



JOHN A. OLSZEWSKI, JR.
County Executive

MAUREEN E. MURPHY
Chief Administrative Law Judge
ANDREW M. BELT
Administrative Law Judge
DEREK J. BAUMGARDNER
Administrative Law Judge

September 18, 2024

Linda Sines – kooperdog@hotmail.com
3152 Baybriar Road
Dundalk, MD 21222

RE: Petition for Administrative Variance
Case No. 2024-0197-A
Property: 3152 Baybriar Road

Dear Ms. Sines:

Enclosed please find a copy of the decision rendered in the above-captioned matter.

Pursuant to Baltimore County Code § 32-3-401(a), “a person aggrieved or feeling aggrieved” by this Decision and Order may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Office of Administrative Hearings at 410-887-3868.

Sincerely,

A handwritten signature in blue ink, appearing to read "Derek J. Baumgardner", is written over a circular blue stamp.

DEREK J. BAUMGARDNER
Administrative Law Judge
for Baltimore County

DJB:dlw
Enclosure

c: Whitney Ruby – offices.fics@gmail.com

IN RE: PETITION FOR ADMIN. VARIANCE	*	BEFORE THE
(3152 Baybriar Road)		
12 th Election District	*	OFFICE OF ADMINISTRATIVE
7 th Council District		
Linda Sines	*	HEARINGS FOR
Petitioner	*	BALTIMORE COUNTY
	*	CASE NO. 2024-0197-A

* * * * *

OPINION AND ORDER

This matter comes before the Office of Administrative Hearings (“OAH”) as a Petition for Administrative Variance filed by the legal owner of the property, Linda Sines (“Petitioner”) for the property located at 3152 Baybriar Road, Dundalk (the “Property”). The Petitioner is requesting Variance relief from the Baltimore County Zoning Regulations (“BCZR”), Section 1B02.3.C.1, to approve a rear dwelling addition with a 6 ft. left side yard setback in lieu of the required 10 ft. The Property and requested relief are more fully depicted on the site plan that was marked and accepted into evidence (the “Site Plan”). (Pet. Ex. 1). Street view photographs were marked and accepted into evidence. (Pet. Ex. 2A-2O). The property is located within the Chesapeake Bay Critical Area (“CBCA”) and is subject to Critical Area requirements as noted in the Zoning Advisory Committee (“ZAC”) comment received September 11, 2024 submitted by the Department of Environmental Protection and Sustainability (“DEPS”). In addition, a ZAC comment was contained in the case file, dated August 27, 2024, from the Bureau of Development Plans Review (“DPR”) and the Department of Public Works and Transportation (“DPWT”), indicating the following:

- “DPR:** Request a site plan which indicates setbacks of existing pool and accessory building.
- DPW-T:** State Document, Record Plat Liber 13 Folio 22, shows an existing 5-foot reservation along the rear property line. The plan provided with the application shows the existing pool and shed may be in the

existing easement. The existing pool and shed should be moved outside of the easement.”

The Petitioner having filed a Petition for Administrative Variance and the Property having been posted on August 31, 2024, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented. The Petitioner has filed the supporting affidavits as required by Section 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 BCZR, Section 307.1. Furthermore, strict compliance with the BCZR would result in practical difficulty and/or unreasonable hardship upon the Petitioner. I also find that the requested relief is within the spirit and intent of the BCZR, particularly in light of the lack of opposition.

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 will be granted.

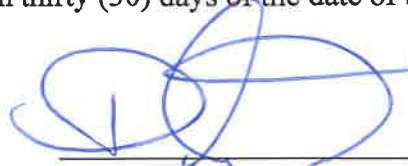
THEREFORE, IT IS ORDERED, this 18th day of **September, 2024**, by the Administrative Law Judge for Baltimore County, that the Petition for Variance from the BCZR, Section 1B02.3.C.1, to approve a rear dwelling addition with a 6 ft. left side yard setback in lieu of the required 10 ft., be and it is hereby **GRANTED**.

