

RE: PETITION FOR RECLASSIFICATION FROM  
AN "A" RESIDENCE ZONE TO AN "P"  
INDUSTRIAL ZONE - E. S. Moller Ave.,  
1357 feet S. Frederick Road, 1st  
Dist., Franklin Realty & Finance Co.,  
Inc., Petitioner

Pursuant to the advertisement, posting of property and  
public hearing on the above petition and it appearing that by  
reason of location, reclassification for light industrial use  
would be "spot zoning".

Therefore it is ORDERED by the Zoning Commissioner of  
Baltimore County this 13th day of January, 1954, that the  
above petition be and the same is hereby denied for reclassifi-  
cation of the property from an "A" Residence Zone to an "P"  
Light Industrial Zone. However, in accordance with the power  
and authority in me vested as Zoning Commissioner of Baltimore  
County, I hereby reclassify the property, described in the  
within petition, from an "A" Residence Zone to an "P" Commercial  
Zone, said reclassification being an extension of an existing  
commercial zone.

*Charles H. Dony*  
Zoning Commissioner  
of Baltimore County

APPROVED:  
COUNTY COMMISSIONERS  
OF BALTIMORE COUNTY

*Augustine J. Miller*  
Date FEB 5 1954

2800

FRANKLIN REALTY & FINANCE CO., 1st Dist.  
1357 feet S. Frederick Ave., 1357 feet S. Frederick Ave.,  
1st Dist.

## Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County:—  
under contract  
FRANKLIN REALTY & FINANCE CO., INC. owner of the above-mentioned property

All that parcel of land in the First District of Baltimore County,  
on the east side of Moller Avenue 1357 feet 8 inches southerly from Frederick Road, thence  
on east side of Moller Avenue 135 feet, thence easterly, at right angles to Moller Avenue, 60  
feet, more or less, to intersect the west side of the railroad right-of-way, thence binding on the  
west side of said right-of-way northerly 135 feet and thence south 78 degrees 57 minutes west  
60 feet, more or less, to beginning. Being property of Franklin Realty & Finance Co., Inc.,  
on plot plan filed with the Zoning Department.

THENCE  
easterly at right angles to said Moller Ave., 60 feet more or less to  
intersect the west side of the railroad right-of-way, thence binding  
on the west side of said right-of-way northerly 135 feet and thence  
South 78 degrees fifty seven minutes west 60 feet more or less to the  
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 "P" Light Industrial Zone.  
Reasons for Re-Classification:—

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.

FRANKLIN REALTY & FINANCE CO., INC.  
By *David W. Gierthof*  
David W. Gierthof, President  
Legal Owner

Address 207 E. Franklin St., Baltimore 1, Md.

ORDERED BY The Zoning Commissioner of Baltimore County, this 5th day of  
November, 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  
30th day of November, 1953, at 10:15 o'clock A.M.

Zoning Commissioner of Baltimore County  
(over)

11/30  
10A M

## CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 1st Date of Posting: 11-18-53  
Posted for: Charles H. Dony, Zoning Commissioner  
Petitioner: Franklin Realty & Finance Co., Inc.  
Location of property: 85 ft. Moller Ave. 1357 ft. Frederick Rd. from Frederick Rd. thence  
binding on Moller Ave. 135 feet, etc. See plat  
Location of Signs: Bartholomew of Moller Ave. 1427 ft. South of Frederick Rd.  
Remarks: George R. Thomas Date of return: 11-19-53

## FILED NOV 17 1953 OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS  
Riverton, Md.  
THE HERALD-ARGUS  
Catoonsville, Md.  
No. 1 Newburg Avenue CATONSVILLE, MD.

November 21, 1953  
THIS IS TO CERTIFY, that the annexed advertisement of  
*Charles H. Dony, Zoning Commissioner*  
of Baltimore County  
was inserted in THE BALTIMORE COUNTIAN, a group of  
three weekly newspapers published in Baltimore County, Mary-  
land, once a week for 2 successive weeks before  
the 21st day of November 1953, that is to say  
the same was inserted in the issues of  
November 13 and 20, 1953.

## THE BALTIMORE COUNTIAN

By *Paul J. Morgan*  
Editor and Manager.

November 16, 1953

\$10.00  
RECEIVED of Roland S. Fiel, the sum of Twenty  
(\$20.00) Dollars, being cost of petition for Reclassification,  
advertising and posting property, east side of Moller Avenue  
1357 feet southeast from Frederick Road, 1st District,  
Baltimore County, Maryland, Franklin Realty & Finance Co., Inc.,  
legal owner.

Zoning Commissioner.

Hearing:  
Monday, November 30, 1953  
at 10:00 a.m.  
Record Building  
Towson, Maryland.



