

RE: PETITION FOR RECLASSIFICATION FROM AN
"A" RESIDENCE ZONE TO AN "M" COMMERCIAL
ZONE - N. E. 33rd St., 229.76 Ft. W. of
Rosewick Ave., 11th District -
James S. & Annie C. Crowe, Petitioners

The property which is the subject of this petition is located on the north side of 33rd Street, 230 feet west of Rosewick Avenue, in Rosedale Gardens. Even though this area has been sparsely developed it appears certain that considerable residential construction will take place in the near future. Public sewerage facilities have been installed in all the streets in this development and City water is located in all the streets except 31st Street. The existence of public sewers and water in this development make the remaining lots quite valuable. There are a considerable number of new houses being built on these lots especially on the south side of 31st Street where some half dozen new houses are now under construction.

There are six commercial areas spotted in this neighborhood, only two of which are actually being used; one at the northeast corner of Hamilton Avenue and 32nd Street and the other on the flat-iron corner formed by Hamilton and McCormick Avenues. An inspection of the development shows that the commercial areas which have been established on 32nd, 33rd and 35th Streets are not being used, which would indicate that there is no need for such areas in a development of this kind.

In addition to this petition being of a "spot zoning" nature, it is felt that the granting of a reclassification to commercial would be detrimental to the proper development of the remaining lots in Rosedale Gardens and, therefore, should be denied.

It is ORDERED by the Zoning Commissioner of Baltimore County, this 14th day of February, 1952, that the above petition be and the same is hereby denied and the above property be and the same is hereby continued as an "A" Residence Zone.

Robert J. Hall
Zoning Commissioner
of Baltimore County

GIVEN & FORWARDED BY: James S. & Annie C. Crowe

2178

FILED JAN 14 1952 #2178 2178

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County—

I, or we, James S. and Annie C. Crowe Legal Owner of the property situate On the North side of 33rd. st. 229.76' West of Rosewick Ave. And 878.18' East of Hamilton Ave.

Consisting of Lots Numbered, 151, 152, 153. With a House on lot Number 152, and listed as 7956 33rd. st.

All that parcel of land in the 14th District of Balto. Co. at the north side of 33rd Street beginning 229.76' west of Rosewick Ave., thence westerly and binding on the north side of 33rd street 180' with a rectangular depth northerly of 180'. Being Lots 151, 152, 153 on plat of Rosedale Gardens as filed with the Buildings and Zoning Departments.

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

Reasons for Re-Classification: To use the Basement of the Dwelling for a Radio and Electrical Repair Shop, and the Sale at Retail of Radio and Electrical Accessories.

Size and height of building: front 25' feet; depth 25' feet; height 24' feet. Front and side set backs of building from street lines: front 65' feet; side 20' 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 of Baltimore County.

James S. Crowe
Annie C. Crowe
Legal Owner
Address 7956 33rd. st. Baltimore 6, Md.

✓ ORDERED By The Zoning Commissioner of Baltimore County, this 14th day of February, 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 herein be had in the office of the Zoning Commissioner of Baltimore County in the Rockwood Bldg. in Towson, Baltimore County, on the 15th day of February, 1952, at 2 o'clock P.M.

(over)
Zoning Commissioner of Baltimore County

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 14th Date of Posting 1-23-52
Posted for Cur. 12' Standard to give C. Commissioner's
Petitioner James S. & Annie C. Crowe
Location of property 7956 33rd St. 229.76' W. Rosewick Ave. Thence W. 180' binding on 33rd St. 180' with a rectangular depth northerly of 180'. Being Lots 151, 152, 153 on plat of Rosedale Gardens.
Location of Signs 7956 33rd St. 305 ft. west of Rosewick Ave.
Remarks: George B. Hummel
Posted by George B. Hummel Date of return 1-23-52

FILED JAN 28 1952 #2178

CERTIFICATE OF PUBLICATION

NOTICE OF PUBLIC PETITION FOR
RECLASSIFICATION FROM THE DIST.
Pursuant to petition filed with the
County for change of reclassification
from an "A" Residence Zone to an "M"
Commercial Zone, the Zoning Com-
missioner of Baltimore County, on the 14th
day of February, 1952, ordered that the
petition be advertised 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 Rockwood Bldg.
in Towson, Baltimore County, on the 15th
day of February, 1952, at 2 o'clock P.M.

