JOHN A. OLSZEWSKI, JR.
*County Executive*

PAUL M. MAYHEW
*Managing Administrative Law Judge*
MAUREEN E. MURPHY
*Administrative Law Judge*

March 1, 2022

RECEIVED
MAR 01 2022
BALTIMORE COUNTY
BOARD OF APPEALS

David and Frances Brewer – trucker1542@gmail.com
1542 Jordan Sawmill Road
Parkton, MD 21120

RE: **APPEAL TO BOARD OF APPEALS**
Petition for Special Hearing
Case No. 2021-0315-SPH
Property: 1542 Jordan Sawmill Road

Dear Mr. and Mrs. Brewer:

Please be advised that an appeal of the above-referenced case was filed in this Office on March 1, 2022. All materials relative to the case have been forwarded to the Baltimore County Board of Appeals ("Board").

If you are the person or party taking the appeal, you should notify other similarly interested parties or persons known to you of the appeal. If you are an attorney of record, it is your responsibility to notify your client.

If you have any questions concerning this matter, please do not hesitate to contact the Board at 410-887-3180.

Sincerely,

PAUL M. MAYHEW
Managing Administrative Law Judge
for Baltimore County

PMM:dlw
Attachment

c: Board of Appeals
People's Counsel
PAI – Code Enforcement

# APPEAL

**Petition for Special Hearing**
**Case No.: 2021-0315-SPH**
**1542 Jordan Sawmill Road**
**7th Election District, 3rd Council District**

Petition for Special Hearing –10/28/21

Zoning Description of Property (1 page)

Notice of Webex Zoning Hearing – 12/17/2021

Certification of Publication – *The Daily Record* Newspaper – 1/5/22

Certification of Posting by Linda O'Keefe – 1/4/22 & 1/21/22

Entry of Appearance by People's Counsel –11/9/21

Attendance Sheet

Zoning Advisory Committee Comments

**Petitioner's Exhibits:**

1. Site Plan
2. (A-G) Photos

Miscellaneous:
1. Miscellaneous
2. WebEx
3. Code Enforcement

Cover Letter and Administrative Law Judge's Opinion and Order – February 14, 2022 (DENIED)

Notice of Appeal & Check No. 2014 for $300 - Received on 3/1/22 filed by David Lee Brewer

Cashier's Receipt No. 203924 – $300

Materials Sent to BOA Folder on 3/1/22

## Donna Mignon

**From:** Administrative Hearings <administrativehearings@baltimorecountymd.gov>
**Sent:** Monday, February 14, 2022 3:38 PM
**To:** trucker1542@gmail.com
**Cc:** Debra Wiley; County Council; Henry Ayakwah; Jeffery Livingston; Jenifer G. Nugent; Peoples Counsel; Peter Max Zimmerman; Rebecca Wheatley; Vishnubhai K Desai
**Subject:** Case No: 2021-0315-SPH 1542 Jordan Sawmill Road
**Attachments:** 2021-0315-SPH.pdf

Good Afternoon,

Please find attached ALJ Murphy's Opinion and Order in reference to the above matter.

Have a great and safe day.

Baltimore County Office of Administrative Hearings
105 West Chesapeake Avenue, Suite 103
Towson, Maryland 21204
410-887-3868

## Donna Mignon

**From:** Administrative Hearings <administrativehearings@baltimorecountymd.gov>
**Sent:** Monday, February 14, 2022 3:39 PM
**To:** PAI Enforce
**Cc:** Debra Wiley
**Subject:** Case No: 2021-0315-SPH 1542 Jordan Sawmill Road
**Attachments:** 2021-0315-SPH.pdf

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**Sent:** Monday, February 14, 2022 3:38 PM
**To:** trucker1542@gmail.com
**Cc:** Debra Wiley <dwiley@baltimorecountymd.gov>; County Council <countycouncil@baltimorecountymd.gov>; Henry Ayakwah <hayakwah@baltimorecountymd.gov>; Jeffery Livingston <jlivingston@baltimorecountymd.gov>; Jenifer G. Nugent <jnugent@baltimorecountymd.gov>; Peoples Counsel <peoplescounsel@baltimorecountymd.gov>; Peter Max Zimmerman <pzimmerman@baltimorecountymd.gov>; Rebecca Wheatley <rwheatley@baltimorecountymd.gov>; Vishnubhai K Desai <vdesai@baltimorecountymd.gov>
**Subject:** Case No: 2021-0315-SPH 1542 Jordan Sawmill Road