The relief granted herein shall be subject to the following:

- Petitioner may apply for her appropriate permits and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at her own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, Petitioner would be required to return, and be responsible for returning, said property to its original condition.

- Petitioner must comply with the DEPS, DPR and DPWT ZAC comments during the permitting process, all of which are attached and made a part hereof.

Any appeal of this decision must be made within thirty (30) days of the date of this Order.



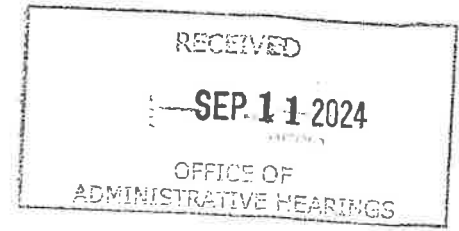
DEREK J. BAUMGARDNER
Administrative Law Judge
for Baltimore County

DJB:dlw

(AV) 9-16

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



TO: Hon. Maureen E. Murphy; Chief Administrative Law Judge
Office of Administrative Hearings

FROM: Jeff Livingston, Department of Environmental Protection and
Sustainability (EPS) - Development Coordination

DATE: September 4, 2024

SUBJECT: DEPS Comment for Zoning Item # 2024-0197-A
Address: 3152 BAYBRIAR ROAD
Legal Owner: Linda Sines

Zoning Advisory Committee Meeting of September 3, 2024.

DEPS has reviewed the subject zoning petition for compliance with the goals of the State-mandated Critical Area Law listed in the Baltimore County Zoning Regulations, Section 500.14. Based upon this review, we offer the following comments:

1. Minimize adverse impacts on water quality that result from pollutants that are discharged from structures or conveyances or that have run off from surrounding lands;

This property is located within a Intensely Development Area (IDA) and is subject to Critical Area requirements. New structures (development) on this site must comply with the residential 10% pollutant reduction requirements. The applicant has complied with the 10% pollution reduction requirement by paying a fee-in-lieu; therefore, the relief requested will result in minimal adverse impacts to water quality.

2. Conserve fish, wildlife, and plant habitat; and

There are no Critical Area buffers, or habitat protection areas on the property. Therefore, if the proposed development can comply with all Critical Area lot coverage and any mitigation requirements, this can aid in the conservation of fish, plant, and wildlife habitat in the area watershed.

3. Be consistent with established land use policies for development in the Chesapeake Bay Critical Area, which accommodate growth and also address the fact that, even if

pollution is controlled, the number, movement and activities of persons in that area can create adverse environmental impacts;

The proposed addition has met the 10% pollution reduction requirement. Therefore, then this development will be consistent with established land-use policies.

Reviewer: Marie Brady, Environmental Impact Review

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Peter Gutwald, Director
Department of Permits, Approvals

DATE: August 27, 2024

FROM: Vishnu Desai, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
Case 2024-0197-A

The Bureau of Development Plans Review has reviewed the subject zoning items and we have the following comments.

DPR: Request a site plan which indicates setbacks of existing pool and accessory building.

DPW-T: State Document, Record Plat Liber 13 Folio 22, shows an existing 5-foot reservation along the rear property line. The plan provided with the application shows the existing pool and shed may be in the existing easement. The existing pool and shed should be moved outside of the easement.

Landscaping:

Recreations & Parks:



ADMINISTRATIVE ZONING PETITION
FOR ADMINISTRATIVE VARIANCE – OR – ADMINISTRATIVE SPECIAL HEARING

To be filed with the Department of Permits, Approvals and Inspections
To the Office of Administrative Hearings for Baltimore County for the property located at:

Address 3152 BAYBRIAR ROAD Currently Zoned DR 5.5
Deed Reference 26783 / 235 10 Digit Tax Account # 1 2 1 6 0 4 5 6 5 0
Owner(s) Printed Name(s) LINDA SINES

(SELECT THE HEARING(S) BY MARKING X AT THE APPROPRIATE SELECTION(S) AND ADDING THE PETITION REQUEST)

For Administrative Variances, the Affidavit on the reverse of this Petition form must be completed and notarized.

