

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County--

I, or we, THE DELWOOD COMPANY legal owner... of the property situate

in the Twelfth District of Baltimore County, description of which is attached hereto and made a part hereof and as shown on the plat filed herewith and made a part hereof,

herby petition that the zoning status of the above described property be re-classified, pursuant to the

Zoning Law of Baltimore County, from an "F" Industrial zone to an "R" Residential zone.

Reasons for Re-Classification: Logical development of the land. *Group House*

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.

THE DELWOOD COMPANY - Legal Owner

BY: *Wm B Davidson* Vice President

Address: 11 E. Fayette Street
Baltimore 7, Maryland

ORDERED By The Zoning Commissioner of Baltimore County, this... day of...

...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 Reckard Bldg., in Towson, Baltimore County, on the... day of... 1953, at 11:00 o'clock a.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 location, being an extension of an existing "F" Industrial zone, the granting of which will not be detrimental to the safety, health and general welfare of the community

the above re-classification should be had.

It is Ordered by the Zoning Commissioner of Baltimore County this... day of September... 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 "F" Industrial zone to an "R" Residential zone.

Charles H. ...
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... day of September... 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... zone.

Zoning Commissioner of Baltimore County

Approved...

DATE: *October 2, 1953*

County Commissioners of Baltimore County

Description of land to be reclassified from a "F" Industrial zone to a "R" Residential zone

Parcel No. 1

BEGINNING for the same thereof at a point in the center line of Merritt Avenue, 30 feet wide, at the end of the first line of the tract of land secondly described in Deed from William F. A. Schulz, Surviving Trustee, et al. to The Oakmont Company, dated October 22, 1951 and recorded among the Land Records of Baltimore County in Liber G.L.B. No. 2030 folio 505, said place of beginning being about 1087 feet southwesterly measured along the center line of Merritt Avenue from the southwest side of Wise Avenue, 40 feet wide, and running thence southwesterly binding on the center line of Merritt Avenue 600 feet more or less to a point distant 2240 feet measured north-easterly along the center line of Merritt Avenue from the center line of Stansbury Avenue, thence binding on the northern outline of the land there situate, which is now zoned "R" residential, the two following courses and distances, viz: southeasterly at right angles to Merritt Avenue 540 feet more or less to the center line of a stream there situate and thence along the center line of said stream southeasterly 910 feet more or less to the western side of the transmission line right-of-way described in Deed and Agreement between William F. A. Schulz, Surviving Trustee, et al. and Consolidated Gas Electric Light and Power Company of Baltimore, dated June 28, 1950 and recorded among the aforesaid Land Records in Liber T.B.S. No. 1850 folio 384, thence binding on the western side of said right-of-way north 13 degrees 7 minutes 45 seconds east 865 feet more or less to intersect the last line of the tract of land secondly described in the aforesaid deed to The Oakmont Company, thence binding on said last line north 61 degrees 10 minutes 15 seconds west 1197 and 48/100ths feet to the place of beginning. Containing about 19 and 2/10ths acres.

Parcel No. 2

BEGINNING for the same at a point on the northwest side of Lynch Road where it is intersected by a line drawn parallel with and distant 300 feet southwesterly measured at right angles from the southwest side of Wise Avenue and running thence northwesterly parallel with Wise Avenue and binding on the northern outline of the land there situate now zoned "F" Industrial 1340 feet more or less to the southeast side of the transmission line right-of-way granted

by William F. A. Schulz et al., Trustees to the Union Trust Company by Agreement dated June 26, 1931 and recorded among the Land Records of Baltimore County in Liber L.M.L.M. No. 869 folio 370, thence binding on the southeast side of said right-of-way south 13 degrees 7 minutes 45 seconds west 2070 feet more or less to intersect the southwestermost outline of the tract of land secondly described in Deed from William F. A. Schulz, Surviving Trustee, et al. to The Oakmont Company dated October 22, 1951 and recorded among the aforesaid Land Records in Liber G.L.B. No. 2030 folio 505, thence binding on the outlines of said last mentioned tract of land the following courses and distances, viz: south 59 degrees 34 minutes east 269 and 53/100ths feet (to the end of the fourth line of tract secondly described in said Deed), north 47 degrees 10 minutes 45 seconds east 340 and 24/100ths feet, south 58 degrees 58 minutes 15 seconds east 282 and 11/100ths feet, south 49 degrees 57 minutes 15 seconds east 375 feet, north 21 degrees 22 minutes 45 seconds east (to and along the western side of Shore Road and continuing the same course to and along the western side of Lynch Road) 1645 feet, and north 15 degrees 49 minutes 45 seconds east binding on the northwest side of Lynch Road 155 feet more or less to the place of beginning. Containing about 20 and 7/10ths acres.

\$50.00

RECEIVED of the Delwood Company, the sum of Fifty (\$50.00) Dollars, being cost of petition for Re-classification, advertising and posting property southeast of Merritt Avenue and southwest of Wise Avenue, 12th District, Baltimore County.

