

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County

I, or we, Julius H. Requard, legal owner... of the property situate

On NE LYNCH ROAD S OF TRAPPE ROAD 12 Dist.

S. E. Cor. Lynch & Gray Haven Roads (said Gray Haven Road beginning 305 feet South of Trappe Road), 12th Dist. of Baltimore Co., thence southerly, on the east side of Lynch Road, 503.11 feet, thence South 69 degrees 13 minutes east 521.42 feet, thence North 20 degrees 40 minutes East 600 feet to the south side of Gray Haven Road and thence westerly, on the south side of Gray Haven Road, 618 feet to beginning

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

Reasons for Re-Classification: There is a demand for a commercial center in this neighborhood

Site and height of buildings, 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.

Legal Owner

Address: 2610 German Hill Road, Balto. 22

ORDERED by The Zoning Commissioner of Baltimore County, this 12th day of May, 1953, 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 held in the office of the Zoning Commissioner of Baltimore County, in the Neckard Bldg., in Towson, Baltimore County, on the 1st day of June, 1953, at 10:00 o'clock P.M.

Zoning Commissioner of Baltimore County

(over)

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of the fact that the site is of suitable size and shape to be developed into an efficient neighborhood shopping center and with the large number of dwelling units to be constructed in the area will create a definite need for additional facilities

the above re-classification should be had.

It is Ordered by the Zoning Commissioner of Baltimore County this 17th day of June, 1953, 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 RP Residence zone to an RP Commercial zone, subject, however, to the approval of the plot plan by the Baltimore County Commissioner for the development of the above property, and, also subject to the provision the off-street parking of five square feet to each square foot of land to be covered by commercial buildings.

John H. Requard
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 17th day of June, 1953, 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 RP zone.

Zoning Commissioner of Baltimore County

Approved _____ County Commissioners of Baltimore County

Date JUN 18 1953

John H. Requard
President

PETITION FOR ZONING RECLASSIFICATION

#2604

TO: CHARLES H. DOING

From: Malcolm H. Hill

Location - S.E. Cor. Lynch and Gray Haven Roads, 12th District

Owner - Julius H. Requard

Present Zoning - "RP" Residence

Proposed Zoning - "RP" Commercial

This property is located at the southeast corner of the intersection of Gray Haven Road and Lynch Road. The commercial area is an integral part of a large group house development called "Gray Haven."

The County has processed the Gray Haven subdivision plans and has given final approval to the first section thereof. The subdivision plans included the commercial area under petition for reclassification.

It is recommended that this petition for reclassification be granted for the following reasons:

1. The site is of suitable size and shape to be developed into an efficient neighborhood shopping center.
2. The large number of dwelling units to be constructed in the area will create a definite need for additional shopping facilities. The site being petitioned for can meet this need adequately.

John H. Requard

cc: W. W. MacVicar

6-2-53

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

2604

District 12th Date of Posting 5-21-53
Posted for Julius H. Requard
Petitioner Julius H. Requard
Location of property S.E. Cor. Lynch & Gray Haven Rd. 12th Dist. Balto. Co.
Location of sign on street corner of Lynch & Gray Haven Rd. on the S.E. of Lynch Rd.
Remarks 245 ft. front sign on S.E. of Gray Haven Rd. on the S.E. of Lynch Rd.
Posted by George R. Howard Date of return 5-21-53

NOTICE OF ZONING PETITION FOR RECLASSIFICATION

Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of the fact that the site is of suitable size and shape to be developed into an efficient neighborhood shopping center and with the large number of dwelling units to be constructed in the area will create a definite need for additional facilities

FILED MAY 19 1953

OFFICE OF

THE BALTIMORE COUNTYAN

THE COMMUNITY NEWS
Baltimore, Md.

THE COMMUNITY PRESS
Dundalk, Md.

THE HERALD-ARGUS
Catonville, Md.

No. 1 Newburg Avenue

CATONVILLE, MD.

May 23 1953

THIS IS TO CERTIFY, that the annexed advertisement of Charles H. Doing, zoning Commissioner of Baltimore County, was inserted in THE BALTIMORE COUNTYAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for 2 successive weeks before the 23rd day of May, 1953, that is to say the same was inserted in the issue of

THE BALTIMORE COUNTYAN

By Paul J. Morgan
Editor and Manager.

May 12, 1953

\$65.00

RECEIVED OF J. H. Requard Balto Co. the sum of Twenty Six (\$65.00) Dollars, being cost of petition for reclassification, advertising and posting property, southeast corner of Lynch and Gray Haven Roads, 12th District.

