

Petition for Zoning Re-Classification #4739

To The Zoning Commissioner of Baltimore County:

I, or we, Howard N. Carter & Madeline F. Carter legal owner... of the property situate

All that parcel of land in the Fifteenth District of Baltimore County on the West side of North Point Road, beginning 70 feet South of Wells Road; thence Southerly and binding on the West side of North Point Road 53 feet with a rectangular depth Westerly to 210 feet, as shown on plat plan filed with the Zoning Department, being property of Howard N. Carter and Madeline F. Carter

herely petition that the zoning status of the above described property be reclassified, pursuant to the Zoning Law of Baltimore County, from an R-6 zone to an R-1 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 of Baltimore County.

Howard N. Carter
Madeline F. Carter

COUNTY PURCHASER

Address: 7300 N. York Rd. Catonsville, Md.
TEL. NO. 501 1487

ORDERED By The Zoning Commissioner of Baltimore County, this 2nd day of July, 1959, 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 Board Room, in Towson, Baltimore County, on the 14th day of September, 1959, at 10:00 o'clock P. M.

ATTEST: William J. Egan, Jr. Zoning Commissioner of Baltimore County
TEL. NO. 47-8-2300

(over)

COMMISSIONER
ROBERT D. MONTGOMERY
EDWARD C. MONTGOMERY



STATE OF MARYLAND
STATE ROADS COMMISSION
108 EAST LEXINGTON STREET
BALTIMORE 2, MD.
September 11, 1959

Mr. Wilsie H. Adams
Zoning Commissioner
County Office Building
Towson 4, Maryland

RE: Zoning Petition #4739
R-6 Zone to a R-1 Zone
and change of site of
North Point Road
(Route 20) 70' South of
Wells Road

Dear Mr. Adams:

This office has reviewed the subject petition and has no objection to the change, however, if the Zoning Commissioner should see fit to grant the petition, it is requested that the plans for egress and ingress be made subject to the approval of the State Roads Commission.

Thank you for your cooperation.

Very truly yours,

Edward D. Bell
Development Engineer
John L. Davis
Asst. Development Engineer

JLD/aa

SEP 24 1959



ZONING DEPARTMENT

RE: PETITION FOR RECLASSIFICATION :
FROM AN "R-6" ZONE TO A "R-1" ZONE - W. S. NORTH POINT ROAD, 70' S. WELLS ROAD, 15TH DIST., Howard N. Carter and Madeline F. Carter, Petitioners

BEFORE
DEPUTY ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 4739

Sept. 24, 1959.

Hon. Wilsie H. Adams,
Zoning Commissioner,
Towson, Maryland.

Dear Sir:

Please enter an appeal to the Board of Appeals from the decision of Hon. John G. Rose, Deputy Zoning Commissioner, dated September 17th, 1959, granting the reclassification from an "R-6" Zone to a "B-L" Zone, and please transmit all papers and records to said Board.

Very truly yours,
Joseph Patti Jr.
7102 North Point Road,
Baltimore, #19, Maryland.

ORDER

For the reasons set forth in the foregoing opinion, it is this 14th day of November, 1959, by the County Board of Appeals, ORDERED that the reclassification petitioned for, be and the same is hereby denied.

Any appeal from this decision must be in accordance with Rule No. 1101 (b) of the Rules of Practice and Procedure of the Court of Appeals of Maryland.

COUNTY BOARD OF APPEALS OF
BALTIMORE COUNTY

RE: PETITION FOR RECLASSIFICATION :
FROM AN "R-6" ZONE TO A "R-1" ZONE - W. S. NORTH POINT ROAD, 70' S. WELLS ROAD, 15TH DIST., Howard N. Carter and Madeline F. Carter, Petitioners

BEFORE
DEPUTY ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 4739

Pursuant to the advertisement, posting of property and public hearing on the above petition for reclassification of the property described therein from an "R-6" Zone to a "B-L" Zone, from the facts presented at the hearing the subject property is surrounded on two sides by "R-6" (residence) zoning and is generally located in a commercial type neighborhood. Across the street is a tavern, and just one or two properties removed, is a gasoline service station. The former use of the subject property was a volunteer fire house.