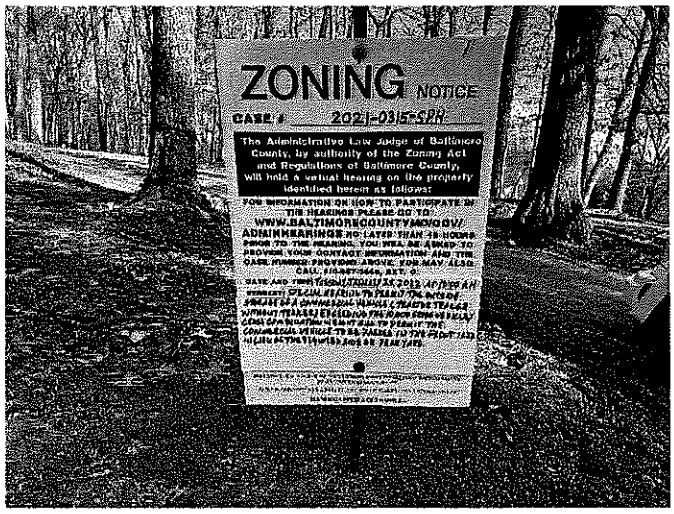
Good Afternoon,

Please find attached ALJ Murphy's Opinion and Order in reference to the above matter.

Have a great and safe day.

Baltimore County Office of Administrative Hearings
105 West Chesapeake Avenue, Suite 103
Towson, Maryland 21204
410-887-3868

CERTIFICATE OF POST. G




CASE NO. 2021-0315-SPH

PETITIONER/DEVELOPER

David Brewer

Frances Brewer

DATE OF HEARING/CLOSING

January 25, 2022

BALTIMORE COUNTY DEPARTMENT OF

PERMITS AND DEVELOPMENT MANAGEMENT

COUNTY OFFICE BUILDING ROOM 111

111 WEST CHESAPEAKE AVENUE

ATTENTION:

LADIES AND GENTLEMEN :

THIS LETTER IS TO CERTIFY UNDER PENALTIES OF PERJURY THAT THE NECESSARY SIGN(S) REQUIRED BY LAW WERE POSTED CONSPICUOUSLY ON THE PROPERTY LOCATED AT

1542 Jordan Sawmill Road SIGN 1

THE SIGN(S) POSTED ON January 4, 2022 January 21, 2022

(MONTH, DAY, YEAR)

SINCERLEY ,

MARTIN OGLE

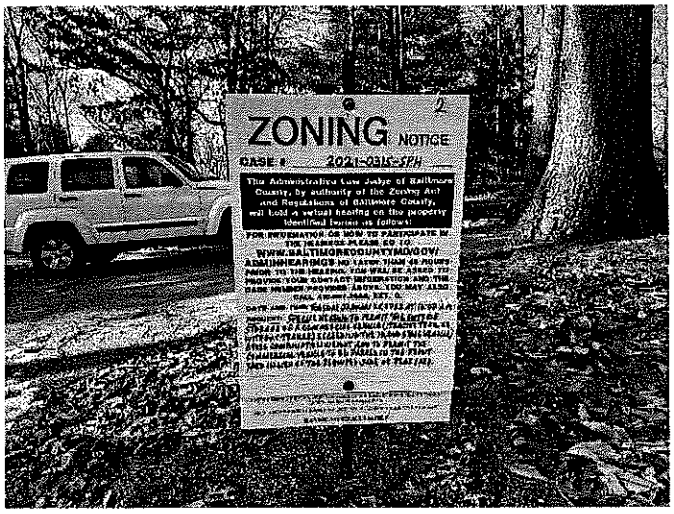
MARTIN OGLE

9912 MAIDBROOK RD.

PARKVILLE ,MD 21234

443-629-3411

CERTIFICATE OF POSTI. . G




CASE NO. 2021-0315-SPH

PETITIONER/DEVELOPER

David Brewer

Frances Brewer

DATE OF HEARING/CLOSING

January 25, 2022

BALTIMORE COUNTY DEPARTMENT OF

PERMITS AND DEVELOPMENT MANAGEMENT

COUNTY OFFICE BUILDING ROOM 111

111 WEST CHESAPEAKE AVENUE

ATTENTION:

