

The Protestants are residents of a development at the northeast corner of Falls Road and Lake Avenue. They are a considerable distance from the property and because of the fact that the homes on the east side of Falls Road, north of Lake Avenue, face east, there is no reason to believe that this neighborhood will be appreciably affected by a commercial operation on the property. It also should be noted that there is now in operation a factory of

For these reasons we have signed an Order granting the reclassification requested.

Carl F. Voden
Daniel W. Rubens

For the reasons set forth in the foregoing opinion, it is this 8th day of February, 1955, by the Board of Zoning Appeals of Baltimore County ORDERED that the decision of the Zoning Commissioner of Baltimore County denying reclassification of the above property, be and the same is hereby reversed and that the above described property be reclassified, from and after the date of this Order from an "A" Residence Zone to an "B-1" Commercial Zone.

Carl F. Volkmann
Carl F. Volkmann
Daniel W. Hubers
Daniel W. Hubers

And it is further ordered that the Board of Mining Appeals shall return to this Court all original papers or certified or sworn copies thereof, and the return shall concisely set forth such other facts as may be pertinent to show the grounds of the decision and order appealed from, together with the transcript of all testimony taken at the hearing, and copies of all exhibits filed therewith.

John B. Gontrom
Judge

George L. Byerly Clerk

All that parcel of land in the Ninth District of Baltimore County, east side of Falls Road, beginning opposite the north side of Lake Avenue; thence south and binding on the west side of said Lake Avenue 13.3 feet; thence south and binding on the west side of said Lake Avenue 28 degrees 42 minutes 52 feet; thence north 42 degrees 27 minutes west 21 feet; thence to the east right-of-way of Northern Central Railroad 27 feet; thence to the east right-of-way of Northern Central Railroad 1129.8 feet to the north boundary of Baltimore City; thence easterly and binding on the north boundary of said City 131.3 feet; thence north 13.5 feet; thence north 12 degrees 18 minutes 18 feet; thence north 15 degrees 42 minutes 18 feet; thence north 12 degrees 18 minutes 18 feet; thence north 77 degrees 42 minutes east 165 feet to 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-1" Residential zone to an "R-2" Residential zone.

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.
Proposed to be treated 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.

William A. Sumrell
Marjorie Sumrell
Christen H. Hark
Trey P. Hall

Christen Hark
Nora K. Underwood

Legal Owner

Address:

ORDERED By The Zoning Commissioner of Baltimore County, this.....26th..... day of
December.....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 hereon be had in the office of the Zoning
Commissioner of Baltimore County, in the Beekman Bldg., in Towson, Baltimore County, on the.....
11th..... day of.....January.....1954, at 10:00 o'clock A.M.

8/5/84
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 be ha
It Is Ordered by the Zoning Commissioner of Baltimore County this..... day
19.... that the above described property or area should be and the same
 hereby reclassified, from and after the date of this Order, from a.....
 to a..... ZONE.

Pursuant to the advertisement, posting of property and public hearing on the above petition it appearing that by reason of location, being in a residential area, the zoning of which would be "single zoning" and the fact that the character of the neighborhood has not since the filing of a petition on April 3, 1947 for reclassification of the subject property,

-----the above re-classification should NOT be in
It Is Ordered by the Zoning Commissioner of Baltimore County, this 10th day
February 1954, that the above petition be and the same is hereby denied and that
above described property or area be and the same is hereby continued as and to remain a n. 2A
Residence zone.

William N. Adams
Zoning Commissioner of Baltimore County

Approved _____
County Commissioners of Baltimore County

Date _____ By _____

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

3rd
District
Posted for Carlton Henderson to Carroll County, Maine
Postmaster William A. Bennett
Location of property U.S. Falls, N.Y. 14179, Kings of the Falls, Carroll Co., Maine
on U.S. of Falls, N.Y. 87239, 1st floor
Location of property U.S. Falls, N.Y. 14179, Kings of the Falls, Carroll Co., Maine
and of U.S. Falls, N.Y. 14179, Kings of the Falls, Carroll Co., Maine
Remarks: George A. Bennett
Date of Posting: 1-6-54
Date of return: 1-7-54

TOWSON, MD., Dec. 1 1952

THIS IS TO CERTIFY, That the annexed advertisement was published in THE UNION NEWS, a weekly newspaper printed and published in Towson, Baltimore County, Md., once in each of three successive weeks before the 18 day of January, 1954, the first publication appearing on the 31 day of December, 1953.

The UNION NEWS

H F Keyser

Wilsie H. Adams, Esq.
Zoning Commissioner
Towson 4, Maryland

Mr. Commissioners:

Please enter an appeal to the Board of Zoning Appeals of Baltimore County from the Order of the Zoning Commissioner dated February 10, 1954 in the above application for reclassification, and forward transcript of argument to the Board of Zoning Appeals of Baltimore County.

Dated February 16, 1954.

Michael Paul Smith
Sacramento, CA 95833

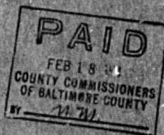
2839

February 17, 1954

\$30.00

RECEIVED of Messrs. Smith & Smith, Attorneys for Russell, Kohl and Anderson, and others, petitioners, the sum of thirty (\$30.00) Dollars, being cost of appeal to the Board of Zoning Appeals of Baltimore County from the decision of the Zoning Commissioner denying reclassification of property on West side of Falls Road, opposite Lake Avenue, 9th District.

Zoning Commissioner



28.39

June 28, 1955

\$7.20

RECEIVED of Lake Falls Association the sum of \$7.20 being cost of certified copy of petition and other papers filed in the matter of reclassification of property on west side of Falls Road, opposite Lake Avenue, 9th District, Baltimore County, Maryland.

Zoning Commissioner

RECEIVED

JUL 1 1955

COMPTROLLER'S OFFICE

970

May 28, 1954

\$28.00

RECEIVED of Smith and Smith, the sum of Twenty Eight (\$28.00) Dollars, being cost of petition for Reclassification, advertising and posting property, west side of Falls Road, beginning opposite the north side of Lake Avenue, 9th District, Baltimore County, Maryland.

Zoning Commissioner

Received Payment
May 28, 1954
W. H. H.

FALLS ROAD SHOPPING CENTER

REZONING R6 TO BUSINESS LOCAL

BERKELEY REALTY CO. Inc.

14 EAST CENTRE STREET

BALTIMORE 2, MD.

phone VB-7-7751

THEODORE DAVIS, JARA

Architect

8026 CATHEDRAL STREET

BALTIMORE 1, MARYLAND

Telephone PLace 2-1789

APPROVED PLAN

STORE AREA
PARKING AREA
NO. OF CARS

36,205
155,027
300

THEODORE DAVIS, JARA

Architect

8026 CATHEDRAL STREET

BALTIMORE 1, MARYLAND

Telephone PLace 2-1789

NOTE: THIS PLAN IS COMPILED FROM TITLE & OTHER SOURCES & IS NOT AN AUTHENTIC SURVEY BY THE ARCHITECT.



CATALYST
RESEARCH CO.

REV. 6-23-58

FALLS ROAD SHOPPING CENTER

BALTIMORE CO. MARYLAND

9th Election District

THEODORE DAVIS, JARA

Architect

1026 CATHEDRAL STREET

BALTIMORE 1, MARYLAND

Telephone PLace 2-1789

Scale: 1" = 50' JOB: 561 SHEET NO. 1

DATE: 5-23-58 REVISION: 14, 16, 20

