

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County—

I, or we, THE GRAY HAVEN COMPANY, legal owner, of the property situate at 7900 and 7902 North Boundary Road, as shown on the attached plat

All that parcel of land in the 12th District of Baltimore County on the Northeast corner of N. Boundary Road and Lynch Road; thence running Easterly and binding on the North side of N. Boundary Road 60 feet with a rectangular depth Northerly of 100 feet and binding on the East side of Lynch Road being Lot No. 56 and 57, Plat of Gray Haven, known as 7900 and 7902 N. Boundary Road.

herby petition that the zoning status of the above described property be re-classified pursuant to the Zoning Law of Baltimore County, from an R-1 zone to a B-1 zone.

Reasons for Re-Classification: see supplemental attached

Size and height of building: front see plat attached feet; depth see plat attached feet; height see plat attached feet. Front and side set backs of building from street lines: front see plat attached feet; side see plat attached 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 for Baltimore County.

THE GRAY HAVEN COMPANY
By Thomas R. Reppert, President
and Carl Danner, Vice President
Address: 7900 Gray Haven Rd.
Baltimore 28, Maryland

ORDERED BY The Zoning Commissioner of Baltimore County, this 29th day of March, 1957, 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 herein be had in the office of the Zoning Commissioner of Baltimore County at 111 W. Chesapeake Ave. in Towson, Baltimore County, on the 29th day of April, 1957, at 11 o'clock A.M.

W. J. Adams
Zoning Commissioner of Baltimore County

(1077)

RE: PETITION FOR RECLASSIFICATION
FROM AN "R-1" ZONE TO A "B-1"
ZONE - H. E. Cox, N. Boundary
and Lynch Roads, 12th District
The Gray Haven Co., Petitioner
ZONING COMMISSIONER
OF BALTIMORE COUNTY
NO. 4118

Pursuant to the advertisement, posting of property and public hearing on the above petition, and it appearing that by reason of location the reclassification from an "R-1" Zone to a "B-1" Zone should be denied. However, in accordance with the power and authority vested in me as Zoning Commissioner I hereby grant the reclassification from an "R-1" Zone to an "B-1" Zone and a special exception to use said property for offices.

It is this 29th day of April, 1957 by the Zoning Commissioner of Baltimore County ORDERED that the aforesaid petition be and the same is hereby granted for reclassification from an "R-1" Zone to an "B-1" Zone and a special exception to use said property for offices.

Wilbur H. Adams
Zoning Commissioner of
Baltimore County

NOTICE OF ZONING PETITION FOR RECLASSIFICATION 12th DISTRICT

Pursuant to the petition filed with the Zoning Commissioner of Baltimore County for change of reclassification from an R-1 Zone to B-1 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 109, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

On Monday, April 29, 1957 at 11 A.M. it is determined whether or not the following mentioned and described property should be changed or reclassified as shown for Business Local use with:

All that parcel of land in the 12th District of Baltimore County on the Northeast corner of N. Boundary Road and Lynch Road; thence running Easterly and binding on the North side of N. Boundary Road 60 feet with a rectangular depth Northerly of 100 feet and binding on the East side of Lynch Road being Lot No. 56 and 57, Plat of Gray Haven known as 7900 and 7902 N. Boundary Road, as shown on plat plan filed with the Zoning Department, being property of The Gray Haven Company.

By Order of
WILBUR H. ADAMS
Zoning Commissioner
of Baltimore County.
Apr. 12-19

OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Baltimore, Md.

THE HERALD-ARGUS
Catonsville, Md.

THE COMMUNITY PRESS
Dundalk, Md.

No. 1 Newburg Avenue

CATONSVILLE, MD.

April 29, 1957

THIS IS TO CERTIFY, that the annexed advertisement of Wilbur H. 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 20th day of April, 1957, that is to say the same was inserted in the issues of April 12 and 19, 1957.

THE BALTIMORE COUNTIAN

By Paul J. Morgan
Editor and Manager

April 9, 1957

\$35.00

RECEIVED OF J. Thomas Regard, The Gray Haven Company, the sum of Thirty-Five (\$35.00) dollars, being cost of petition for Zoning Re-classification, advertising and posting property situate Northeast corner of N. Boundary Road and Lynch Road, 12th District of Baltimore County.

Thank You.

Zoning Commissioner
of Baltimore County

HEARING:

Monday, April 29, 1957

at 11:00 A.M.

