Petition for Zoning Re-Classification

Robert L. Hinton, Trustees under Deed of Trust of William R.

All that parcel of land in the Righth District of Baltimore County on the South side of Baffast Road, beginning 155 feet East of Terk Road; themce Easterly and binding on the South side of Baffast Road 165 feet with a rectangular depth S. utherly of 150 feet being Lots No. 77 to 62 inclusive, Section "C", Flat of Farkhire, as shown on plat plan filed with the Zoning Department.

etition that the zoning status of the above described property be re-	classified, pursuant to the
	-business/roadsid
to a trade of the beautiful from an R-6 to the to a	whus ineas / rone

Reasons for Red lassification. The property described above has been used since 1936 as a trailer camp and is directly behind the Yorkshire Shopping Center, which shopping center faces the York Road to the west of the property described above. Due to the past and continued use of the above described property is should have been granted a business roadside zoning when the 8th District Land Use map was adopted.

Property to be posted as prescribed by Zening Regulations

wire 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

Robert L. Hinton

H. Courtenay Jenifer H. Courtenay Jenifer
Trustees under Deed of Trust of
William R. Hinton
Jenifer Building
Towson 4, Haryland

ORDERED By The Zoning Commissioner of Baltimore County, this. 19th. in 56 that the subject matter of this petition be advertised as required October by the "Zoning Law of Baltimore County," in a new-paper of general circulation throughout Baltimore County, that properly be posted, and that the public hearing hereon be had in the office of the more County, man properly be peeted, and that the pinner avering merons or find in the onice of the

Zening Commissioner of Rallimore County | 111 %. Chesapeake Ave. |

Zening Commissioner of Rallimore County | 112 | 113 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 114 | 1956 at 2 o'clock P. M

Zoning Commissioner of Baltimore County

Hinton, legal owners of the property situate on the South side of Belfere Boad at a distance of 155.97 feet easterly from the East side of the twee Boad at a distance of 155.97 feet easterly from the East side of the twee Royal and the South Sout

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

Reasons for Re-Classification: The property described above has been used since 1936 as a trailer camp and is directly behind the Yorkehire Shopping Center, which shopping center faces the York Road to the west of the property described above. Due to the past and continued use of the above described property 116 should have been granted a business roadside zoning when the 8th District Land Use map was adopted height feet.

Property to be posted as prescribed by Zoning Regulations.

Max. 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.

Robert L. Hinton

H. Courtenay Jenifer H. Courtenay Jenifer
Trustees under Deed of Trust of
William R. Hinton
Milliam R. Hinton
Towson 4, Haryland

ORDERED By The Zoning Commissioner of Baltimore County, this ... 19thday of 19.56, that the subject matter of this petition be advertised, as required October 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 111 W. Chesapeake Ave.

Zoning Commissioner of Baltimore County on the County on Toxson, Baltimore County on 19 56 at 2 n'clock P. M.day of ... November thr 21st ...

Zoning Commissioner of Baltimore County

October 30, 1956

RECEIVED of Hinton and Jenifer, petitioners. the sum of Thirty-five (\$35.00) dollars, being cost of petition for Reclassification, advertising and poeting property on the South side of Belfast Road, beginning 155 feet East of York Road, Eighth District of Baltimore

01.623-\$10.00 01623-135.00 740 OFFICE

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland #3985 Posted for: an B-6 June to an B-R Jane

RS: PETITION FOR REGIASSIFICATION FROM AN "R-6" Zone to a "B.R." Zone - S. S. Belfast Road 155 feet East of York Road, Eighth District - Minton Property

Upon hearing on the above petition for reclassification of the property described therein from an "R-6" Zone to a "B.R." Zone. - Ohen bender considered the facts and data presented at the bearing and having seen the subject property, it is the opinion of the Deputy Zoning Commissioner that the reclassification should be deried for the following reasons.

The physical location is not, by the intent or meaning of the "B.R." Zone, adaptable for such reclassification. To rezone this tract would without a doubt be poor soning and the first major change in the Eighth District Zoning Map which in turn would be the opening wedge for further unnecessary commercialization east of York Sond back to Sweetherian Lang.

The entire area along Relfast Road, east of York Road, and on Sweethriar Lane is developed with small but fire type cottages.

Since the petitioner failed to prove either that the

original moming was erroneous or that there have been changes to warrant the reclassification, the petition is denied.

It is this 30 24 day of November, 1956, by the Deputy Zoning Commissioner of Baltimore County, ORDERED that the aforesaid potition be and the same is hereby denied and that the above described property or area be and the same is hereby continued as and torumain an "R-6" (residence) Zono.

OFFICE OF PLANNING

To Mr. Milsie H. Adams, Zoning Commissioner Subject Zoning Petition #3985. R-6 to B-R.

From Office of Planning

South side of Belfast Road, beginning 155 feet east of York Road. 8th District. Hearing November 21, 1956.

The Zoning Advisory Committee agreed that since the site is within a large residential subdivision, some study night be given the proposal by the Office of Planning. Neshers of the Planning Staff have considered the natter and feel that Commercial Classification of the tract would be an inapprepriate intrudent into a readdontial area.

The property borders a secondary road, near its intersection with a major road that is already lined with comercial establishments, Commercial Foundation and the extension of the commercial road-side area into the residential subdivision, perhaps as a wedge of commercial preserve leading to further reclassifications and the bresh-commercial preserves and the commercial preserves are commercial preserves. commercial pressure leading down of residential values.

OMS:gh

TICE OF ZONING PETITION FOR

CERTIFICATE OF PUBLICATION

rowson up November 9, 1956 THIS IS TO CERTIFY, That the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, M.J. wasserter week xw. 2 times ... xxxxxxxxxxxx before the ... 21at day of November 19.56, the first publication appearing on the 2nd day of November THE JEFFERSONIAN

Cost of Advertisement, 8 ...

W. P. C. Nº 7 Part 1 21

YORKSHIRE 7/21 "THE IDEAL SUBURB"

TIMONIUM, BALTIMORE COUNTY

BLANKNER REALTY COMPANY. EXCLUSIVE SALES AGENTS AND DEVELOPERS 653 TITLE BUILDING Baltimore, Md.

ROAD

"ROADB, STREETS, LANES, PATHS, ALLEYS AND RESERVATIONS ARE SHOWN ON THIS PLAT FOR THE PORPOSE FOR DEDICATION."

YORK

The receive with aced from Correct his new

Filed for Accord Cit 4-1927 rest net 1. Core, Clark

Thos H Disney Surveyor

October 1,1921.

Scale . I inch = 100feet