

PETITION FOR SPECIAL EXCEPTION

IN THE MATTER OF
Petition of Carl B. Temple and
Loretta M. Temple, Owners,
and
The Chesapeake & Potomac
Telephone Company of Baltimore
City, Contract Purchaser,
For a Special Exception

To The Zoning Commissioner of Baltimore County

Carl B. Temple and Loretta M. Temple Legal Owners

The Chesapeake & Potomac Telephone Company of Baltimore City
herby petition for a Special Exception, 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: Under Zoning Regulations for Baltimore County (1955), Sections 270 and 306.

A Special Exception to use the Land (and improvements now or be erected thereon) hereinafter described for a community dial office (an addition to the building presently used as a community dial office). At the same time, the existing Telephone Company radio tower, located toward the rear of the tract, will be removed.

DESCRIPTION OF PROPERTY

BEGINNING for the same in the center of Harford Road at a point 435 feet, more or less, northerly from the northern edge of Sunline Avenue, and running thence the following courses and distances: South 64 degrees 20 minutes East 326.8 feet; North 4 degrees 55 minutes East 42.3 feet; North 64 degrees 20 minutes West 300.3 feet to a point in the center of Harford Road; and thence in a Southeasterly direction 41 degrees 25 minutes West 41.6 feet to the point of beginning. The Chesapeake & Potomac Telephone Co. of Baltimore City

By: Carl B. Temple
320 St. Paul Place
Baltimore 2, Maryland
Contract Purchaser

Carl B. Temple
Loretta M. Temple
Legal Owners
Kingsville, Maryland

11th Dist.

Carl B. Temple and Loretta M. Temple
Sunline Avenue - northern edge #3584-X

3584-X

ORDERED BY the Zoning Commissioner of Baltimore County this 7th day of July, 1955,

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 15th day of August, 1955, at 10:00 o'clock P. M.

Zoning Commission
of Baltimore County

Upon hearing on petition for a special exception to use the property described therein for a Community Dial Office (in addition to building presently used as a community dial office) and it appearing that by reason of location, the safety health and general welfare of the community not being detrimentally affected, the said petition should be granted, therefore:

It is this 15th day of September, 1955, ORDERED by the Zoning Commissioner of Baltimore County that the aforesaid petition for a special exception, be and the same is hereby granted.

Stephen J. Dembeck
Zoning Commissioner of Baltimore County

July 22, 1955

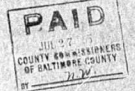
\$35.00

RECEIVED of the Chesapeake and Potomac Telephone Company, the sum of Thirty Five (\$35.00) Dollars, being cost of petition for Special Exception, advertising and posting property, on the southeast side of Old Court Road, beginning 200 feet southwest of Harwood Road, in the 11th District of Baltimore County.

Zoning Commissioner of Baltimore County

HEARING:
Monday, August 15, 1955
at 10:30 a.m.

Reedwood Building
Towson, Maryland.



CERTIFICATE OF PUBLICATION

TOWSON, MD., AUGUST 15, 1955

THIS IS TO CERTIFY, That the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., since March 27, 1955, successively weeks before the 15th day of August, 1955, the first publication appearing on the 15th day of August, 1955.

W. H. Adams
Manager

Cost of Advertisement, \$

JOINT ZONING COMMITTEE REPORT ON PETITION # 3584-X

Location and District: East side of Harford Road, approximately E35' north of Sunline Avenue, 11th District.

Present Zoning: R6 Proposed Zoning: Special Exception
Date of Report: August 9, 1955 For a Community Dial Office.
Present Status of Property: Two existing equipment-buildings and a radio tower.

Area: Approximately 13,116 Sq. Ft.
Vicinity: Existing dwellings on either side, farmland directly across the road.

Topography or Grade Problems:

Access and Road Widening:

Traffic Implications:

School Factors:

ENTRANCES: Section 206.3, page 11 of the Zoning Regulations require in a R10 and R6 zone, 20 foot minimum wide sidewalks for principal buildings, in lieu of the 3 foot and 15 foot dimensions shown on the plat submitted for new building.

Public Works Items:

Water -

Sewer -

Storm Drainage -

Public Works Agreement to Include:

Effect on Master Plan Proposals:

Land Use Proposals: The preliminary Land Use Plan will propose nothing less than an R20 zone, which requires 30 foot minimum wide sidewalks and a 60 foot minimum front yard from the front lot line and not less than 85 feet from the center line of the street.

James J. Dembeck, Executive Secretary
Joint Zoning Committee

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

Date of Posting: 8-3-55
Posted for: Special Exception for a Community Dial Office
Petitioner: Carl B. Temple and Loretta M. Temple
Location of property: Harford Road, 11th Dist.
Location of Signs: East side of Harford Road 445 ft. north of Sunline Avenue
Remarks: Stephen J. Dembeck
Posted by: Stephen J. Dembeck Date of return: 8-4-55

