

PETITION FOR SPECIAL EXCEPTION
UNDER THE ZONING REGULATIONS AND
RESTRICTIONS OF BALTIMORE COUNTY

IN THE MATTER OF

BALTIMORE GAS AND ELECTRIC COMPANY

BEFORE THE
ZONING COMMISSIONER
OF BALTIMORE COUNTY

For a Special Exception Under the Zoning Regulations
and Restrictions of Baltimore County

To the Zoning Commissioner of Baltimore County:

Baltimore Gas and Electric Company hereby petitions for a Special
Exception under the Zoning Regulations and Restrictions of Baltimore County,
passed by the County Commissioners of Baltimore County, agreeable to
Chapter 877 of the Acts of the General Assembly of Maryland of 1943, and
amendments thereto, for a certain use and exception as provided under said
Regulations as follows:

A Special Exception for the construction of a transformer station
on a lot of ground situate on the northeast side of Back River Neck Road
at a distance of 165 feet northwesterly from Cape May Road in the Fifteenth
Election District of Baltimore County, Maryland, as shown on the plat
attached hereto and marked Petitioner's Exhibit "A" and made a part hereof.

The location and description of the land to be used for said
transformer station is as follows:

BEGINNING for the same on the center line of Back River
Neck Road at a distance of 165 feet northwesterly from the
intersection formed by the center lines of Back River Neck Road
and Cape May Road, thence northwesterly binding on the center
line of Back River Neck Road, North 41 degrees 44 minutes West
43 feet and North 38 degrees 04 minutes West 107 feet; thence
North 62 degrees 50 minutes East 166.75 feet; thence southeasterly
for a distance of approximately 150 feet to intersect a line
running southwesterly, south 62 degrees 50 minutes West 166.75 feet;
thence running along said line South 62 degrees 50 minutes West
166.75 feet to the place of beginning.

BALTIMORE GAS AND ELECTRIC COMPANY

By *John Oram Turnbull*
CONTRACT PURCHASER

70 W. Pennsylvania Avenue
Towson - 4, Maryland

1707 Lexington Building
Baltimore - 1, Maryland

Attorneys for Petitioner

James Goerts
James Goerts

Edwin B. Goerts
Edwin B. Goerts
OWNERS

ORDERED BY the Zoning Commissioner of Baltimore

County this 22nd day of April, 1957,
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 May, 1957, at 11 o'clock
A.M.

Zoning Commissioner
of Baltimore County

Pursuant to advertisement, posting of property and
public hearing on the above petition to use the property for
the construction of a Transformer Station and it appearing that
by reason of location, the safety, health and the general welfare
of the community not being detrimentally affected, the said petition
should be granted, therefore:

It is in this 17th day of May, 1957, by the Zoning
Commissioner of Baltimore County, ORDERED that the aforesaid
petition for a special exception, be and the same is hereby granted.

William H. Colman
Zoning Commissioner
of Baltimore County

OFFICE OF PLANNING

Inter-Office Correspondence

From Office of Planning May 14, 1957

To Mr. William H. Adams

Subject Zoning Petition #4130-X - Special
Exception For Electrical Transformer
Station, Lying on Northeastern Side
of Back River Neck Road, and Beginning
165 feet Northwest of Cape May Road.
Approx. 1/7 acres. Hearings May 15, 1957

When this petition was taken up by the Zoning Advisory
Committee, the subject of Gas and Electric installations in
relation to their surroundings was discussed as a general
question. It was realized that transformers, switching
stations, and the like, are focal points in an electrical
transmission system and, as such, are limited in possible
location. It was also realized that, when it is necessary
for these to fall within residential areas, their appearance
and exact situation are of concern to owners of nearby
dwellings.

As to this particular petition, the Committee agreed that
it would be desirable for any granting to be subject to approval
of the Office of Planning, in respect to plot plan and possible
need for screening.

GIS
nub

Order # A5792 Req F 8524

Second Section - Page Six

ZONING DEPARTMENT OF BALTIMORE COUNTY
SPECIAL EXCEPTION
FOR PROPERTY

Pursuant to petition filed with the
Zoning Department of Baltimore
County, on April 22, 1957, for a
Special Exception to the Zoning
Regulations of Baltimore County,
Maryland, to permit the construction
of a transformer station on a lot
situate on the northeast side of
Back River Neck Road, and beginning
165 feet northwest of Cape May
Road, approximately 1/7 acres.

It is in this 17th day of May, 1957,
by the Zoning Commissioner of
Baltimore County, ORDERED that the
aforesaid petition for a special
exception, be and the same is hereby
granted.

Witness my hand and the seal of
the Department of Planning, Baltimore
County, Maryland, this 14th day of
May, 1957.

William H. Colman
Zoning Commissioner
of Baltimore County

Certificate Of Publication

ESSEX, MD., May 3rd., 1957

THIS IS TO CERTIFY, That the annexed advertisement
was published in THE EASTERN ENTERPRISE, a weekly
newspaper published in Essex, Baltimore County, Md., once
in each of 3 successive weeks before the 10th
day of May, 1957, the first publication
appearing on the 22nd day of April,
1957.

