

2176

FILED JAN 11 1952

2176

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County—

I, Philip Bratz, legal owner, of the property situate at a point on Route Ave. 600 feet south from Howard Avenue, thence southwest 250 feet to the Western Maryland Railroad; thence south and following said railroad 1000 feet; thence leaving said railroad and at right angles east 1390 feet to the east side of Gaynes Falls; thence northeast along east side of Gaynes Falls 1450 feet; thence leaving said street southwest 200 feet to beginning. Excepting therefrom the bed of Route Avenue 30 feet wide. Being property of Philip Knuts as shown on plot plan filed with the Buildings and Zoning Department.

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

Reasons for Re-Classification: The above being adjacent to the railroad tends to make the land adaptable to industrial use. It is understood that the property will be occupied by the Thompson Lumber Corp.

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.

Philip Bratz
Legal Owner
Address: Spring Mills Rd.

ORDERED: By The Zoning Commissioner of Baltimore County, this 11th day of JANUARY, 1952, 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 Record Bldg., in Towson, Baltimore County, on the 4th day of FEBRUARY, 1952, at 11 o'clock A.M.

Philip Bratz
Zoning Commissioner of Baltimore County
(over)

signs
8/4
11 AM

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of location, being adjacent to the Western Maryland Railroad in an area between two light industrial areas in which are located distilleries, the granting of which will not be detrimental to the health, safety and general welfare of the community.

It is Ordered by the Zoning Commissioner of Baltimore County this 15 day of MARCH, 1952, 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.M.P. Residence zone to A.M.P. Industrial zone, subject to the filing of a plan with this Department, approved by the Baltimore County Planning Commission, showing the location of any buildings and for the general improvement of the property.

Philip Bratz
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.
_____ day of _____, 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 March 24, 1952
By W. H. H. Parker
President

NOTICE OF ZONING PETITION FOR RECLASSIFICATION - Fourth District

Pursuant to petition filed with the Zoning Department of Baltimore County for change or reclassification from an "A" Residence zone to an "F" Industrial zone of the property hereinafter described, the Zoning Commissioner of Baltimore County by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in the third zone, in the basement of the Record Building, Towson, Maryland:

On Monday, Feb. 4, 1952
at 11:00 a.m.

to determine whether or not the following mentioned and seen that property should be changed or reclassified as aforesaid for light industrial use, to wit:

All that parcel of land in the 4th District of Baltimore, beginning at a point on Route Ave. 600 feet south from Howard Ave. thence southwest 250 feet to the Western Maryland Railroad; thence south and following said railroad 1000 feet thence leaving said railroad and at right angles east 1390 feet to the east side of Gaynes Falls; thence northeast along east side of Gaynes Falls 1450 feet; thence leaving said street southwest 200 feet to beginning. Excepting therefrom the bed of Route Avenue 30 feet wide. Being property of Philip Knuts as shown on plot plan filed with the Buildings and Zoning Department.

By Order of
Zoning Commissioner
of Baltimore County

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 4th
Posted for: Philip Bratz
Petitioner: Philip Bratz
Location of property: at a point on Route Ave. 600 feet south from Howard Ave. thence southwest 250 feet to the Western Maryland Railroad; thence south and following said railroad 1000 feet thence leaving said railroad and at right angles east 1390 feet to the east side of Gaynes Falls; thence northeast along east side of Gaynes Falls 1450 feet; thence leaving said street southwest 200 feet to beginning. Excepting therefrom the bed of Route Avenue 30 feet wide. Being property of Philip Knuts as shown on plot plan filed with the Buildings and Zoning Department.
Remarks: See above
Posted by: George A. Hammett
Date of return: 1-23-52

FILED JAN 20 1952

CERTIFICATE OF PUBLICATION

TOWSON, MD. Jan 25, 1952
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 4th day of February, 1952, the first publication appearing on the 1st day of Jan, 1952.

THE UNION NEWS
W. H. H. Parker
Manager

January 15, 1952

\$80.00

RECEIVED of Philip Knuts the sum of Twenty five (\$25.00) dollars, being cost of petition for reclassification, advertising and posting of property on Route Avenue 600 feet south from Howard Avenue, 4th District of Baltimore County

Zoning Commissioner

Held in:
Monday, Feb. 4, 1952
at 11:00 a.m.
Basement of Record Building
Towson, Maryland

PAID
JAN 7 1952
COUNTY COMMISSIONERS
OF BALTIMORE COUNTY
W. H. H. Parker

