

RE: PETITION FOR RECLASSIFICATION FROM AN "A" RESIDENCE ZONE TO AN "C" COMMERCIAL ZONE
 E. S. York Road, 935 feet N. Clinder Road,
 8th District - Star Construction Co., Leo
 Homes, Inc., Leo Construction Co., The
 Montbell Realty Co., and Belmont Hldg. Co.,
 Petitioners

The property which is the subject of this petition is located on the east side of York Road, 135 feet north of Clinder Road, opposite the Timonium Fair Grounds. This property is part of a 300 acre tract which is to be developed residentially by the petitioners. It appears that this is the proper location for a local shopping center. In addition to the property of the petitioners a considerable amount of the surrounding property has been developed for residential use.

The plans of the County are to extend the outfall sewer from the Authersville area northerly so as to serve this section. This being the case, considerable residential development is expected in this area and local facilities are a necessity.

It is this 16th day of November, 1952, ORDERED by the Zoning Commissioner of Baltimore County, that the above described property or area be and the same is hereby reclassified, from and after the date of this Order, from an "A" Residence Zone to an "C" Commercial Zone, subject to the filing of a plan approved by the Baltimore County Planning Commission for the proper development of the commercial center, providing proper setbacks from York Road and the provision of adequate off-street parking facilities.

George R. Hummel
 Zoning Commissioner of
 Baltimore County

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County—
 The Montbell Realty Co., Belmont Hldg. Co., Leo Construction Co. and
 1 or more, Star Const. Co., Leo Homes, Inc., legal owners of the property situate

All that parcel of land in the 8th District of Baltimore County on the east side of York Road, beginning 935 feet north of Clinder Road, thence northerly and binding on the east side of York Road 1180 feet, thence South 78 degrees 21 minutes East 562 feet, thence South 11 degrees 21 minutes East 1068 feet, thence North 85 degrees 29 minutes West 832 feet to place of 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 "A" Residence zone to an "C" Commercial zone.

Reasons for Re-Classification: ADVERTISED 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.

STAR CONSTRUCTION COMPANY THE MONTBELL REALTY COMPANY
 BY *Leon J. Pawles* BY *Harry E. Gilbert*
 Leon J. Pawles, Vice Pres. Harry E. Gilbert, Pres.
 LEO HOMES, INCORPORATED BY *Harry E. Gilbert*
 BY *Leon J. Pawles* Leo Homes, Inc., Legal Owner
 Leon J. Pawles, President
 LEO CONSTRUCTION COMPANY BY *Leon J. Pawles*
 Leon J. Pawles, President

ORDERED By The Zoning Commissioner of Baltimore County, this 16th day of October 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 Beckford Bldg., in Towson, Baltimore County, on the 22th day of November 1952, at 10:00 o'clock a.m.

11/15/52
 10 a.m.
 (MR. H. R. SMITH)

November 3, 1952
 \$29.00
 RECEIVED of Smith & Smith, Attorneys for The Montbell Realty Corporation, et al, petitioners, the sum of Twenty Nine (\$29.00) Dollars, being cost of petition for reclassification, advertising and posting; property, east side of York Road, 8th District of Baltimore County.

Zoning Commission
 PAID
 NOV 5 - 1952
 COUNTY COMMISSIONERS
 OF BALTIMORE COUNTY
 BY *Harry E. Gilbert*

Hearings:
 Wednesday, Nov. 12, 1952
 at 10:00 a.m.
 basement of
 Beckford Building
 Towson, Md.

