

ORDERED by the Zoning Commissioner of Baltimore County this 7th day of December, 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 27th day of December, 1949, at 10:00 o'clock A.M.

Charles D. Perry
Zoning Commissioner
of Baltimore County

Upon hearing on petition for special exception to the Zoning Regulations, set forth in the petition, and it appearing that said exception would result in practical exception to said Regulation to permit a minimum front setback of 25 feet from the front property line, and without substantial injury to public health, safety, morals and the general welfare, therefore:

It is this 27th day of December, 1949, ORDERED by the Zoning Commissioner of Baltimore County that for an exception to the Zoning Regulations, be and the same is hereby granted applicable to that portion of the property facing on the south side of Locustvale Road.

Charles D. Perry
Zoning Commissioner
of Baltimore County

PETITION FOR EXCEPTION TO ZONING REGULATIONS

IN THE MATTER OF
PETITION OF
LOCKESLEY HALL COMPANY, INC.,
BEFORE THE
ZONING COMMISSIONER
OF BALTIMORE COUNTY

For Exception to the Zoning Regulations
To the Zoning Commissioner of Baltimore County

LOCKESLEY HALL COMPANY, INC.,
Legal Owner
of the property hereinafter described hereby petitions for an
exception to the Zoning Regulations of Baltimore County.

The Zoning Regulations to be excepted is as follows:
Section 5, 1/4" Residence Zone, sub-sec. 2, Minimum Front Yard.
Apartment buildings erected upon lots fronting on streets,
roads, and highways 66' or less in width shall be set back
55' from the center of the street, road, avenue, or highway.

The Reason for Exception: To permit a minimum front yard
set-back of 25 feet from the front property line which request for a
change of set-back is brought about by reason of construction of apart-
ment buildings to be erected on said property, said exception being
only applicable to that portion of the property facing on the south
side of Locustvale Road, laid out 50' wide.

Property situate: South side of Locustvale Road, 9th District
of Baltimore County, between Southern Road and Dolans Valley Road.

LOCKESLEY HALL COMPANY, INC.

By *Thomas M. Gentrus*
Thomas M. Gentrus, President

Witness
Union News Building

LOCKESLEY HALL COMPANY, INC.
3 S Locustvale Road, Bet. Southern
and Dolans Valley Road, 9th Dist.

1605

NOTICE OF PUBLIC HEARING
The public is hereby notified that the subject of the petition for special exception to the Zoning Regulations of Baltimore County, Maryland, filed by the Lockesley Hall Company, Inc., is to be heard at a public hearing to be held at the office of the Zoning Commissioner of Baltimore County, Maryland, on the 27th day of December, 1949, at 10:00 o'clock A.M.

REC'D DEC 19 1949

CERTIFICATE OF PUBLICATION

TOWSON, MD., Dec. 16, 1949
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 twenty-seventh day of December, 1949, the first publication appearing on the 14th day of December, 1949.

W. H. Hays
The UNION NEWS
Manager.

1605

December 7, 1949

RECEIVED of James D. G. Thomas, Attorney for Lockesley Hall Company, Inc., the sum of twenty (\$20.00) dollars being cost of petition for exception to the Zoning Regulations, advertising and posting of property on south side of Locustvale Road, 9th District of Baltimore County.

Zoning Commissioner

Meeting
Tuesday, Dec. 27, 1949
at 10:00 A.M.

