ALLOW EXISTING TRUCKING OPERATION TO REMAIN WITHOUT COMPLYING WITH BILL #16-78, AND PETITION FOR SPECIAL HEARING FOR CONSTRUCTION OF A REPAIR BUILDING, WHICH WILL ENCLOSE OPERATIONS OF A TRUCKING FACILITY, ETC.

ZONING COMMISSIONER _____ DATE _____

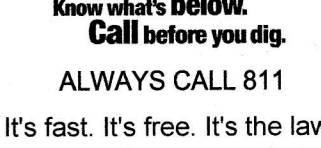
CHAIRMAN, COUNTY TRUCKING
FACILITIES DEVELOPMENT OFFICIALS _____ DATE _____

ADMINISTRATIVE OFFICER/COUNTY ATTORNEY _____

ADMINISTRATIVE OFFICER/DIRECTOR POM/CHAIRMAN	DATE
CHIEF, BUREAU OF TRAFFIC ENGINEERING	DATE
DIRECTOR, ECONOMIC DEVELOPMENT	DATE
CHIEF, BUREAU OF ENGINEERING, POM	DATE
STATE HIGHWAY ADMINISTRATION	DATE
ZONING SUPERVISOR/DIRECTOR, PERMITS & DEVELOPMENT MGT.	DATE

REVISIONS

	COMMENT
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THIS DRAWING IS INTENDED FOR MUNICIPAL AND/OR AGENCY

www.elsevier.com/locate/jmb

PROJECT:

CONTAINER
DEPOT



SHEET TITLE:

ORG DATE - 12/16/202