

RE: PETITION FOR RECLASSIFICATION
FROM A B.L. ZONE TO AN R-10
ZONE and a Special Exception
for a Trailer Park - 35. cor.
of Marlyn Ave. & Model Camp Rd.,
15th Dist. - Frank Schminsky,
Petitioner

15th Dist.
Model Camp Rd.
APR 24 1958

OPINION

This petition, heretofore granted by the Zoning Commissioner, sought a reclassification from a "B.L." zone to an "R-10" zone along with a special exception to operate a Trailer Park in the above captioned location.

The Zoning Commissioner's Order granted the reclassification and special exception subject, however, to the approval of plans for the development of the property by the Office of Planning and the Baltimore County Health Department. Due to the inavailability of water and sewer facilities, it is impossible for the petitioner to obtain the approval required in order to permit his going ahead with the Trailer Park. He, therefore, finding the Commissioner's Order impossible of performance, has taken this Appeal with the purpose of requesting that the property be allowed to revert to its former status of "B.L."

There being no protest, the Board, for purposes of clarification, declares the subject property be and the same is hereby designated "B.L."

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

April 7, 1958
Charles H. Stedley

DATE: 1/15/58

Note: Mr. Kaufman did not sit on above case.

PETITION FOR (1) ZONING RECLASSIFICATION
(2) SPECIAL EXCEPTION

To the Zoning Commissioner of Baltimore County:
I, or we, FRANK SCHMINSKY Legal Owner

herby petition (1) that the zoning status of the above described property be reclassified, pursuant to the Zoning Law of Baltimore County, from an B.L. Zone, to an R-10 Zone; and (2) for a Special Exception, under said Zoning Law and Zoning Regulations of Baltimore County, to use the above described property, for Trailer Park.

Property to be posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of the above reclassification and Special Exception, 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.

Frank Schminsky

Helene Schminsky

7-So Maple Ave. #1
Address

All that parcel of land in the 15th Dist. of Balto. County on the southeast corner of Marlyn Ave. and Model Camp Rd; thence running easterly and binding on the south side of Marlyn Ave. 240 feet; thence south 60 degrees 41 minutes east 750 feet; thence south 33 degrees 30 minutes west 455 feet; thence north 55 degrees 50 minutes west 990 feet to the east side of Model Camp Rd; thence northerly and binding on the east side of said road 400 feet to the place of beginning.

JAN 31 1958

ORDERED BY the Zoning Commissioner of Baltimore County this 31st day of January, 1958, 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 3rd day of March, 1958, at 11:00 o'clock P.M.

Zoning Commissioner
of Baltimore County

Upon hearing on the above petition (1) for reclassification from a "B-L" Zone to an "R-10" Zone and (2) for a special exception to use said property for a Trailer Park, 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 this 4th day of March, 1958, by the Zoning Commissioner of Baltimore County ORDERED that the aforesaid petition be and the same is hereby granted: the first for reclassification from a "B-L" Zone to an "R-10" Zone and, second, for a special exception to use said property for a Trailer Park, subject, however, to approval of plans for the development of said property by the Office of Planning and the Baltimore County Health Department.

It is further ORDERED that there shall be screening of evergreens between the property line and the setback of the trailers along Marlyn Avenue and Model Camp Road.

William A. Adams
Zoning Commissioner of
Baltimore County

April 28, 1958

\$50.00

RECEIVED of Frank Schminsky, Petitioner, the sum of Fifty (\$50.00) Dollars, being cost of appeal to the County Board of Appeals from the decision of the Zoning Commissioner granting reclassification of property and a special exception for Trailer Park, southeast corner of Marlyn Avenue and Model Camp Road, 15th District.

Zoning Commissioner

RECEIVED
APR 30 1958

COUNTY CLERK'S OFFICE

Order D 770 Req H 3829

Certificate Of Publication

ESSEX, MD., February 18, 1958.

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 2 successive weeks before the 3rd, day of March, 1958, the first publication appearing on the 13th day of February, 1958.

THE EASTERN ENTERPRISE, INC.

Walter S. Alderson
Manager



February 25, 1958

\$1.50

RECEIVED of Frank Schminsky, petitioner, the sum of One Dollar and fifty cents (\$1.50), to cover cost of advertising the property situate on the Southeast corner of Marlyn Avenue and Model Camp Road, 15th District of Baltimore County. Thank you.

Zoning Commissioner
of Baltimore County

RECEIVED
FEB 25 1958
COMPTROLLER'S OFFICE

01.622-\$1.50

\$40.00

RECEIVED of Frank Schminsky, petitioner, the sum of Forty (\$40.00) dollars, being cost of petition, advertising and posting of property situate - Marlyn Avenue and Model Camp Road - 15th District of Baltimore County.

Thank you.

Zoning Commissioner
of Baltimore County

RECEIVED
JAN 31 1958
COMPTROLLER'S OFFICE
98

01.622-\$40.00

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

#4356

District 13
Posted for Frank Schminsky
Petitioner: Frank Schminsky
Location of property: S.E. corner of Marlyn Ave. & Model Camp Rd.
Location of Sign: Southwest corner of Marlyn Avenue and Model Camp Road
Remarks: See above
Posted by: George A. Hannon Date of return: 2-21-58

MARLYN (Deep Creek Ave.) AVE

N 60° 41' W - 790'

ROAD

CAMP

MODEL

3 38.00 E

30

Area = 9.7 Acres

S 56° 56' E - 790'

N 33° 32' E - 455'

Plot of Property of
Frank J. Shiminsky
15th Dist - Balto Co. Md

Scale: 1" = 100'

Date: 6-27-57



Harold M. Lee
REA CIVIL ENGR