The proper use of this property in the "Business Local" classification would not be detrimental to the health, safety and the general welfare of the locality involved.

For the above reasons the reclassification from an "R-6" Zone to a "B-L" Zone is denied. However, in accordance with the power and authority vested in me as Deputy Zoning Commissioner I hereby grant the reclassification from an "R-6" Zone to a "B-L" Zone.

Chas. E. Rose
Deputy Zoning Commissioner
of Baltimore County

Date: Sept 17, 1959

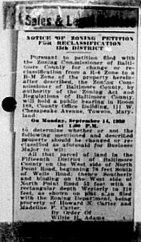
CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 15th Date of Posting: 9-25-59
Posted for: Howard N. Carter & Madeline F. Carter
Petitioner: Howard N. Carter & Madeline F. Carter
Location of property: 7300 N. York Rd. Catonsville, Md.
Location of Signs: North Point Road, 70' South of Wells Road
Remarks: See above
Signed by: Edward D. Bell Date of return: 9-25-59

CERTIFICATE OF PUBLICATION

TOWSON, MD. September 19, 1959
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 2 successive weeks before the 14th day of September, 1959, the first publication appearing on the 27th day of August, 1959.

The COUNTY Paper, Inc.
William H. Shindler
Towson Office Manager



BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

NOTICE OF HEARING

Howard M. Carter
Madeline F. Carter
7300 North Point Road
Balto. 19, Md.

Re: WS of North Point Road beg.
70' South of Wells Road
15th District

TIME: 1:00 P.M.

DATE: Monday, September 14, 1959

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

Zoning Commissioner
of Baltimore County

RECEIPT

August 21, 1959

Carter Enterprises

RECEIVED of: WS of North Point Road

LOCATION OF PROPERTY: \$40.00

AMOUNT: 40.00

Zoning Commissioner
of Baltimore County

CERTIFICATE OF PUBLICATION

TOWSON, MD., Sept. 2nd, 1959

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 2 successive weeks before the 16th day of September 1959, the first publication appearing on the 27th day of August 1959.

The COUNTY Paper, Inc.

Essex Office Manager.

