

RE: PETITION FOR RECLASSIFICATION FROM AN
"A" RESIDENCE ZONE TO AN "A" COMMERCIAL
ZONE, 10 to 12 Windsor Mill Road, 150
ft. N. E. Richmond Ave., 2nd Dist.
Lansel Timber Co., Petitioner

Pursuant to petition, posting of property, and public hearing on the above petition and it appearing that by reason of location, but the extension southeasterly of an existing commercial zone, it appearing that the granting of the northeastward 150 feet for commercial use to the proposed 50 foot road would be sufficient to take care of the road in the proposed development, the reclassification in PARC should be had, the part to be reclassified, being described as follows:

Southeast side of Windsor Mill Road, beginning 111.5 feet southeast of Pine Ave., thence southeasterly, binding on the northeast side of Windsor Mill Road, 150 feet; thence binding on the northeast side of the proposed 50 foot road, 160 feet; thence southeasterly on the south side of a proposed 20 foot alley, 137 feet and thence southeasterly 160 feet to beginning.

This reclassification is subject to the filing of a plan approved by the Baltimore County Planning Commission, providing a sufficient setback from Windsor Mill Road for any buildings to be constructed and also providing two and one-half square feet of on-street parking area for every square foot of land to be covered by commercial buildings.

It is ORDERED by the Zoning Commissioner of Baltimore County this 10th day of November, 1951, 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 "A" Residence zone to an "A" Commercial Zone.

[Signature]
Zoning Commissioner
of Baltimore County

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 2nd
Date of Posting: 11-1-51
Posted for: Samuel L. Lansel, Jr. to an "A" Commercial Zone
Petitioner: Samuel L. Lansel, Jr.
Location of property: M. E. Side Windsor Mill Road, 150 ft. northwest of Richmond Ave., etc. See plat.
Location of Signs: M. E. Side Windsor Mill Road on sign 200 ft. the other 400 ft. northwest of Richmond Ave.
Remarks: George A. Hammond
Posted by: George A. Hammond
Date of return: 11-1-51

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County

I, or we, Samuel L. Lansel, Jr. legal owner... of the property situate in 2nd Election District of Baltimore County, State of Maryland and described as follows to wit:
Beginning for the same on the northeast side of Windsor Mill Road at the distance of 150 feet northwesterly from the corner formed by the intersection of the northeast side of Windsor Mill Road with the northeast side of North 5453rd West 500 feet and thence leaving said Windsor Mill Road and running the three following courses and distances viz: North 3750' East 160.10 feet to the southeast side of a proposed 20 foot alley, South 5453' East, binding on the southwest side of said Alley, 500 feet and South 3750' East, binding to the place of beginning.
Reserving from the above described lot a 10 foot strip of land laid out adjacent to the northeast side of said Windsor Mill Road for the future widening thereof and an unnamed 50 foot Road as shown on a plat prepared by Dolbenberg Brothers dated August 7, 1951 and attached hereto.

herby petition that the zoning status of the above described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an "A" Residence zone to an "A" Commercial zone.

Reasons for Re-Classification: Approved Commercial Use

Size and height of building: front... feet; depth... feet; height... feet.
Front and side set backs of building from street lines: front... feet; side... feet.

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.

[Signature]
Legal Owner
Address: Baltimore, Md. 7th & North 5th

ORDERED by The Zoning Commissioner of Baltimore County, this 12th day of October, 1951, 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 Beckford Bldg., in Towson, Baltimore County, on the 12th day of November, 1951, at 10:00 o'clock A. M.

11/3
10 A M

[Signature]
Zoning Commissioner of Baltimore County

CERTIFICATE OF PUBLICATION

TOWSON, MD., Nov. 2, 1951.
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 12th day of November, 1951, the first publication appearing on the 26th day of Oct. 1951.

The UNION NEWS
[Signature]
Manager.

NOTICE OF PENDING PETITION FOR ZONING RECLASSIFICATION
Proposed to petition filed with the Zoning Commissioner of Baltimore County, State of Maryland, and described as follows to wit:
Beginning for the same on the northeast side of Windsor Mill Road at the distance of 150 feet northwesterly from the corner formed by the intersection of the northeast side of Windsor Mill Road with the northeast side of North 5453rd West 500 feet and thence leaving said Windsor Mill Road and running the three following courses and distances viz: North 3750' East 160.10 feet to the southeast side of a proposed 20 foot alley, South 5453' East, binding on the southwest side of said Alley, 500 feet and South 3750' East, binding to the place of beginning.
Reserving from the above described lot a 10 foot strip of land laid out adjacent to the northeast side of said Windsor Mill Road for the future widening thereof and an unnamed 50 foot Road as shown on a plat prepared by Dolbenberg Brothers dated August 7, 1951 and attached hereto.

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of

the above re-classification should be had

It is Ordered by the Zoning Commissioner of Baltimore County this... day of

19... that the above described property or area should be and the same is hereby reclassified, from and after the date of this order, from a... zone to a... zone.

Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of

the above re-classification should NOT be had

It is Ordered by the Zoning Commissioner of Baltimore County, this... day of

19... 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 a... zone.

Zoning Commissioner of Baltimore County

Approved
County Commissioners of Baltimore County

Date: 10/2
By: *[Signature]*
President

October 26, 1951

\$23.00 RECEIVED of
Lansel Timber Company the sum of Twenty Three
(\$23.00) Dollars, being cost of petition for reclassification,
advertising and posting property, northeast side of Windsor
Mill Road, 2nd District of Baltimore County.

Zoning Commissioner

Hearings:
Tuesday, Nov. 13, 1951
at 10:00 a.m.
Room of
Beckford Building
Towson, Md.

