51

RS: FETITION FOR VARIANCE TO ZONING REGULATIONS -S. E. Side Loch Raven Boulevard 393-18' N.E. Taylor Ave., 9th Dist. Edgewood Homes, Inc., Petitioner

BEFORE DEPUTY ZONING COMMISSION F

> BALTIMORE COUNTY No. 1726-V

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Upon hearing on the above petition for a variance to the Zoning Regulations of Balthare County to printi a rear and of 2 feet for the county of the county of the county of the County Regulations, the petitioner originally designed the present goodine filling station to meet the Zoning Regulations in force prior to 1955. Where the prior Regulations are notified.

It is the opinion of the Deputy Zoning Commissioner not to permit a reasonable expansion by granting a variance would be an under hardship upon the petitioner.

For the above reasons the Variance should be granted.

- That Shell Oil Company shall be responsible for the screening on the east and north sides of the subject property, and
- That the wall of the addition on the east side shall not have windows or other openings and the windows on the north side of presents tructure shall be blanked out.

MICROFILMED .

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

NOTICE OF HEARING Edgewood Homes Inc. 8h05 Loch Raven Blwd. Towson h. Md.

Re: SE/s Loch Raven Blvi. N/E/s Taylor Ave. Edgewood Homes Inc. -- 9th District

Wednesday, August 26, 1959

PLACE: Boom 106, County Office Building, 111 W. Chesapeake Avenue Towson, Maryland

Zoning Commissioner of Baltimore County

R PAIR I Bullmore County, Md. - Office

Date: August 3, 1959

PROCEIVED of: Edgewood flomes 71907 . . TIL-8-32 2447 · · IIL-LOCATION OF PROPERTY ANOUNT: \$30.00

01652 \$ 30 50

Zoning Commissioner of Baltimore County

Place concrete outsher durable curbing around tree plot to retain soil.

Shell 0il Co. assume responsibility for planting and maintaining acreening of evergreen trees; Shell 0il Co. to insure by anothly inspection that trees are properly matered and fertilized. Replace dead or seeward trees immediately, or as promptly as in the opinion of a nurseryman is practicable, with trees of the same or a larger size.

L. Construction of addition is to be done without removal of or damage to any existing tree.

No windows or other openings are to be in wall of addition adjacent to residential property; windows facing to north to be branked out.

Exterior of easterly wall of addition to be painted green to harmonize with shrubbery; paint on exterior wall to be maintained in satisfactory condition.

All activities except servicing of automobiles at pump islands to be performed instead of building.

MICROFILMED

FRANK BERNSTEIN, GUTBERLET & CONAWA ----BALTIMORE & MARYLAND

Sentember 4, 1959

Zoning Commissioner of Baltimore County, County Office Building, Tomson -4- Maryland

Dear Mr. Rose:

Re: Application for Variance Shell Oil Company Loch Rayen Blyd.

In accordance with yoursuggestion I am enclosing a list of restrictions which, in my personal opinion, are minimum requirements to adequately protect the residents.

These are submitted with the distinct understanding that the protesting residents do not in any way withdraw their objections to the granting of the variance. They are unalterably opposed to such granting, even a granting with restrictions such as are enclosed.

Very truly yours.

MICROFILMED CERTIFICATE OF PUBLICATION

TOWSON, MD. August 6th., 19 .59 THIS IS TO CERTIFY. That the annexed advertisement was published in The COUNTY Paper, Inc., a weekly newspaper printed and published in Towson, Baltimore County, Md., once in each of _____ successive weeks before the _26th__ day of ___August______19 .59,the first publication appearing on the _______ ftin-,-____ day of August 19 .59 The COUNTY Paper, Inc.

Theless & Shelden

MICROFILMED

4726-V

PETITION FOR VARIANCE TO THE ZONING REGULATIONS

BEFORE THE ZONING CONGISSIONER OF BALTIMORE COUNTY IN THE WATTER OF

For Variance to the Zoning Regulations

To the Zoning Commissioner of Baltimore County

EDGEWOOD HOMES, INC., a Maryland corporation with its principal office at 8405 Lock Raven Bouleward, Towson 4, Maryland, Legal owner of the property hereinafter described, hereby petition for a Variance to the Zoning Regulations of Baltimore County.

The Zoning Regulation to be excepted is as follows:

Section 252.5 - Rear Yard Remulations

The reason for Variances

To permit a rear yard of 2 feet instead of the required 20 feet as in section 252.5 of Zoning Regulations.

I turned the Lower once Jeffere

8 24 59

Properly situates

Regioning for the same on the coutheant side of Loch Ravem Boulevard at
a point distant 395.16 feet northeast of the northeast side of Taylor Avenuand running themse northeasterly binding on the seculents side of Loch Ravem
and running themse northeasterly binding on the seculents side of Loch Ravem
distance of 100.07 feet, said curve being subtended by a cheed bearing Borth
50 degrees 3955° hast 100.07 feet and running themse South 62 degrees 5955°
Bast 110.04 feet to intersect the northeast side of a 30 foot service feet
side of the 50 foot service drive with the use themse South 62 degrees 5956
Bast 100.07 feet, said curve being meloused by a cheef in seems with others
along a curve to the left with a radius of 2,306.55 feet for a distance of
100.57 feet, said curve being meloused by a cheef Sering South, 50 general of
506.46 feet line of Parcel Three excepted from the deed from the Pidostary
Boilding Company to the Guivert Lead Company and running thomes on binding reversely on part of said line North 62 degrees 5950° test 101.74 feet to the
place of Seglenting the contract of the contract of the contract of the seed of the said the said line North 62 degrees 5950° test 101.74 feet to the
place of Seglenting the said the said line North 62 degrees 5950° test 101.74 feet to the

EDGEWOOD HOMES, INC.

Address: 8405 Loch Raven Boulevard Towson 4, Maryland

121 7/14/59

MICROFILMED CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

4726 Date of Posting __ 8-13-59

Posted by Alangu A History Date of return: 5-14-59

MICROFILMED

August 1h. 1959

Southeast side of Loch Raven Boulevard and Northeant of Taylor Avenue

Received of John G. Cribbs, 6707 Garol Road, \$3.00 for additional Advertising for the above captioned property

Very truly yours,

Wilsie H. Adams Zoning Counissioner of Haltimore County

PAIN - Baltimon County Mrt. - Office of Pleases

8-1459 4469 · · IXP-

8-1459 4469 . . TYP-

