

Petition for Zoning Re-Classification

1415
#145
MAP
#15-B

To The Zoning Commissioner of Baltimore County—

~~XXXXXX~~ Theatre Restaurant Co. Inc., legal owner of the property situate at the northeast corner of Pulaski Highway and "Martin Boulevard, in the 15th District of Baltimore City, running easterly, on the north-west side of Pulaski Highway, 975.60', thence N 45° 24' west 32.45' to the southeast side of the Baltimore & Ohio Railroad right-of-way, thence S 47° 23' west 240.44' to the east side of Martin Boulevard thence S 42° 37' east 219.96' to beginning, being property of Geo. L. Mueller, as shown on plot plan filed with the Zoning Dept.,

briefly petition that the zoning status of the above described property be re-classified, pursuant to the

Zoning Law of Baltimore County, from an "R-1" zone to an "E-Comm" zone.

Reasons for Re-Classification: APPROVED COMMERCIAL

USE

Size and height of building: frontfeet; depthfeet; heightfeet.

Front and side set backs of building from street lines: frontfeet; sidefeet.

Property to be posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above re-classification, 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.

Thatre Restaurant Co Inc
East Side Restaurant Co
Geo L Mueller
3227 Bangor St Baltimore
William Paul Catbourn

ORDERED By The Zoning Commissioner of Baltimore County, thisday of March1949, 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 Bldg., in Towson, Baltimore County, on the15thday of April 11:30 1949 atclock A. M.

Zoning Commissioner of Baltimore County

(over)

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing by reason of location, being adjacent to an existing commercial zone, the above reclassification should be had.

It is ORDERED by the Zoning Commissioner of Baltimore County this 27th day of April 1949, 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 "R-1" Residence Zone to an "E" Commercial Zone, subject however, to the provision of at least two and one-half square feet of off-street parking area for every square foot of land to be covered by commercial buildings; also, subject, to the provision for a parallel service road of thirty (30) feet in width and any commercial buildings to be erected on the property must set back an additional twenty (20') feet from the respective rights-of-way of the Pulaski Highway service road and the Martin Boulevard. (Specific requirements in regard to this particular location will be supplied by Mr. Arma Chaney, of the District Office of the State Roads Commission, when application is made for access to the State right-of-way).

Charles H. Denny
Zoning Commissioner
of Baltimore County

It is Ordered by the Zoning Commissioner of Baltimore County, thisday of19..... 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 azone.

Zoning Commissioner of Baltimore County

Approved County Commissioners of Baltimore County

Date: May 19, 1949

John R. Hart
President

NOTICE OF HEARING PETITION FOR RECLASSIFICATION — IN DISTRICT
Pursuant to petition filed with the Zoning Commissioner of Baltimore County for change of reclassification from an "R-1" Residence Zone to an "E" Commercial Zone of the property heretofore described, the Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will cause a public hearing at the Zoning Office, in the Becker Building, located in Towson, Baltimore County, Maryland, on Monday, April 18, 1949, at 11:30 A. M.
In determining whether or not the following mentioned and described property should be changed or reclassified as aforesaid for Approval Commercial Use, to wit:
All that parcel of land at the northeast corner of Pulaski Highway and Martin Boulevard, in the 15th District of Baltimore County, running easterly, on the north-west side of Pulaski Highway 975.60', thence N 45° 24' west 32.45' to the southeast side of the Baltimore & Ohio Railroad right-of-way, thence S 47° 23' west 240.44' to the east side of Martin Boulevard and thence S 42° 37' east 219.96' to beginning. Being property of Geo. L. Mueller as shown on plot plan filed with the Zoning Department.
By Order of
CHARLES H. DENNY, Zoning Commissioner of Baltimore County. Apr. 14

OFFICE OF
THE BALTIMORE COUNTIAN
THE COMMUNITY NEWS THE HERALD-EXPOS THE COMMUNITY PRESS
Baltimore, Md. Catonsville, Md.
No. 1 Newburg Avenue April 9, 1949
THIS IS TO CERTIFY, that the annexed advertisement of Charles H. Denny, Zoning Commissioner of Baltimore County was inserted in THE BALTIMORE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for two successive weeks before the 18th day of April, 1949; that is to say the same was inserted in the issues of April 1 and 8, 1949.
THE BALTIMORE COUNTIAN
By: *P. M. Magor*
Editor and Manager.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY 1415
Towson, Maryland

District: 15 Date of Posting: April 8/49
Posted for: Commercial
Petitioner: Geo. L. Mueller
Location of property: on the northwest side of Pulaski Highway, Martin Boulevard
Location of sign: on the northwest side of Pulaski Highway 190-200-350-450' northwest of Martin Boulevard
Remarks: Boulevard
Posted by: Harry C. Catbourn Date of return: April 8/49

April 1, 1949

\$30.00

RECEIVED of George L. A. (Theatre Restaurant Co. Inc.) the sum of thirty (\$30.00) Dollars, being cost of petition for reclassification, advertising and posting of property, northeast corner of Pulaski Highway and Martin Boulevard, 15th District of Baltimore County.

Zoning Commissioner

Hearings
Monday, April 18, 1949
at 11:00 a.m.

PAID
APR 1 1949

BALTIMORE AND OHIO RAILROAD

BALTIMORE

THE BALTIMORE

N 47° 23' 10" E

535.60

RAILROAD RIGHT OF WAY LINE

940.24

404.64

N 47° 23' 10" E

947.03

600.00

309.26

STATE OF
MARYLAND

MARTIN BLVD

3913+ACRES

3101+ACRES

C75C

S 47° 22' 13" W 40.00

S 47° 22' 13" W

1512.8

S 42° 37' 47" E
2300

N 42° 37' 47" W
2300

344.32

S 47° 22' 13" W

RIGHT OF WAY LINE OF EXISTING PHILADELPHIA ROAD

440.00

704.42

75

BALTIMORE

RIGHT OF WAY OF EXISTING PHILADELPHIA ROAD AS SHOWN ON S.D.C. PLATS NO. 1348 & 1349

AMERICAN

PLAT 1348 PROPERTY OF
GEORGE L. MILLER
BALTIMORE COUNTY, MD.
BALTIMORE COUNTY, MD.

BY W. F. BROWN & SONS - BALTIMORE SURV. NO. 1348