PAID
DEC 7 1949
COUNTY COMMISSIONERS
OF BALTIMORE COUNTY

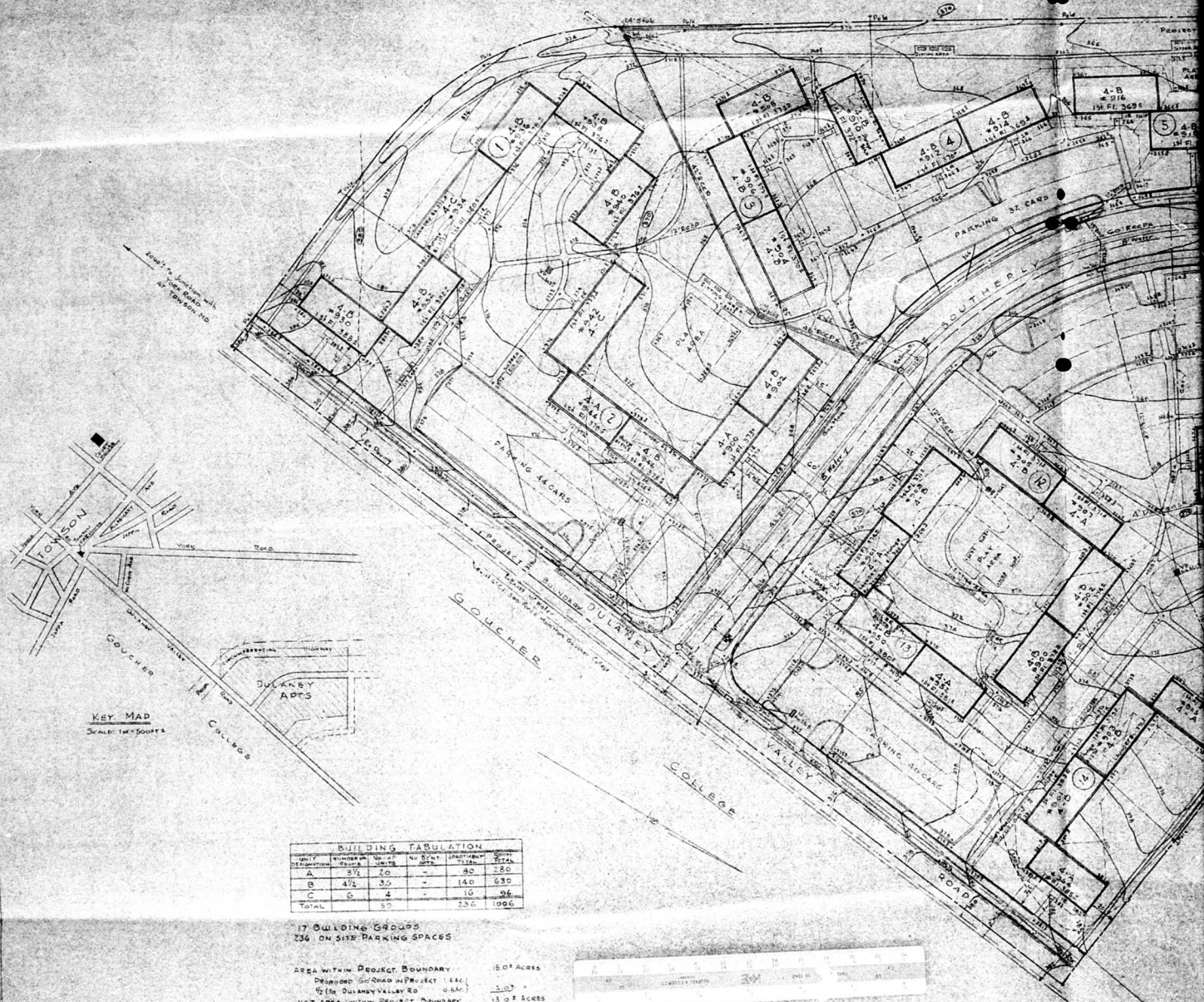
CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

Date of Posting 12/16/49
Petitioner: Lockesley Hall Company, Inc.
Location of property: 3 S Locustvale Rd. bet. Southern & Dolans Valley Rd.
Location of Sign: Same
Remarks: None
Posted by: *W. H. Hays*
Date of return: 12/16/49

APPROVED PLAN

CIRCUMFERENTIAL

(PROPOSED)



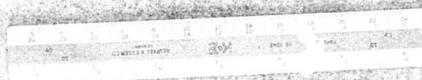
BUILDING TABULATION					
UNIT	NUMBER OF UNITS	NO. OF BDRS	NO. OF BATHS	NO. OF GARAGES	NO. OF CARSPACES
A	312	120	80	120	360
B	475	300	140	140	630
C	6	4	10	10	26
Total	893	424	230	270	1016

17 BUILDING GROUPS
236 ON SITE PARKING SPACES

AREA WITHIN PROJECT BOUNDARY 15.07 ACRES
DEVELOPED ON QUAD IN PROJECT 122
1/2 IN DULAND VALLEY RD 0.64 AC
NET AREA WITHIN PROJECT BOUNDARY 13.07 ACRES