The undersigned, who own and occupy the property situate in Baltimore County and which is described in the plan/plat attached hereto and made a part hereof, hereby petition for an:

1. X **ADMINISTRATIVE VARIANCE** from Section(s)

BCZR 1B02.3.C.1 To approve a rear dwelling addition with a 6 ft left side yard setback in lieu of the required 10 ft

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County.

2. **ADMINISTRATIVE SPECIAL HEARING** to approve a waiver pursuant to Section 32-4-107(b) of the Baltimore County Code: (indicate type of work in this space: i.e., to raze, alter or construct addition to building)

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County.

Property is to be posted and advertised as prescribed by the zoning regulations.

I/we agree to pay expenses of above petition(s), advertising, posting, etc. and further agree to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

Owner(s)/Petitioner(s):

LINDA SINES

Name #1 – Type or Print

Name #2 – Type or Print

Signature #1

Signature #2

3152 BAYBRIAR ROAD

BALTIMORE MD

Mailing Address

City

State

21222 / 443.722.5670

Kooperdog@hotmail.com

Zip Code

Telephone #'s (Cell and Home)

Email Address

Attorney for Owner(s)/Petitioner(s):

Name - Type or Print

Signature

Mailing Address

City

State

Zip Code

Telephone #

Email Address

Representative to be Contacted:

WHITNEY RUBY

Name - Type or Print

Whitney N. Ruby

Signature

8694 VETERANS HIGHWAY Millersville MD

Mailing Address

City

State

21108 / 443.815.5582 / offices.fics@gmail.com

Zip Code

Telephone #

Email Address

A PUBLIC HEARING having been formally demanded and/or found to be required, it is ordered by the Office of Administrative Hearings for

Baltimore County, this _____ day of _____, that the subject matter of this petition be set for a public hearing, advertised, and re-posted as required by the zoning regulations of Baltimore County.

Administrative Law Judge for Baltimore County

Case Number 2024-0197-A Filing Date 8/19/2024 Estimated Posting Date 9/1/2024 Reviewer CP

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: 3152 BAYBRIAR ROAD BALTIMORE MD 21222
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)

I RECENTLY LOST MY HUSBAND. WHEN I HAD MY KNEE, MY DAUGHTER AND GRANDSON MOVED IN TO CARE FOR ME. I WOULD LIKE THEM TO CONTINUE TO LIVE WITH ME SO THAT I AM NOT LIVING ALONE. MY HOME IS CURRENTLY TWO BEDROOMS WHICH CAUSES MY DAUGHTER AND TEENAGE GRANDSON TO SHARE A BEDROOM. I AM CURRENTLY TRYING TO EXPAND MY HOME BY ONE BEDROOM AND BATHROOM I WILL USE, A SMALL DINING ROOM, AND A SMALL ROOM FOR A WASHER AND DRYER. MY DAUGHTER, A SINGLE MOTHER, WILL NOT HAVE TO STRUGGLE FINANCIALLY AND WE WILL BE ABLE TO SHARE THE BILLS AS A JOINT HOUSEHOLD ALL WHILE HAVING EACH OTHER AS SUPPORT. THE ADDITION WILL BE ON MY PROPERTY, BUT IT IS TOO CLOSE TO THE PROPERTY LINE. I DO HAVE A FENCE AND THE ADDITION WILL NOT INTERFERE WITH THE FENCE.

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


Signature of Owner (Affiant)

Signature of Owner (Affiant)

LINDA SINES
Name - Print or Type

Name - Print or Type

The following information is to be completed by a Notary Public of the State of Maryland

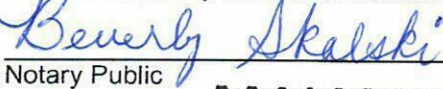
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 30 day of July, 2024, before me a Notary of Maryland, in and for the County aforesaid, personally appeared:

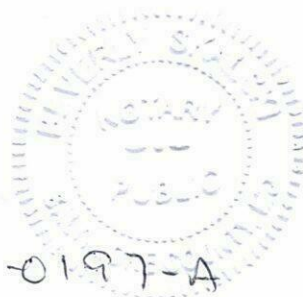
Print name(s) here: LINDA SINES

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

AS WITNESS my hand and Notaries Seal


Notary Public

My Commission Expires _____



2024-0197-A

ZONING PETITION PROPERTY DESCRIPTION

PART A

ZONING PROPERTY DESCRIPTION FOR: 3152 BAYBRIAR ROAD, DUNDLAK, MD 21222

Beginning at a point on the North side of Baybriar Road which is 16 feet wide at the distance of 198 feet East of the centerline of the nearest intersecting street Sollers Point *Rel* which is 50 feet wide.

