

**PETITION FOR (3) ZONING RECLASSIFICATION FROM R.G. TO B.R.
(2) SPECIAL EXCEPTION FOR FILLING STATION
(3) ZONING RECLASSIFICATION FROM B.R. TO R.G.**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

We, The Swarthmore Company and Fern Homes, Inc., legal owners of Parcels A, B and C described on Exhibit 1, attached hereto as part of this petition, hereby petition (1) that the zoning status of Parcel A, as described on Exhibit 1, be reclassified, pursuant to the Zoning Law of Baltimore County, from an R.G. Zone to an B.R. Zone; and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use Parcel B, as described on Exhibit 1, for a Filling Station, and (3) that the zoning status of Parcel C, as described on Exhibit 1, be reclassified pursuant to the Zoning Laws of Baltimore County from B.R. Zone to R.G. Zone.

Property to be posted as prescribed by Zoning Regulations. We agree to pay expenses of the above reclassification and Special Exception, 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 for Baltimore County.

THE SWARTHMORE COMPANY

By *James Swarthmore*
Legal Owner

By *James Swarthmore*
Legal Owner

6/6 M. William Adelson
1035 Patterson Building
Baltimore 5, Maryland



grant the reclassification of Parcel "C" from an "R-G" Zone to a "B-R" Zone, subject, however, to approval of plans for the development of said property by the Office of Planning of Baltimore County.

Charles H. Adams
Zoning Commissioner of Baltimore County

**CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
TOWSON, MARYLAND**

District: *9th* Date of Posting: *8-12-60*
Posted by: *James Swarthmore & Fern Homes, Inc.*
Petitioner: *The Swarthmore Company*
Location of property: *1155 Gilley, E. Baltimore, S.D. 15608/6/5*
Location of signposts: *at intersection of Gilley & E. Baltimore, S.D. 15608/6/5*
Remarks: *See map attached to petition*
Posted by: *James Swarthmore & Fern Homes, Inc.* Date of return: *8-18-60*

EXHIBIT 1

PARCEL "A" - Property to be reclassified from R. G. to B. R.
BEGINNING for the same at a point on the north outline of a plat entitled "Flat One, Section Four, Loch Raven Manor," dated July, 1957, and recorded among the Flat Records of Baltimore County in Liber O.L.B. 24, folio 59, said point of beginning being on the north side of an alley 16.00 wide, at a point distant 60.78 feet measured easterly along the north side of said alley from the east side of Damway 60.00 feet wide, as shown on said plat and running thence binding on the north side of said 16.00 foot alley as shown on said plat the two following courses and distances viz: First easterly along a curve to the right with a radius of 1039.69 feet for a distance of 387.15 feet, said curve being subtended by a chord bearing south 82° 30' 30" east 384.92 feet, and second north 65° 43' 50" east 21.99 feet to intersect the west side of another 16.00 foot alley as shown on said plat thence binding on the west side of the above last mentioned alley north 22° 53' 00" east 100.23 feet to intersect the ninth line of zoning area 9-R-2 at a point 63.43 feet from the end of said ninth line, thence binding on the remainder of said ninth line, and part of the tenth line of said zoning area the two following courses and distances viz: First north 83° 28' 05" west 63.43 feet and second south 81° 12' 25" west 382.14 feet to the place of beginning. Containing 0.463 acres of land more or less.

PARCEL "B" - For which special exception for gasoline station requested.

