

IN THE MATTER OF
SILVSTER T. WINTER
ELIZABETH R. WINTER

BEFORE THE
ZONING COMMISSIONER
OF BALTIMORE COUNTY

For a Special Permit
To The Zoning Commissioner of Baltimore County

Sylvester T. Winter & Elizabeth R. Winter
Local Owner
Contract
Purchaser

herby petition for a Special Permit, under the Zoning Regulations and Restrictions passed by the County Commissioners of Baltimore County, agreeable to Chapter 877 of the Acts of the General Assembly of Maryland of 1943, for a certain permit and use, as provided under said Regulations and Act, as follows:

A Special Permit to use the land (and improvements now or be erected thereon) hereinafter described for

Commercial Fowl (Turkeys) raising & housing

All that parcel of land in the Eleventh District of Baltimore County on the southeast side of North Wind Road, beginning 2640 feet southeast of Harford Road; thence southeasterly and binding on the southeast side of North Wind Road 175 feet thence south 21 degrees 10 minutes east 1072 feet thence north 10 degrees 18 minutes west 94.15 feet thence north 10 degrees 18 minutes east 160.24 feet thence north 69 degrees 00 minutes east 371.97 feet to place of beginning.

Sylvester T. Winter
Local Owner
Elizabeth R. Winter
Local Owner
March 10th 1954
Address

#2915-5
MMP
#11-14-A
"C"
2/11/54

Re: Petition for a Special Permit for
Commercial Raising and Housing of
Turkeys - S. W. Side North Wind Road,
2640 feet S. W. Harford Road, 11th
Dist., Sylvester T. Winter and
Elizabeth R. Winter, Petitioners.

The appeal in the above entitled case is from the Order of the Zoning Commissioner granting a Special Permit allowing commercial raising and housing of turkeys on the petitioner's property, which contains 2.619 acres of land, according to a recent survey.

Testimony before this Board, shows that the lot in question together with adjoining land, has been used for farming purposes for several generations. Most of the properties in the immediate vicinity are on tracts of land containing several acres and much too large for purely residential purposes, much of which is used for farming, gardening, poultry and stock raising. The applicants propose to earn their living on the major portion of their living on their said tract of land by means of truck farming and turkey raising.

This Board is of the opinion that they have a right to do this under the Zoning Regulations and Restrictions for Baltimore County without the necessity of a Special Permit from the Zoning Commissioner, since farming and buildings incidental thereto are allowed under the Zoning Regulations and Restrictions for Baltimore County in an "A" Residential Zone. This Board contends that turkey or poultry raising is an incidental farming use contemplated by the said Zoning Regulations and Restrictions.

The Board therefore agrees with the Zoning Commissioner that turkey raising is a use incidental to the operation of a farm but disagrees with the Zoning Commissioner that a Special Permit for said use is required. Therefore the Zoning Commissioner is affirmed in part and is reversed in part.

Chairman
Carl F. Wilson
Board of Zoning Appeals of Baltimore County

Date: June 3, 1954

Attention: Mr. Dill
Subject of Petition: Special Permit for Commercial Fowl (Turkey) Raising - S.W. of North Wind Road 2640' S.W. of Harford Rd.
Comments:

There is no objection to the establishment of a turkey farm on this property but it is recommended that any buildings be adequately set back from adjoining properties to minimize possible nuisance value.

3-23-54 bb

\$30.00

RECEIVED OF H. Anthony Mueller, Attorney for protestants, 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 granting the special permit for turkey raising, North Wind Road, 11th District.

Zoning Commissioner

PAID
MAY 6 - 54
COUNTY COMMISSIONER

H. ANTHONY MUELLER
ATTORNEY AT LAW
CANTERBURY BUILDING
TOWSON, M.D.

April 1, 1954

Mr. Wilcox H. Adams
Zoning Commissioner
301 Washington Avenue
Towson 4, Maryland

Re: Petition for a Special Permit
for Commercial Raising and Housing
of Turkeys - S.W. side North
Wind Road, 2640 feet S.W. Harford
Road, 11th Dist. - Sylvester T.
Winter and Elizabeth R. Winter,
Petitioners

Dear Mr. Adams:

On behalf of Viola Ansel and others, I would appreciate if you would enter an appeal to the Board of Zoning Appeals of Baltimore County from your order of March 26th in the above mentioned matter.

