

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County—

I, or we, Edward M. Jordan, Jr. legal owner, of the property situate
2300 Poplar road & Mywyn Oak Ave

#4271
MAP
#1-B
BL
10/14/57

All that parcel of land in the First District of Baltimore County on the
Southeast corner of Mywyn Oak Avenue and Poplar Road thence running Easterly
and binding on the South side of Mywyn Oak Avenue 225 feet; thence Southerly 115
feet to the North side of Poplar Avenue; thence running Westerly and binding on
the North side of Poplar Avenue 225 feet to the place of beginning.

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-6 zone to an B-1 zone.
Reasons for Re-Classification: office

Size and height of building: front 80' feet; depth 40' feet; height 20' feet.
Front and side or backs of building from street lines: front 20' feet; side 30' feet.
Property to be posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above reclassification, 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.

Edward M. Jordan
Edward Jordan
Legal Owner
Address 2008 Mywyn Oak Ave

ORDERED By The Zoning Commissioner of Baltimore County, this 1st day of
October, 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 Balti-
more County, that property be posted, and that the public hearing hereon be had in the office of the
Zoning Commissioner of Baltimore County in the Rockwell Bldg., in Towson, Baltimore County, on
the 14th day of November, 1957, at 11 o'clock A. M.

Nov. 14, 1957: Petition withdrawn
by counsel for petitioner
Edward M. Jordan
The Zoning Commissioner of Baltimore County
(over)

\$1.50

RECEIVED of Mr. Jordan, petitioner, the sum of One Dollar
and fifty cents (\$1.50) to cover cost of advertising the property
situate on the Southeast corner of Mywyn Oak Avenue and Poplar
Road.

Thank you.

Zoning Commissioner
of Baltimore County

trd

1102-2-1.50

NOV 14 1957
COMM-FINANCE & OFFICE
RE

BERNARD JOHN MEDAURY, JR.
ATTORNEY AT LAW
312 WASHINGTON AVENUE
TOWSON 4, MD.
V-L-275

November 4, 1957

Wileis H. Adams, Zoning Commissioner
County Office Building
Chesapeake Avenue
Towson, 4, Maryland

Re: Petition of Edward M. Jordan for
reclassification of 2300 Poplar
Drive, 1st District, from R-6
to B-1.
File - 4271

Dear Mr. Adams:

The petitioners, Edward M. Jordan and Elaine Z. Jordan, his
wife, request that you withdraw their petition for reclassification in the
above matter.

Bernard J. Medaury, Jr.
Bernard J. Medaury, Jr.
Attorney for the Petitioners

OFFICE OF PLANNING

Inter-Office Correspondence

From: Office of Planning November 14, 1957
To: Wileis H. Adams, Zoning Commissioner
Subject: Zoning Petition #4271, R-6 to B-1, Southeast corner of Mywyn Oak Ave. and Poplar Road. Approx 2 1/2 acres, 1st District. (1100 A.M.)

Advisory Opinion - Land Use:

From a land use point of view, the proposed reclassification appears un-
desirable. An extensive residential area, fully developed in single family houses
of fairly recent construction borders the property on three sides. The land
adjacent to the Fourth Side is completely undeveloped and provides an informal
parklike buffer between the residences and the nonconforming Amusement Park
further to the North.

In addition, the narrow, triangular shape of the tract and its steep land
gradient make site design for access and parking, very difficult - particularly
for the service garage use intended. The layout presented by the Petitioner
does not show a satisfactory solution to these problems, and in fact gives only
the slight indication of a very unsatisfactory solution to them.

CS/1h

Department of Public Works
BUREAU OF LAND DEVELOPMENT

Inter-Office Correspondence

From: George R. Lewis November 14, 1957
To: Wileis H. Adams
Subject: 4271 R-6 to B-1, Mywyn Oak Ave. at Poplar Rd.

The grades on this site are such that
off-street parking is very difficult. The only
indication of parking given on the plot plan is
not practical. Parking on any commercial site
must be sufficient to allow cars to drive off of
lot and not back into the street traffic.

It is requested that if zoning is granted
that it be subject to approval of plans by this office.

