

OCT-5-1952



Mr. John E. Rose
Zoning Commissioner, Balto. Co.
Towson 4, Md.

Dear Mr. Rose:

In accordance with our conversation concerning the present status of the property at 2319 York Rd. we had during the hearing of Mr. Souleface on 10/1/52, I hereby make the following request:

That an extension of the zoning reclassification awarded us under petition #4426 from R-10 to R-20 with a special exception to operate a Tea Room and Gift Shop.

The operation of this business had to be postponed due to the lack of going facilities which has been promised year after year, but not as yet realized.

Respectfully yours,

Albert P. Schaefer
Albert P. Schaefer

2319 York Rd.
Timonium, Md.
8 Oct., 1952.

ALBERT P. SCHAEFER
Rt. of York Rd., Balto. Co.
St. of Towson Street.
APC
Sta. Tol.

4426

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 8 Date of Posting 5-21-58
Posted to Albert P. Schaefer
Petitioner: Albert P. Schaefer
Location of property: 2319 York Rd., Balto. Co. S. of Towson Street
Location of Signs: Posted on property known as 2319 York Rd.
Remarks: George R. Hummel
Posted by: George R. Hummel Date of return: 5-22-58

CERTIFICATE OF PUBLICATION

TOWSON, MD. ... MAY 23 ... 1958.

THIS IS TO CERTIFY, That the annexed advertisement was published in THE UNION NEWS, a weekly newspaper printed and published in Towson, Baltimore County, Md. once in each of ... successive weeks before the ... day of ... 1958 ... the first publication appearing on the ... day of ... 1958.

The UNION NEWS

Manager,

RE: PETITION FOR RECLASSIFICATION
FROM an R-10 Zone to a B-1
Zone - R/S of York Rd. beg. 30'
S. of Thelma St. - 8th Dist.
Albert P. Schaefer, Petitioner
DEBYNE
DEPUTY ZONING COMMISSIONER
OF BALTIMORE COUNTY
No. 4426

Pursuant to the advertisement, posting of property and public hearing on the above petition, upon hearing the testimony, the petitioners requested a reclassification from an R-10 Zone to a B-1 Zone in order to operate a Tea Room and Gift Shop.

The need for such an establishment has always been apparent in locations similar to the one requested in the petition, however, it is unnecessary to grant a commercial zone for such a purpose. The request for reclassification to a B-1 zone is denied.

In order to permit the requested use, the property is reclassified to R-20 zone with a special exception, in accordance with Section 402.3 of the Baltimore County Zoning Regulations, is hereby granted.

Albert P. Schaefer
Deputy Zoning Commissioner
of Baltimore County

DATE: Jan 4, 1958

It is this 11th day of October, 1952, by the Zoning Commissioner of Baltimore County, DEBYNE, that the aforesaid special exception be and the zone is extended to the property described Oct. 1, 1952 and expiring Oct. 1, 1963.

Albert P. Schaefer
Zoning Commissioner
of Baltimore County

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County: Schaefer, contract purchasers
XXX vs. Albert P. Schaefer & Frieda G. Schaefer of the property alias
in the 8th district of Baltimore County, State of Maryland, being the
property known as 2319 York Road, Timonium, having a frontage of 254
feet or less on York Road, and a depth of 256 feet, more or less.

All that parcel of land in the 8th District of Baltimore County on the east side of York Road, beginning 30 feet South of Thelma Avenue thence northerly and binding on the West side of York Road 27.27 feet; thence north 78 degrees 40 minutes east 425.9 feet; thence south 23 degrees 36 minutes west 145.77 feet; thence south 49 degrees 17 minutes west 316 feet; thence north 53 degrees 30 minutes west 74.20 feet to the place of beginning.

Zoning Law of Baltimore County, from an R-10 zone to an R-20 zone.

Reasons for Re-Classification: to operate a tea room and gift shop.

Size and height of building: front ... feet; depth ... feet; height ... feet.
Front and side set backs of building from street lines: front ... feet; side ... 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.

Albert P. Schaefer
Frieda G. Schaefer
Address: 1506 Windemere Avenue, (16)

ORDERED BY The Zoning Commissioner of Baltimore County, this ... day of ... 1958, 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 hereon be had in the office of the Zoning Commissioner of Baltimore County, in the Record Bldg., in Towson, Baltimore County, on the ... day of ... 1958, at ... o'clock P.M.

Zoning Commissioner of Baltimore County

(over)

6/25/58
3 P.M.

44426
MAP
#8
SEC. 3-D
R-20

October 11, 1952

Mr. Albert P. Schaefer,
2319 York Road,
Timonium, Md.

Dear Mr. Schaefer:

In reply to your letter of October 3, 1952 requesting an extension of the special exception granted on June 4, 1952 for a Tea Room on the east side of York Road, 30 feet south of Thelma Avenue, I have today granted an extension beginning October 1, 1952 and ending October 1, 1963.

Very truly yours

Zoning Commissioner

May 13, 1958

RECEIVED of John H. Maguire, Attorney for petitioner Albert P. Schaefer, the sum of Forty (\$40.00) dollars, being cost of petition, advertising and posting property situate - East side of York Road, beginning 30 feet South of Thelma Street - 8th District of Baltimore County.

Thank you.

Zoning Commissioner
of Baltimore County

REARING:

Monday, June 2, 1958
at 3:00 P.M.

Room 105
County Office Building
111 W. Chesapeake Avenue
Towson 4, Maryland

RECEIVED
MAY 14 1958

COMPTROLLER'S OFFICE

01622-\$40.00

York Road

N 11° 23' W 254.27'

N 78° 40' E 475.98'

1.804 Acres ±



2 CAR
BRICK
GARAGE

PAVEMENT
DRIVEWAY
HOUSE

LEADING

S 49° 17' W

To

316'

BRICK

FARM

N 75° 90'

#4426

NEW MAP #8

PL