BEGINNING for the same at a point on the south side of Joppa Road 40.00 feet wide, said point of beginning being on the fifteenth or north 81° 12' 25" East 808.77 foot line of the land conveyed by The Hospital For Consumptives of Maryland to The Swarthmore Company by deed dated May 10, 1955, and recorded among the Land Records of Baltimore County in Liber O.L.B. 2694, folio 312, at a point distant

140.00 feet from the end of said fifteenth line, and running thence binding reversely on part of said fifteenth line and binding on the south side of said Joppa Road south 81° 12' 25" west 150.00 feet to intersect the east side of Damway 60.00 feet wide, thence binding on said east side of Damway as shown on a plat entitled "Flat One, Section Four, Loch Raven Manor", dated July, 1957, and recorded among the Flat Records of Baltimore County in Liber O.L.B. 24, folio 59 south 8° 47' 35" east 145.83 feet to intersect the north side of an alley 16 feet wide thence binding on the north side of said 16 foot alley as shown on said plat, easterly along a curve to the right with a radius of 1039.69 feet for a distance of 351.09 feet, said curve being subtended by a chord bearing north 87° 38' 15" east 350.96 feet, thence for a line of division north 8° 47' 35" west 162.74 feet to the place of beginning. Containing 0.525 acres of land more or less.

PARCEL "C" - Property to be reclassified from B.R. to R.G.

BEGINNING for the same at a point on the west side of Pleasant Plains Road, said point of beginning being the northeasternmost corner of Lot 1 Block G as shown on a plat entitled "Flat One, Section Four, Loch Raven Manor," dated July, 1957, and recorded among the Flat Records of Baltimore County in Liber O.L.B. 24, folio 59, and running thence binding on said west side of Pleasant Plains Road south 24° 10' 10" west 74.62 feet to intersect the eleventh line of zoning area 9-B-2 at a point distant 31.50 feet from the end of said eleventh line, thence binding reversely on part of said eleventh line of zoning area 9-B-2 north 83° 28' 05" west 123.29 feet to intersect the east side of an alley 16.00 feet wide, as shown on said plat thence binding on the east side of said 16.00 foot alley the two following courses and distances viz: First north 22° 53' 00" east 25.54 feet, and second north 58° 59' 45" east 25.95 feet to intersect the south side of an alley 20.00 feet wide, thence binding on

the south side of said 20.00 foot alley as shown on said plat of Loch Raven Manor, north 83° 06' 30" east 123.55 feet to the place of beginning. Containing 0.354 acres of land more or less.

The aforesaid Parcels A, B and C, being part of the land conveyed by the Hospital for the Consumptives of Maryland to The Swarthmore Company, by deed dated May 10, 1955, and recorded among the Land Records of Baltimore County in Liber O.L.B. 2694, folio 312.

CERTIFICATE OF PUBLICATION

TOWSON, MD., AUGUST 12, 1960.
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 the 11th day of August, 1960, according to publication appearing on the 12th day of August, 1960.

THE JEFFERSONIAN
Leah M. Jeffers
Manager

Cost of Advertisement, \$.....

**BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND**

To: The Swarthmore Company
8603 Loch Raven Blvd.
Towson 4, Md.
BILL TO: Zoning

DEPARTMENT TO ACCOUNT NO.	QUANTITY	REMARKS UPON SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
01622		Advertising and signs - The Swarthmore Co.	79.00
			79.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND
PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

