

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County—

I, or we, Edgar J. Barnes legal owner, of the property situate

on the south side of Edmondson Avenue, Extended, in the 1st District of Baltimore Co., beginning 3003 feet west of Rolling Road, thence westerly, on the south side of Edmondson Ave., 300 feet, thence S 27° W 381 feet; thence N 68° 30' west 297 feet and thence N 26° 30' east 361.6 feet to beginning.

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

Zoning Law of Baltimore County, from an Industrial zone to a Commercial zone.

Reasons for Re-Classification: Industrial zone is too large for the property.

Size and height of building: front _____ feet; depth _____ feet; height _____ feet.

Front and side area of building from street lines: front _____ feet; side _____ feet.

Property to be posted as prescribed by Zoning Regulations.

I, Edgar J. Barnes, 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.

Edgar J. Barnes
Ellicott City
Route 2 Md
Legal Owner
Address _____

ORDERED BY The Zoning Commissioner of Baltimore County, this _____ day of

February, 1950, 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 hereon be had in the office of the Zoning

Commissioner of Baltimore County, in the Reckord Bldg. in Towson, Baltimore County, on the _____

10th day of March, 1950, at _____ o'clock A. M.

Zoning Commissioner of Baltimore County
(over)

WILLIAM H. LEHR
SPECIAL AGENT
JOHN W. LEHR
SPECIAL AGENT
THOMAS H. LEHR
SPECIAL AGENT
GEORGE P. SMITH JR.
SPECIAL AGENT

DEPARTMENT OF EDUCATION
BUSINESS DIVISION
THREE EAST 25TH STREET
BALTIMORE 18, MARYLAND

March 13, 1950

The Honorable Charles H. Doig
Zoning Commissioner of Baltimore County
Reckord Building
Towson, Maryland

Dear Commissioner Doig:

On March 14th, 1950, I wrote your Honor in connection with a petition filed by Mr. Edgar J. Barnes to re-classify the property of Mr. Barnes located on the south side of Edmondson Avenue beginning 3003 feet west of Rolling Road. In my letter I indicated that Mr. Barnes had expressed his interest in selling the property to the city and that the City Board of School Commissioners would consider the matter at its next meeting.

The Board of School Commissioners at its meeting on March 16th, 1950, authorized the City Real Estate Agent to negotiate with Mr. Barnes for the acquisition of the property in question.

We shall appreciate it if a decision on the petition to rezone this property is deferred until the outcome of our negotiations are determined. If our negotiations are successful, we, of course, could be interested in preserving the residential character of the neighborhood, and would ask that the petition be withdrawn.

To appreciate the cooperation we have received from your Board and from Mr. Barnes in connection with our interest in this property.

Very truly yours,

Wesley N. Dorn
Wesley N. Dorn
Special Assistant

WHD:b

CC: Mr. Edgar J. Barnes
Mr. John W. Lewis
Mr. William H. Lehr

WILLIAM H. LEHR
SPECIAL AGENT
JOHN W. LEHR
SPECIAL AGENT
THOMAS H. LEHR
SPECIAL AGENT
GEORGE P. SMITH JR.
SPECIAL AGENT

DEPARTMENT OF EDUCATION
BUSINESS DIVISION
THREE EAST 25TH STREET
BALTIMORE 18, MARYLAND

March 14, 1950

The Honorable Charles H. Doig
Zoning Commissioner of Baltimore County
Reckord Building
Towson, Maryland

Dear Mr. Doig:

On Friday, March 10, 1950, at 10 a.m. a hearing was held before your Honor pursuant to a petition filed by Mr. Edgar J. Barnes to re-classify the property of Mr. Barnes located on the south side of Edmondson Avenue beginning 3003 feet west of Rolling Road. As brought out in the hearing, the location of Mr. Barnes' property is not an industrial site but rather a piece of property formerly known as the Morning Star Lodge #2, Nat. Progressive Order of Old Fellows of Baltimore Co. Cemetery.

When I appeared at the hearing to represent the Baltimore City Department of Education, we were not aware of the fact that Mr. Barnes' property is the former cemetery site and that our property formerly known as the Bragg home, surrounds Mr. Barnes' property on three sides. We appreciate your cooperation in deferring decision on the re-zoning petition in light of the facts brought to our attention at the hearing.

