Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County:-

I or we EUGENE B. HEILMAN legal owner of the property situate

All that percel of land in the "Irest Hastrict of Baltimere County on the South side of Baltimere Rational Piles, beginning 100 feet hast of the center line but the South side of the South side of Baltimere Rational Piles South Feet South Feet theme South of degrees IT similars Ratio 127,100 feet; theme South of degrees IT similars Ratio 127,100 feet; theme South of degrees IN similars Ratio 127,100 feet; theme South of degrees IN similars Ratio 120,100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of degrees IN similar Ratio 100 feet; theme South of the South Ratio 100 feet; theme South of the South Rational Ratio 100 feet; the South Rational R

sereny petition ti	at the zoning status of	t the above described	broberry or re-core	sinea, parsuant to i
Zoning Law of Ba	altimore County, from	an BL +KG	zene to an	BM
Reasons for l	Re-Classification:	ICE CREAM	STORE	
	PROPOSED	OFFICES	Y RETAIL	BUSINESS

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 catalog and forther same to and one to be bound by the coning regulations and restrictions of



Mal 2m

Eugene B Helman Legal Owner Aldres 508 STAMFORD RD. BALTO. 29, MA.

EUGENE B. HEILMAN lat Dist. S/s of Baltimore Mattonal Pike, beg. 120° E. of Ingleside Avenue flood

ORDERED By The Zoning Commissioner of Baltimore County, this ... 5th. November 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 had in the office of the Zoning Commissioner of Bultimore County in the Reekord Bilds, in Towson, Bultimore County on 19. 56. at 2 ...o'eloek P. M. the 19th day of December

Zoning Commissioner of Baltimore County

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In granting the reclassification I shall make note of the letter presented by Mr. Eugene B. Heilman concerning the extension of the sanitary sewers in Longview Road. (See letter which

It is this 1976 day of December, 1956, by the Deputy Zoning Commissioner of Baltimore County, ORDERED that the above described property or area should be and the same is hereby reclassified, from and after the date of this Order, from a "B-L" and "R-6" Zones to a "B-N" Zone.

the advertisement, posting of property, and public hearing on the above petiti and it appearing that by reason ofthe above re-classification should be had It Is Ordered by the Zoning Commissioner of Baltimore County thisday of ., 19...., that the above described prop rty or area should be and the same is nereby reclassified, from and after the date of this Order, from a ... Zoning Commissioner of Baltimore County Pursuant to the advertisement, posting of property and public hearing on the above petition and appearing that by reason of..... ...the above re-classification should NOT be had: It Is Ordered by the Zoning Commissioner of Baltimore County, this dev of , 19, 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 and to remain a...... Zoning Commissioner of Baltimore Count issioners of Baltimore County Robert B Hamil Date Jan 9, 1952

Bepartment Of Public Borks

BUREAU OF LAND DEVELOPMENT Inter-Office Correspondence

CHARLES L. FITZPATRICK

Prom ____GEORGE R. LEWIS

Notice of Zoning Petition #200h Reclassification for Business Major Battimore National Pike at Ingleside Avenue District 1

This office has received the following comments from the Bureau of Engineering with respect to sanitary sewers at the subje-

The proposed office building site at Baltimore National The proposed office building site at Saltinore National Pike at Ingladied avenue can be served by an extension to the Sa sever in Ion/Yes Avenue, as shown on the attached setch in red penell. The slotch and the attached correspondence are the result of a percious study of the same area prepared to answer inquiries by the Inglasside Community Improvement Association, Inc.

As pointed out in the report, the extension of the sewer is contingent on the successful acquisition of the 1000 for the 1 actual construction costs.

Because of the existing unsanitary conditions in the area, no future building should be allowed unless the sanitary sewer is extended.

George R few GEORGE R. LEWIS

GRL: 1s

£ 400 4

December 27, 1956

MAP

1-B

BM

Attach.

tract lies.

Department Of Public Works BUREAU OF ENGINEERING

RE: PATITION FOR REGLASSIFICATION FROM A "Belf" AND "R.-6" ZONES to a "B-N" Zone - S. S. Balti-more National Pike h20 feet E. Ingloside Ave., let District Engume B. Heilman, Fettioner

Inter Office Correspondence

From Robert A. Whiteford June 25, 1956 # 4004

BEFORK DEPUTY DONING COMMISSIONER OF BALTIMORE COUNTY

.......... Pursuant to advertisement, posting of property and public hearing on the above petition, from the testimony presented at the hearing and knowing the property as well as the entire area

I feel that to reclassify this property is only fitting and matural.

describe, some 40 changes in soming from residential to commercial

along the Baltimore National Pike to the Baltimore City Line since January 2, 1945. Of all these changes 27 were from Ingleside Avenue

eastward along the southernnest side of Baltimore National Pike

to the Baltimore City Line. The side wherein the petitioner's

new Ingleside Shopping Center and the Shopping Center being presently

constructed on the northwest corner of Ingleside Avenue and Baltimore

extend Chrysler Flace to Longview Road or possibly make some other

of construction or even location I will grant this reclassification

subject to the agreement written and signed by Mr, Eugene B. Heilman,

the petitioner, which is a part of the record in petition No. 4004.

arrangements. Since at this time they are not sure of the time

The petitioner clearly showed, and even offered to

The petitioner's property lies directly opposite the

The Office of Planning stated that they propose to

MAP

To . Er. David H. Fisher Subject Insenitary Conditions; Ingleside Ave., Old Frederick Rd. and Chrysler Place, Catonsville Area.

