4270-X

4270-X

MAP 2-B "X" 10/16/57

PETITION FOR SPECIAL EXCEPTION

IN THE MATTER OF : BEFORE THE ZONING COMMISSIONER OF BALTIMORE COUNTY

FRANKLIN L. BYERS & SON, INC. :

For a Special Exception

To The Zoning Commissioner of Baltimore County

FRANKLIN L. BYERS & SON, INC. Legal Owner

Contract Purchaser

hereby petition for a Special Exception, under the Zoning Regulations and Restrictions passed by the County Commissioners of Baltimore County, agreeable to Chapter 877 of the Acts of the General Assembly of Maryland of 1943, for a certain permit and use, as provided under said Regulations and Act, as follows:

A Special Exception to use the land (and improvements now or be erected thereon) hereinafter described for Gasoline Service Station

Both parcels of land lying and being in the Second District of Baltimore County.

PARCEL 1 - Beginning on the Northwesterrmost corner of Liberty Road and Hendon Avenue (said Hendon Avenue proposed being 680 feet Southeast of Russell Avenue); thence Easterly and binding on the North side of Liberty Road 168 feet; thence North 17 degrees 52 minutes East 207.48 feet; thence North 55 degrees 50 minutes West 118 feet to the East side of Hendon Avenue; thence Southerly and binding on the East side of Hendon Avenue 150 feet to the place of beginning.

PARCEL 2 - Beginning on the Northwesterrmost corner of Liberty Road and Hendon Avenue (said Hendon Avenue proposed being 680 feet Southeast of Russell Avenue); thence Westerly and binding on the North side of Liberty Road 150 feet; thence North 34 degrees 10 minutes East 150 feet; thence South 55 degrees 50 minutes East 150 feet to the West side of Hendon Avenue; thence Southerly and binding on the West side of Hendon Avenue 150 feet to the place of beginning.

Franklin L. Byers & Son, Inc.
By: Edward Byers

Contract Purchaser — Legal Owner

H. Richard Smelkin
Campbell Bldg
Towson, Md
VA 5-1440

10/30/57
3 P.M.

Petition L. Byers & Son, Inc. - 2nd Dist. - NE corner of Liberty Rd. & Hendon Ave.

4270-X

#4270-X

MAP 2-B "X"

ORDERED BY the Zoning Commissioner of Baltimore County this 27th day of Sept., 19 57, 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 30th day of October, 1957, at 3 o'clock P. M.

Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property and public hearing on the above petition for a special exception for the erection of two gasoline service stations on the two parcels described in the within petition, since the right-of-way for the road has been cleared and the granting of the special exception will not be detrimental to the health, safety and the general welfare of the locality involved, the special exception should be granted, therefore:

It is this 1st day of October, 1958 by the Zoning Commissioner of Baltimore County, ORDERED that the aforesaid petition for a special exception should be and the same is hereby granted, subject, however, to approval of plans for the development of said property by the State Roads Commission, the Bureau of Land Development of Baltimore County and the Office of Planning.

Zoning Commissioner of Baltimore County

It is this 29th day of October, 1959, by the Zoning Commissioner of Baltimore County, ORDERED that the aforesaid special is hereby extended for a period of one year beginning October 1, 1959 and ending October 1, 1960.

Zoning Commissioner of Baltimore County

COMMISSION
ROBERT O. BOWIE, Chairman
EDGAR T. BENNETT JOHN J. McMULLEN

C. H. PEARCE, SECRETARY
A. S. GORDON, EXEC. ASST. TO COMM.
ROLAND E. JONES, SPEC. ASST. TO COMM.
C. L. WANNEN, COMPTROLLER
JOSEPH D. BUECKNER, SPEC. ASST. ATTY. GEN.

STATE OF MARYLAND
STATE ROADS COMMISSION
108 EAST LEXINGTON STREET
BALTIMORE 3, MD.

NORMAN M. PATCHETT, CHIEF ENGINEER
H. C. HOPKINS, DEPUTY CHIEF ENGINEER
R. A. HOUSTON, CHIEF ENGR.
C. A. BOLGIANO, ASST. CHIEF ENGR.

PERMIT ENGINEERING DIVISION
ENGR. BUILDING, ED HOPKINS PLACE
BALTIMORE 1, MD.

