

APPLICATION FOR SPECIAL EXCEPTION

IN THE MATTER OF
Samuel W. Buckingham, et al.

For a Special Exception
To The Zoning Commissioners of Baltimore County

Samuel W. Buckingham, et al. Legal Owner

Contract Purchaser

hereby petition for a Special Exception, under the Zoning Regulations and Restrictions passed by the County Commissioners of Baltimore County, agreeable to Chapter 877 of the Acts of the General Assembly of Maryland of 1943, for a certain permit and use, as provided under said Regulations and Act, as follows:

A Special Exception to use the land (and improvements now or be erected thereon) hereinafter described for Gasoline Service Station

All that parcel of land in the Thirteenth District of Baltimore County on the Northwest corner of Benson Avenue and Sulphur Spring Road, beginning for the same at the point of intersection of the Northern right of way line of Sulphur Spring Road 60 feet wide and the Eastern right of way line of Benson Avenue 185 feet wide at this point thence Northeasterly North 11 degrees 37 minutes 25 seconds East 55.36 feet thence Northeasterly North 02 degrees 57 minutes 25 seconds East 55.79 feet thence Northeasterly North 31 degrees 04 minutes 50 seconds West 11.95 feet thence Southeasterly South 31 degrees 11 minutes 20 seconds East 208 feet thence Southeasterly South 31 degrees 11 minutes 02 seconds East 100 feet thence Northeasterly North 56 degrees 30 minutes 28 seconds East 144.25 feet more or less to the place of beginning.

The Atlantic Refining Company, Samuel W. Buckingham

Contract Purchaser Legal Owner
1521 Sulphur Spring Rd
P.O. Box 227

13/1/7 - {Dr. Rose} 1-SIGN 13th

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The Atlantic Refining Company, Samuel W. Buckingham

Contract Purchaser Legal Owner
1521 Sulphur Spring Rd
P.O. Box 227

13/1/7 - {Dr. Rose} MICROFILMED-SIGN 13th

ORDERED by the Zoning Commissioners of Baltimore County

this 6th day of October, 1959, that the subject matter of this petition be advertised in a newspaper of general circulation throughout Baltimore County and that the property be posted, as required by the Zoning Regulations and Act of Assembly aforesaid, and that a public hearing thereon be had in the office of the Zoning Commissioners of Baltimore County, Maryland, on the 2nd day of December, 1959, at 11:00 o'clock A.M.

Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property and public hearing on the above petition to use the property described therein for a gasoline service station, and it appearing that by reason of location, the safety, health and the general welfare not detrimentally affected, the special exception, should be granted, therefore:

It is this 2nd day of December, 1959, by the Deputy Zoning Commissioner of Baltimore County, ORDERED that the aforesaid special exception should be and the same is hereby granted, subject, however, to approval of plans for egress and ingress by the State Roads Commission.

Deputy Zoning Commissioner of Baltimore County

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

CHIEF OFFICE BUILDING
111 W. CALVERT STREET
BALTIMORE, MARYLAND
21202

NOTICE OF HEARING

Mr. & Mrs. Samuel Buckingham
1521 Sulphur Spring Rd.
#27

Residence, Benson Ave. & Sulphur Spring Rd.
Samuel & Emma Buckingham-Petitioners

TO BE: 11:00 A.M.
DATE: Wednesday, December 2, 1959 at 11:00 A.M.
PLACE: Room 106, County Office Building, 111 W. Calvert Street, Baltimore, Maryland.

Zoning Commissioner of Baltimore County

RECEIPT

PAID - Baltimore County, Md. - Office of Finance

RECEIVED OF: Samuel W. Buckingham
LOCATION OF PROPERTY: 1521 S. SPRING RD.
AMOUNT: \$10.00
CALVIN E. COHEN, Secy. 10289 7570 * * * * *
1201 First National Bldg.

