

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County--

I, Alexander Roguski, legal owner, of the property situate on the south side of North Cove Road, Lodge Forest, 13th Dist. Baltimore, Co., beginning 350 ft. east of Oak Road thence easterly on said side of North Cove Road 90 ft. with a rectangular depth southerly of 150 ft. being part of Lot #732 on the Plat of Lodge Forest Park, Plat Book #8, Folio 86.

I hereby petition that the zoning status of the above described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an "A-1" Residential zone to an "A-2" Commercial zone.

Reasons for Re-Classification:

Character of use for which above property is to be used:

RETAIL STORE

Size and height of building, front, 10 ft., depth, 20 ft., height, 10 ft., front and side set backs of building from street lines, front, 20 ft., side, 10 ft., Property to be posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above reclassification, advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Alexander Roguski

7731 North Cove Road,
Baltimore - 19, Md. Legal Owner

Address

ORDERED by The Zoning Commissioner of Baltimore County, this 22nd day of January, 1946, that the subject matter of this petition be advertised as required by the "Zoning Law of Baltimore County, in a newspaper of general circulation throughout Baltimore County, that property be posted, and that the public hearing herein be had in the office of the Zoning Commissioner of Baltimore County, in the Becker Building, in Towson, Baltimore County, on the 11th day of February, 1946, at 2 o'clock P. M.

Alexander Roguski
Zoning Commissioner of Baltimore County

(later)

MICROFILMED

Nov. 7, 1945.

\$18.00

REC'D of Alexander Roguski the sum of Eighteen (\$18.00) dollars, being cost of petition for reclassification, advertising and posting of property, south side of North Cove Road, 350' East of Oak Road, 13th Election District of Baltimore County, pursuant to petition filed for reclassification.

Zoning Commissioner.



Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of

the above reclassification should be had.

It is Ordered by the Zoning Commissioner of Baltimore County, this 22nd day of

January, 1946, that the above described property or area should be and the same is hereby reclassified, from and after the date of this Order, from an "A-1" zone to an "A-2" zone.

Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of location, the granting of which would be "spot" zoning and no public or community need shown, the above reclassification should NOT be had:

It is Ordered by the Zoning Commissioner of Baltimore County, this 22nd day of February, 1946, that the above petition be and the same is hereby denied and that the above described property or area be and the same is hereby continued as and to remain an "A-1" zone.

Alexander Roguski
Zoning Commissioner of Baltimore County

Approved _____ County Commissioners of Baltimore County

Date _____ By _____ President

CERTIFICATE OF PUBLICATION

TOWSON, MD., Feb. 2, 1946

THIS IS TO CERTIFY, That the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on the 2nd day of February, 1946, the first publication appearing on the 2nd day of February, 1946.

THE JEFFERSONIAN,

Manager.

Cost of Advertisement, \$ _____

MICROFILMED

ZONING DEPARTMENT--BALTIMORE COUNTY, MD.
Certificate of Posting of Re-Classification of Special Permit Notice

18th District Date of Return, Jan 24, 1946

Date of Posting Property Jan 25, 1946

Location of Sign on Property and from Front Street or Road South side of North Cove Rd

Location of property North side of North Cove Rd

353 ft east of Oak Rd

Re-Classification of Special Permit Petitioned for for retail store

Petitioner Alexander Roguski

Remarks

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Inspector making return, Henry G. Bartsch

NORTH COVE RD

OAK RD



proposed 1 story & cellar
store bldg of con. block
& brick



PLAT OF PROPERTY
AT LODGE FOREST BALTO. CO.
Scale - 1 in = 30 ft.
Oct. 1945

Owner - Alexander Rozwadowsky.

JRF