

RE: PROPERTY OF HUDSON
BUILDING COMPANY - E.S.
York Road 1900 N. Humber-
side Road, 8th Dist.
BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 1881- Sp. Hsr.

The hearing on the above petition was on the proposed plan for the development of the manufacturing restricted property of the Hudson Building Supply Company at the above location.

The Office of Planning has reviewed and approved the plans and have requested:

1. That the area devoted to parking shall be covered with a hard surface preferably bituminous concrete or macadam, and
2. That some additional planting shall be provided in the area between the parking lot and the south property line.

The attorneys for the applicants and residents requested that the 3 following provisions be included in the Order of the Zoning Commissioners:

- a. That the trucks owned and operated by the Hudson Building Supply Company be parked inside of the warehouse at night;
- b. That with the exception of the storage bins at the rear of the warehouse indicated on the plot plan, no permanent storage shall be conducted on the outside without adequate covering and screening, and
- c. That the screening indicated on the plot plan running parallel to the south boundary line of the property, shall consist of 6 foot hemlock and run easterly to a point opposite the easternmost property line of the residents abutting the south property line. The balance of the screening shall be evergreens or shrubbery of a type and sort which will conform to the planting on the property abutting the subject property.

It is this 26th day of February, 1960, by the Zoning Commissioner of Baltimore County, ORDERED that the application for a building permit to permit the erection of a building on the subject property as hereby approved, subject, however, to compliance with the provisions stated above.

William H. Egan
Zoning Commissioner of
Baltimore County

FOR PETITION FOR A SPECIAL HEARING
In the Matter of
Petition of
Hudson Building Supply Co., Inc.
BEFORE THE
ZONING COMMISSIONER
OF BALTIMORE COUNTY
For a Special Hearing
To the Zoning Commissioner of Baltimore County
Hudson Building Supply Co. Inc.
Petitioner

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 *Hudson Building Supply Co. Inc.*

Location of property:
All that parcel of land in the Eighth District of Baltimore County beginning on the East side of York Road beginning 100 feet North of R. M. Bridge Road thence Northerly and binding on the East side of York Road 369.20 feet thence Easterly 107.08 feet thence South 2 degrees 40 minutes West 271.60 feet thence Westerly 100.55 feet to the place of beginning.



William H. Egan
Petitioner
1900 York Road
Baltimore 18, Md.

Address:

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 8th Date of Posting: 1-28-60
Postel for: Special Hearing
Petitioner: Hudson Building Supply Co. Inc.
Location of property: 815 York Road, 100 ft. North of R. M. Bridge Road, 100 ft. North of R. M. Bridge Road, 100 ft. North of R. M. Bridge Road
Location of sign: East side of York Road 369 feet North of R. M. Bridge Road
Remarks: William H. Egan Date of return: 1-29-60
Posted by: William H. Egan

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The applicants herein have agreed with the immediate residents of the area, through their duly appointed representatives, that the following requirements be specifically included in any order of the Zoning Commission approving the plans and specifications of the buildings to be occupied by Hudson Building Supply Company, Inc.:

1. Trucks owned and operated by Hudson Building Supply Company shall be parked inside the warehouse at night.
2. With the exception of the storage bins at the rear of the warehouse, indicated on the plot plan, no permanent storage shall be conducted on the outside without adequate covering and screening.
3. The screening indicated on the plot plan, running parallel to the southerly boundary line of the property, shall consist of 6' hemlock and shall run easterly to a point opposite the easternmost property line of the residents abutting on the south. The balance of the screening shall be evergreens or shrubbery of a type and sort which will conform to planting on properties abutting the subject property.

