

1570-2
#1570-2
IN THE MATTER OF
THE PETITION OF
ATLANTIC SEABOARD CORPORATION,
CONSOLIDATED GAS ELECTRIC LIGHT
AND POWER COMPANY OF BALTIMORE,
AND WILLIAM F. KURTZ AND
HARRIET C. KRAUS
BEFORE THE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY

PETITION FOR SPECIAL PERMIT

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

Atlantic Seaboard Corporation, Consolidated Gas Electric Light and Power Company of Baltimore and William F. Kurtz and Harriett C. Kraus hereby petition the Zoning Commissioner of Baltimore County, under the Zoning Regulations and Restrictions adopted by the County Commissioners of Baltimore County pursuant to Chapter 247 of the Acts of the General Assembly of Maryland of 1943, Chapter 877 of the Acts of the General Assembly of Maryland of 1945, Chapter 302 of the Acts of the General Assembly of Maryland of 1947, for certain permits and uses as provided under said regulations as follows:

1. A Special Permit for the construction, by Atlantic Seaboard Corporation, of a gas measuring station, including two masonry buildings approximately 26 feet x 50 feet x 18 feet, and 8 feet x 8 feet x 8 feet; and two tanks approximately 20 inches in diameter and 6 feet in height together with appurtenant and connecting outdoor piping, all of which structures and appurtenances are planned to be erected by said Atlantic Seaboard Corporation on a lot of ground situated in the Eighth Election District of Baltimore County, for the purpose of measuring and delivering natural gas to Consolidated Gas Electric Light and Power Company of Baltimore, which

1st of ground is outlined in red on the plat attached hereto and made a part hereof by reference and is more particularly described by metes and bounds as follows:

BEING for the same at a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said point of beginning also being at the beginning of the tenth or North 16 degrees 05 minutes East 236.7 feet line of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975 folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al, these running with and binding on parts of said tenth line as now surveyed by magnetic meridian of September 15, 1947 and in the macadam paving of the above mentioned Beaver Dam Road as now constructed North 39 degrees 10 minutes East 131.20 feet to a steel railroad spike now driven in said paving, thence leaving the above referred to tenth line and the Beaver Dam Road and running for lines of division the three following courses and distances, viz: South 73 degrees 05 minutes West 98.8 feet to a concrete monument now planned, South 16 degrees 55 minutes East 319.49 feet to a concrete monument now planned, and North 73 degrees 05 minutes East 150 feet to a steel railroad spike now driven in the said macadam of the Beaver Dam Road and in the ninth or North 10 degrees 59 minutes West 80 feet line of the aforementioned conveyance of a point distant North 16 degrees 55 minutes West 606.51 feet from the beginning of said ninth line, thence running with and binding on a part of said ninth line as now surveyed North 15 degrees 55 minutes West 126.49 feet to the point of beginning.

Containing 1.028 acres of land more or less.

SAVING AND EXCEPTING all of that parcel of land or right of way included in the above described outlines which by an agreement dated November 4, 1947 and recorded among the Land Records of Baltimore County in Liber T.B.S. No. 1663 folio 300 was conveyed by Harriett C. Kraus and William F. Kurtz to the County Commissioners of Baltimore County.

BEING a part of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975 folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al.

2. A Special Permit authorizing the construction by Consolidated Gas Electric Light and Power Company of Baltimore of a gas conditioning station consisting of a masonry building approximately 32 feet x 20 feet x

18 feet and a separate oil tank approximately 6 feet x 12 feet, together with appurtenant and connecting outdoor piping on a lot of ground situated in the Eighth Election District of Baltimore County, immediately adjoining the lot of ground described in paragraph 1 hereof, said land being outlined in blue on the plat attached hereto and made a part hereof by reference and is more particularly described by metes and bounds as follows:

BEING for the same at a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said point of beginning also being in the ninth or North 19 degrees 29 minutes West 80 feet line of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975 folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al, and also being distant as now surveyed by magnetic meridian of September 15, 1947 North 16 degrees 55 minutes West 308 feet from the beginning of said ninth line, thence running with and binding on said ninth line as now surveyed and in the macadam paving of the above mentioned Beaver Dam Road as now constructed North 16 degrees 55 minutes West 298.51 feet to a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said spike being distant South 16 degrees 55 minutes East 186.49 feet from the end of the above referred to ninth line, thence leaving said ninth line and the Beaver Dam Road and running for lines of division the three following courses and distances, viz: South 73 degrees 05 minutes West 150 feet to a concrete monument now planned, South 16 degrees 55 minutes East 298.51 feet to a concrete monument now planned and North 73 degrees 05 minutes East 150 feet to the point of beginning.