Room 109
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland

01 622-\$35.00

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 12 Date of Posting 4-14-57
Posted for: Gray Haven Co. Inc. B-1 Zone
Petitioner: The Gray Haven Company
Location of property: N. Boundary Rd. & Lynch Rd. 12th Dist.
Location of Signs: Northeast corner of N. Boundary Rd. & Lynch Road
Remarks: _____
Posted by: George H. Hannon Date of return: 4-15-57

OFFICE OF PLANNING

Inter-Office Correspondence

MEMORANDUM

From: Office of Planning Date: April 29, 1957
To: Mr. Wilbur H. Adams, Zoning Commissioner
Subject: Zoning Petition #4118

R-6 to B-1, Northeast corner North Boundary Road and Lynch Road; Approx. 1/2 acre. (Lots #56 and 57, Plat of Gray Haven), 12th District. Hearing: April 29, 1957 (11:00 a. m.)

The use is apparently justified by need. However, B-1 Zoning, permitting a number of other uses, as it does, is considered by this Office to be "spot zoning", and an undesirable precedent in the location.

Since Mr. Adams permitted in the B-1 Zone, it was suggested in the Zoning Advisory Committee Meeting of April 18, 1957, that the Petitioner's need might be met by a reclassification to B-1, Special Exception, in the Office of Planning. It is suggested that the Petitioner be advised of this.

SECTION ONE

GRAY HAVEN

DUNDALK

12 TH. DIST. BALTO. CO. MD.

SCALE 1 INCH = 50 FEET

ROAD

Stream

PUBLIC

GRAY HAVEN

Parcel A

PLACE

MID

GRAY

NORTH BOUNDARY

GLB 19 JULIOS 1, 2, 3

PREPARED BY
JOHN A DIVEN
REGISTERED PROFESSIONAL ENGR
NO 1005

MARCH 31, 1953

John A. Diven

ONE

IAVEN

ST. BALTO. CO. MD.