October 25, 1957

Mr. Willie H. Adams
Zoning Commissioner
Baltimore County Office Building
Towson 4, Maryland

Re: Zoning Petition #4270X
Special Exception for a Gasoline
Service Station - Liberty Road - Route 26

Dear Mr. Adams:

This office has reviewed the subject petition and is forwarding the following comments with respect thereto:

1. Liberty Road Route 26 is in the 12-Year Program for improvement and additional right of way will be required. It is therefore requested that the building setback line and pump island setback line be increased by 17' to avoid future conflict if the Zoning Commissioner sees fit to grant this special exception.

2. The proposed Hendon Avenue has never been formally approved by the State Roads Commission. Therefore this plea seems a little premature.

Thank you for your cooperation.

Very truly yours,

C. S. Linville
Chief Permit Engineer

By: Edward D. Reilly
Asst. Permit Engineer

cc: O. M. Sterling

October 7, 1957

$35.00

RECEIVED of H. Richard Smelkin, attorney for petitioner, Franklin L. Byers & Son, Inc., the sum of Thirty-five Dollars ($35.00), being cost of petition, advertising and posting property situate on the Northwest corner of Liberty Road and Hendon Avenue, Second District of Baltimore County.

Thank you.

Zoning Commissioner of Baltimore County

HEARING:

Wednesday, October 30, 1957
at 3:00 P. M.

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

RECEIVED
OCT 7 1957
COMPTROLLER'S OFFICE

01 692 - $35.00

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

#4270

District 2nd Date of Posting 10-16-57

Posted for: Special Exception for a Gasoline Service Station

Petitioner: Franklin L. Byers & Son, Inc.

Location of property: N.W. Corner of Liberty Rd. & Hendon Avenue, etc.

Location of Signs: One sign N.W. Corner, another sign N.E. Corner of Liberty Road and Hendon Avenue.

Remarks:

Posted by George R. Hemming Date of return: 10-17-57

ZONING DEPARTMENT OF BALTIMORE COUNTY
PETITION FOR SPECIAL EXCEPTION
2nd DISTRICT

Pursuant to petition filed with the Zoning Commissioner of Baltimore County for a Special Exception to use the property hereinafter described for a Gasoline Service Station, 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 W. Chesapeake Avenue, Towson, Maryland:

On Wednesday, October 30, 1957 at 3:00 P.M.

to determine whether or not the Special Exception petitioned for as aforesaid should be granted, the property in said petition being particularly described as follows:

Both parcels of land lying and being in the Second District of Baltimore County.

PARCEL 1 - Beginning on the Northwesterrmost corner of Liberty Road and Hendon Avenue (said Hendon Avenue proposed being 680 feet Southeast of Russell Avenue); thence Easterly and binding on the North side of Liberty Road 168 feet; thence North 17 degrees 52 minutes East 207.48 feet; thence North 55 degrees 50 minutes West 118 feet to the East side of Hendon Avenue; thence Southerly and binding on the East side of Hendon Avenue 150 feet to the place of beginning.

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Both parcels of land shown on plat plan filed with the Zoning Department of Baltimore County and being property of Franklin L. Byers & Son, Inc.

By Order of
Willie H. Adams
Zoning Commissioner
of Baltimore County

Oct. 11-18.

OFFICE OF
THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS, Reisterstown, Md. — THE COMMUNITY PRESS, Dundalk, Md. — THE HERALD-ARGUS, Catonsville, Md.

