

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County--

I, or we, William Robinson legal owner... of the prop. situate

All that parcel of land in the Fourth District of Baltimore County, beginning for the same on the South side of Cockeys' Hill Road, a distance of 2000 feet more or less westerly from the West side of Reisterstown Road; thence from said point of beginning, the following courses and distances, viz: South 04 degrees 27 minutes 10 seconds East 107.14 feet; thence South 84 degrees 16 minutes 11 seconds West 676.66 feet; thence South 02 degrees 13 minutes 06 seconds West 632.70 feet; thence North 28 degrees 10 minutes 51 seconds West 793.65 feet; thence 07 degrees 40 minutes 06 seconds East 1011.07 feet; thence North 05 degrees 32 minutes 13 seconds West 1162.67 feet; thence North 04 degrees 27 minutes 10 seconds West 572.00 feet to the South side of Cockeys' Hill Road; thence Easterly and binding on said road 63.96 feet to the place of beginning. Containing 25.784 acres, more or less.

herely petition that the zoning status of the above described property be re-classified, pursuant to the

Zoning Law of Baltimore County, from an R6 zone to an BM zone.

Reasons for Re-Classification COMMERCIAL RECREATION

ENTERPRISE

Size and height of building: front... feet; depth... feet; height... feet.

Front and side setbacks 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 of Baltimore County.

Wm. Robinson

Legal Owner

Address 586 N. Haverhill Ave.
Baltimore, Md.

ORDERED BY The Zoning Commissioner of Baltimore County, this 9th day of

May, 1956, 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 held in the office of the Zoning

Commissioner of Baltimore County, in the Record Building, in Towson, Baltimore County, on the

6th day of June, 1956, at 1 o'clock A.M.

Zoning Commissioner of Baltimore County

(over)

Filed
MAY 9 1956

3830

WILLIAM ROBINSON, 586 N. HAVERTHILL AVE., BALTIMORE, MD. 21204

3830

May 16, 1956

\$35.00

RECEIVED of William Robinson, petitioner, the sum of Thirty-five (\$35.00) dollars, being cost of Petition for Zoning Re-Classification, advertising and posting property, beginning for the same on the South side of Cockeys' Hill Road and the West side of Reisterstown Road, 4th District of Baltimore County.

Thank you.

Zoning Commissioner of Baltimore County

REAR: 204

Wednesday, June 6, 1956 at 1:00 P. M.

Room 108 County Office Building 111 N. Chesapeake Avenue Towson 4, Maryland

01.633-4 05.00
01.632-4 10.00

RECEIVED
MAY 16 1956
COUNTY CLERK
BY WV

June 6, 1956

\$2.00

RECEIVED of William Robinson, petitioner, the sum of Two (\$2.00) being additional cost of advertising the property on the South side of Cockeys' Hill Road and the West side of Reisterstown Road, 4th District of Baltimore County.

Thank you.

Zoning Commissioner of Baltimore County

01.632-4 2.00

RECEIVED
MAY 7 1956
COUNTY CLERK
BY WV

RE: PETITION FOR RECLASSIFICATION
From an "R-6" Zone to a "BM" Zone - S. S. Cockeys Hill Road, 2600 East W. Reisterstown Road 4th District - Wm. Robinson, Petitioner

RECEIVED

DEPUTY ZONING COMMISSIONER OF BALTIMORE COUNTY

Upon hearing the testimony presented by the petitioner at the time of the hearing on the petition, in the above matter, there is only one possible conclusion to be reached in the matter and that is to deny this reclassification.

To grant this reclassification, when at this very moment the Planning Board is concluding months of exhaustive research and study devoted to the land use of this area and is going to recommend it remain as residential property, would be entirely without reason and premature.

The petitioner failed to prove either the original zoning was incorrect or that there were any changes in this area to warrant such reclassification.

There were no plans submitted at the hearing and to believe that twenty-six (26) or more acres are needed for a swimming pool is utterly ridiculous. The rezoning of twenty (26) acres in this residential community to a business/Industrial Zone would be "spot zoning" which is considered the worst type of zoning.

It is this 8th day of June, 1956, ORDERED by the Deputy Zoning Commissioner of Baltimore County, 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 an "R-6" (residence) Zone.

Robert J. Parnick
Deputy Zoning Commissioner of Baltimore County

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 176 Date of Posting 5-23-56

Posted for: Carl B. Zant, Gov. S. M. Zant

Petitioner: Wm. Robinson

Location of property: South side of Cockeys Hill Rd. a distance of 2000 feet from the West side of Reisterstown Rd. to the S. S. Cockeys Hill Rd.

Location of Sign: South side of Cockeys Hill Rd. 2600 East W. Reisterstown Road

Remarks:

Posted by: George A. Zimmerman Date of return: 5-24-56

#3830

NOTICE OF ZONING PETITION FOR RECLASSIFICATION

Whereas in petition filed with the Zoning Commissioner of Baltimore County for change of reclassification from an "R-6" Zone to an "BM" Zone of the property hereinafter described, the Zoning Commissioner of Baltimore County by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Room 108, County Office Building, 111 N. Chesapeake Avenue, Towson 4, Maryland, on Wednesday, June 6, 1956, at 1:00 P.M.

To determine whether or not the following neighborhood and described property should be changed or reclassified as aforesaid for business/Industrial use.

OFFICE OF
THE BALTIMORE COUNTIAN
THE COMMUNITY NEWS
Reisterstown, Md.
THE HERALD-ARGUS
Cattimore, Md.
No. 1 Newburg Avenue
CATONSVILLE, MD.

THIS IS TO CERTIFY, that the annexed advertisement of William S. Adams, Zoning Commissioner of Baltimore County was inserted in THE BALTIMORE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for 2 successive weeks before the 26th day of May, 1956, that is to say the same was inserted in the issues of

May 12 and 25, 1956.

THE BALTIMORE COUNTIAN

By Paul J. Morgan
Editor and Manager

MAY 20 1956
3830

5712 25th ROAD

CARL J. KIRBY

FRANCIS S REESE
✓ L. M. L. M. 823/414

School Property

26.764 Ac. ±

PLAT TO ACCOMPANY PETITION
FOR

ZONING RECLASSIFICATION OF
"R.G." To "B.M."
ELECTION DISTRICT No. 4 BALTIMORE COUNTY, MD
SCALE: 1"=100' DATE: MAY 8, 1956.

OWNERS
F. E. HART & WILLIAM ROBINSON
1200 COURT SQUARE BLDG.
BALTIMORE 2, MARYLAND



ENGINEERING ASSOCIATES
7307 YORK RD.
TOWSON 4, MD.