Very truly yours,

Charles F. Wilson

HARMDW

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 11th Date of Posting: 3-10-54
Posted for: Special Permit for Commercial Fowl (Turkey) raising & housing
Petitioner: Sylvester T. Winter
Location of property: S.W. of North Wind Rd. by 2640' S.W. of Harford Rd.,
thence S.W. by 175' S.W. of Harford Rd. 175' S.W. of Harford Rd.
Location of Survey: Southwest corner of North Wind Rd. 2716' Southeast
of Harford Rd.
Remarks: George A. Hummel Date of return: 3-11-54
Posted by: George A. Hummel

MAR 13 1954

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 10, 1954

THIS IS TO CERTIFY, That the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md. 24 days before the 24th day of March 1954, the last publication appearing on the 24th day of March 1954.

THE JEFFERSONIAN
A. S. Smith
Manager

Cost of Advertisement, \$.....

ORDERED by the Zoning Commissioner of Baltimore County this 27th day of February, 1943, that the subject matter of this petition be advertised in a newspaper of general circulation throughout Baltimore County and that the property be posted, as required by the Zoning Regulations and Act of Assembly aforesaid, and that a public hearing thereon be had in the office of the Zoning Commissioner of Baltimore County, Maryland, on the 24th day of March, 1954, at 2:00 o'clock P.M.

Zoning Commissioner
of Baltimore County

Upon hearing on petition for a special permit to use the property described therein for the Raising and Housing of Turkeys and from the evidence and facts adduced at the appeal hearing the raising of turkeys is incidental to the operation of a farm, therefore, the special permit petitioned should be granted.

It is this 26th day of March, 1954, ORDERED by the Zoning Commissioner of Baltimore County that the aforesaid petition be and the same is hereby granted, subject to approval of setbacks for any building to be erected by the Zoning Department.

William H. Adams
Zoning Commissioner
of Baltimore County

March 3, 1954

\$20.00

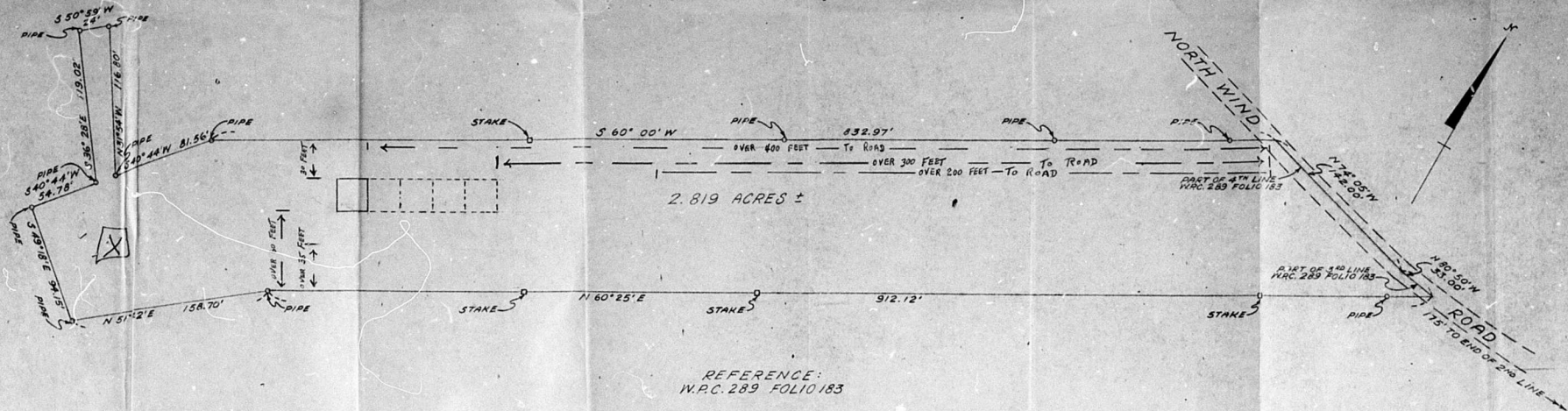
RECEIVED OF Clement Wollan, the sum of Twenty (\$20.00) Dollars, being cost of petition for Special Permit, advertising and posting property, southwest S.W. of North Wind Road, beginning 2640 feet southeast of Harford Road, 11th District, Baltimore County, Maryland.

William H. Adams
Zoning Commissioner

Hearing:
Wednesday, March 24, 1954
at 2:00 p.m.
Board Building
Towson, Md.

PAID
MAY 6 - 54
COUNTY COMMISSIONER
OF BALTIMORE COUNTY

ELEVENTH ELECTION DISTRICT OF BALTIMORE COUNTY, MD.



REFERENCE:
W.P.C. 289 FOLIO 183

WILLIAM M. MAYNADIER
COUNTY SURVEYOR
COURT HOUSE TOWSON, MD.
SCALE: 1" = 50' DATE: OCT. 23, 1951