Board of Appeals of Baltimore County

JEFFERSON BUILDING
SECOND FLOOR, SUITE 203
105 WEST CHESAPEAKE AVENUE
TOWSON, MARYLAND 21204
410-887-3180
FAX: 410-887-3182

January 27, 2023

NOTICE OF ASSIGNMENT

IN THE MATTER OF: Jose Blandon – Legal Owner
2301 Sulphur Spring Road
22-197-SPHA 13th Election District; 1st Council District

Re: Petition for Special Hearing relief under BCZR §500.7 to permit a temporary trailer; and

Petition for Variance relief:

1) from BCZR §§ 255.1 and 238.1 - to permit the storage of construction equipment within 30 ft. of a residential zone boundary in lieu of the required 100 feet minimum setback; and
2) from BCZR §§ 255.1 and 238.1 - to permit a front property setback of 16.3 ft. in lieu of the required 25 ft.; and
3) from BCZR §§ 255.1 and 238.1 - to permit a 39 ft. setback to the street centerline in lieu of the required 50 ft.; and
4) from BCZR §§ 255.1 and 238.2 - to permit an existing side yard setback of 13.3 ft. in lieu of the required 30 ft.

12/21/22 Opinion and Order of the Administrative Law Judge wherein the Petition for Special Hearing to permit a temporary trailer was DENIED: and the Petition for Variance for Request 1 to permit the storage of construction equipment within 30 ft. of a residential zone boundary in lieu of the required 100 ft. minimum setback was DENIED; and the Petition for Variance for Requests 2, 3 and 4 were GRANTED, with conditions.

ASSIGNED FOR: MAY 3, 2023, AT 10:00 A.M.

The above scheduled hearing will be held remotely using WebEx for audio and video participation. **Call-in information and a link to the hearing will be posted on our web calendar at** www.baltimorecountymd.gov/departments/appeals **the night before**.

A complete set of **exhibits must be emailed** at least **48 hours before the hearing** to **appealsboard@baltimorecountymd.gov** in a format that complies with MDEC (Maryland Electronic Court) standards.

NOTICE:

- This appeal is an evidentiary hearing. Parties should consider the advisability of retaining an attorney.
- Please refer to the Board's Rules of Practice & Procedure, Appendix B, Baltimore County Code.
- No postponements will be granted without sufficient reasons; said requests must be in writing and in compliance with Rule 2(b) of the Board's Rules. No postponements will be granted within 15 days of scheduled hearing date unless in full compliance with Rule 2(c).
- If you require special accommodations, please contact this office at least one week prior to hearing date.

If you do not have access to a computer or smart device, please contact our office for the call-in information the day before the scheduled hearing.

Krysundra Cannington, Administrator

c. Counsel for Petitioner/Appellant : Terri D. Mason, Esquire
Petitioner/Appellant : Jose Blandon

Protestants, *pro se* : Henry Scherer, Sundar and Annie Narinesingh, and Lisa Smith

Office of People's Counsel
Paul M. Mayhew, Managing Administrative Law Judge
Stephen Lafferty, Director/Department of Planning
Adam Whitlock, Chief of Code Enforcement/PAI
C. Pete Gutwald, Director/PAI
James R. Benjamin, Jr., County Attorney/Office of Law