TOWSON, MD. JANUARY 28, 1952.

THIS IS TO CERTIFY, That the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on 2 times ~~on 2 times~~ before the 4th day of February, 1952, the first publication appearing on the 18th day of January, 1952

THE JEFFERSONIAN,
Th. J. Scully
Manager

Cost of Advertisement: \$

June 14, 1952

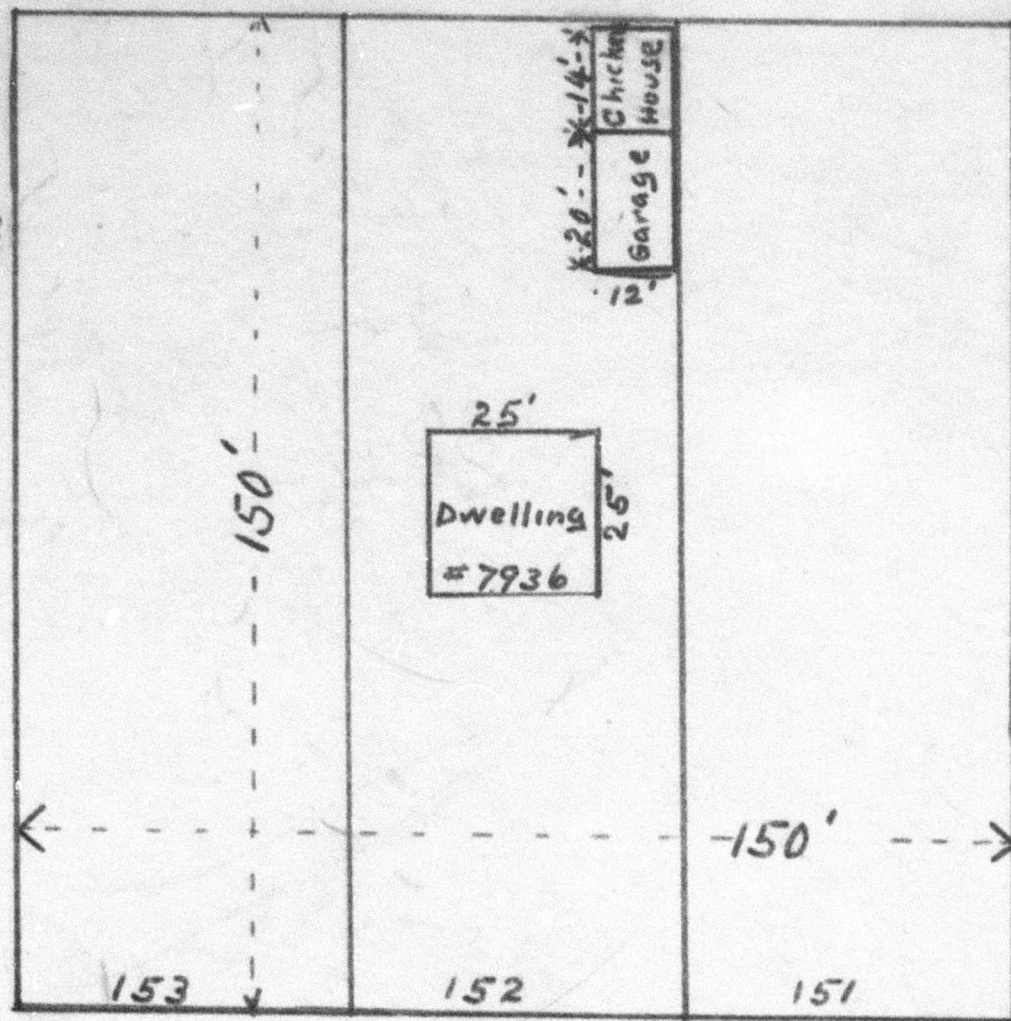
\$20.00

RECEIVED of James S. Crowe, et al, the sum of Twenty (\$20.00) Dollars, being cost of above petition for reclassification, advertising and posting property, north street 33rd St. at, 229.76 feet west of Rosewick Avenue, 11th District.

Zoning Commissioner

PAID
JAN 14 1952
COUNTY COMMISSIONERS
OF BALTIMORE COUNTY
Ed. H. H. H.

Property of.,
James S. and Annie C. Crowe
7936 33rd. St.
Baltimore 6, Md.



Scale. 1" = 25'

33rd. St.

