

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County:-

I, Elsie M. Baker, Sec. Tessa J. Altamont, Barbara, Inc., legal owner of the property situate in the First Election District of Baltimore County, State of Maryland and known and designated as 101 South Prospect Avenue, and more particularly described as all that tract binding on the southeast corner of Altamont and Prospect Avenues for a distance of approximately two hundred eighty-three feet on Altamont and Four Hundred Twenty Feet on Prospect Avenue, All that parcel of land in the First District of Baltimore County, on the southeast corner of Altamont and Prospect Avenues; thence running easterly and binding on the south side of Altamont Ave. 300 feet; thence south 18 degrees 45 minutes east 390.7 feet; thence south 26 degrees 30 minutes west 11.3 feet; thence south 71 degrees 30 minutes west 283.5 feet to the east side of Prospect Ave.; thence northerly and binding on the east side of Prospect Avenue 352 feet to place of beginning.

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

Reasons for Re-Classification: The owner and petitioner is desirous of erecting group houses in the area above described and shown on the plat hereto attached. said area is presently designated as an A zone whereas the adjoining areas north of Altamont to Old Frederick Road on both sides of Prospect Avenue and the area on the northside of Altamont are presently zoned for group houses. Size and height of building: front 20 feet, depth 32 feet, height 28 feet. Front and side set backs of building from street lines: front 25 feet, side 110 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.

ORDERED By The Zoning Commissioner of Baltimore County, this 21st day of September, 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 had in the office of the Zoning Commissioner of Baltimore County, in the Record Bldg., in Towson, Baltimore County, on the 21st day of October, 1953, at 1:00 clock P.M.

Zoning Commissioner of Baltimore County

(over)

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

Date of Posting 10-7-53
District 1st
Posted for City A. Resolved Zone to an "A" Residential
Petitioner Elsie M. Baker, Sec. Tessa J. Altamont, Barbara, Inc.
Location of property S.E. cor. of Altamont & Prospect Aves. thence running & binding on S.S. of Altamont Ave. 300 ft. etc. See plat
Location of Signs on signposts at corner of Altamont & Prospect Aves. on the south side of Altamont Ave. and on the S.S. of Prospect Ave.
Remarks See plat
Posted by George S. Hammett Date of return 10-8-53

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 be had.

It Is Ordered by the Zoning Commissioner of Baltimore County this 21st day of October, 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 a ax. group houses zone to a ax. group houses zone.

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 fact that the property is located in a residential area with inadequate public utilities and school facilities, the granting of which would be detrimental to the general welfare of the community and be "not online",

the above re-classification should NOT be had:

It Is Ordered by the Zoning Commissioner of Baltimore County, this 21st day of October, 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 an A zone.

Zoning Commissioner of Baltimore County

Approved _____ County Commissioners of Baltimore County

Date _____ By _____ President

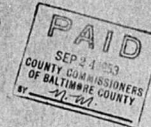
September 24, 1953

\$25.00

RECEIVED of John J. Riarman, attorney for Elsie M. Baker, petitioner, the sum of Twenty Five (\$25.00) Dollars, being cost of petition for reclassification, advertising and posting property southeast corner of Altamont and Prospect Avenues, 1st District, Baltimore County, Md.

Zoning Commissioner

Hearing:
Wednesday, October 21, 1953
at 1:00 p.m.
Record Building,
Towson, Md.



FILED OCT 2 1953

OFFICE OF THE BALTIMORE COUNTEAN

THE COMMUNITY NEWS
Baltimore, Md.
THE COMMUNITY PRESS
Dundalk, Md.
THE HERALD-ARGUS
Catonsville, Md.
No. 1 Newburg Avenue CATONSVILLE, MD.

October 10, 1953

THIS IS TO CERTIFY, that the annexed advertisement of Charles H. Davis, Zoning Commissioner of Baltimore County was inserted in THE BALTIMORE COUNTEAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for 2 successive weeks before the 10th day of October, 1953, that is to say the same was inserted in the issues of October 2 and 9, 1953.

THE BALTIMORE COUNTEAN

By Paul J. Morgan
Editor and Manager.

