

IN THE MATTER OF
MIMOSA, INC., Owner
and
MURRAY CORPORATION, Lessee

11111

PETITION FOR VARIANCE TO ZONING REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

Mimosa, Inc., the legal owner, and Murray Corporation, Lessee, of real property hereinafter described hereby petition for a variance to the zoning regulations of Baltimore County as to said property. The Petitioners file herewith appropriate plat of the proposed zoning variance in relation to the existing manufacturing buildings, and pray a variance in regard to the northeast property line vis: Joppa Road.

The zoning regulation which is applicable to this petition for variance and which the Petitioners pray an exception to is as follows:

Section 238.1 - Front yard - - "and not less than 25 feet from the front property line" - -

Reason for variance: The reason and purpose for the variance as requested is to permit the construction of essential additional light manufacturing plant space required for the production of greatly increased volume of automotive parts under contracts recently received from major American automobile manufacturers. The location of the needed additional space is immediately adjacent and accessible to existing facilities for the production of the automotive parts involved and therefore will permit the manufacture of such parts at cost savings permitting of competitively acceptable prices to existing and potential customers, thereby providing additional employment and business in the Towson area.

The description for zoning purposes of the property in question is as follows:

All that place or parcel of land situate, lying and being in the Ninth Election District of Baltimore County, State of Maryland and described as follows to wit:

Beginning for the same on the northeast side of the Joppa Road at the distance of 375 feet southeasterly from the corner formed by the intersection of the northeast side of the Joppa Road with the south side of the Providence Road and running thence and binding on the northeast side of the Joppa Road the six following courses and distances viz: South 51 degrees 25 minutes East 32.22 feet, South 56 degrees 30 minutes East 59.20 feet, South 57 degrees 43 minutes East 94.76 feet, South 64 degrees 19 minutes East 76.83 feet, South 70 degrees 01 minute East 111 feet and South 69 degrees 28 minutes East 60.25 feet, thence leaving said road and running the seven following courses and distances viz: North 61 degrees 32 minutes 30 seconds East 211 feet more or less, North 28 degrees 27 minutes 30 seconds West 138.75 feet, North 42 degrees 43 minutes West 17.63 feet, North 55 degrees 28 minutes West 18.75 feet, North 62 degrees 43 minutes West 53.41 feet, North 73 degrees 43 minutes West 322.40 feet and South 31 degrees 07 minutes West 214.72 feet to the place of beginning.

Containing 3.23 Acres of land more or less.

Being all of the land which by a deed dated August 7, 1957 and recorded among the Land Records of Baltimore County in Liber G.L.R. No. 3210 Folio 29 was conveyed by John A. Murray and wife to Mimosa, Inc.

BOONE and ELICOTT

MIMOSA, INC.

By

[Signature]
J. Thomas Wilford

As

Attorney for Petitioners

Kennel Building

Towson 14, Maryland

Valley 3-7300

MURRAY CORPORATION

By

[Signature]
J. Thomas Wilford

Lessee

11111

LAW OFFICES
BOONE AND ELICOTT
MARTIN BUILDING
TOWSON 14, MD.



BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

COUNTY OFFICE BUILDING
111 W. CHESAPEAKE RD.
TOWSON 14, MARYLAND
11111

NOTICE OF HEARING

Mimosa, Inc.

Re: 11111 Joppa Rd. 375' St. Providence Rd.
9th District-Mimosa, Inc., Petitioner

TIME: 3:00 P.M.

DATE: Wednesday, January 6, 1960

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

Zoning Commissioner
of Baltimore County

RECEIPT

Date: 1/11/60

RECEIVED of: J. Thomas Wilford, Esq.

LOCATION OF PROPERTY: 11111 Joppa Rd., Baltimore County, Md. - Office of Planning

AMOUNT: \$ 20.00

12199 9149 • • • TIL • 3000

0164 7 30.00

Zoning Commissioner
of Baltimore County

ORDERED by the Zoning Commissioner of Baltimore County
this 5th day of November, 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 Commissioner
of Baltimore County, Maryland, on the 6th day of
January, 1960, at 3:00 o'clock
P.M.

Zoning Commissioner
of Baltimore County

Upon having on the above petition for a variance to Section
238.1, Front yard, of the Zoning Regulations to permit a front yard
setback of 5.2 feet instead of the required 25 feet, and it appearing
that said Regulations would result in practical difficulty and extreme
hardship upon the petitioner and a variance would grant relief without
substantial injury to the public health, safety and the general welfare
of the locality involved, the variance should be granted, therefore.

It is this 7th day of January, 1960 by the Zoning
Commissioner of Baltimore County, ORDERED that the aforesaid variance
should be and the same is hereby granted which permits a front yard
setback of 5.2 feet instead of the required 25 feet, subject, however,
to approval of plans by the Bureau of Land Development of Baltimore County.

[Signature]
Zoning Commissioner
of Baltimore County

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 25, 1959.

THIS IS TO CERTIFY that the annexed advertisement was
published in THE JEFFERSONIAN, a weekly newspaper printed
and published in Towson, Baltimore County, Md., on December
25, 1959, before the 6th
day of January, 1960, the first publication
appearing on the 15th day of December,
1959.

THE JEFFERSONIAN,

[Signature]
Manager.

Cost of Advertisement, \$.....

NOTICE OF PUBLIC HEARING
FOR VARIANCE

The public is hereby notified that there
will be a public hearing on the proposed
variance to the Zoning Regulations of Baltimore County, Maryland, on the 11th day of
January, 1960, at 3:00 o'clock P.M., in
Room 106, County Office Building, 111 W. Chesapeake
Avenue, Towson, Maryland.

The purpose of the hearing is to determine
whether or not the proposed variance is in
conformance with the Zoning Regulations and
the public interest. The hearing will be held
in Room 106, County Office Building, 111 W. Chesapeake
Avenue, Towson, Maryland, on the 11th day of
January, 1960, at 3:00 o'clock P.M.

The Regulation to be accepted is as follows:
238.1 - Front Yard - 25 feet.
The Board of Zoning Appeals has recommended a
variance to the required 25 feet.
The purpose of the hearing is to determine
whether or not the proposed variance is in
conformance with the Zoning Regulations and
the public interest.

WILLIAM H. ADAMS
Zoning Commissioner
of Baltimore County
Dec. 18, 1959.

January 4, 1960
\$5.00
Received of J. Thomas Wilford, Esq., a sum of
Five Dollars to cover cost of additional advertising
for the Mimosa, Inc. on the Northeast side of Joppa Road
375' Southeast of Providence Rd.

Thank you.

WILLIAM H. ADAMS
Zoning Commissioner
of Baltimore County

0164 7 30.00
PAID - Baltimore County, Md. - Office of Planning

1-440 9881 • • • TWP- 500
1-440 9881 • • • TWP- 500

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 9th
Date of Posting: 12-22-59
Posted for: Mimosa, Inc. Zoning Regulations
Petitioner: Mimosa, Inc.
Location of property: 11111 Joppa Rd. 375' St. Providence Rd.
by exhibitor: J. Thomas Wilford, Esq., 111 W. Chesapeake Ave., Towson, Md.
Remarks: 11111 Joppa Rd. 375' St. Providence Rd.
Posted by: J. Thomas Wilford, Esq. Date of return: 12-23-59