THE EASTERN ENTERPRISE, INC.

William H. Colman
Manager.

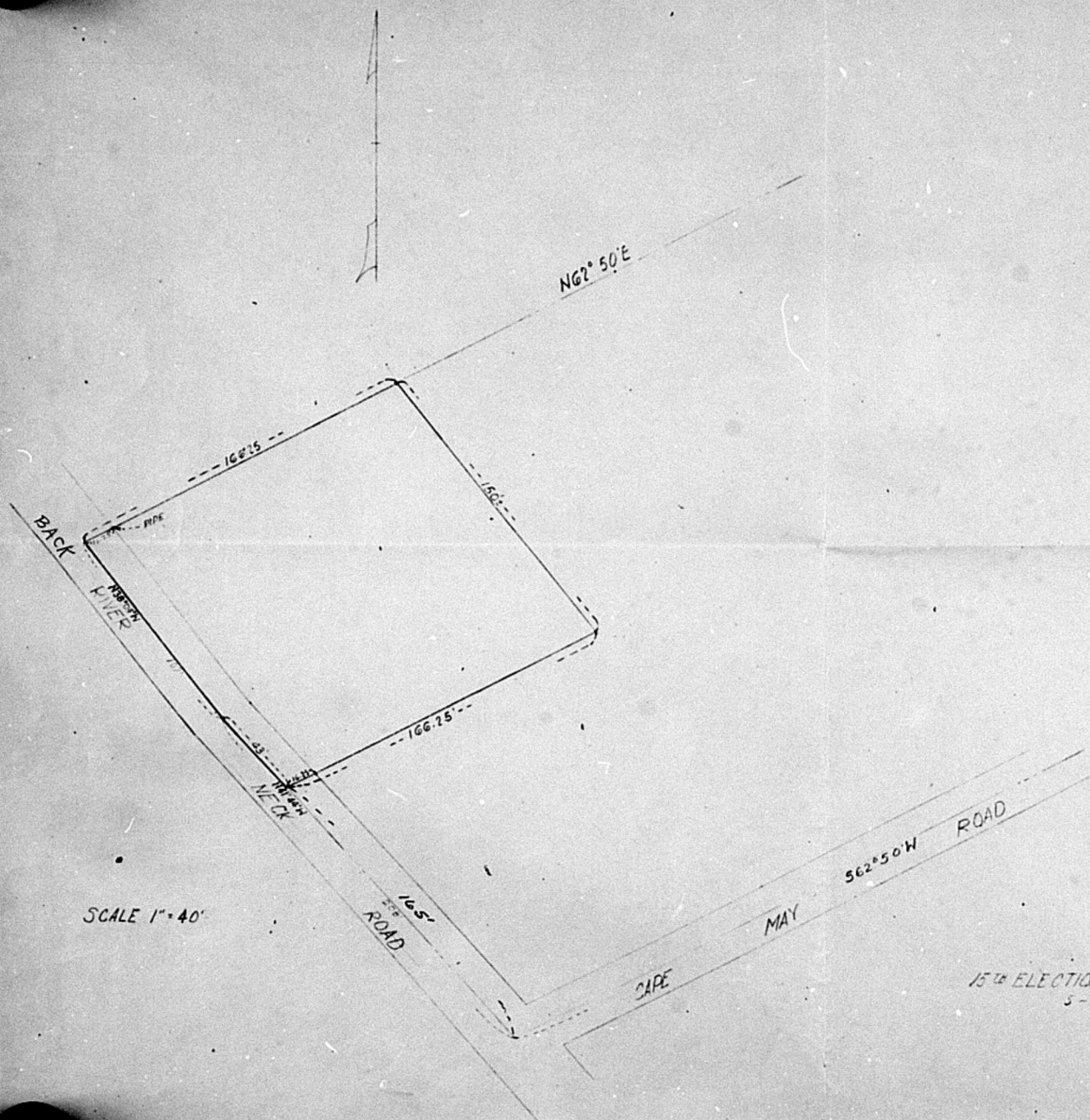
RECEIVED OF John Oram Turnbull, attorney for petitioner,
Baltimore Gas and Electric Company, the sum of Forty dollars (\$40.00)
being cost of petition, advertising and posting property situate on
Back River Neck Road and Cape May Road in the Fifteenth District of
Baltimore County.

Thank you.

Zoning Commissioner
of Baltimore County

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 15th Date of Posting 5-1-57
Posted for: Special Exception for Transformer Station
Petitioner: Baltimore Gas & Electric Company
Location of property: Intersection of Back River Neck Rd. & Cape May
Road, etc. - See Plat
Location of Signs: East side of Back River Neck Road 24 ft. north
of Cape May Road
Remarks: George B. Hummel
Posted by: George B. Hummel Date of return: 5-2-57



SCALE 1" = 40'

CAPE MAY ROAD

562° 50' W

15th ELECTION DIST. BALTO. CO. MD.

5-8-57

879.