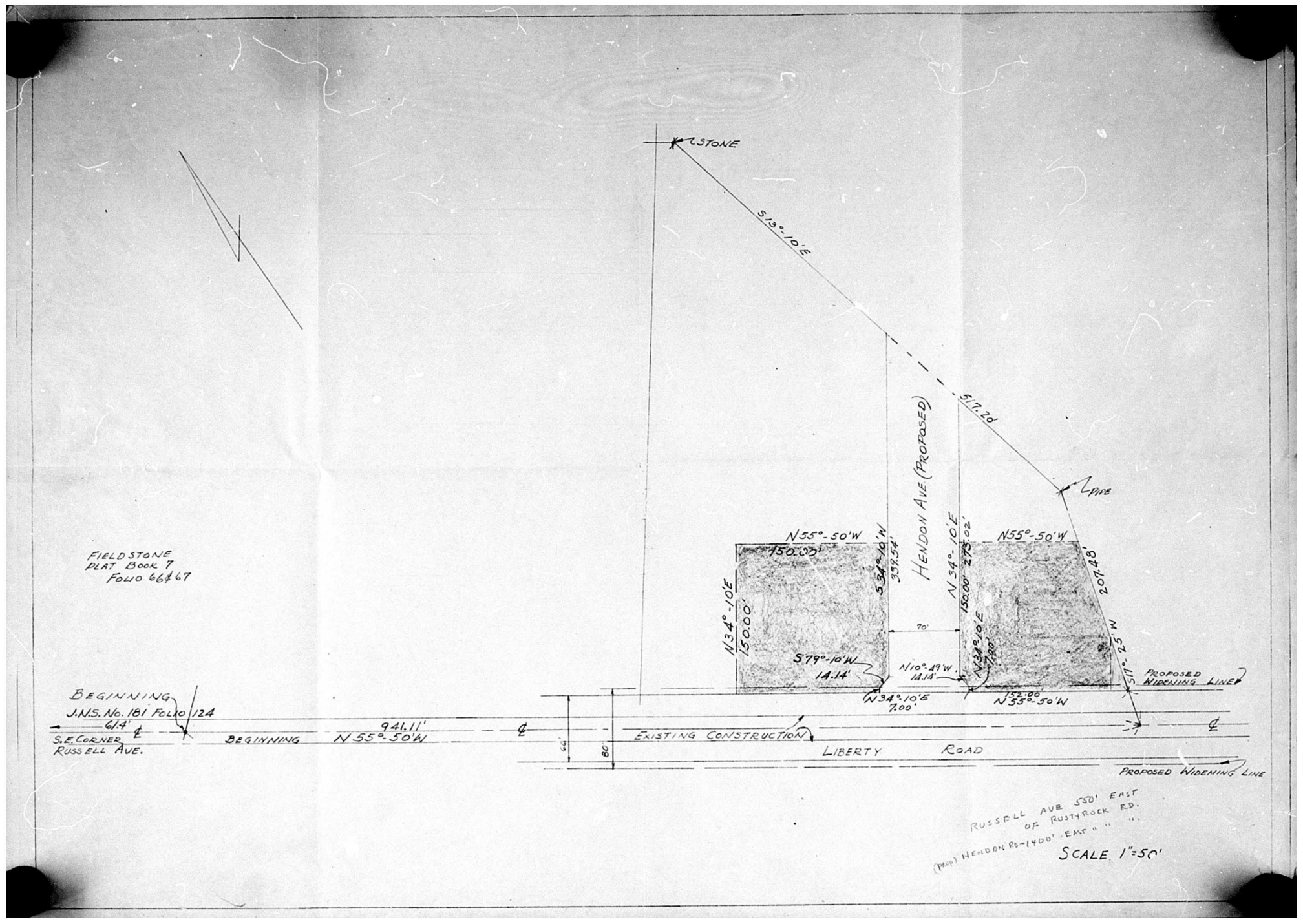
No. 1 Newburg Avenue CATONSVILLE, MD.

October 19, 1957

THIS IS TO CERTIFY, that the annexed advertisement of Willie 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 3 successive weeks before the 17th day of October, 1957, that is to say the same was inserted in the issues of October 11 and 18, 1957.

THE BALTIMORE COUNTIAN

By Paul J. Morgan
Editor and Manager.


STONE
S 13°-10'E
S 17.20'
PIPE
HENDON AVE (PROPOSED)
N 34°-10'E
150.00'
N 55°-50'W
150.00'
S 34°-10'W
339.54'
N 34°-10'E
150.00'
N 34°-10'E
275.02'
N 55°-50'W
207.48'
70'
S 79°-10'W
14.14'
N 10°-49'W
14.14'
N 32°-10'E
7.00'
S 11°-25'W
PROPOSED WIDENING LINE
N 34°-10'E
7.00'
N 55°-50'W
132.00'
FIELDSTONE
PLAT BOOK 7
FOLIO 66 & 67
BEGINNING
J.N.S. No. 181 FOLIO 124
61.4'
S.E. CORNER
RUSSELL AVE.
941.11'
BEGINNING
N 55°-50'W
EXISTING CONSTRUCTION
LIBERTY ROAD
66'
80'
PROPOSED WIDENING LINE
RUSSELL AVE 550' EAST
OF RUSTY ROCK RD.
(MAP) HENDON RD-1400' EAST " " "
SCALE 1"=50'