PART B

Being Lot # 30, Block 9 recorded in Baltimore County Plat Book #13, Folio # 22, containing 5,814 square feet. Located in the 12 Election District.

2024-0197-A



ZONING HEARING PLAN FOR VARIANCE ✓

ADDRESS: 3152 BAYBRIAR ROAD, DUNDALK, MD 21222

OWNER: LINDA SINES

SUBDIVISION: 0000

LOT: 30

BLOCK: 9

SECTION: N/A

PLAT BOOK: 13 FOLIO: 22

TAX #: 1216045650

DEED REFERENCE: 00267 83235

ZONING MAP: 10343 ZONING: DR 5.5

ELECTION DISTRICT: 12 COUNCIL DISTRICT: 7

LOT AREA SQUARE FOOT: 5814 HISTORIC: NO

CBCA: YES, REQUIREMENTS SATISFIED

FLOOD PLAIN: NO

WATER AND SEWER ARE PUBLIC

PRIOR HEARING: NO

VIOLATION CASE NUMBER: R24-02378 (REQUIREMENTS SATISFIED, NOT ACTIVE, POOL DECK)

R24-03835

PLAN DRAWN BY: WHITNEY RUBY ON 08.15.2024

SCALE: 1" IS 20'

2024-0197-A

Certification of Posting

Case No 2024-0197-A



3152 Baybriar Road – front of property (1 of 2)

Richard E. Hoffman (signed) 8/31/24

Richard E. Hoffman

904 Dellwood Drive

Fallston, Md. 21047

443-243-7360

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



TO: Hon. Maureen E. Murphy; Chief Administrative Law Judge
Office of Administrative Hearings

FROM: Jeff Livingston, Department of Environmental Protection and
Sustainability (EPS) - Development Coordination

DATE: September 4, 2024

SUBJECT: DEPS Comment for Zoning Item # 2024-0197-A
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There are no Critical Area buffers, or habitat protection areas on the property. Therefore, if the proposed development can comply with all Critical Area lot coverage and any mitigation requirements, this can aid in the conservation of fish, plant, and wildlife habitat in the area watershed.

3. Be consistent with established land use policies for development in the Chesapeake Bay Critical Area, which accommodate growth and also address the fact that, even if

pollution is controlled, the number, movement and activities of persons in that area can create adverse environmental impacts;

The proposed addition has met the 10% pollution reduction requirement. Therefore, then this development will be consistent with established land-use policies.

Reviewer: Marie Brady, Environmental Impact Review

BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Peter Gutwald, Director
Department of Permits, Approvals

DATE: August 27, 2024

FROM: Vishnu Desai, Supervisor
Bureau of Development Plans Review

SUBJECT: Zoning Advisory Committee Meeting
Case 2024-0197-A

The Bureau of Development Plans Review has reviewed the subject zoning items and we have the following comments.

DPR: Request a site plan which indicates setbacks of existing pool and accessory building.

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Landscaping:

Recreations & Parks:

BALTIMORE COUNTY DEPARTMENT OF PERMITS, APPROVALS AND INSPECTIONS
ZONING REVIEW OFFICE

ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES

Case Number: 2024 - 0197 -A Address 3152 BAYBRIAR ROAD, 21222

Contact Person: Christina Frank Phone Number: 410-887-3391
Planner, Please Print Your Name

Filing Date: 8-19-2024 Posting Date: 9-1-2024 Closing Date: 9-16-2024

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.