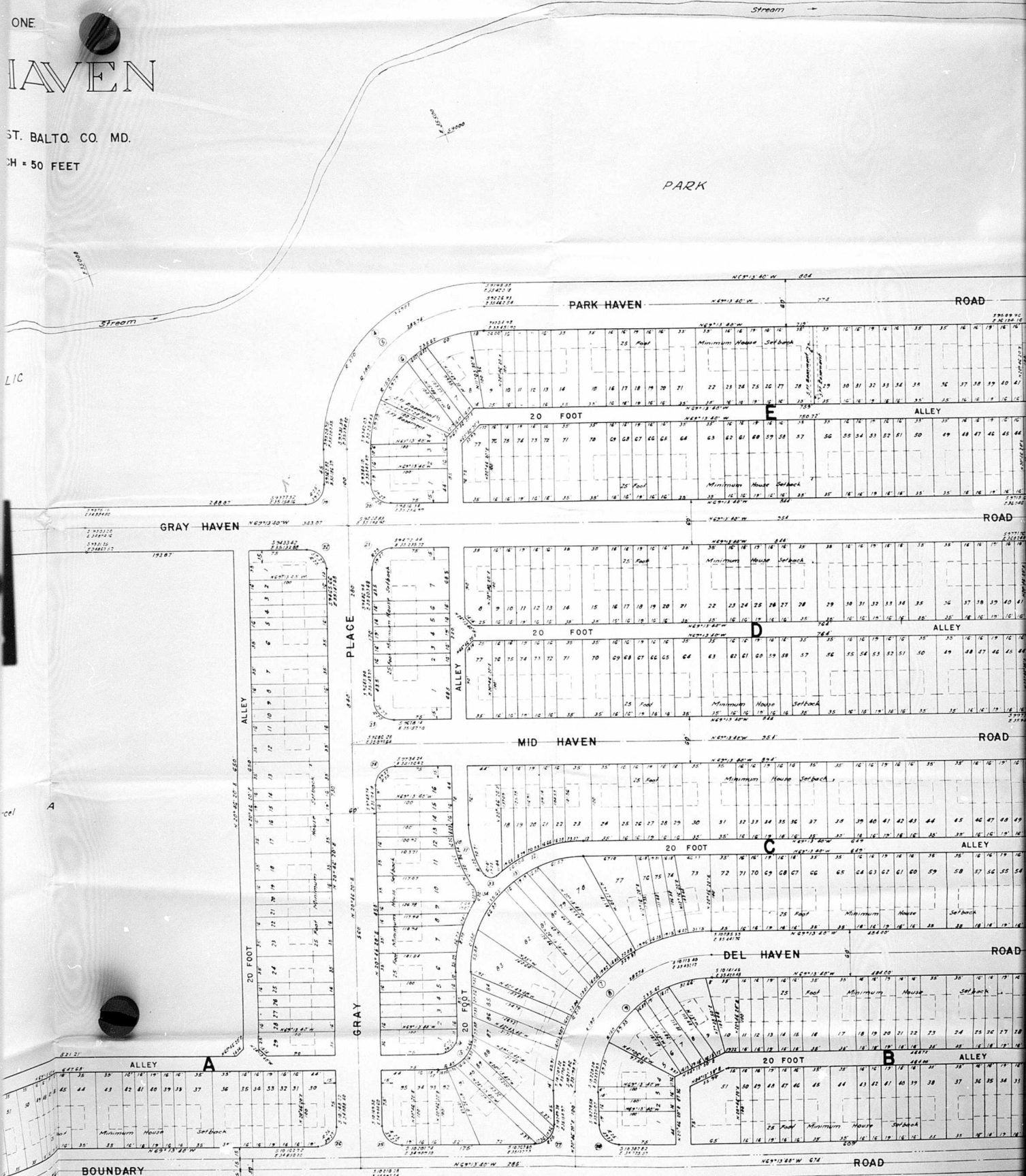
CH = 50 FEET

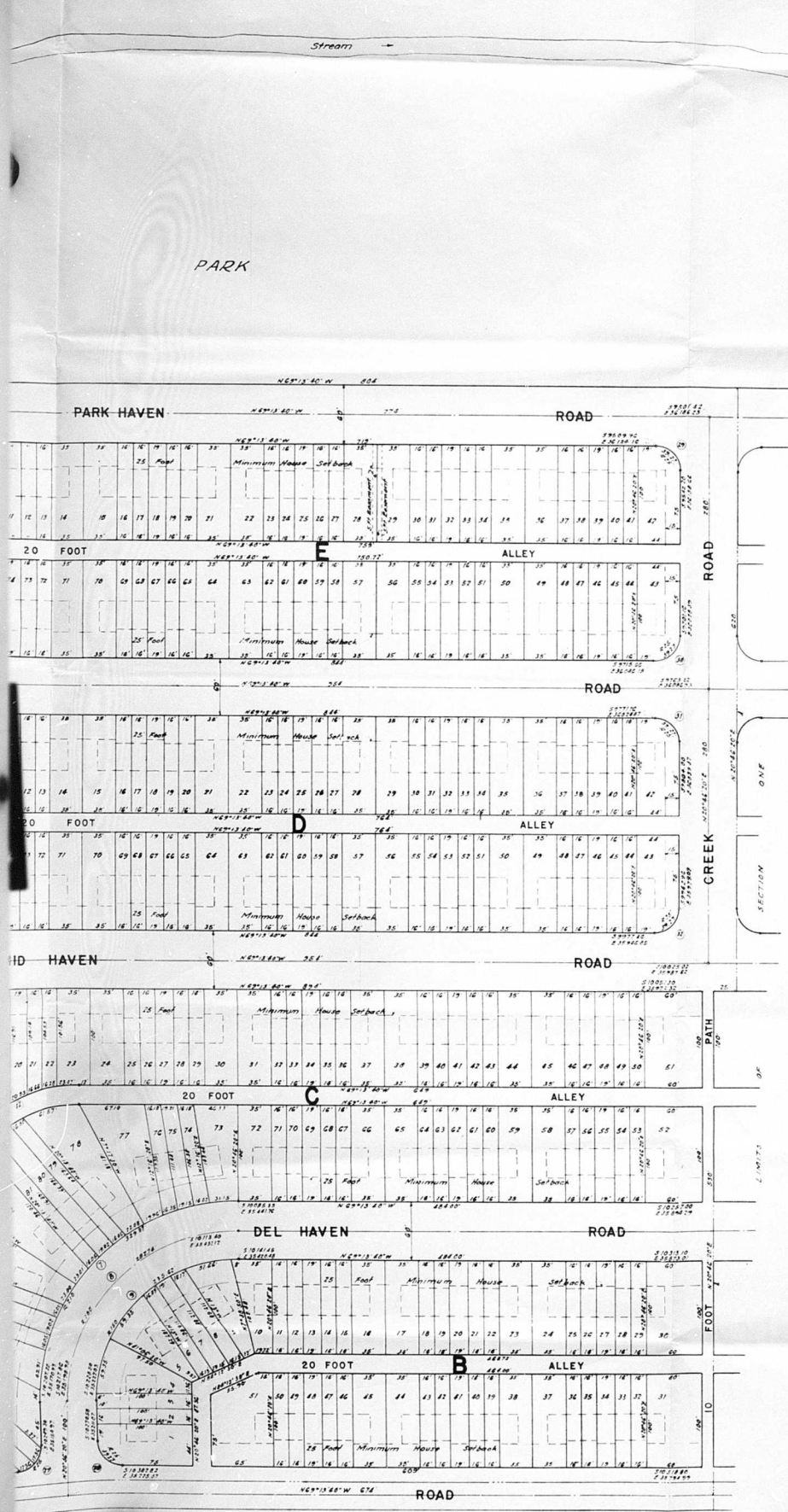
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310.500





