

ORDERED by the Zoning Commissioner of Baltimore County this 10th day of April, 1953, that the subject matter of this petition be advertised in a newspaper of general circulation throughout Baltimore County and that the property be posted, as required by the Zoning Regulations and Act of Assembly aforesaid, and that a public hearing thereon be had in the office of the Zoning Commissioner of Baltimore County, Maryland, on the 11th day of May, 1953, at 10:00 o'clock A.M.

Chas. H. Dancy
Zoning Commissioner
of Baltimore County

Upon hearing on petition for a Special Permit to use the property described therein for a Gasoline Service Station and it appearing that by reason of location, being in a commercial area, the safety, and general welfare of the community not being affected and no traffic hazard being created, the said petition should be granted, therefore:

It is this 21 day of May, 1953, ORDERED by the Zoning Commissioner of Baltimore County, that the aforesaid petition for a special permit be and the same is hereby granted, provided, however, that the area of such land so to be used and the setbacks of the islands for the pumps and any buildings or structures shall be subject to the approval of the Zoning Department.

Chas. H. Dancy
Zoning Commissioner
of Baltimore County

PETITION FOR SPECIAL PERMIT

IN THE MATTER OF :
petition of :
The Berkshire Land Corp. :
and :
A. J. Watkins & Sons, :
Cont. Pur. :

For a Special Permit
To The Zoning Commissioner of Baltimore County

The Berkshire Land Corp. Legal Owner
A. J. Watkins & Sons, Inc. Contract Purchaser

herby petition for a Special Permit, Under the Zoning Regulations and Restrictions passed by the County Commissioners of Baltimore County, agreeable to Chapter 577 of the Acts of the General Assembly of Maryland of 1943, for a certain permit and use, as provided under said Regulations and Act, as follows:

A Special Permit to use the land (and improvements now or be erected thereon) hereinafter described for

GASOLINE SERVICE STATION
Southeast corner of Marllyn and Belwood Aves., 15th District of Balto. Co., thence southerly, on the east side of Marllyn Ave., 125 feet with a rectangular depth easterly of 100 feet and binding on the south side of Belwood Ave. Being part of lot "B" on plat No. 1 Marllyn Manor.

A. J. Watkins & Sons, Inc. Contract Purchaser
The Berkshire Land Corp. Legal Owner
212 E. 25th St. Address
Balto. 14. Md. Address
212 E. 25th St. Address
Balto. 14. Md. Address

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 15th Date of Posting 4-29-53
Posted for Special Permit for Gasoline Service Station
Petitioner The Berkshire Land Company
Location of property S.E. Cor. of Marllyn & Belwood Aves. 15th Dist. of Baltimore Co.
Location of Signs Southwest Corner of Marllyn & Belwood Avenues
Remarks None
Posted by Hayes R. Hummel Date of return 4-29-53

FILED MAY 4 1953

CERTIFICATE OF PUBLICATION

TOWSON, MD. May 1, 1953
THIS IS TO CERTIFY, That the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md. once each for 2 times successive weeks before the 11th day of May, 1953, the first publication appearing on the 24th day of April, 1953.

THE JEFFERSONIAN,
R. D. Smith Manager

Cost of Advertisement, \$.....

April 22, 1953

\$20.00

RECEIVED OF A. J. Watkins & Sons, Inc., the sum of Twenty (\$20.00) Dollars, being cost of petition for special permit, advertising and posting property, southeast corner of Marllyn and Belwood Avenues, 15th District.

Zoning Commissioner

Hearings

Monday, May 11, 1953
at 10:00 a.m.

Room 201
Buckard Building
Towson, Md.

PAID
APR 23 53
COUNTY CLERK
OF BALTIMORE COUNTY
H. H. H. H.

PLAT NO.1
MARLYN MANOR

15TH DISTRICT
BALTIMORE COUNTY, MD.