Zoning Commissioner

Received
Monday, June 2, 1953
at 1:40 p.m.
Warrant of
Richard H. Hill,
Towson, Md.

PAID
MAY 12 53
COUNTY COMMISSIONERS
OF BALTIMORE COUNTY
By Malcolm H. Hill

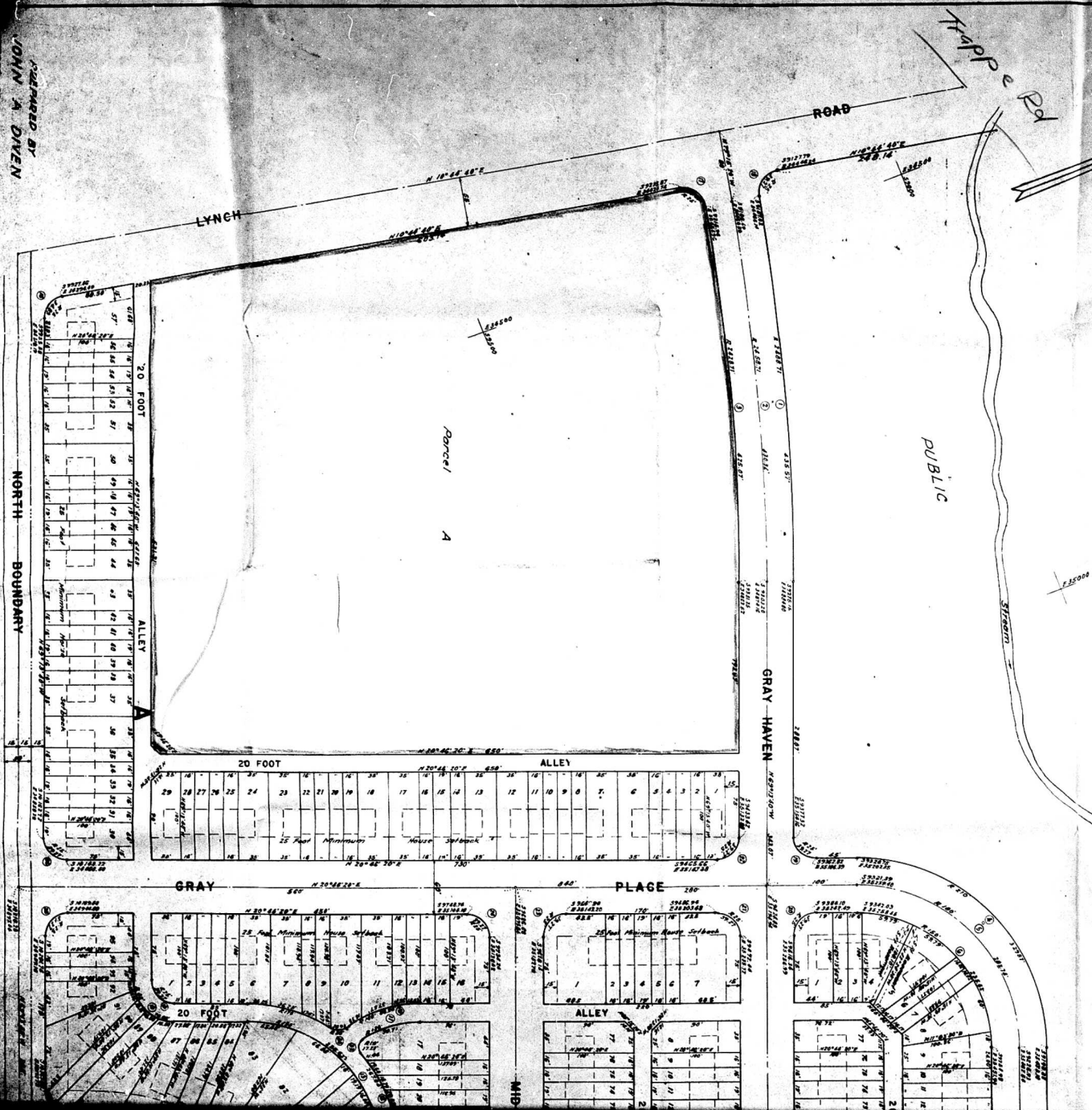
SECTION ONE

GRAY HAVEN

DUNDALK

12TH DIST. BALTO. CO. MD.

SCALE 1 INCH = 50 FEET



PREPARED BY
JOHN A. DRYEN
LAND MEASUREMENT ENGINEER
NO. 3002
MAY 21, 1923