PETITIONER'S ADDRESS
PETITIONER'S SIGNATURE
CHECK RECEIVED
REQUIRED NO PLATS
COPIES OF PETITION

APPROVED AS TO FORM THIS 17th AUGUST, 1959

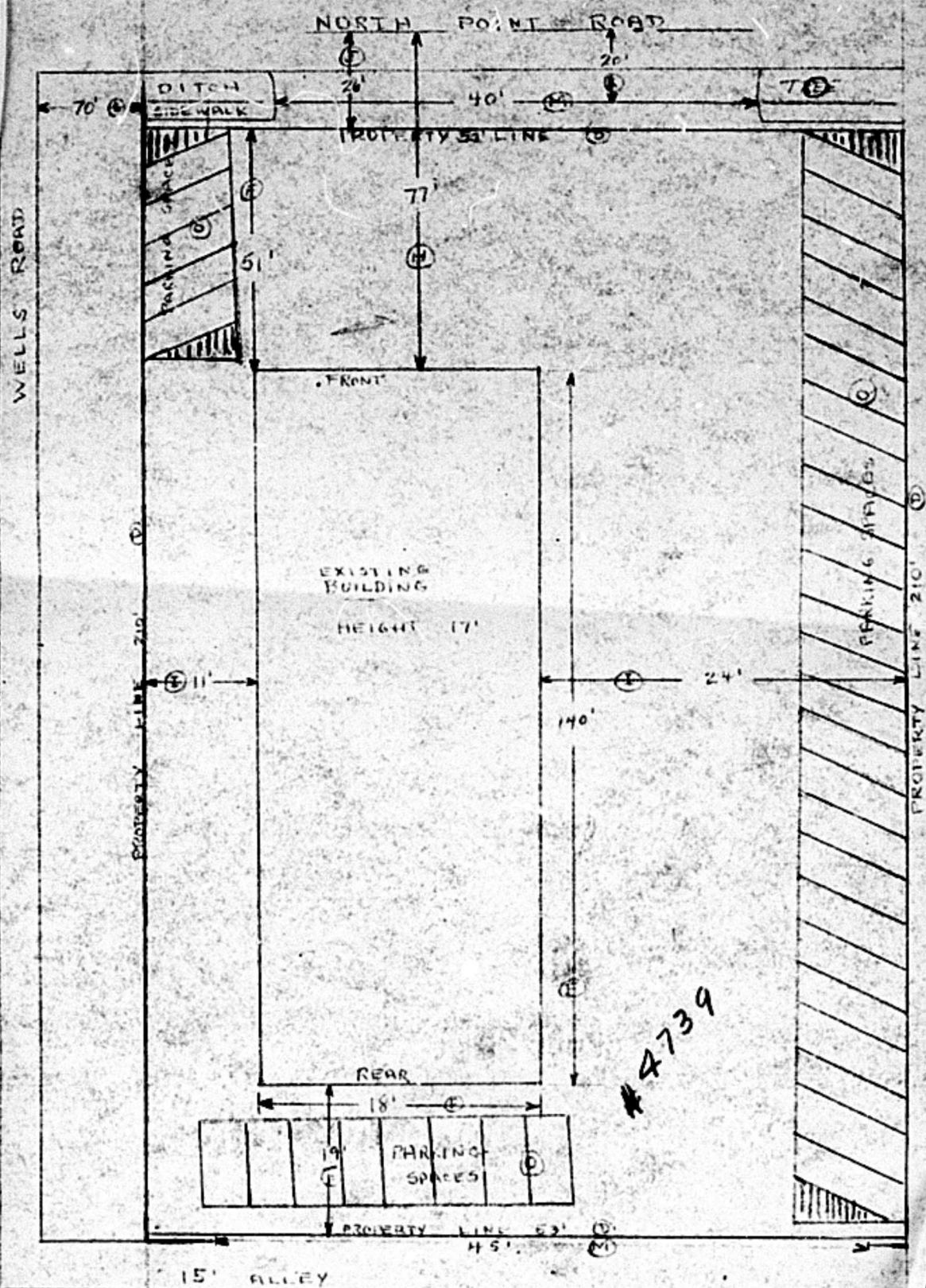
By *[Signature]*

(A) NORTH

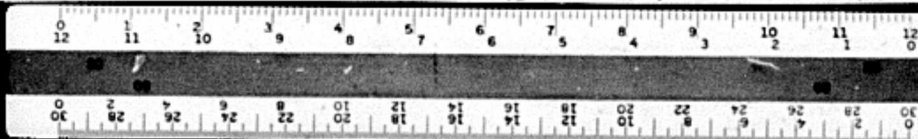
(B) SCALE: AS SHOWN

② ELECTION DISTRICT

15 TH



Prot. Ex. A.



Hand-drawn floor plan of a rectangular building. The overall dimensions are 53 FEET by 210 FEET. The plan shows a central rectangular area with a width of 18' and a length of 140'. To the right of this central area is a long, narrow section with a width of 24'. The total width of the building is 53 FEET. The total length is 210 FEET. The plan includes various structural details and dimensions for different sections and openings.

Dimensions and structural details shown in the plan:

- Overall width: 53 FEET
- Overall length: 210 FEET
- Central rectangular area: 18' wide, 140' long
- Right side section: 24' wide
- Top left corner: 18' wide, 8 1/2' high
- Top right corner: 18' wide, 8 1/2' high
- Top center section: 51' wide
- Bottom left corner: 18' wide, 8 1/2' high
- Bottom center section: 18' wide, 19' high
- Small square detail on the right side: 4' 1/2" wide, 4' 1/2" high, 5' 1/2" wide, 4' 1/2" high

$$.219 \text{ feet}$$

L A m b

SCALE
1" = 20 FEET

15' ALLEY

Prot Ex B