Containing 1.028 acres of land more or less.

SAVING AND EXCEPTING all of that parcel of land or right of way included in the above described outlines which by an agreement dated November 4, 1947 and recorded among the Land Records of Baltimore County in Liber T.B.S. No. 1663 folio 300 was conveyed by Harriett C. Kraus and William F. Kurtz to the County Commissioners of Baltimore County.

BEING a part of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975 folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al.

3. That the said William F. Kurtz and Harriett C. Kraus are the record owners of both of said tracts of land heretofore more particularly referred to in paragraphs 1 and 2 hereof, subject, however to a contract of sale of said two parcels of land in favor of Atlantic Seaboard Corporation and Consolidated Gas Electric Light and Power Company of Baltimore, dated September 2, 1947, and the said William F. Kurtz and Harriett C. Kraus join herein for the purpose of stating their ownership of said parcels of land and for the further purpose of requesting the granting of the Special Permits herein sought.

ATLANTIC SEABOARD CORPORATION

CONSOLIDATED GAS ELECTRIC LIGHT
AND POWER COMPANY OF BALTIMORE

By *William F. Kurtz*
Vice President

By *Harriett C. Kraus*
Vice President

By *William F. Kurtz*
Vice President

By *Harriett C. Kraus*
Vice President

William F. Kurtz

Harriett C. Kraus

William F. Kurtz

Harriett C. Kraus

PETITION FOR SPECIAL PERMIT

IN THE MATTER OF
Petition of
Atlantic Seaboard Corp.,
Consolidated Gas Elec.
Light & Power Co. of
Baltimore and Wm. F. Kurtz
and Harriett C. Kraus
For a Special Permit

To the Zoning Commissioner of Baltimore
Atlantic Seaboard Corporation, Consolidated
Gas Electric Light and Power Company of
Baltimore, William F. Kurtz and Harriett C. Kraus

Contract
hereby petition for a Special Permit, under the Zoning Regulations
and Restrictions passed by the County Commissioners of Baltimore
County, agreeable to Chapter 877 of the Acts of the General Assembly
of Maryland of 1943, for a certain permit and use, as provided
under said Regulations and Act, as follows:

A Special Permit to use the land (and improve same
or be erected thereon) hereinafter described for: Gas Measuring Station
and Gas Conditioning Station

All that two parcels of land in the Eighth District
of Baltimore County:

1. Beginning for the same at a steel railroad spike now driven in the macadam paving of the Beaver Dam Road, as now constructed, said point of beginning also being at the beginning of the tenth or N 49° 04' west 236.7 feet line of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975, folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al, these running with and binding on a part of said tenth line as now surveyed by magnetic meridian of September 15, 1947 and in the macadam paving of the above mentioned Beaver Dam Road as now constructed North 39 degrees 10 minutes East 131.20 feet to a steel railroad spike now driven in said paving, thence leaving the above referred to tenth line and the Beaver Dam Road and running for lines of division the three following courses and distances, viz: South 73 degrees 05 minutes West 98.8 feet to a concrete monument now planned, South 16 degrees 55 minutes East 319.49 feet to a concrete monument now planned, and North 73 degrees 05 minutes East 150 feet to a steel railroad spike now driven in the said macadam of the Beaver Dam Road and in the ninth or North 10 degrees 59 minutes West 80 feet line of the aforementioned conveyance of a point distant North 16 degrees 55 minutes West 606.51 feet from the beginning of said ninth line, thence running with and binding on a part of said ninth line as now surveyed North 15 degrees 55 minutes West 126.49 feet to the point of beginning. Containing 1.028 acres of land, more or less. SAVING AND EXCEPTING all that parcel of land or right of way included in the above described outlines which by an agreement dated November 4, 1947 and recorded among the Land Records of Baltimore County in Liber T.B.S. No. 1663 folio 300 was conveyed by Harriett C. Kraus and William F. Kurtz to the County Commissioners of Baltimore County.