Zoning Commissioner of Baltimore County

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 13th Date of Posting: 11-18-59
Posted for: Special Exception - Gasoline Service Station
Petitioner: Samuel W. Buckingham, et al.
Location of property: M.Y. Corner of Benson Ave. and Sulphur Spring Road, etc. & 13th
Location of Sign: Northwest corner of Benson Avenue and Sulphur Spring Road.
Remarks: None
Posted to: Hoge & Hume Date of return: 11-19-59



STATE OF MARYLAND
STATE ROAD COMMISSION
300 WEST PATRIOT STREET
BALTIMORE 1, MD.

November 25, 1959

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

Re: Zoning Petition #4804-X
Special Exception Northeast corner of Sulphur Spring Road (Rte. 642) and Benson Avenue

Dear Mr. Adams:

This office has reviewed the subject petition and has no objection to the Special Exception, 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 State Roads Commission.

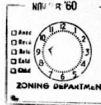
Thank you for your cooperation.

Very truly yours,
John D. Reilly
Development Engineer
By: John L. Durr
Asst. Development Engineer

JLD/rs

CALVIN E. COHEN
ATTORNEY AT LAW
1801 FIRST NATIONAL BANK BUILDING
BALTIMORE 2, MD.
PLAT 2-4848

November 23, 1960



John G. Rose, Esquire
Deputy Zoning Commissioner
Baltimore County Office of Planning and Zoning
County Office Building
Towson 4, Maryland

Re: Your letter - December 2, 1959
Petition for Special Exception for Gasoline Service Station - M.Y. Cor. Benson Ave. & Sulphur Spring Rd. 13th District - Samuel W. Buckingham, et al. Petitioners - The Atlantic Refining Co., Cont. Pur.

Dear Mr. Rose:

Reference is made to your letter of the above date, in which you passed an Order granting the special exception applied for, subject to approval of plans for egress and ingress by the State Roads Commission.

Although sincere efforts have been made since your granting of the special exception to satisfy the requirements of the various departments, including the State Roads Commission, we have met with many difficulties which were unforeseen and which were beyond our control. Consequently, until now we have been unable to proceed with construction.

We believe that we have now met and overcome all of these obstacles and that in the very near future will be able to proceed with construction.

In view of these circumstances, it is respectfully requested that the time for completion be extended for 12 months beyond December 1, 1960. We will appreciate your granting this extension, and acknowledging receipt of this letter.

Very truly yours,
Calvin E. Cohen

Calvin E. Cohen, Esq.
1801 First National Bank Bldg.
Baltimore 2, Maryland

November 29, 1960

Re: File # 4804 - Samuel W. Buckingham
Petitioner - M.Y. Cor. Benson Ave. & Sulphur Spring Rd. - Special Exception for Gasoline Service Station - The Atlantic Refining Co.

Dear Mr. Cohen:

We are in receipt of your letter requesting an extension of the Special Exception granted on December 2, 1959, for the above subject property.

The extension is hereby GRANTED for one year starting December 2, 1960 for the Special Exception for a Gasoline Service Station.

Yours very truly,

John U. Rose
Deputy Zoning Commissioner

ZONING DEPARTMENT OF BALTIMORE COUNTY
PETITION FOR SPECIAL EXCEPTION

13th DISTRICT

Purpose: To petition for and with the State Roads Commission for a Special Exception to use the property herein-after described for Gasoline Service Station, the County Commission, authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Room 106, County Office Building, 111 W. Calvert Street, Baltimore, Maryland, on Wednesday, December 2, 1959 at 11:00 A.M.

To determine whether or not the proposed special exception for an intended use should be granted, the property and use described herein should be and is hereby advertised in a newspaper of general circulation throughout Baltimore County, Maryland, and the property be posted, as required by the Zoning Regulations and Act of Assembly aforesaid, and that a public hearing thereon be had in the office of the Zoning Commissioners of Baltimore County, Maryland, on the 2nd day of December, 1959, at 11:00 o'clock A.M.

OFFICE OF THE BALTIMORE COUNTIAN

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

No. 1 Newburg Avenue CATONVILLE, MD.

November 21, 1959

THIS IS TO CERTIFY, that the annexed advertisement of Wilese 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 21 day of November, 1959, that is to say the same was inserted in the issues of November 13-20, 1959.

THE BALTIMORE COUNTIAN

By Paul J. Morgan
Editor and Manager