Reference is made to the stached correspondence between the Ingleside Community Improvement Association, Inc. and Mr. Hamill regarding the insanitary conditions existing in the 700 block of ingleside Avenue and adjacent Old Frederick Road and Chrysler Place.

The urea is located in the Maiden Choice sateraied and is served by the 17 and 15° system which drains into Mailtone dry the 18° and 15° system which drains into Mailtone dry the sateraien to the 5° sever in Longries Avenue, as about on the stateded sketch in red pencil. Without going into a combinating of the uniting system is appears that the addition of this flow will not cause any overloading since there is only a 1000 feet of 5° sever before it connects to the 10° and 18° in Marina Avenue.

The attached correspondence from the Improvement The attached correspondence from the improvement Association makes reference to the possible extension of the new Ingleside Shopping Center sever to solve this area. This, of course, is impossible since it extends from the north across the drainage ridge and is too high to properly serve the subject area.

The approximate cost of the sewer extension shown in red is as follows:

3140 ft. of 8° 6 \$10.00/ft.= \$ 31,600,00 6,300.00 Total
Approximate 1000 ft. of R/W @ \$1.00/ft. \$ 38,709.00

contingent on the construction of this extension is, of course, the contingent on the excessful acquisition of the 1000 feet of W through the open field. Unless long-rise Avenus is extended, this length of sever will result in a deficit of approximately \$10,000, at this time. Nowever, a portion of this deficit could be recovered if there is any future development in the area.

T. J. YED How 2. Whitehol

DE SULLMOSE COUNTY

RAWseho CC: HinMoler

Robert A. Whiteford --.1 25 1956

NOV 2 8 1956

for Zoning Reclassification, advertising and posting property on the South side of Baltimore Mational Pik,e beginning 420 feet East of the center line of Ingleside Avenue, First District

of Baltimore County. Three signs are required, therefore an additional \$6.00 is due. May we please have your check navehle to the

County Commissioners of Baltimore County for the same.

Zoning Commissioner of Baltimore County

Movember 28, 1956

RECEIVED of Eugene B. Heilman, petitioner, the oum of Thirty-five (\$35.00) dollars, being cost of petition

\$35.00

01.600-\$10.00 (1.653 625.18 Becamber 3, 1956

\$6.00

RECEIVED of Busene B. Heilman, petitioner, the sum of Six (\$6,00) dollars to cover cost of additional signs situate on the South side of Baltimore Mational Piko, beginming \$20 feet East of the center line of Ingleside Avenue, First District of Baltimore County.

Thank you.

Zoning Commissioner of Baltimore County



CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

NOTICE OF

ZONING PETITION FOR RECLASSIFICATION -

1st DISTRICT Pursuant to petition filed with the Zoning Comptissioner of Baltimore County for change or reclassification from an R.6 Zone & B.L. Zone to an B. M. Zone of the property hereinafter described, the Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Raltimore County, will hold a public hearing in Room 108, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland: On Wednesday, December 19, 1956

at 2:00 P. M. to determine whether or not the following mentioned and described property should be changed or relassified as aforesaid for Business Major to wit?

All that parcel of land in the First Distric of Baltimore County on the South side of Baltimore National Pike, beginning 420 feet East of the center line of Ingleside Avenue; thence Casterly and sinding on the South side of the Baltimore National Pike 240.44 feet; thence South 16 degrees 17 minutes East 265.75 feet; U-nce North 89 degrees 26 minutes East 117.40 feet; thence South 4 degrees 34 minutes East 349,44 feet; thence South 86 degrees 05 minutes West 479.69 feet; thence North 4 degrees 33 minutes West 127,74 feet; thence North 63 dogrees 14 mirutes East 90,50 feet: thence North 10 degrees 51 minutes West 348.73 feet; thence North 63 degrees 52 minutes East 20 feet; thence North 6 degrees 43 minutes East 35,66 feet to the place of beginning, as shown on plat plan filed with the Zoning Department, being property of Eugene B. Heilman.

By Order of WILSIE H. ADAMS. Zoning Commissioner of Baltimore County

4004

THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS Reinterstown, Md.

No. 1 Newburg Avenue

THE COMMUNITY PRESS Dundalk, Md.

Catanaville, Md.

CATONSVILLE, MD.

December 8

THIS IS TO CERTIFY, that the annexed advertisement of

Welsie It. adams, going Communeumer of Baltimine County

was inserted in THE BALTIMORE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Marysuccessive weeks before day of Secentu 1954, that is to say the same was inserted in the issues of

Nov. 30 and Dev. 7 1956.

THE BALTIMORE COUNTIAN

By Paul J. Morgan Editor and Manager.

01.623-16.00

NO PLAT IN THIS FOLDER