Petitioner: This Part of the Form is for the Sign Poster Only (Detach Along Dotted Line)

USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT

Case Number: 2024 - 0197 -A Address 3152 Baybriar Rd

Petitioner's Name: Linda Sines Telephone (Cell) 443-722-5670

Posting Date: 9-1-2024 Closing Date: 9-16-2024

Wording for Sign: To Permit a rear dwelling addition with a 6 ft left side yard setback in lieu of the required 10 ft

CERTIFICATION OF POSTING

RE: Case No. 2024-0197 - A

Petitioner: Linda Sines

Closing Date: 9/16/24

Baltimore County Department of
Permits, Approvals and Inspections
Room 111, County Office Building
111 W. Chesapeake Ave.
Towson, Md. 21204

This letter is to confirm, under penalties of perjury, that the necessary sign
was posted conspicuously on the property located at _____
3152 Baybriar Road – Front of property (1 of 2)
3152 Baybriar Road – Close up of sign wording (2 of 2)
on 8/31/24

Sincerely,

Richard E. Hoffman (signed) 8/31/24

904 Dellwood Drive

Fallston, Md. 21047

(443) 243-7360

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

No. 233440

Date: 8-16-2024

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Sub Obj	Dept Obj	BS Acct	Amount
001	806	0000		00150				75.00

Total: 75.00

Rec From: 3152 Bay Bizar RD

For: 2024-0197-A

DR5.5

CASHIER'S
VALIDATION

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

GOLD - ACCOUNTING

PLEASE PRESS HARD!!!!

CF 24-0734

THIS DOCUMENT CONTAINS A TRUE WATERMARK - HOLD UP TO LIGHT TO VIEW

Western Union **MONEY ORDER**

WESTERN UNION FINANCIAL SERVICES INC. - ISSUER - Denver, Colorado
Payable at Wells Fargo Bank Grand Junction - Downtown, N.A., Grand Junction, Colorado

19-632366509

***PAY EXACTLY \$75.00

A 245212 D 073124
T 0950 10
196323665095 L 032907

\$ 75.00

NOT GOOD OVER \$500

PAY EXACTLY SEVENTY-FIVE DOLLARS AND NO CENTS

PAY TO THE ORDER OF BALTIMORE COUNTY

8694 VETERANS Highway Millersville 21108

PAYMENT FOR/ACCT. #

PURCHASER'S SIGNATURE
PURCHASER BY SIGNING YOU AGREE TO THE TERMS ON THE REVERSE SIDE
MOBILE DEPOSIT PROHIBITED

⑆102100400⑆ 40196323665095⑈

**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: 2024-0197-A
Property Address: 3152 BAYBRIAR ROAD, DUNDALK, MD 21222
Legal Owners (Petitioners): LINDA SINES
Contract Purchaser/Lessee: _____

PLEASE FORWARD ADVERTISING BILL TO:

Name: Company/Firm (if applicable): FIRST IMPRESSIONS CONSTRUCTION
Address: 8694 VETERANS HIGHWAY
MILLERSVILLE, MD 21108

Telephone Number: 443.615.5582 | OFFICES.FICS@GMAIL.COM

*Failure to advertise and/or post a sign on the property within the designated time will result in the Hearing request being delayed. The delayed Hearing Case will be cycled to the end of pending case files and rescheduled in the order that it is received. Also, a \$250.00 rescheduling fee may be required after two failed advertisings and/or postings.

Real Property Data Search ()
Search Result for BALTIMORE COUNTY

[View Map](#)
[View GroundRent Redemption](#)
[View GroundRent Registration](#)

Special Tax Recapture: None

Account Identifier: District - 12 Account Number - 1216045650

Owner Information

Owner Name: SINES LINDA L

Use: RESIDENTIAL

Mailing Address:

3152 BAYBRIAR RD
BALTIMORE MD 21222-5403

Principal Residence: YES

Deed Reference: /26783/ 00235

Location & Structure Information

Premises Address:

3152 BAYBRIAR RD
BALTIMORE 21222-5403

Legal Description:

3152 BAYBRIAR RD
DUNDALK

Map: Grid: Parcel: Neighborhood: Subdivision: Section: Block: Lot: Assessment Year: Plat No: 7

0103 0023 0449 12050098.04 0000 9 30 2024 Plat Ref: 0013/ 0022

Town: None

Primary Structure Built Above Grade Living Area Finished Basement Area Property Land Area County Use
1943 672 SF 5,814 SF 04Stories Basement Type Exterior Quality Full/Half Bath Garage Last Notice of Major Improvements
1 NO STANDARD UNITS SIDING/3 1 full**Value Information**

	Base Value	Value As of 01/01/2024	Phase-in Assessments As of 07/01/2024 As of 07/01/2025	
Land:	49,800	64,500		
Improvements	63,900	84,100		
Total:	113,700	148,600	125,333	136,967
Preferential Land:	0	0		

Transfer Information

Seller: SHIFLETT LINDA L	Date: 03/18/2008	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: /26783/ 00235	Deed2:
Seller: GAITHER RUTH MARY	Date: 08/08/2006	Price: \$150,000
Type: ARMS LENGTH IMPROVED	Deed1: /24272/ 00509	Deed2:
Seller: PITZINGER MARGARET MARY	Date: 01/31/2006	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: /23310/ 00543	Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2024	07/01/2025
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 07/23/2008

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application Date:

2024-097-A



1208068590

Lot # 22 1218013730

Lot # 23 1207060470

Lot # 24 1218035360

Lot # 26 1219041150

1202000906

Lot # 27 1223052775

7 CD

12 ED

PAI # 120009

Pt. Bk. 0000013, Folio 0033
1218050360

Lot # 29 1223077120
PAI # 120009

1218001860
Lot # 28

Lot # 30 1216045650

Pt. Bk./Folio # 013022

Lot # 32

Lot # 31

SE 5-F

103C3

DR 5.5

3154

3152

3150

BAYBRIAR RD

2024-097-A

Pt. Bk. 0000013, Folio 0033
1208006450

Lot # 38

Lot # 37 1208067480

Lot # 36 1216046260

1986-0244-A
1203003890

Lot # 35

3169

FRONT OF THE HOUSE ZOOM
OUT



2024-0197-A

FRONT OF THE HOUSE STREET
VIEW



2024-0187-A

FRONT OF THE HOUSE
SHOWING THE SIDE FACING
NEIGHBOR'S HOUSE #3154
ZOOM OUT



2020-0197-A

FRONT OF THE HOUSE
ZOOM IN



2024-0197-A

FRONT OF THE HOUSE
SHOWING THE SIDE FACING
NEIGHBOR'S HOUSE #3154



FRONT OF THE HOUSE
SHOWING THE SIDE FACING
NEIGHBOR'S HOUSE #3150



2024-0197-A

FRONT OF THE HOUSE
SHOWING THE SIDE FACING
NEIGHBOR'S HOUSE #3154



BACK OF THE HOUSE FACING
#3150 (FENCE WILL REMAIN
WITH ADDITION)

11' 2"

MEASUREMENT VARIES DUE
TO YARD SHAPE

ADDITION LINE →

2024-0197-A

LARGER AREA VIEW OF BACK
OF HOUSE (TENT AREA WILL
BE REMOVED. POOL AND DECK
WILL REMAIN)



BACK OF THE HOUSE



2024-01-97-A

BACK OF THE HOUSE FACING
#3150 (FENCE WILL REMAIN
WITH ADDITION)

9' 6"

ADDITION LINE →

2024-01-27-A

BACK OF THE HOUSE FACING
#3154 SEPARATE FENCE AREA
WITHIN FENCE (FENCES WILL
REMAIN WITH ADDITION)

6' 8"

