

	Denuty the above re-classification should be had
Tt Is Orde	Deputy tred by the/Zoning Commissioner of Baltimore County this.
	19.60, that the above described property or area should be and the same
hereby reclass	iffed, from and after the date of this Order, from a.n. "R-6" zot
to a	5 ⁹¹ 2000;
	(Var)
	Lla TON Con
	Deputy Zoning Commissioner of Haltimore County
	to the advertisement, posting of property and public bearing on the above petition as
it appearing t	that by reason of
	the above re-classification should NOT be last
It Is Orde	tred by the Zoning Commissioner of Baltimore County, this
	19, that the above petition be and the same is hereby denied and that the
above describ	ed property or area be and the same is hereby continued as and to remain a
	Zoning Commissioner of Baltimore County
	* ************************************

Approved	
approved	County Commissioners of Baltimore County
Date	. By President
	<u></u>

Pursuant to the advertisement, posting of property, and public hearing on the above petition

OFFICE OF PLANNING

Date _ June 30, 1960 ____

Inter - Office Correspondence

To: Mr. Wilsie H. Adams, Zoni ng Commissioner
From: George E. Gavrelis, Deputy Director

Subject: #5010 - R-6 to B.M. Southwest corner of Ingleside Avenue and Talbett Avenue. Being property of Ragon M. Doub, et al. lst DISTRICT

HEARING: July 6, 1960 2:00 P.M.

The Office of Planning has reviewed the subject petition from reclassification R-6 to B.M. Zoning and has the following advisory comment to make:

- (1) The Master Plan tentativaly approved by the Planning Board for this portion of the 1st District does not reconsensed commercial zoning for this treat. Since connected acroing proposely does not exist apposite this property on the northirdy side of Inglated Avenue nor on the earther yield of Talbett Avenue, (rether extention of commercial desirability should be accomplished on the best of a complementar configuration. It is to be noted that public hearings on the Master Plan and zoning map for this one will be scheduled soon.
- (2) We note that the subject petition requests 8.M. Zoning for a depth of approximately 175 feet. We note also that the adjecent property on the west is zoned 8.L. to a depth of only 130 feet. It would appear that the granting of this petition would have two affects.
 - It would extend commercial zoning to a depth greater than that which exsists for nearby commercial properties
 - It would egote a zone whose potentials for commercial properties would be greater than these of nearby commercial use would be greater than these of nearby commercial properties. B.M. zoning not the subject property would be incongruous and would not be in homony with either the commercial properties to the west or the residential properties to the east.

GEG:h

15 ELECTION DISTRICT OF BALTIMORE COUNTY, MD. AVE. 40' INGLESIDE 113 . 80 R-6 125' x 70' B-L. 975050FT 4 2 7 1 2 4 2075 21 TO 38 INC. 6 80 BLK-1 PLATNE 4 CATONSVILLE MANOR TALBOT 50 PARKING SPACES #5010 PRESENT ZONING PROPOSED ZONING . map #1-B 40' AVE. WILSON BM NOTE: THIS PLAT EXCEPTS THE WIDENING OF INGLESIDE & TALBOTT AVENUES FROM THE ABOVE MENTIONED LOTS.

APPROVED FOR FILING
Reviewed By 250
Date 6/2/60

WILLIAM M. MAYNADIER

COUNTY SURVEYOR

CIVIL ENGINEER & LAND SURVEYOR

COURT HOUSE TOWSON 4, M

SCALE I'M: 50FT MARCH 177196