CURVE DATA						
No	Rad	Delta	Arc	Tan	Chord Bearing	Length
1	1488.71	10°01'40"	438.57	718.24	S 74°14'50"E	438.05
2	2468.91	10°01'40"	438.57	718.24	S 74°14'50"E	438.05
3	2468.91	10°01'40"	438.57	718.24	S 74°14'50"E	438.05
4	210	30°	329.87	210	N 65°46'20"E	296.98
5	180	30°	282.74	180	N 65°46'20"E	254.56
6	150	30°	235.62	150	N 65°46'20"E	212.13
7	210	30°	329.87	210	N 65°46'20"E	296.98
8	180	30°	282.74	180	N 65°46'20"E	254.56
9	150	30°	235.62	150	N 65°46'20"E	212.13
10	140	35°17'40"	86.24	44.64	N 3°07'30"E	84.88
11	120	33°45'40"	70.71	36.41	N 3°07'30"E	69.69
12	170	30°	267.04	170	N 65°46'20"E	240.42
13	150	30°	235.62	150	N 65°46'20"E	212.13
14	25	90°	39.27	25	N 65°46'20"E	35.35
15	45	90°	70.69	45	N 65°46'20"E	63.64
16	25	79°58'20"	34.89	39.27	N 2°14'30"W	32.13
17	25	90°	39.27	25	N 58°44'40"E	35.35
18	25	90°	39.27	25	N 34°13'20"W	35.35
19	25	90°	39.27	25	N 65°46'20"E	35.35
20	25	90°	39.27	25	S 24°13'40"E	35.35
21	25	90°	39.27	25	N 65°46'20"E	35.35
22	25	90°	39.27	25	S 24°13'40"E	35.35
23	25	90°	39.27	25	S 24°13'40"E	35.35
24	25	90°	39.27	25	N 65°46'20"E	35.35
25	25	90°	39.27	25	S 24°13'40"E	35.35
26	25	90°	39.27	25	N 65°46'20"E	35.35
27	25	90°	39.27	25	N 65°46'20"E	35.35
28	25	90°	39.27	25	S 24°13'40"E	35.35
29	25	90°	39.27	25	S 24°13'40"E	35.35
30	25	90°	39.27	25	N 65°46'20"E	35.35
31	25	90°	39.27	25	S 24°13'40"E	35.35
32	25	90°	39.27	25	N 65°46'20"E	35.35
33	10	26°40'	17.32	10.68	S 24°13'40"E	16.17
34	20	67°36'10"	23.60	13.19	N 19°14'45"E	22.26

The Roads, Streets, Avenues, Paths, Lanes and or Alleys as shown hereon is for the purpose of Description only and not intended to be dedicated to Public use. The Fee Simple Title to the beds thereof is especially reserved

Approved Baltimore County Planning Commission
By *Julius H. Regard* Date *Apr. 22, 1953*

Approved Baltimore County Highways Department
By *Julius H. Regard* Date *Apr. 22, 1953*

OWNERS CERTIFICATE
Certification is hereby made that all the requirements of the Annotated Code of Maryland, Chapter 101G, Acts of 1948, have been complied with on this plat
Julius H. Regard
Julius H. Regard
Julius H. Regard
Julius H. Regard
Julius H. Regard
Julius H. Regard

The coordinates shown on this plat are based on Baltimore County Metropolitan System Traverse Station No 7367 S 812754 E 55025.52 7368 S 878586 E 34575.62 42 37°34'50"
The bearing shown are referred to the True Meridian.