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PETITION FOR A SPECIAL HEARING

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IN THE MATTER OF

BEFORE THE ZONING COMMISSIONER OF BALTIMORE COUNTY

Detitioner

PARKE-DAVIS CO.

Pom a Special Hearing

To the Zoning Commissioner of Raltimore County

BARKE-DAVIS CO.

hereby petition for a Special Hearing, under the Zoning Law and Regulations

of Baltimore County, to determine whether or not the Zoning Commissioner of Baltimore County should approve an application for a building permit to

Property situates

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Parke Dorin Ke. Facher + Wich the Tagal Own My Lauter Mrs 5716 York Pd (12)

JUN 6 1958

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RECEIVED of Lardner and Wich, Inc., the sum of Thirty Dollars (830.00) to cover cost of Special Searing for pormit to erect a building on the Northwest side of West Road, beginning 1300 feet Southwest of York Road.



01.654-850.00

feet southwest of York Road

PE: PETITION FOR A SPECIAL HEARING - NM/s of West Rd., beg, 1300' SM. of York Rd. - 9th District, Parks-Davis Company, Petitions BEFORE THE DEPUTY ZONTING COUNTSSTORES OF BALTIMORE COUNTY

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#4163-Sp. H.

This petition for a Special Hearing by the Parke-Davis Company has the development plans for the "M.R." Zone located in the 9th District of Baltimore County on the northwest side of West Road, beginning 1300

This hearing was advertised and held on July 9th, 1958 as required by the Zoning Regulations for Baltimore County. The plans were submitted to the Office of Planning for their review and suggestions, as is also required by the Zoning Regulations for Baltimore County.

The Office of Planning reviewed, in detail, the development plans showing the location of the Parke-Davis warehouse and offices, the mothod and plan of access and off-street parking and loading facilities.

The Office or Planning being satisfied with the over-all plan, succests that the Zonine Commissioner incorporate the following development pluns and conditions in his Orders

- 1. The requirement of the petitioner to execute a Public The requirement of the patitioner to execute a Public Works Agreement covering his responsibilities for the nucessary public improvements to be assigned by the mocessary public improvements to be assigned by the dedication of right-of-way for West Hond, these responsibilities might include the potitioner's share responsibilities might include the potitioner's share rot the costs of improving the read, extending water and sower facilities to the site, and providing a catifactory stem drain continuity.
- The requirement of the petitioner to submit within ninety (90) cays a more adequate plan showing his final proposals for landscaping and screening. That shown on the development plan at best is only indicative and does not adequately show the manner in with parking and leading areas will be screened.

OFFICE OF PLANNING

- 2 -

which is granted for reasons as stated above.

The revision of the development plan to provide a twenty-four (2h) foot driveway extending alongside the easterly edge of the parking area. The twenty four foot driveway is indicated in red on the development plan.

It is this 16th day of July, 1958, by the Deputy Zoning

for a Special Hearing to erect a warehouse and offices in a

#1. #2 and #3 above are hereby made a part of this Order.

Manufacturing Restricted Zone, be and the same is hereby granted

and recommendations of the Office of Flanning listed in paragraphs

Commissioner of Baltimore County, CRDERED that the aforesaid petition

The attached plan, as outlined in red, is a part of this Order,

From George E. Gayrelia July 14, 1958

To Mr. Wilst: B. Adams, Zoning Commissioner

Subject \$4.53 S - Special Hearing on M.R. Use and Development plan for Parke - Davis Company. Northwest side of West Road, 1300 fest southwest of York Road. Ninth District

The effice of Planning presents herewith its recommendations concerning the proposal by Parks - Davis Company to erect a warehouse and offices "a the Manufacturing Restricted Zone situated on the northwest side of Hest Road, 100 feet southwester!

A. Suitability of Location and Use

In market, the recommendations for soning for the Minth Bistrict, the Office of Pinesian Commission of the Commission of

Biscussion with the petitioner and exemination of the architectural plans and photographs of the model for the Parks-Parts warehouse and office indicates that the use is so completely in assortance with the concept and requirements of the N.N. zone that further occuent on the use is not warranted.

The Office of Planning has reviewed in detail the development plan charing the location of the Parks-Duris wavehouse and offices, the nethod and planement of access and off-street parties and locating facilities. We are satisfied with the overall plan, but we request that the Zening Conductioner incorporate the following development plan conditions in the order.

- 1. The requirement of the petitioner to execute a Public Works Agreement The requirement of the petitioner to execute a Pablic Works Agreement covering his responsibilities for the necessary public furyevenents to be savigned by the Department of Pablic Works. In addition to the dedication of right-of-way for Nest Basis, these responsibilities might include the saver facilities to the costs of improving the road, extending water and control.
- The requirement of the petitioner to submit within minety (90) days a more adequate plan shouling his final proposals for landsequing and memenia; That shown on the development plan to best is only indicative and does not adequately show the manner in which parking and leading areas will be revened.
- 3. The revision of the development plan to provide for a twenty-four (2h) foot driveray extending alongside the canterly edge of the parking area. The twenty four foot driveray is indicated in red on the development plan which we are transmitting to you for your files.

GEO/ih

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY # 4453 Date of Posting 6-25-38 Date of Pulling Go-25-28.

Pulliner Backe-Scarce Congray

Leasing of popular B. N. of Miles (Board), Log. 1300 ft. S. W. if Guld Soul

Location of popular B. N. of Miles (Board), Log. 1300 ft. S. W. if Guld Soul

Location of popular B. location of Signs Come mans re of another tog the another reft wind from the samp to west of out 5.5 of buttery. Posted by George R. Hu Date of return: 6-26-58