DENSITY:
PER GROSS AREA (1544) 15.9 FAMS PER ACRE
PER NET AREA (17.844) 18.3

BUILDING DIMENSIONS (OVERALL):
UNIT A 55'-0" x 18'-0" 1 REPAIR
UNIT B 65'-0" x 30'-0" 2
UNIT C 57'-0" x 30'-0" 3

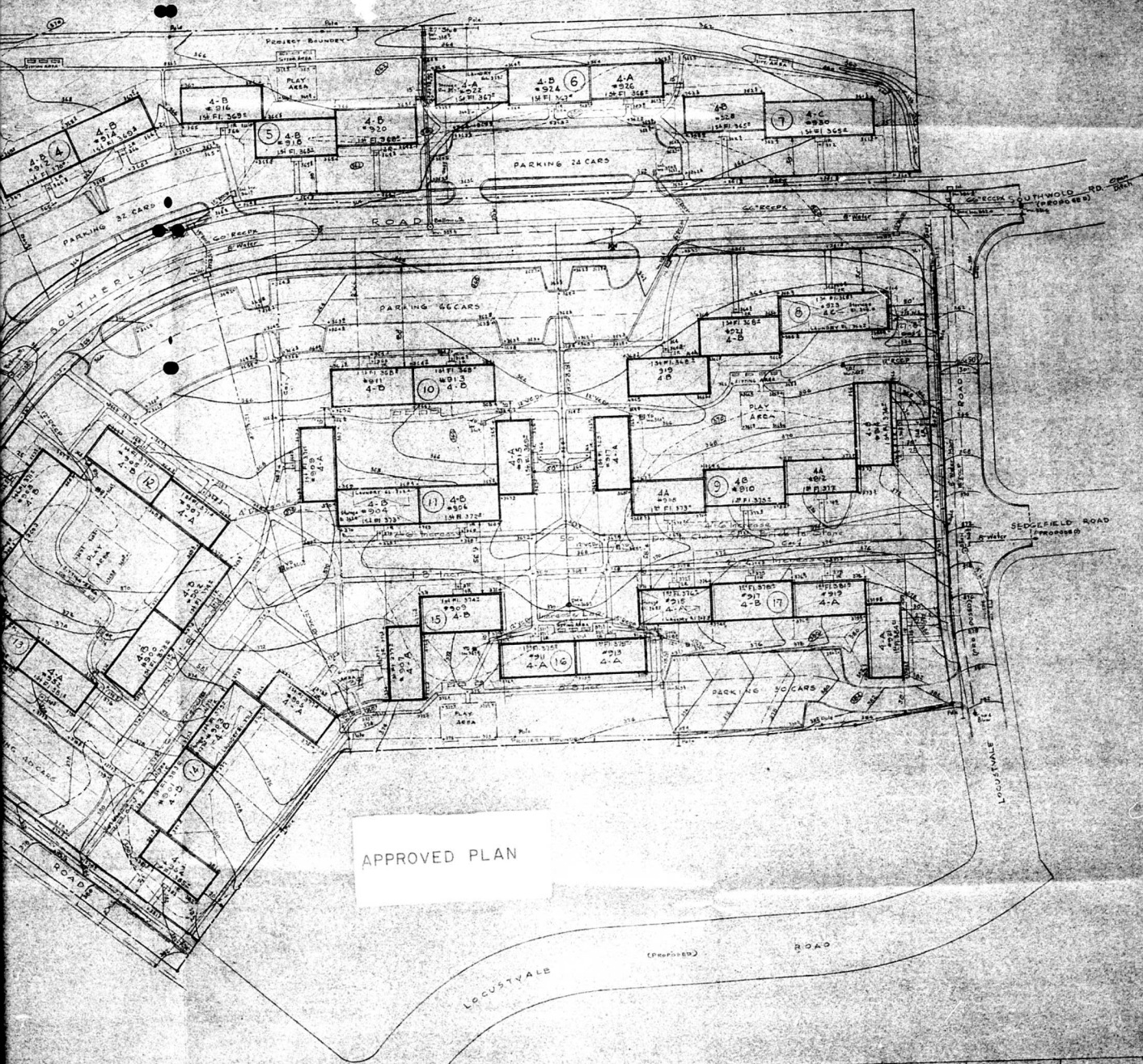


NOTE:
CONTAINS INTERVALL 125
EXISTING GROUND CONTAINS THIS
PROPOSED GROUND CONTAINS THIS
* SANITARY SEWER - PROPOSED 60 FT ROAD LINE
DESIGNED BY MORGAN
NEW BLDG. LOCATIONS SHOWN THIS

ENTIAL

(PROPOSED)

HIGHWAY



APPROVED PLAN

Job #	GRADING PLAN		
Nov. 18, 1943	DULANEY VALLEY APARTMENTS, INC.		
Sheet	BALTIMORE COUNTY, MD.		
S-1a	SCALE: 1" = 40' REVISED Nov. 15, 1943		
CP	S. W. STEPHENS, JR. 427 NATIONAL BUILDING & CONSTRUCTION ENGINEERS AND ARCHITECTS BOSTON - BOSTON		