



# Howard County

Department of Planning and Zoning

**Subject:** 10688 Harding Road (Timmy Martins)  
Board of Appeals Case No. BA-24-012V

**To:** Howard County Hearing Examiner

**From:** Geoff Goins, Division Chief  
Division of Public Service  
and Zoning Administration

**Date:** August 16, 2024

This is a petition for a Variance from Section 108.0.D.4.c(1)(b) to reduce the required 10-foot side setback to 6.1 feet for an existing addition. BA-15-011V approved a reduced setback of 10 feet to 7 feet for an existing detached garage. The subject property is identified as Tax Map 46, Parcel 152 and addressed as 10688 Harding Road. The 0.99-acre property is zoned R-20 (Residential - Single). The adjoining properties to the east, south and north are zoned R-20 and developed with single family detached dwelling units. To the west is an unimproved lot owned by The Washington Sanitary Commission, which is zoned R-20 (Residential - Single).

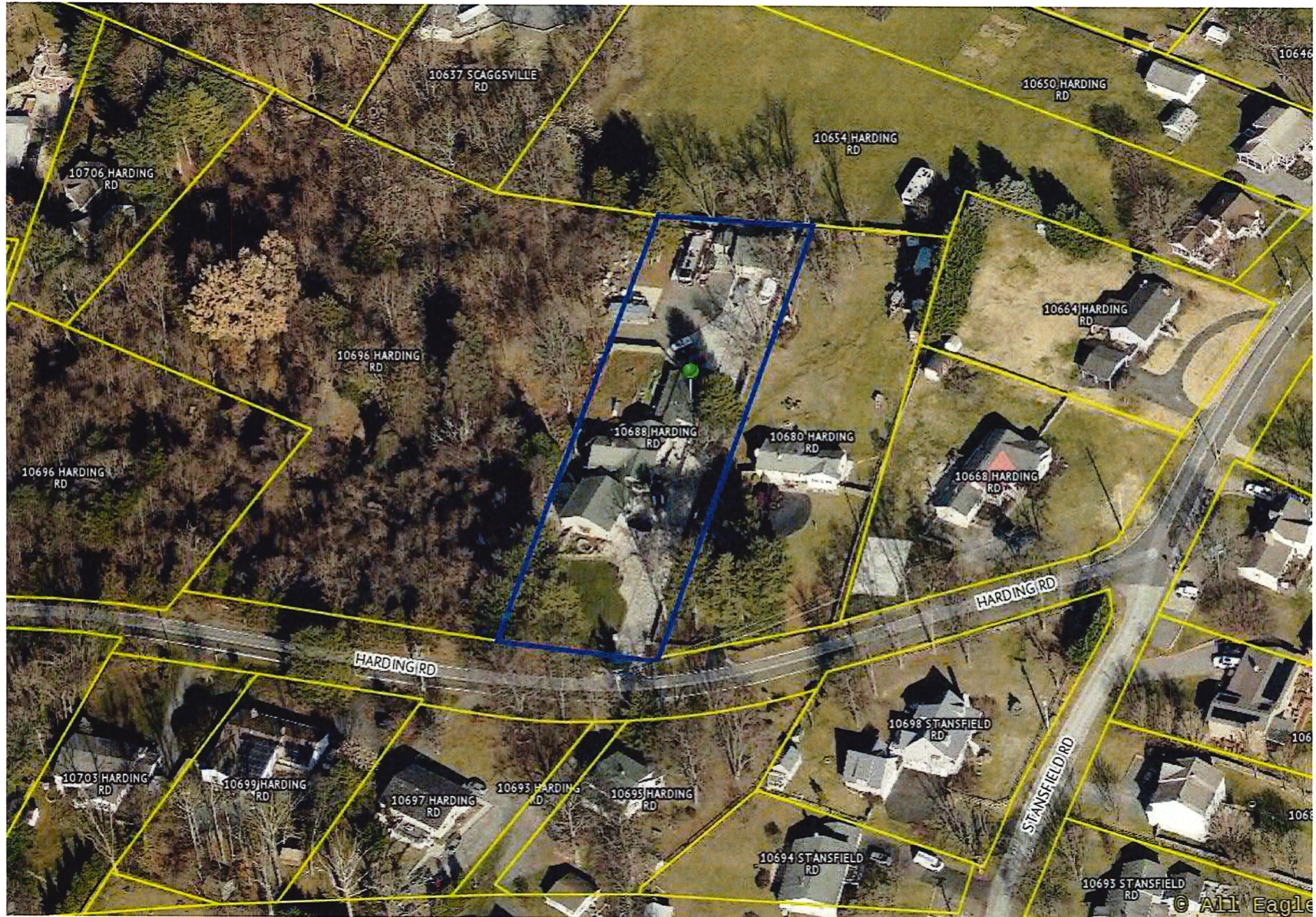
The Division of Public Service and Zoning Administration has no comments on this petition. Responses are attached from the following agencies:

1. Development Engineering Division
2. Department of Recreation & Parks
3. Department of Inspections, Licenses and Permits
4. Department of Fire and Rescue
5. Bureau of Environmental Health
6. Resource Conservation Division

Attachments

cc: Petitioner

10688 Harding Road





# HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

3430 Court House Drive ■ Ellicott City, Maryland 21043 ■ 410-313-2350

Lynda D. Eisenberg, AICP, Director

FAX 410-313-3467

## Agency Comment Form

### Variance

Date: June 25, 2024  
 Use: Single Family Dwelling with Pet Grooming  
 Zoning: R-20  
 File No.: BA-24-012V  
 Petitioner: Timmy Martins  
 Property Address: 10688 Haring Road  
 Map No: 46  
 Parcel: 152

COMMENT REQUEST	DLD	DED	RCD	DCCP	BEH	DRP	SHA	DILP	OOT	FD
Certification that the development shown on the proposed plan has the potential to comply with all technical requirements in subsequent Subdivision and Site Development Plan stages of review.	x	x	x		x	x	x	x	x	x

Comments Due: July 9, 2024

COMMENTS: \_\_\_\_\_ RCD has no comments  
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 \_\_\_\_\_  
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margaret stella melikian  
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Certification that the development shown on the proposed plan has the potential to comply with all technical requirements in subsequent Subdivision and Site Development Plan stages of review.	x	x	x		x	x	x	x	x	x

Comments Due: July 9, 2024

COMMENTS: Health has no comments or objections to this waiver.

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Zack Silvast  
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Certification that the development shown on the proposed plan has the potential to comply with all technical requirements in subsequent Subdivision and Site Development Plan stages of review.	x	x	x		x	x	x	x	x	x

Comments Due: July 9, 2024

COMMENTS: The Department of Fire and Rescue Services has no comment on this request.

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Robert Ferguson  
 Battalion Chief  
 Office of the Fire Marshal



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Comments Due: July 9, 2024

COMMENTS: WE HAVE NO COMMENTS.

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PAUL WALSKY  
 HOWARD CO. REC. & PARKS  
 JULY 3, 2024

*Paul Walsky*  
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Certification that the development shown on the proposed plan has the potential to comply with all technical requirements in subsequent Subdivision and Site Development Plan stages of review.	x	x	x		x	x	x	x	x	x

Comments Due: July 9, 2024

COMMENTS: DILP---No Comments

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James Hobson 7-3-24  
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Comments Due: July 9, 2024

COMMENTS:

The Development Engineering Division takes NO EXCEPTION to the request to reduce the side yard setback to 7' for an existing garage. Because the two exhibits vary between 6' and 7' setback DED suggests the actual setback be confirmed by a design professional.

  
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