DATON J. RICHTON.

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WE
HOARD OF EXHIBIT APPARE

OF BALTIMORE COUNTY

LAW

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PAULINE PAULINE PAULINE

of Sh

The action of the Board to the above-entitled action is affirmed, it being understood, however, that the puttlement have agreed that the prettine of the property freeding on the north side of Shalbourne Board accepted from the realizatification shall run back to a depth of 150 freet and not for 155 feet as provided in the notation of the Board of Strate Presents.

July 18, 1952

John H. Contrus, Judge

future expansion of a sufficient size to accommodate the children from a 600 family project of this type.

(3)

The granting of the Petitions will not adversely affect the health, safety, morals, and general welfare of the community; and the Foard will, therefore, sign an Order affirming, impart, the Order of the Zoning Commissioner in granting the Petitions of Charles L. Sands, Louis J. Sands, and Marie Callup, as well as Edward R. Gross and Tauline Gross, reclassifying the properties from an "A" Residence Zone to a "C" Residence Zone, with exception of that portion of the properties fronting on the North side of Shelbourne Road to a depth of I25 feet which shall remain in its present classification, and prowiding that no garden-type spartments be erected on the reclassified area prior to the erection of cottages on the North side of Shelbourne Road, but that both type buildings, in their respective areas, be erected concurrently; and said reclassification is subject, further, to the filing of a plan with the Zoning Department, approved by the Baltimore County Planning Commission and the Chief Engineer of the Department of Public Works of Baltimore County, making provisions, among other things, for the following:

- I. Adequate recreational and play areas.
- Adequate rights-of-way for roads and public illities.
  - Adequate off-street parking.

Chairman	
Board of Zoning Appeals of Saltimore County	

RE: PETITIONS FOR REGLASSIFICATION FROM AN ARCHITECTS LOWE TO A "O" REGISTRENCE AND REGISTRENCE (Formerly Midden Choice Lame), Thirteenth District.—Chas. I. Sanda, Jouis J. Sanda and Marie Gallup as to tract one; and Ebrard A. Grossand Pauline Gross as

The appeal in the above entitled matter coming on for hearing before the Board of Zoning Appeals of Baltimere County on Adly 12, 1951 from chores of the Zoning Commissioner of Baltimere County, dated May 8, 1951, granting the Petitions for Becksesification of property described therein, from an "A" Balddence Zone to a "O" Balddence Zone; and it appearing from the facts and evidence addited that the granting of the Petitions would not be detrimental to the bealth, zafety, morely, and general welfare of the community as to trasts one and two, therefores

It is this \*/ day of August, 1951, Ordered by the found of Inning Appeals of Baltimore County that the Order of the 'Goning Conductioner of Baltimore County reclassifying the property from an '%' haridence Inne to a 'W' haridence Lone, be and the same is breeky affirmed, excepting that portion frowting on the Borth side of Galtimore Band to a depth of 195 feet, and providing, that no garden-type sparismins be prested on that portion re-classified prior to the erection of entages on the Borth side of Brethourse Head, but that bent type builtings, in their respective areas, he erected concurrently; and and reclassification of Brethourse Head, but that then type builtings, in their respective areas, he erected concurrently; and and reclassification of the Obsert and, but the best type the Bulliner County Phanting Consission and the Obsert Degartement of Public Works of Bulliner County making provisions, among other things, for the followers.

Adequate recreational and play areas.
 Adequate rights of way for roads and public utilities.

## Petition for Zoning Re-Classification

1881 84

To The Zoning Commissioner of Baltimore County:-

## 13th DISTRIC

## "MAIDEN MANCE"

All that lot or parcel of ground situated and lying in the 13th Election District of Baltimore County and described as follows, to wit:

BEGINNING for the same at the beginning of a parcel of land conveyed by Martin Hedian and wife, and William A. Stewart to Roderick Arnold, and running thence with and bounding on part of the first line of said onveyance south forty-six degrees and forty minutes west four and six tenths perches thence running and bounding reversely on a line across the whole parcel conveyed as above mentioned to Arnold, south fifty-three and three-fourths degrees east seventy-one and five tenths perches more or less, then running for line of division north forty-two and three-fourths degrees east sixteen and four tenths perches more or less to the outline of Welch's land, then bounding thereon north forty-seven degrees and twenty minutes went eighty-seven and three tenths perches more or less, thence bounding on outline of parcel of land conveyed by Hedian and wife and Stewart to Arnold the following courses and distances, vis: South forty-two and one-quarter degree west twenty-two and eight tenths perches, south fifty-one and a half degrees east seventeen and six tenths perches to the place of beginning. Compaining eleven and eight tenths acres more or less. BEING a portion of the same lot of ground which by deed bearing date of February 9th, 1907 and recorded among the land records of Baltimore County in Liber N.S.M. No. 250, folio 474 &c., was conveyed by Harry E. Mann, Attorney, to George H. Gross.

Zoning Commissioner of Baltimore Count

3. Adequate off-street parking.

Approved:	
County Commissioners of Baltimore County	
President	Chairman
Date	Board of Zoning Appeals of Baltimore County

Control in the form the control of the control is flooring armini, and manifold in the first and williams at the control of th

all blue lot or pared of ground whiched man lying in the light Energingerher or maisteners county and contribut as follows, to wist

hereby petition that the noning status of the above described property be re-classified, purcount to the Son Zoning Law of Inhilmore County, from an \_A^\_classs \_\_mose to an \_B^\_classs \_\_mose to an \_B^\_classs \_\_mose to an \_B^\_class \_\_mose of an \_B^\_clas

Size and height of buildir g: front. 16. feet; depth. 25. feet; height 27. feet.

Front and side set backs of building from street lines; front. 25. feet; side. 25. feet.

Property to b. 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 Battimore County adopted pursuant to the Zoning Law for Baltimore County.

Microraed R. Sand

Description Militaries legislatures

Legislatures

Address \$2.7 Hoteloopiers, March Sond

Baltimore \$3.0 Med.

ORDERED by The Zening Commissioner of Baltimore County, this. 27th. day of

10.50, that the subject matter of this petition be advertised, as required by the "Enoing law of Bhilismer County," in a new spacer of general circulation throughout Bhilismer County, that property is posted, and that the public hearing berom be had in the office of the Zeninsinius of Bhilismer County, to the Beckerd Hidg. in Towns, Bhilismer County, on the 1.00 of the County is the Beckerd Hidg. in Towns, Bhilismer County, on the 1.00 of the 1.0

19.50 at o'clock Pa. M.

Long Commissioner of Baltimore County

OPINION OF THE SOARD OF ZONING APPEALS OF BALTIMORS

This is an appeal by Berten J. Richter, Robert C. Ennole, Marie R. Zonofe, and Lee Chapman from the Coders of the Conting Control and Coders of the Conting Control and Coders of the Coders Coder to the Coders of the Coders of the Coders Coder Coders Coder Coders Coder

The property which is the subject of these Petitions is on the Northwest side of Shelhourne Road, adjoining the apartment project known as "Restland Cardens."

The expansion of industrial projects has crought about a great influx of deferes workers and other type employees as well as at the Prienchish Airport industrial development. The proper and legical place for garden-type sportments, to be consistent with the nonlar proplations and decisions, is to place them in a neighborhood of like classification, such as is the case here. Testinony in the case off not reveal that the increased housing units which came any serious traffic haard, aspecially in view of the fact that the County has planned to widen inform Charles the leading to Million Jermey and, furthernore, Westland Fouleward when extended in the Noterly direction through this project will lighten the referred as a few parts of the county of the c

There are adequate public utilities of sufficient capacity to take care of the increased population, including reverage, the lines of unich are already laid on the streets leading Doublestry from Subherone Road. An Elemantary School is now in process of erection with plans providing for

Augustine J. Muller, Esq. Zoning Commissioner Re: Petition for Reclassification from "A" Residence Zone to "O' Residence Zone - N.W. Shelbour Road or Baiden Choice Lane, II District Edw. J. and Lorraine S. Brannan,

Petition for Reclassification from "A" Residence Zone to "C" Residence Zone to "C" Residence Zone - N.W. side of Shelbourne Roi (formerly Maiden Choice Line)
Ijth District Chas, L. Sends,
Louis J. Sands and Marie Gallup,