PETITION FOR SPECIAL PERMIT

IN THE MATTER OF
Petition of
Atlantic Seaboard Corp.,
Consolidated Gas Elec.
Light & Power Co. of
Baltimore and Wm. F. Kurtz
and Harriett C. Kraus
For a Special Permit

To the Zoning Commissioner of Baltimore
Atlantic Seaboard Corporation, Consolidated

1. Beginning for the same at a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said point of beginning also being in the ninth or North 19 degrees 29 minutes West 80 feet line of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975 folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al, and also being distant as now surveyed by magnetic meridian of September 15, 1947 North 16 degrees 55 minutes West 308 feet from the beginning of said ninth line, thence running with and binding on said ninth line as now surveyed and in the macadam paving of the above mentioned Beaver Dam Road as now constructed North 16 degrees 55 minutes West 298.51 feet to a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said spike being distant South 16 degrees 55 minutes East 186.49 feet from the end of the above referred to ninth line, thence leaving said ninth line and the Beaver Dam Road and running for lines of division the three following courses and distances, viz: South 73 degrees 05 minutes West 150 feet to a concrete monument now planned, South 16 degrees 55 minutes East 298.51 feet to a concrete monument now planned and North 73 degrees 05 minutes East 150 feet to the point of beginning. Containing 1.028 acres of land, more or less. SAVING AND EXCEPTING all of that parcel of land or right of way included in the above outlines which by an agreement dated November 4, 1947 and recorded among the Land Records of Baltimore County in Liber T.B.S. No. 1663 folio 300 was conveyed by Harriett C. Kraus and William F. Kurtz to the County Commissioners of Baltimore County.

2. Beginning for the same at a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said point of beginning also being in the ninth or North 19 degrees 29 minutes West 80 feet line of that tract of land which by a deed dated July 2, 1936 and recorded among the Land Records of Baltimore County in Liber C.W.B.R. No. 975 folio 551 was conveyed by The Safe Deposit and Trust Company, Trustee, to Harriett C. Kraus, et al, and also being distant as now surveyed by magnetic meridian of September 15, 1947 North 16 degrees 55 minutes West 308 feet from the beginning of said ninth line, thence running with and binding on said ninth line as now surveyed and in the macadam paving of the above mentioned Beaver Dam Road as now constructed North 16 degrees 55 minutes West 298.51 feet to a steel railroad spike now driven in the macadam paving of the Beaver Dam Road as now constructed, said spike being distant South 16 degrees 55 minutes East 186.49 feet from the end of the above referred to ninth line, thence leaving said ninth line and the Beaver Dam Road and running for lines of division the three following courses and distances, viz: South 73 degrees 05 minutes West 150 feet to a concrete monument now planned, South 16 degrees 55 minutes East 298.51 feet to a concrete monument now planned and North 73 degrees 05 minutes East 150 feet to the point of beginning. Containing 1.028 acres of land, more or less. SAVING AND EXCEPTING all of that parcel of land or right of way included in the above outlines which by an agreement dated November 4, 1947 and recorded among the Land Records of Baltimore County in Liber T.B.S. No. 1663 folio 300 was conveyed by Harriett C. Kraus and William F. Kurtz to the County Commissioners of Baltimore County.

ORDERED by the Zoning Commissioner of Baltimore
County this 13th day of October, 1949,
that the subject matter of this petition be advertised in
a newspaper of general circulation throughout Baltimore
County and that the property be posted, as required by the
Zoning Regulations and Act of Assembly aforesaid, and that
a public hearing, thereon be had in the office of the Zoning
Commissioner of Baltimore County, Maryland, on the 4th
day of November, 1949, at 11:00 o'clock
A.M.

Charles H. ...
Zoning Commissioner
of Baltimore County

Upon hearing on a petition for special permit to use the property described in the within petition for a Gas Measuring Station and a Gas Conditioning Station and it appearing that by reason of location, the said petition should be granted, therefore:

It is this 16th day of November, 1949, ORDERED by the Zoning Commissioner of Baltimore County, that the said petition be granted, provided that the area of land to be used and the setbacks for any buildings or structures to be erected thereon be subject to the approval of the Buildings and Zoning Department.

Charles H. ...
Zoning Commissioner
of Baltimore County

RECORDED 21 1949

CERTIFICATE OF PUBLICATION

October 21 1949
TOWSON, MD.