LADIES AND GENTLEMEN :

THIS LETTER IS TO CERTIFY UNDER PENALTIES OF PERJURY THAT THE NECESSARY SIGN(S) REQUIRED BY LAW WERE POSTED CONSPICUOUSLY ON THE PROPERTY LOCATED AT

1542 Jordan Sawmill Road SIGN 2

THE SIGN(S) POSTED ON January 4, 2022 January 21, 2022

(MONTH, DAY, YEAR)

SINCERLEY ,

MARTIN OGLE

MARTIN OGLE

9912 MAIDBROOK RD.

PARKVILLE ,MD 21234

443-629-3411

**The Daily Record**
200 St. Paul Place Suite 2480
Baltimore, Maryland 21202
1 (443) 524-8100
www.thedailyrecord.com

**Order #:** 12062923
**Case #:** 2021-0315-SPH
**Description:**

NOTICE OF ZONING HEARING - CASE NUMBER: 2021-0315-SPH

# PUBLISHER'S AFFIDAVIT

We hereby certify that the annexed advertisement was published in **The Daily Record**, a daily newspaper published in the State of Maryland 1 times on the following dates:

1/5/2022

Darlene Miller

**Darlene Miller, Public Notice Coordinator**
(Representative Signature)

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**Baltimore County**

**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 virtual hearing on the property identified herein as follows:

**CASE NUMBER: 2021-0315-SPH**

1542 Jordan Sawmill Road

Northside of Jordan Sawmill Road, northwest 7100 ft. to centerline of Sampson Road

7th Election District - 3rd Councilmanic District

Legal Owners: David & Frances Brewer

Special Hearing to permit the outside storage of a commercial vehicle (Tractor trailer without trailer) exceeding the 10,000 gross vehicle/gross combination weight and to permit the commercial vehicle to be parked in the front yard in lieu of the required side or rear yard.

Hearing: Tuesday, January 25, 2022 at 10:00 a.m.

For information on how to participate in the hearings please go to www.baltimorecountymd/gov/adminhearings no later than 48 hours prior to the hearing. You will be asked to provide your contact information and the case number provided above. You may also call 410-887-3868, ext. 0.

Pete Gutwald
Director of Permits, Approvals and Inspections for Baltimore County

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| | | |
|---|---|---|
| RE: PETITION FOR SPECIAL HEARING<br>1542 Jordan Sawmill Road; N/side of Jordan Sawmill Rd., NW 7100' c/line of Sampson Rd<br>7th Election & 3rd Councilmanic Districts<br>Legal Owner(s): David & Frances Brewer<br>Petitioner(s) | *<br>*<br>*<br>* | BEFORE THE OFFICE<br>OF ADMINSTRATIVE<br>HEARINGS FOR<br>BALTIMORE COUNTY<br>2021-315-SPH |

* * * * * * * * * * * * *

**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/rmw
PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio /rmw
CAROLE S. DEMILIO
Deputy People's Counsel
Jefferson Building, Suite 204
105 West Chesapeake Avenue
Towson, MD 21204
(410) 887-2188

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that on this 9th day of November, 2021, a copy of the foregoing Entry of Appearance was mailed to David Lee Brewer, 1542 Jordan Sawmill Road, Parkton, Maryland 21120, Trudior1542@gmail.com, Petitioner(s).

Peter Max Zimmerman/rmw
PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

# 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.**

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**For Newspaper Advertising:**

Case Number: 2021-0315-SPH

Property Address: 1542 JORDAN SAWMILL ROAD PARKTON MD 21120

Property Description: 2.86±3 AC N/S JORDAN SAWMILL ROAD
7650 SR SAMPSON ROAD

Legal Owners (Petitioners): DAVID LEE & FRANCES BREWER

Contract Purchaser/Lessee: N/A

PLEASE FORWARD ADVERTISING BILL TO:

Name: DAVID R BREWER

Company/Firm (if applicable): N/A

Address: 1542 JORDAN SAWMILL ROAD
PARTON, MD 21120

Telephone Number: 443-992-3648
Trucker1542@gmail.com

Revised 7/9/2015

# ZAC AGENDA

**Case Number:** 2021-0315-SPH **Reviewer:** Gary Hucik
**Existng Use:** RESIDENTIAL **Proposed Use:** RESIDENTIAL
**Type:** SPECIAL HEARING
**Legal Owner:** David and Frances Brewer
**Contract Purchaser:** No Contract Purchaser was set.