ADDITION LINE →

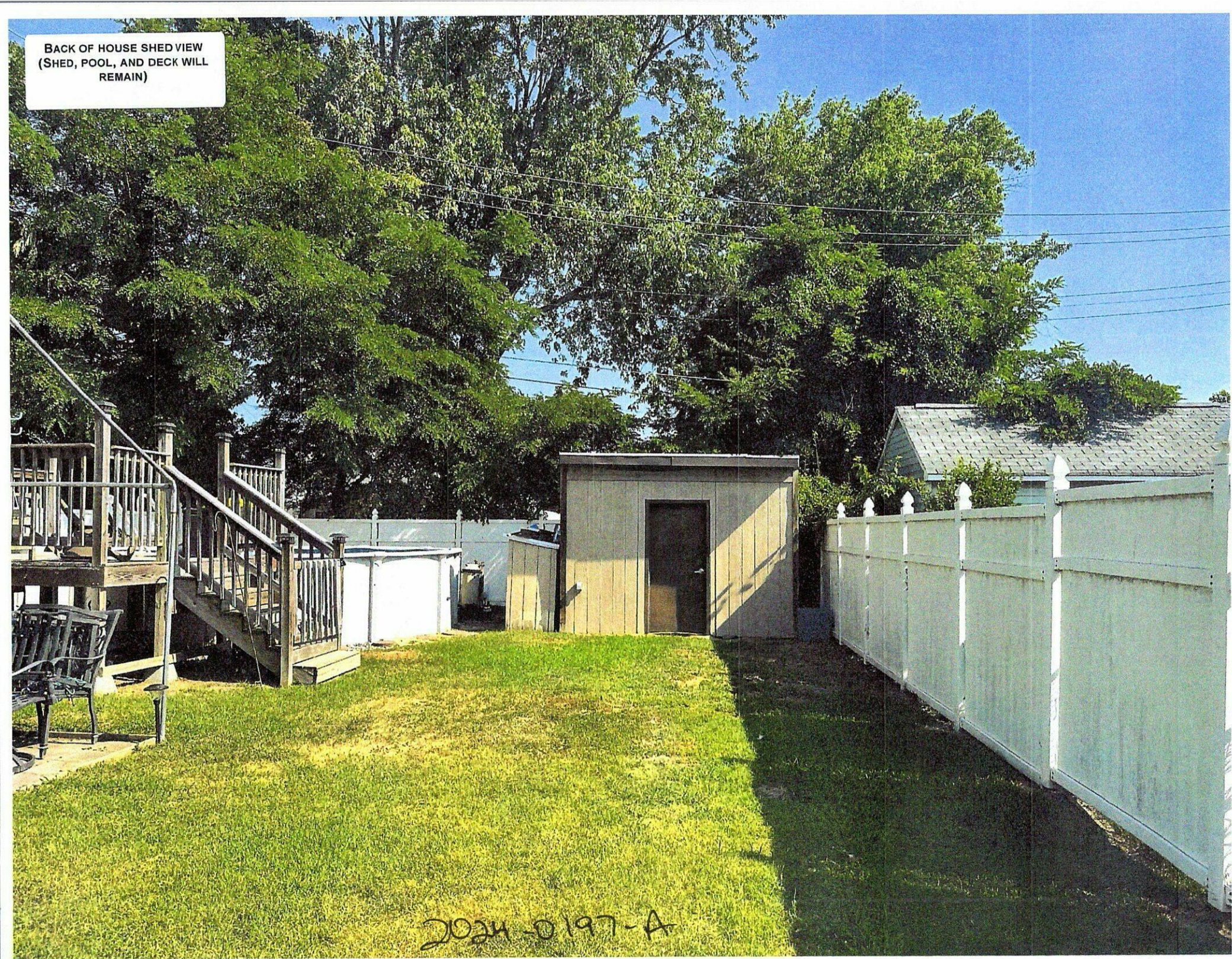
2024-0197-A

BACK OF THE HOUSE FACING
#3154 SEPARATE FENCE AREA
WITHIN FENCE ZOOM IN
(FENCES WILL REMAIN WITH
ADDITION)



2024-0197-A

BACK OF HOUSE SHED VIEW
(SHED, POOL, AND DECK WILL
REMAIN)



2024-0197-A

BACK OF HOUSE (TENT AREA
WILL BE REMOVED. POOL AND
DECK WILL REMAIN)



2024-01-17-A