Petition for Reclassification from "A" Residence Zone to """ Residence Zone - Property situate ITO feek N.W. of Shelbourne Road opposite Grey Stone Road, ITD histrict.
Edward R. and Paulice Gross.
Petitioners

Mr. Commissione

Please onter appeals from your decisions of May 8th, 1951 in t behalf of Barton J. Richtor, Robert C. Kanode and Marie H. Kanode, ab entitled matters, and forward the record to the Board of Zoning Appea

Attorney for Appellants

Dated May 18th, 1967

The property which is the subject of this petition is one of three under consideration in the area west of Shelbourne Road adjoining the apartment project known as "Westland Gardens". It is readily accessible to the instant classes located along the Washington Soulevard and the Saltimore of the one of the continuous c

It appears that the public utilities in this area are of sufficient capacity to take care of the increased population with 1s contemplated. The sewerge already laid in the streets leading southeasterly from Shelbourne Road. The water pressure in this area is sufficient to meet the additional requirements necessitated by this development.

tates of this Gereaugument. It is not felt that the addition of 600 housing units will cause a traffic problem in this area. The County has plans for the widening of Waiden Choice Insepared to the County has plans for the widening of Waiden Choice Insepared to the County of the Waiden Choice Insepared to County has been completed. In addition, Weaklend Boulevard is planned to continue in a westerly direction through this project, which will lighten the load on existing shelbourne Road which will lighten the load on existing shelbourne Road to Southwestern and Washington Boulevard, it is that the present road system will not be overburdened.

There is now under construction in the immediate neighborhood a twelve room elementary school. This school has been planned so that twelve rooms can be added for future expansion. These additional 12 rooms should accommodate the children from a 600 family project such

Due to the recent growing need for additional housing for persons employed in the expanding industrial areas in the Altreeten District and for the projected industrial development in the vicinity of the Friendship Airport, the availability of unter and saver facilities, the sufficiency of reads in this area and the feasibility of a substitution of reads in this area and the feasibility of the sufficiency of reads in this area and the feasibility coming commissioner that multiple type housing should be allowed to extend westward to the Spring Grove property and that the reclassification of this property. If FART, from an "A" Residence Zone to a "C" Residence Zone would not allowed to the sufficient to the health, safety and the general welfare the from the Little to resid an "A" Residence Zone

being the frontage on the north side of Shelbourne Road to a depth of 125 feet.

to a supern of retrievant to the state of th

- 1. Adequate school and recreational and play
- Adequate rights-c?-way for roads and public utilities.
- 3. Adequate off-street parking.

Zoning Commissioner of Baltimore County

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY /884 Towson, Maryland

Date of Porting Jan 5/50 Posted for: a to C Petitioner Edw R. Bross Lection of presery 120 feet N. W. of Shelbourne Road, off.

Loud & Start Luga on A West of Shellowine Read

Posted by Itarry & Gartside Date of return: Jan 5/02.

October 22, 1951

RECEIVED or Michael Paul South, Atterway, the sun of \$18.10 being cost of certified cepies of petitions property on Shelbourne Road, 13th District of Bal'Amere de and Gross, patitiomers.

Zoning Constantener

OFFICE

THE BALTIMORE COUNTIAN 1 18 844 THE COMMUNITY NEWS Reinferstown, Md.

NOTICE OF ZONING PETITION FOR RECLASSIFICATION 11 before Pursuant to petition filed with the Buildings and Zoning Department of Buildings County for change or reclassification, from an A'R Residence Zone to a "D' Resident

THE COMMUNITY PRESS THE HERALD-ARGUS REDD DEC 5 CATONSVILLE, MD.

No. 1 Newburg Avenue

1950

December 9, 1950

THIS IS TO CERTIFY, that the annexed advertisement of Charles H. Dong, Zoning Commissioner of Ballimore 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 9th day of December, 1950, that is to say the same was inserted in the issues of

December 1 and 8, 1950.

THE BALTIMORE COUNTIAN

By P. J. Morgan Editor and Manager.

MICROFILMED