**Critical Area:** No **Flood Plain:** No **Historic:** No **Election Dist:** 7 **Council Dist:** 3

**Property Address:** 1542 JORDAN SAWMILL RD
**Location:** Property located on the North side of Jordan Sawmill Rd., Northwest 7100 FT. to centerline of Sampson Rd.

**Existing Zoning:** RC 2 **Area:** 2.86 ACRES
**Proposed Zoning:**
SPECIAL HEARING:
BCZR 500.7: To permit the outside storage of a commercial vehicle (Tractor trailer without trailer) exceeding the 10,000 gross vehicle weight/gross combination weight and to permit the commercial vehicle to be parked in the front yard in lieu of the required side or rear yard.
**Attorney:** Not Available
**Prior Zoning Cases:** None
**Concurrent Cases:** None
**Violation Cases:** CC2115126
**Closing Date:**

**Miscellaneous Notes:**
violation case: CC2115126

**Real Property Data Search ( w2)**

Search Result for BALTIMORE COUNTY

View Map | View GroundRent Redemption | View GroundRent Registration

**Special Tax Recapture:** None

**Account Identifier:** **District** - 07 **Account Number** - 2100006645

Owner Information

| | | | |
|---|---|---|---|
| **Owner Name:** | BREWER DAVID LEE<br>BREWER FRANCES | **Use:**<br>**Principal Residence:** | RESIDENTIAL<br>YES |
| **Mailing Address:** | 1542 JORDAN SAW MIL RD<br>PARKTON MD 21120-9147 | **Deed Reference:** | /07931/ 00450 |

Location & Structure Information

| | | | |
|---|---|---|---|
| **Premises Address:** | 1542 JORDAN SAWMILL RD<br>PARKTON 21120-9147 | **Legal Description:** | 2.8643 AC NS<br>JORDAN SAWMILL RD<br>7650 SE SAMPSON RD |

| Map: | Grid: | Parcel: | Neighborhood: | Subdivision: | Section: | Block: | Lot: | Assessment Year: | Plat No: |
|---|---|---|---|---|---|---|---|---|---|
| 0007 | 0024 | 0262 | 7020007.04 | 0000 | | | | 2020 | Plat Ref: |

**Town:** None

| Primary Structure Built | Above Grade Living Area | Finished Basement Area | Property Land Area | County Use |
|---|---|---|---|---|
| 1989 | 1,695 SF | 450 SF | 2.8600 AC | 04 |

| Stories | Basement | Type | Exterior | Quality | Full/Half Bath | Garage | Last Notice of Major Improvements |
|---|---|---|---|---|---|---|---|
| Split Foyer | YES | SPLIT FOYER | SIDING/ | 4 | 3 full | 1 Attached | |

Value Information

| | Base Value | Value As of 01/01/2020 | Phase-in Assessments As of 07/01/2021 | As of 07/01/2022 |
|---|---|---|---|---|
| **Land:** | 96,000 | 96,000 | | |
| **Improvements** | 233,800 | 249,700 | | |
| **Total:** | 329,800 | 345,700 | 340,400 | 345,700 |
| **Preferential Land:** | 0 | 0 | | |

Transfer Information

| | | |
|---|---|---|
| **Seller:** BEYRODT DAVID C | **Date:** 08/02/1988 | **Price:** $38,500 |
| **Type:** ARMS LENGTH IMPROVED | **Deed1:** /07931/ 00450 | **Deed2:** |
| **Seller:** | **Date:** | **Price:** |
| **Type:** | **Deed1:** | **Deed2:** |
| **Seller:** | **Date:** | **Price:** |
| **Type:** | **Deed1:** | **Deed2:** |

Exemption Information

| Partial Exempt Assessments: | Class | 07/01/2021 | 07/01/2022 |
|---|---|---|---|
| **County:** | 000 | 0.00 | |
| **State:** | 000 | 0.00 | |
| **Municipal:** | 000 | 0.00\|0.00 | 0.00\|0.00 |

**Special Tax Recapture:** None

Homestead Application Information

**Homestead Application Status:** Approved 09/17/2013

Homeowners' Tax Credit Application Information

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