THIS IS TO CERTIFY, That the annexed advertisement was published in THE UNION NEWS, a weekly newspaper printed and published in Towson, Baltimore County, Md., once in each of two successive weeks before the fourth day of November, 1949, the first publication appearing on the _____ day of _____, 1949.

The UNION NEWS
Manager.

NOTICE TO THE PUBLIC
The following is a list of the names of the persons who have been appointed to the various committees of the County Commissioners of Baltimore County for the year 1949. The names are listed in alphabetical order of the last name of the person. The names are: [List of names]

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

1570

District: 8 Date of Posting: Oct 20/49
Posted for: Gas Measuring & Conditioning Station
Petitioner: Gas & Elec Co
Location of property: West side of Beaver Dam Road 1900' south
of Lipton Ave
Location of Signs: 3 sign on west side of Beaver Dam Road
1950-2250-2350 south of Lipton Road or Ave
Remarks: _____
Posted by: Harry E. Guntz Date of return: Oct 20/49
Signature

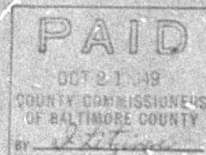
October 21, 1949

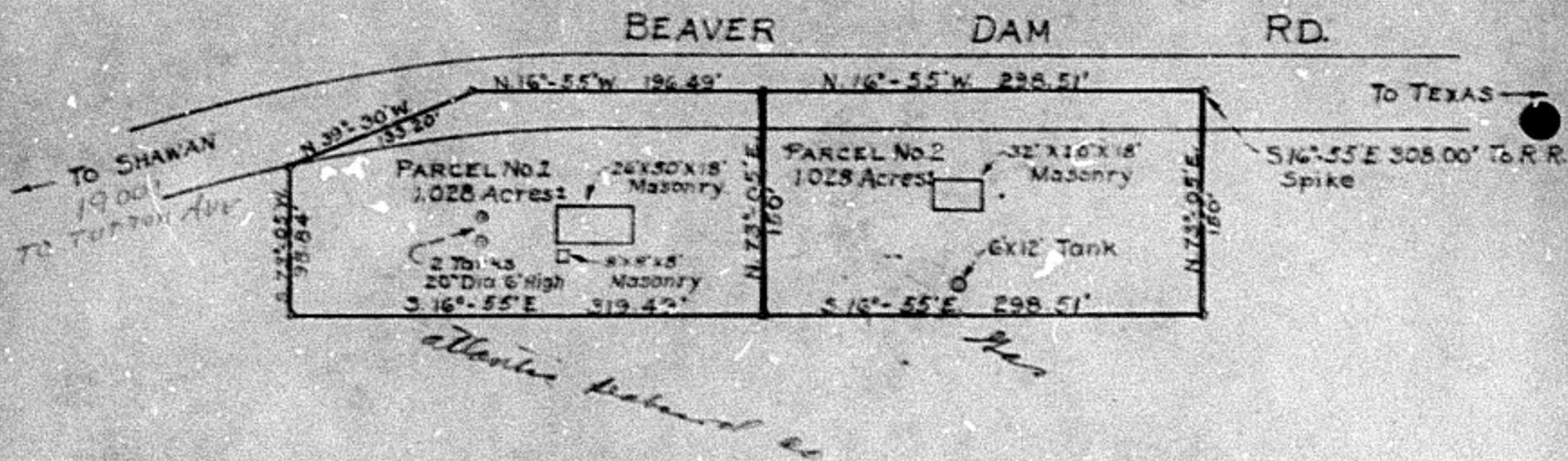
\$29.00 ✓

RECEIVED of Consolidated Gas Electric Light
and Power Company the sum of Twenty Nine (\$29.00) Dollars,
being cost of petition for special permit, advertising and
posting of property, west side of Beaver Dam Road, 8th
District of Baltimore County.

Zoning Commissioner

Hearing:
Friday, Nov. 4, 1949
at 11:00 A. M.





#1570-S
MAP
#8-C

Information from
LEO W. RADER
REGISTERED LAND SURVEYOR
REGISTRATION No. 1825

PLAT SHOWING PROPERTY
TO BE ACQUIRED FROM
WM F KURTZ & HARRIETT
C. KRAUS
EIGHTH DISTRICT BALTO CO MD.
Scale 1"=100' Sept 27, 1949