George R. Lewis
Manager, Plans, Design,
Permit Section

CRB

cc: Mr. Stirling

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 1st Date of Posting 10-22-57
Posted for: City of Baltimore, B-1 zone
Petitioner: Edward M. & Elaine Z. Jordan
Location of property: S.E. corner of Mywyn Oak Ave. & Poplar Rd. at 2300 Poplar Road
Location of Sign: Posters posted at 2300 Poplar Road
Remarks: None
Posted by: George A. Harrison Date of return: 10-24-57

NOTICE OF ZONING PETITION
FOR RECLASSIFICATION
IN DISTRICT
Pursuant to petition filed with
the Zoning Commissioner of Balti-
more County for change or re-
classification from a R-6 zone to
a B-1 zone of the property here-
inafter described, the Zoning Com-
missioner of Baltimore County, by
authority of the State of Mary-
land, will hold a public hearing in Room
104, County Office Building, 111
W. Chesapeake Avenue, Towson,
Maryland:
On Monday, November 4, 1957
At 11:00 A. M.
to determine whether or not the
advertising mentioned and described
property should be changed or re-
classified as addressed for Balti-
more County as well.
All that parcel of land in the
First District of Baltimore Coun-
ty, located on the Southeast corner of
Mywyn Oak Avenue and Poplar
Road, thence running Easterly
and binding on the South side of
Mywyn Oak Avenue 225 feet to the
North side of Poplar Avenue 115 feet to the
North side of Poplar Avenue thence running westerly and bind-
ing on the North side of Poplar
Avenue 225 feet to the place of be-
ginning; being Lot No. 1, Block 4,
Plan also filed with the zoning De-
partment, being property of Ed-
ward M. and Elaine Z. Jordan.

OFFICE OF
THE BALTIMORE COUNTMAN #271
THE COMMUNITY NEWS
Baltimore, Md.
THE HERALD-ARGUS
Baltimore, Md.
The Community Press
Catonville, Md.
No. 1 Newburg Avenue CATONVILLE, MD.

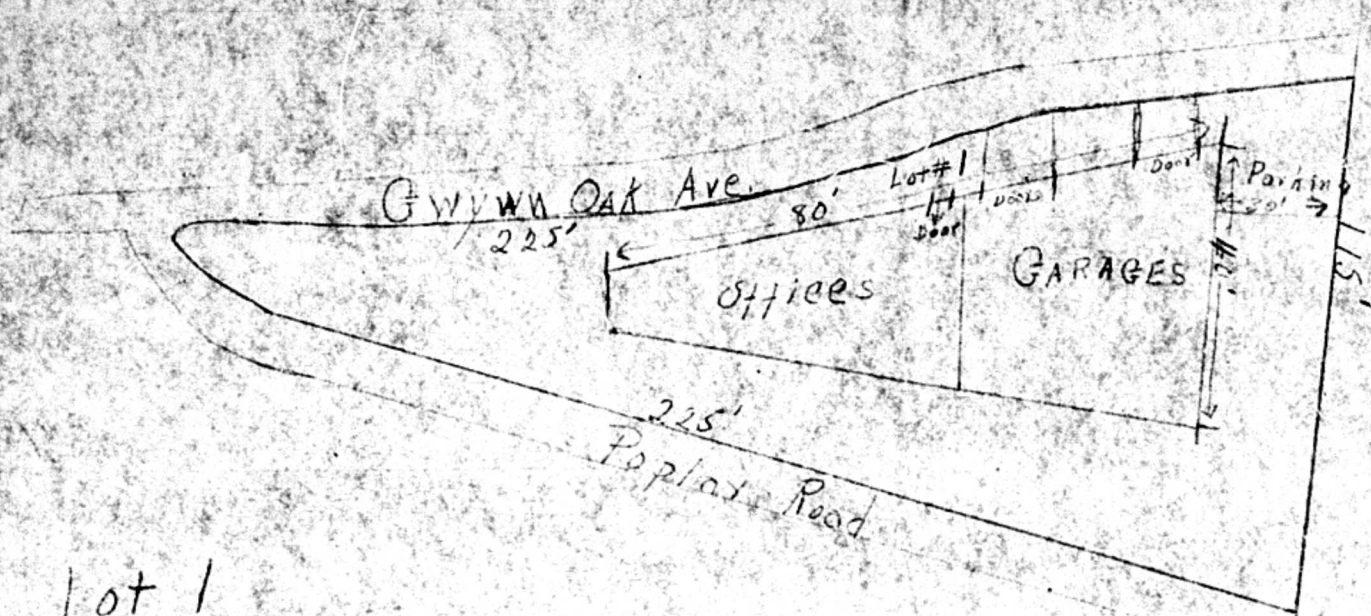
October 2, 1957.
THIS IS TO CERTIFY, that the annexed advertisement of
Wileis H. Adams, Zoning Commissioner for
Baltimore County
was inserted in THE BALTIMORE COUNTMAN, a group of
three weekly newspapers published in Baltimore County, Mary-
land, once a week for 2 successive weeks before
the 26th day of October, 1957, that is to say
the same was inserted in the issues of
October 16 and 23, 1957

THE BALTIMORE COUNTMAN

By Paul J. Morgan
Editor and Manager.

RECEIVED
OCT 15 1957
COUNTY CLERK'S OFFICE

01000-135.00



Lot 1
Blk 4

PLAT
LARCHMONT