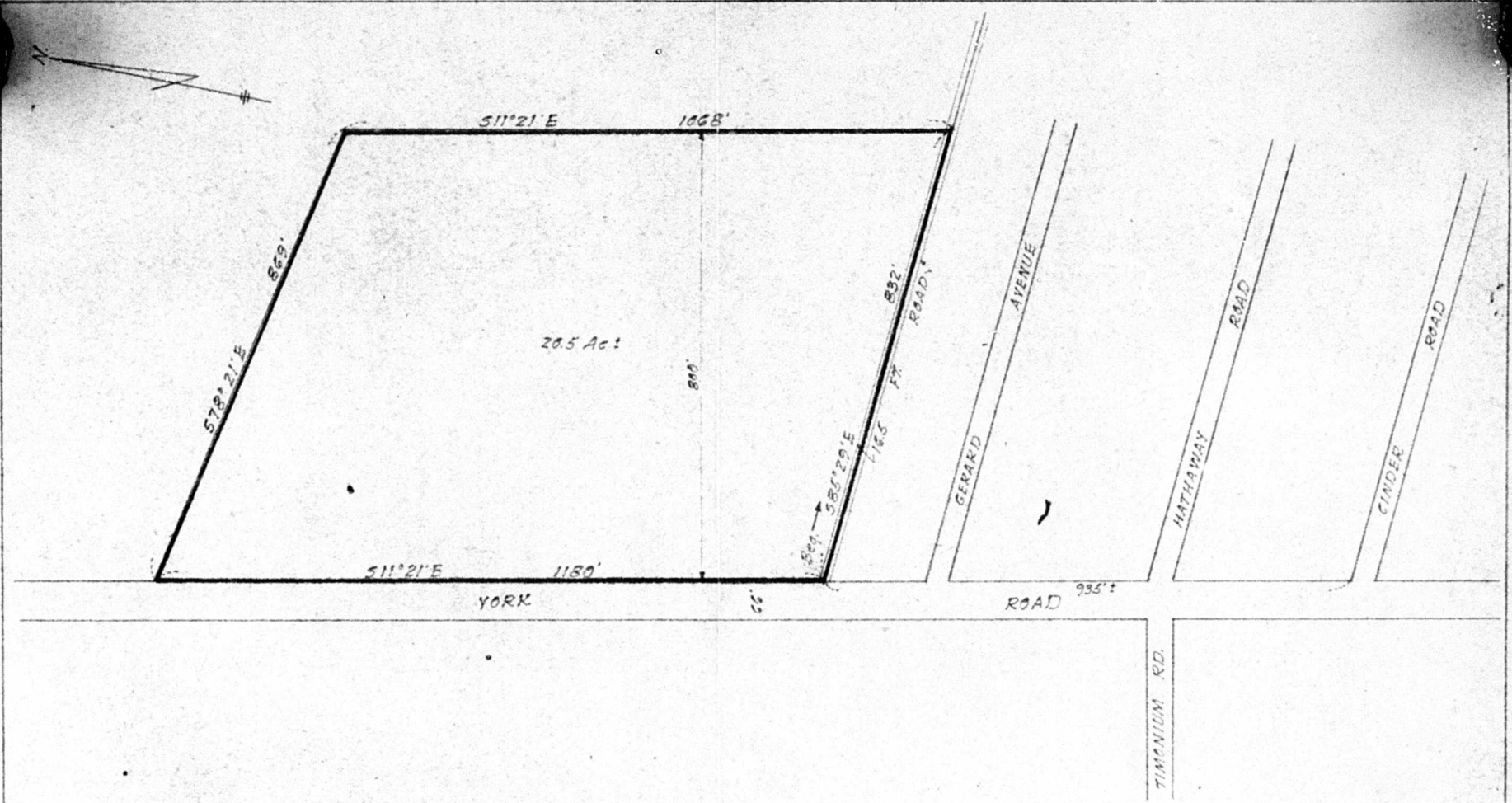
CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 8th Date of Posting 10-29-52 #2402
 Posted for: An "A" Residence Zone to an "C" Commercial Zone
 Petitioner: Montbell Realty Co.
 Location of property: E. S. York Rd. 935 ft. N. of Clinder Rd., thence 114' binding on the S. of York Rd. 1180 ft. thence S. 78° 21' E. 562 ft. thence S. 11° 21' E. 1068 ft. thence N. 85° 29' W. 832 ft. to place of beginning.
 Location of Signs: on sign 935 ft. north of Clinder Rd., 135 ft. north of Clinder Rd., 135 ft. north of Clinder Rd., 135 ft. north of Clinder Rd., 135 ft. north of Clinder Rd.
 Remarks: George R. Hummel
 Posted by: George R. Hummel Date of return: 10-29-52

NOTICE OF PUBLICATION
 THIS IS TO CERTIFY THAT THE ADVERTISED PETITION FOR RECLASSIFICATION OF BALTIMORE COUNTY, BALTIMORE COUNTY, MARYLAND, IS BEING PUBLISHED IN THE UNION NEWS, A WEEKLY NEWSPAPER PRINTED AND PUBLISHED IN TOWSON, BALTIMORE COUNTY, MD., ONCE IN EACH OF THE SUCCESSIVE WEEKS BEFORE THE DATE OF THE FIRST PUBLICATION APPEARING ON THE 22nd DAY OF NOVEMBER, 1952, AT 10:00 O'CLOCK A.M. IN THE OFFICE OF THE ZONING COMMISSIONER OF BALTIMORE COUNTY, IN THE BECKFORD BUILDING, TOWSON, MARYLAND.

FILED OCT 31 1952 CERTIFICATE OF PUBLICATION

TOWSON, MD., Oct 31 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 the successive weeks before the 22nd day of November 1952, the first publication appearing on the 22nd day of Oct 1952.
 The UNION NEWS
George R. Hummel
 Manager.



20.5 Ac.

GEORGE WILLIAM STEPHENS, JUNIOR
 AND ASSOCIATES
 Engineers
 TOWSON 4, MARYLAND

PART OF PROPERTY OF
 THE GWYNN OAK LAND CO.
 BALTO. CO. MD. ELECT. DIST. N^o 8
 SCALE 1"=200' OCT. 1952