DESCRIPTION OF OPERATIONS TO BE CONDUCTED ON PROPERTY AND IN BUILDINGS

TO BE OCCUPIED

BY

HUDSON BUILDING COMPANY

8TH ELECTION DISTRICT, BALTIMORE COUNTY, MICHIGAN

EAST SIDE OF YORK ROAD, NORTH OF HUNTERBIDGE ROAD

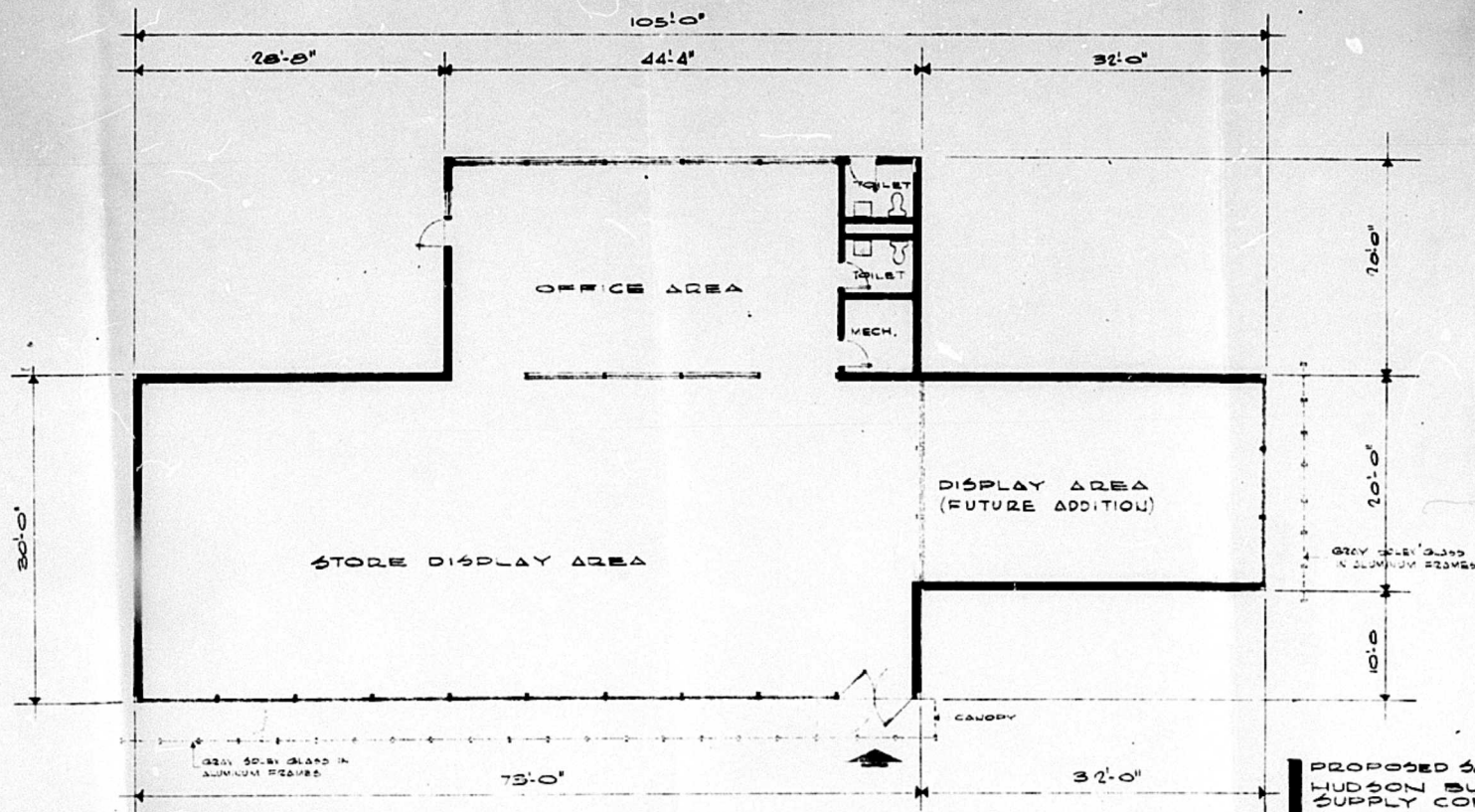
The following particulars concerning the operations to be conducted on the property and improvements more particularly designated in the plot plan and on the construction plans, are herewith submitted as part of the plans and as a specification thereof as though fully incorporated thereupon.