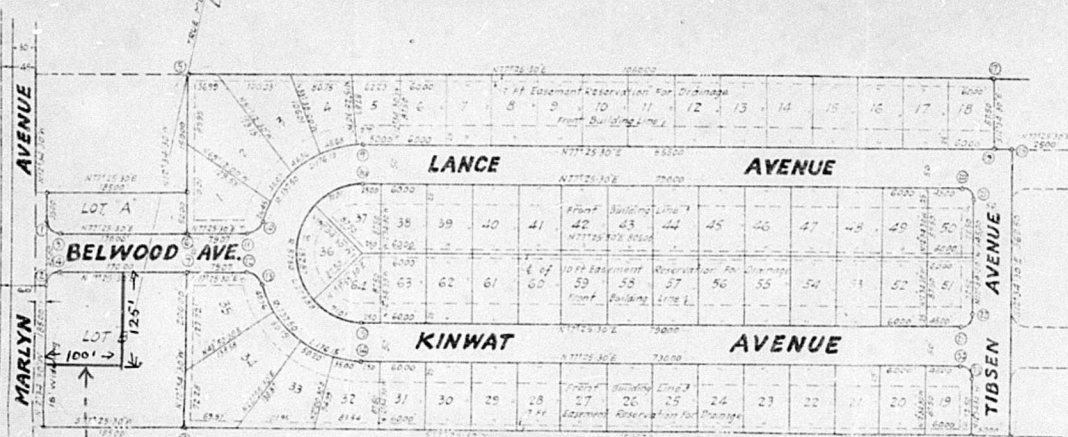
BERKSHIRE LAND CORPORATION

202 E. 25TH STREET
BALTIMORE, 18, MD.

12.488 ± ACRES

ENDORSED TESTIMONIAL
ALBERT E. ROHMER
SURVEYOR & CIVIL ENGINEER
Albert E. Rohmer

ENDORSED TESTIMONIAL
R. J. HARRIS
COUNTY ENGINEER
R. J. Harris



PORTION FOR
GASOLINE STATION
(125' X 100').

COORDINATE TABLE		
POINT	EAST	NORTH
1	43 270.46	2222.67
2	43 287.87	2144.72
3	43 288.16	2211.49
4	43 295.25	2162.69
5	43 410.74	264.71
6	43 454.28	2248.91
7	43 465.17	2193.70
8	43 508.71	2004.00
9	43 694.27	2268.12
10	43 542.75	2251.81
11	43 531.46	2265.72
12	43 542.14	2266.00
13	43 584.10	2207.18
14	43 714.16	2178.90
15	43 702.26	2186.72
16	43 665.16	2139.50
17	43 448.31	2674.28
18	44 435.10	2592.11
19	44 464.10	2598.00
20	44 362.10	2531.53
21	44 444.11	2520.21
22	44 485.18	2536.69
23	44 476.11	2560.79
24	44 485.10	2511.98
25	44 531.10	2560.67
26	44 518.00	2529.84

CURVE TABLE					
CURVE	RADIUS	CENTRAL ANGLE	ARC	TANGENT DISTANCE	CHORD
1	1500	90°00'00"	23.56	1500	3571.42
2	1500	90°00'00"	23.56	1500	3571.42
3	1500	90°00'00"	23.56	1500	3571.42
4	1500	90°00'00"	23.56	1500	3571.42
5	1500	90°00'00"	23.56	1500	3571.42
6	1500	90°00'00"	23.56	1500	3571.42
7	1500	90°00'00"	23.56	1500	3571.42
8	1500	90°00'00"	23.56	1500	3571.42
9	1500	90°00'00"	23.56	1500	3571.42
10	1500	90°00'00"	23.56	1500	3571.42
11	1500	90°00'00"	23.56	1500	3571.42
12	1500	90°00'00"	23.56	1500	3571.42
13	1500	90°00'00"	23.56	1500	3571.42
14	1500	90°00'00"	23.56	1500	3571.42
15	1500	90°00'00"	23.56	1500	3571.42
16	1500	90°00'00"	23.56	1500	3571.42
17	1500	90°00'00"	23.56	1500	3571.42
18	1500	90°00'00"	23.56	1500	3571.42
19	1500	90°00'00"	23.56	1500	3571.42
20	1500	90°00'00"	23.56	1500	3571.42
21	1500	90°00'00"	23.56	1500	3571.42
22	1500	90°00'00"	23.56	1500	3571.42
23	1500	90°00'00"	23.56	1500	3571.42
24	1500	90°00'00"	23.56	1500	3571.42
25	1500	90°00'00"	23.56	1500	3571.42

The streets and/or roads as shown herein and the mention thereof in deeds are for the purpose of description only and the same are not intended to be dedicated to public use. The fee simple title to the lots thereof is expressly reserved in the Grantors of the land to which this plat is attached their heirs and assigns.

Coordinates and bearings shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District.

APPROVED

Dec 13, 1951
DATE

Handwritten signature
COUNTY ENGINEER

APPROVED

Dec 13, 1951
DATE

Handwritten signature
CHAIRMAN OR SECRETARY
OF THE PLANNING COMMISSION

C.W.C.
J.S.B.
DEC 13, 1951

ALBERT E. ROHMER
SURVEYOR & CIVIL ENGINEER
533 PARK AVE. BALTIMORE, MD.
SCALE 1"=100' ISSUED 11-20-51