Mr. Barnes came to the City Department of Education office following the hearing and discussed with Mr. John W. Lewis, Assistant Superintendent and Mr. William H. Lehr, Director of School Facilities, the possibility of selling his property to the City for inclusion in the site which we now have at that location for a school for colored boys.

The question of the acquisition of Mr. Barnes' property would require formal action by the City Board of School Commissioners and the matter is being taken up by this Department to determine what action is to be taken.

Very truly yours,

Wesley N. Dorn
Wesley N. Dorn
Special Assistant

WHD:b

CC: Mr. Edgar J. Barnes
Mr. John W. Lewis
Mr. Lehr

NOTICE OF ZONING PETITION FOR RECLASSIFICATION
To All Whom It May Concern:
I, the Zoning Commissioner of Baltimore County, do hereby give notice that a petition for reclassification of property from an "Industrial" zone to a "Commercial" zone has been filed with me by Mr. Edgar J. Barnes, of Baltimore County, Maryland, who is the owner of the property described in the petition. The petition is for the reclassification of the property located on the south side of Edmondson Avenue, beginning 3003 feet west of Rolling Road, thence westerly, on the south side of Edmondson Avenue, 300 feet, thence S 27° W 381 feet, thence N 68° 30' west 297 feet and thence N 26° 30' east 361.6 feet to the place of beginning. By order of the Board of School Commissioners of Baltimore County.
Feb. 17-21

RECD FEB 18 1950 OFFICE OF
THE BALTIMORE COUNTIAN
THE COMMUNITY NEWS
Baltimore, Md.
THE HERALD-ARGUS
Catonville, Md.
No. 1 Newburg Avenue CATONVILLE, MD.

February 17, 1950

THIS IS TO CERTIFY, that the annexed advertisement of Charles H. Doig, 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 2 successive weeks before the 25th day of February, 1950, that is to say the same was inserted in the issues of February 17-24, 1950.

THE BALTIMORE COUNTIAN

By Paul S. Morgan
Editor and Manager.
R.A.

NO PLAT
IN
THIS FOLDER

PETITION FOR ZONING RECLASSIFICATION

Location - S. S. Edmondson Avenue extended, 3003' W. of Rolling Rd., 1st Dist.

Present Zoning - "M" Residence Proposed Zoning - "C" Commercial

Date Received - February 23, 1950 Date of Reply - March 9, 1950

The applicant requests rezoning of approximately 300 feet of frontage with a depth of 101 feet on the south side of the Baltimore National Pike (Edmondson Avenue extended). Three other petitions have been considered within the past year in the immediate area. Petition #131-3, in fact, actually covered a portion of this same property. In this case the Zoning order stated that rezoning of this petition for urban camp would be detrimental to the safety, morals, and the general welfare of the community due to its proximity to the George Bragg School for boys. We feel that this same area would not be suitable for commercial zoning inasmuch as there is little restriction upon what kind of commercial activity might be undertaken in this property.

As with all other petitions along the National Pike, we feel that extreme care must be taken to assure that the commercial development does not to a major degree lessen the traffic capacity of the highway inasmuch as a considerable public investment is represented in the construction of such highways. We feel that the situation interference is caused from commercial zoning is limited to those areas where adequate access is available to and from both lanes of the dual highway. This does not appear to be true in this case since there are no intersections in this vicinity.

Paul S. Morgan
Paul S. Morgan
Baltimore County Planning Commission

cc: Charles H. Doig

Feb. 6, 1950

\$23.00

RECEIVED by Edgar J. Barnes the sum of Twenty Three (\$23.00) dollars, being cost of advertising.

petition for reclassification and posting of property on Edmondson Ave. N. 24, 1st District of Baltimore County.

Zoning Commissioner

Revised:

Friday, March 10, 1950

at 10 A. M.

PAID
FEB 24 1950
COUNTY CLERK
BALTIMORE COUNTY

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

1662

District _____ Date of Posting Feb. 24/50

Posted for: A to C

Petitioner: Edgar J. Barnes

Location of property: South side of Edmondson Ave. East d.

3003' west of Rolling Road

Location of Sign: South side of Edmondson Ave.

3003-3175' west of Rolling Road

Remarks: _____

Posted by: Harry C. Bartlett Date of return: Feb. 24/50

Signature