The property is to be occupied by Hudson Building Company, Inc., a Maryland corporation, which intends to conduct a wholesale and retail business in connection with the warehousing of the merchandise. The greater portion of the merchandise, to be hereinafter described, is to be stored in a completely closed warehouse. Where the plans designate "outdoor storage", there is contemplated the storage of certain items of merchandise which, though labeled for outdoor storage, in actual practice, will be stored on a loading platform under complete cover which is afforded by the overhang of the warehouse roof. In addition thereto, both ends of the storage platform will be completely closed, effecting, for all purposes, enclosed storage, and from the point of view of the abutting residential properties, completely hidden storage. Also designated on the plot plan, at the soil retaining wall located at the rear of the warehouse, is "outside storage", referable to a number of bins which abut the soil retaining wall and which will not have an elevation above the ground level of the slope at that point. The presence of these bins will not be visible from any of the abutting residential properties by virtue of the below grade elevation and the screening. Trucks or other vehicles used in connection with the operation will be parked inside of the warehouse, except when in use. Other than the bins referred to, there will be no permanent outside storage without adequate covering.

The general nature of the merchandise which will be warehoused and sold from the premises is that of building materials, building supplies and equipment, and home owners supplies and equipment, such as:

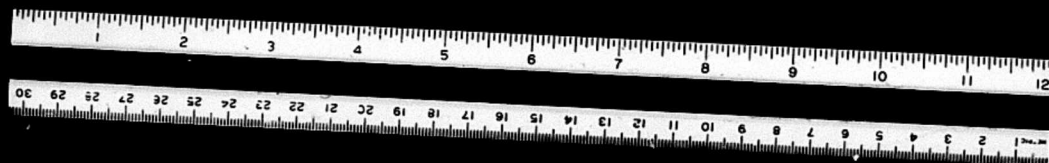
1. Masonry materials, including items such as cement, mortar, cement and plaster blocks, brick, sand, gravel.
2. Plastering materials, including items such as rock lath, plaster, lime, dry-wall, joint and taping supplies.
3. Pipe and five linings and fittings.
4. Fireplace equipment.

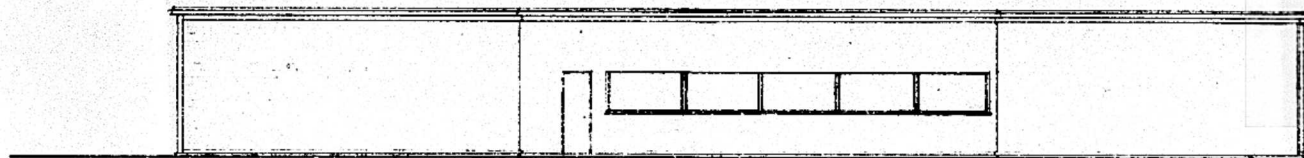
5. Pre-finished lumber and millwork.
 6. Hardware materials and supplies.
 7. Garden equipment and supplies.
 8. Various and sundry "do-it-yourself" supplies and equipment.
- It is anticipated that, from time to time, as the public might request or demand, light fabrication in connection with the merchandise sold would be conducted to the extent permitted by the Zoning Regulations of Baltimore County or any amendments thereto.



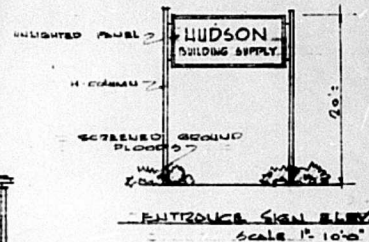
PROPOSED SALES BLDG. FOR
HUDSON BUILDING &
SUPPLY COMPANY
YORK ROAD - TIMONIUM

OFFICE OF
DONALD B. RATCLIFFE A.I.A.
ARCHITECTS
34 W. 25TH ST. BALTIMORE, MD.
SCALE 1/8"=1'-0" JAN. 7, 1960





LOADING YARD ELEVATION



YORK RD. ELEVATION

PROPOSED SALES BLDG. FOR
HUDSON BUILDING &
SUPPLY COMPANY
YORK ROAD - TIMONIUM
OFFICE OF
DONALD B. BATCHELOR, AIA
ARCHITECT
94 W. 25TH ST. BALTIMORE, MD.
SCALE 1/8" = 1'-0" JAN. 7, 1900

