

Petition for Zoning Re-Classification

To The Zoning Commissioner of Baltimore County--

I, or we, Mohler Bros. legal owner... of the property situate

All that parcel of land in the First District of Baltimore County on the South side of Frederick Road, beginning 217 feet east of Bishops Lane; thence easterly and binding on the south side of Frederick Road 160 feet; thence south 15 degrees 55 minutes 000 feet; thence south 74 degrees 19 minutes west 160 feet; thence south 17 degrees 04 minutes east 200 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-6x8-L zone to an B-M zone.

Reasons for Re-Classification:

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.

Mohler Bros.
By David Mohler, Partner
Legal Owner

Address

ORDERED By The Zoning Commissioner of Baltimore County, this 15th day of May, 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 16th day of June, 1958, at 10 o'clock A. M.

Zoning Commissioner of Baltimore County

(over)

MICROFILMED

4439

NOTICE: This is a copy of the original petition filed with the Zoning Commissioner of Baltimore County, dated 6/16/58, for the property situate at Frederick Road, between Bishops Lane and Bishops Lane.

Int. Dist. #4439

RE: PETITION FOR RECLASSIFICATION FROM AN "R-6" and "B-1" Zone to a "B-M" Zone - S/S of Frederick Rd. beg. 217' E. of Bishops Lane - 1st. District, Mohler Bros., Petitioners

BEFORE ZONING COMMISSIONER OF BALTIMORE COUNTY #4439

Pursuant to the advertisement, posting of property and public hearing on the above petition, upon hearing the testimony, it is concluded that reclassification of this property would be "spot" zoning.

This is a request for reclassification from an "R-6" and "B-1" zone to a "B-M" (Business Major) zone. It is a case where the petitioner wishes to use the property, which is zoned "B-1" (Business Local), for a "B-M" (Business Major) zone use.

It would be "spot" zoning to zone "B-M" (Business Major) for a use not permitted in a "B-1" (Business Local) zone, therefore, this petition is denied.

It is this 18th day of June, 1958, by the Zoning Commissioner of Baltimore County, ORDERED that the aforesaid petition be and the same is hereby denied and the above described property or area be and the same is hereby continued as and to remain an "R-6" and "B-1" Zone.

William H. Adams
Zoning Commissioner
of Baltimore County

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OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Baltimore, Md.
THE HERALD-ARGUS
Catonville, Md.

No. 1 Newburg Avenue CATONVILLE, MD.

June 7, 1958

THIS IS TO CERTIFY, that the annexed advertisement of Wilkie 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 2 successive weeks before the 7th day of June, 1958, that is to say the same was inserted in the issues of

May 30 and June 6, 1958.

THE BALTIMORE COUNTIAN

By Paul J. Morgan
Editor and Manager.

NOTICE OF ZONING PETITION FOR RECLASSIFICATION - 1st DIST.

Pursuant to petition filed with the Zoning Commissioner of Baltimore County for change or reclassification from an "R-6" and "B-1" Zone to a "B-M" Zone of the property heretofore described, the Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Room 106 County office Building 111 W. Chesapeake Avenue, Towson, Maryland.

On Monday, June 16, 1958, at 10:00 a.m. to determine whether or not the following mentioned and described property should be changed or reclassified as aforesaid for Business Major to wit:

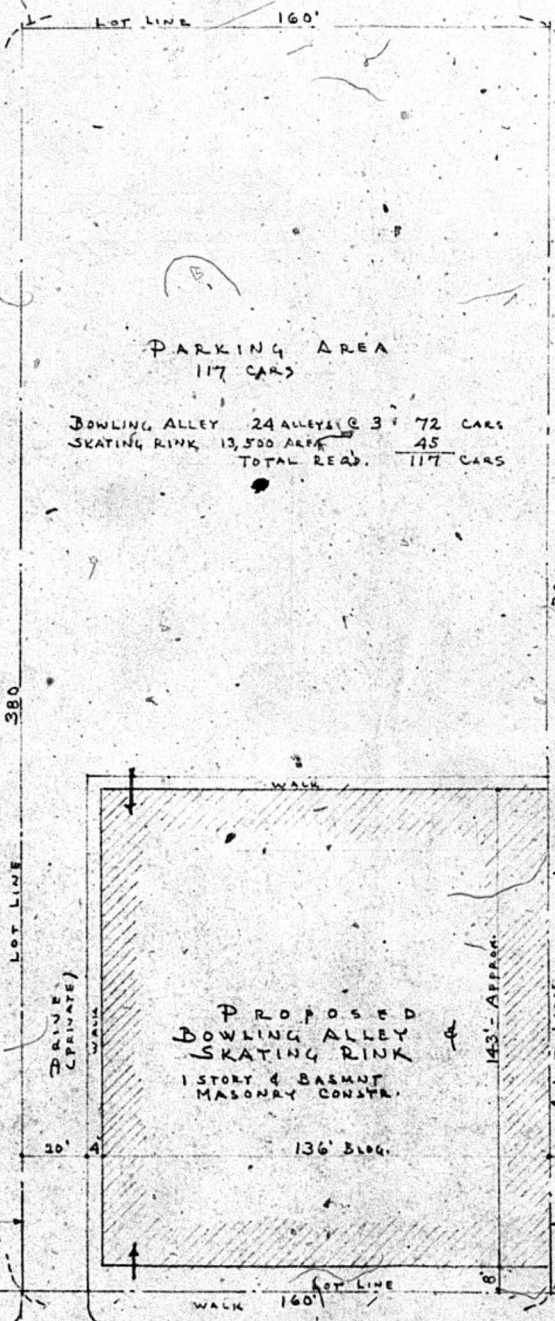
All that parcel of land in the First District of Baltimore County on the South side of Frederick Road, beginning 217 feet East of Bishops Lane; thence easterly and binding on the South side of Frederick Road 160 feet; thence south 15 degrees 55 minutes east 200 feet; thence south 74 degrees 19 minutes west 160 feet; thence south 17 degrees 04 minutes east 200 feet to the place of beginning, as shown on plat plans filed with the Zoning Department, being property of Mohler Bros. By Order of Wilkie H. Adams, Zoning Commissioner of Baltimore County, May 20-June 6.

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 1st Date of Posting 6-4-58
Posted for: an R-6x8-L zone to an B-M zone
Petitioner: Mohler Bros.
Location of property: S/S of Frederick Rd. beg. 217 ft. East of Bishops Lane.
Location of Sign: South of Frederick Rd. 257 ft. East of Bishops Lane.
Remarks: By David Mohler, Partner
Posted by: David Mohler, Partner Date of return: 6-5-58

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PARKING AREA
117 CARS

BOWLING ALLEY	24 ALLEYS @ 3	72 CARS
SKATING RINK	13,500 AREA	45
TOTAL REQ.		117 CARS

VACANT

283' To
HOLMEHURST AVE

EXISTING
TOLL HOUSE
TAVERN

217.8' To BISHOPS LANE

FREDERICK AVENUE
66'

PLOT PLAN
SCALE 1" = 30'

PROPOSED BOWLING ALLEY

FENTON & LICHTIG ARCHITECTS BALTIMORE, MD.	
SHEET 1	JOB NO. 313-1