NOTICE OF ZONING PETITION FOR RECLASSIFICATION

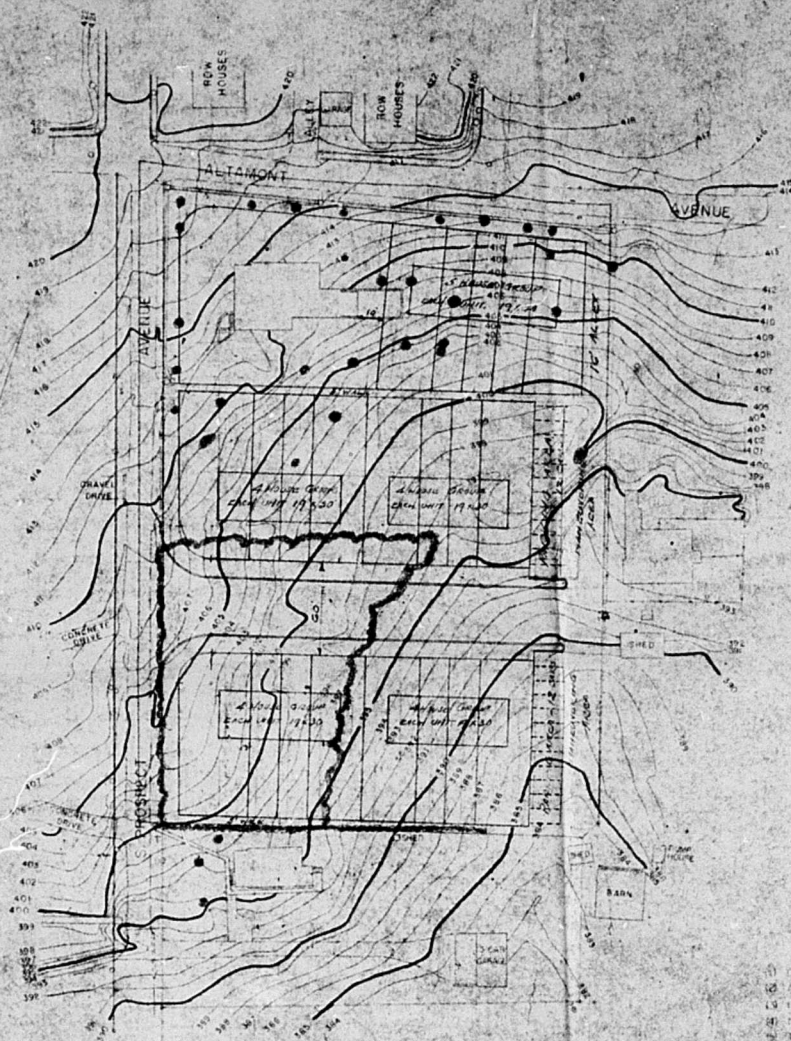
Pursuant to petition filed with the Zoning Commissioner of Baltimore County for change in reclassification, from an "A" Residence Zone to a "D" Residence Zone of the property heretofore described, the Zoning Commissioner of Baltimore County by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in the Board Room, in the basement of the Record Building, Towson, Maryland:

On Wednesday, October 21, 1953 at 1:00 P.M.

to determine whether or not the following mentioned and described property should be changed or so classified as aforesaid for Group Houses, to wit:

All that parcel of land in the First District of Baltimore County, on the southeast corner of Altamont and Prospect Avenues; thence running easterly and binding on the south side of Altamont Avenue 300 feet; thence south 18 degrees 45 minutes east 390.7 feet; thence south 26 degrees 30 minutes west 11.3 feet; thence south 71 degrees 30 minutes west 283.5 feet to the east side of Prospect Avenue; thence northerly and binding on the east side of Prospect Avenue 352 feet to place of beginning, being property of Elsie M. Baker, as shown on the plat plan filed with the Building and Zoning Department of Baltimore County.

By Order of
Zoning Commissioner of Baltimore County.



"ALTAMONT GARDENS"

TENTATIVE PLAN
OWNED AND DEVELOPED BY
ALTAMONT GARDENS, INC.

SCALE: 1"=50'

29' 7" in
500'

PARADISE
NURSING
HOME

GENERAL NOTES

- (1) HORIZONTAL DISTANCE BASED ON BALTIMORE NET EAST COORDINATE SYSTEM
- (2) OFFICIAL SURVEY BASED ON BALTIMORE NET EAST COORDINATE SYSTEM
- (3) THIS PLAN NOT TO BE USED FOR PURPOSES OF CONVEYANCE
- (4) THE EXISTENCE THEREOF HEREIN NOT GUARANTEED

DENSITY CALCULATIONS

- (1) GROSS ACREAGE
- (2) ACREAGE PROPOSED FOR LOW RESIDENTIAL USE
- (3) UNDEVELOPED ACREAGE
- (4) NET RESIDENTIAL ACREAGE
- (5) TOTAL NO. OF LOTS
- (6) GROSS RESIDENTIAL DENSITY
- (7) NET RESIDENTIAL DENSITY
- (8) MAX. ALLOWABLE NET RESIDENTIAL DENSITY
- (9) MARGIN OF SAFETY IN RESIDENTIAL DENSITY

LEO. W. RADER
REGISTERED LAND SURVEYOR
38 BELFAST RD.
TIMONUM, MD. WA. 3-096

THOMAS THOMAS