Zoning Commissioner

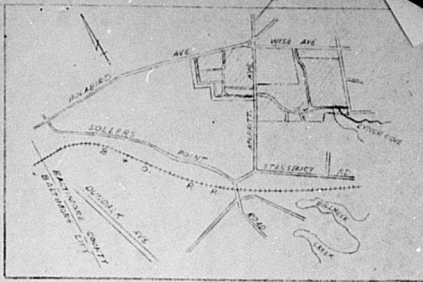
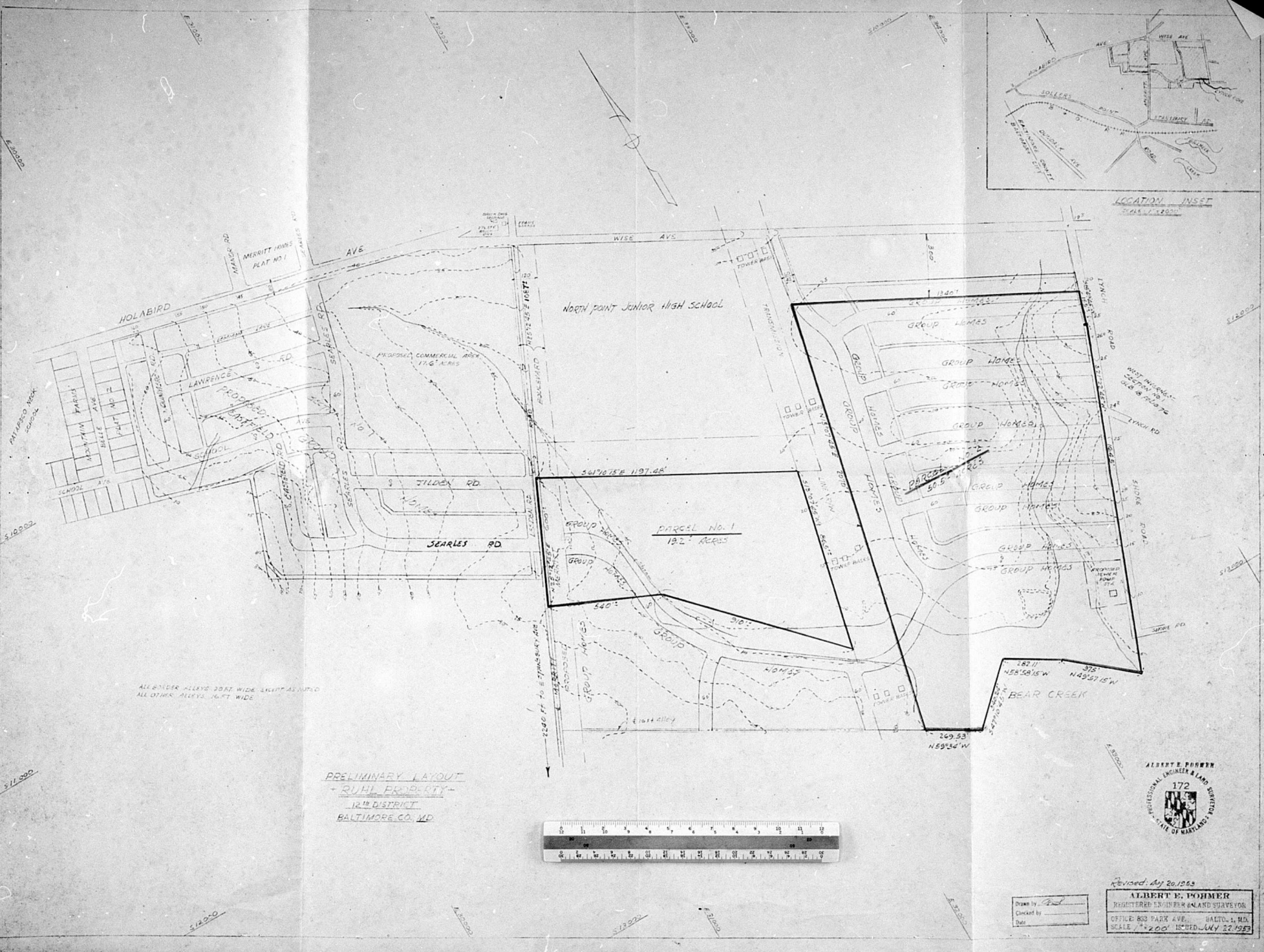
Hearing:
Monday, September 21, 1953
at 11:00 a.m.
Reckard Building,
Towson 4, Md.

PAID
SEP 18 1953
COUNTY COMMISSIONERS
OF BALTIMORE COUNTY
BY *J. C. ...*

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: *12th*
Date of Posting: *9-9-53*
Posted for: *Delwood Company*
Petitioner: *Delwood Company*
Location of property: *Parcel 1, 2 of ...*
Posted by: *George R. ...*
Date of return: *9-16-53*

OFFICE OF
THE BALTIMORE COUNTY
THE COUNTY ENGINEER
THE ENGINEER
No. 1 Newburg Avenue
CAYMANVILLE, MD.
1953
This is to certify, that the annexed advertisement of *Charles A. Delwood Company* was inserted in THE BALTIMORE COUNTYMAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for *2* consecutive weeks before the *1/24th* day of *September* 1953. This is to say the same was inserted in the issues of *September 8 and 15, 1953*
By *P. J. Morgan*
Father and Manager
THE BALTIMORE COUNTYMAN



ALL OTHER ALLEYS 20 FT WIDE UNLESS OTHERWISE NOTED
ALL OTHER ALLEYS 16 FT WIDE

PRELIMINARY LAYOUT
- RULI PROPERTY -
12TH DISTRICT
BALTIMORE CO., MD



Revised: Apr 20, 1953
ALBERT E. POMEROY
 REGISTERED ENGINEER & LAND SURVEYOR
 OFFICE: 833 PARK AVE., BALTO., MD.
 SCALE: 1" = 200' ISSUED: JULY 22, 1953

Drawn by: [Signature]
 Checked by: [Signature]
 Date: [Signature]