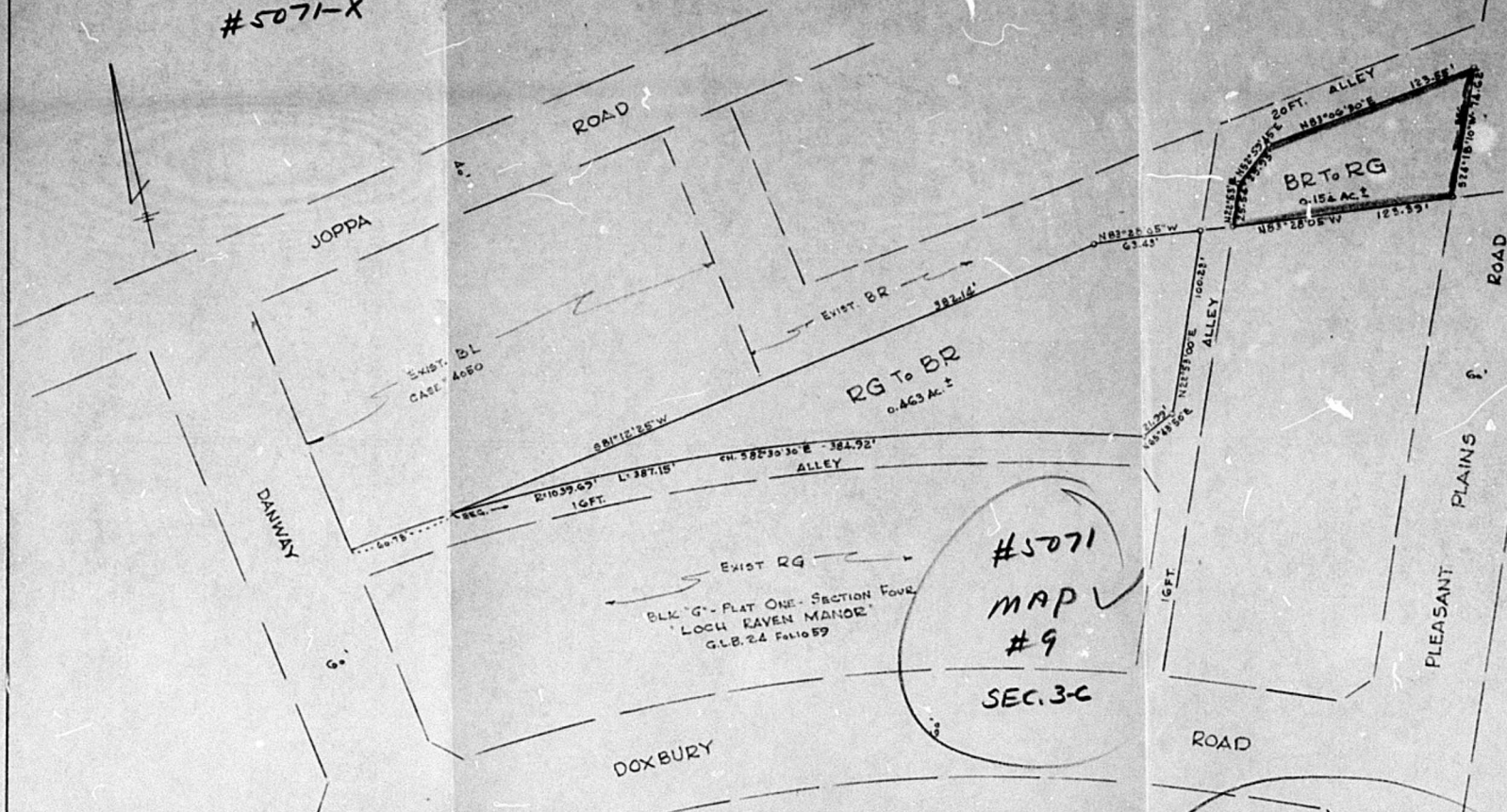
**BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND**

To: M. William Adelson, Esq.
1035 Patterson Building
Baltimore 5, Maryland
BILL TO: Zoning

DEPARTMENT TO ACCOUNT NO.	QUANTITY	REMARKS UPON SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
01622		Petition for (1) Reclassification from R.G. to B.R. (2) Special Exception for Filling Station (3) Reclassification from B.R. to R.G.	850.00
			850.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND
PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

#5071-X



#5071

MAP

#9

SEC. 3-C

PLAT SHOWING
PROPOSED REZONING

BALTO. CO. MD. ELECT. DIST. No. 9
SCALE: 1" = 50' JULY 15, 1960

George William Stephens, Jr.,
and Associates, Inc.
Engineers
5 McCurdy Avenue,
Towson, 4, Maryland

BL - ✓

RG - ✓

XA - ✓

#5071

APPROVED FOR FILING
Reviewed By *[Signature]*
Date *7/20/60*

