To the Zoning Commissioner of Baltimore County:

mape mer_R-10-X Legal

#5142RX

I, or we, John H. Renninger & Pauline A Renninger
of all that parcel of land in the Eleventh District of Baltimore County, beginning for the same at a stone on the Northeast side of a twenty foot road, laid out for the use in common. at the Westernmost corner of the School Lot and rupning the

on the Northmest side of Philaislpich Road beginning 2635 feet Southwest of Forge Road; themee Southwesterly and binding on the Northmest side of Philaislpich Road to Spring Road; themee Southwesterly and binding on the Northmest adds of Philaislphia Road 285 feet; themee North 51 degrees 36 minutes Meet 186.01 feet; themee North 51 degrees 36 minutes Road 285 degrees 27 desirates Road 198.31 feet; themee South 61 degrees 36 minutes Road 198.31 feet; themee South 51 degrees 27 de

Property to be posted as prescribed by Zoning Regulations.

I, or 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

001 - 6 '60 D Ente 9

John H. Renninger - While Thaidh Ir it In Common Legal Owners Pauline A. Renninger John Warfield Armiger-Atty, for Pet'nrs. Masonic Bldg. -Towson 4, Md. -Va. 5-1753

PERFORE THE

COUNTY BOARD

OF APPEALS

OF

BALTIMORE COUNTY

No. 5142 - RX

.

PETITION TO SET ASIDE ORDER OF DISMISSAL OF APPRAL

Attorneys for Protestants, filed an appeal from the order of the

then Deputy Zoning Commissioner, John G. Rose, dated December 2,

Warfield Armiger, Attorney for the Petitioners, John H. Renninger

and Pauline A. Henninger, his wife, approached William L. Jacob,

one of the attorneys for the Protestants and asked if the Pro-

testants would dismiss their appeal before the said County Board

of Appeals if the said Petitioners would agree not to erect a

trailer park on their property as described in their Petition

filed in these proceedings and the Protestants would not protest

the fixing of a new Petition by the said Petitioners asking for

tants and the Protestants agreed to enter into a binding agree-

ment with the said Petitioners, and the said William L. Jacob

4. After numerous consultations between the said

MICROFILMED

3. The said William L. Jacob contacted the said Protes-

a business local classification for said property.

so informed the said John Warfield Armiger.

1. On December 12, 1960, Evans, George and Jacob,

2. Sometime after said Appeal had been filed, John

TO THE COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY:

1960. to the County Board of Appeals.

5142-₹

South SH dog. South SH Address 30 sec. West 398, 3/ feet) thence South 38 deg. 24 prin. West goung en org. 39 Min. 10 sec. West 198. If feet; thence South'is deg. 24 pth. West 198. If theory of the property of the section of the secti

PETITION FOR RECLASSIFICATION from an "R-6" Zone to an "R-10" Zone and Special Exception for Trailor Park; N.W. side Philadelphia Road, 2635 feet S.W. Porge Road; Eleventh District

JOHN H. RENNINGER

To the Zoning Commissioner of Baltimore County:

map c Legal omer R-10 I, or we, John H. Renninger & Pauline A. Renninger | Legal Gall that parcel of land in the Eleventh District of Baltimore County, beginning of all that parcel of land in the Eleventh District of Baltimore County, beginning for the same at a stone on the Northeast side of a twenty foot road, laid out for the use in common, at the Westernmost corner of the School Lot and running them. On the 44 deg. 45 min. East 265. 51 feet, thence South 51 deg. 36 min. East, binding on the School Lot, 546. 34 feet to the center line of Philadelphia Road, thence, binding on said center line of Falliadelphia Road, North 41 deg. 24 min. East 285 feet, thence North 56 deg. 27 min. West 536. 55 feet, thence North 44 deg. 45 min. East 189, 97 feet to the South side of an electric transmission line condemnmed by the United States of America, thence, binding on the South side of said transmission line.
hereby petition (1) that the zoning status of the above described property be (con't below) reclassified, pursuant to the Zoning Law of Baltimore County, from an R - 6 Zone to an R-10 Zone; and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the above described property, for a trailer park.

Property to be posted as prescribed by Zoning Regulations.

I, or 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

001 -6 60 D Reta 9

John H. Renninger toketi March med Legal Owners Pauline A. Renninger By: John Warfield Armiger-Atty. for Pet'nrs Masonic Bldg. - Towson 4, Md. - Va. 5-1753 Address

#5142RX

ZONING DEPARTMENT Address 30 sec. West 398. 3/ feet) thence South 38 deg. 24 min. West - South of deg. 3 winn. 10 sec. west 370. 2 test lines on the control of the 151-38/der. thence/South 5/deg. 36 min. East 219, 88 feet, thence/by a line/drayh parallel with and distant 20 feet/Northwesterily from the first line of this description South 44 deg. 36 min. West/87, 25 feet to bin Northeast slight of half West/York coad, thence binding on the Northeast side thereof, South-16 etg. 28 min. East 20. 39 feet to the place of beginning Containing 5, 037 acres.

William L. Jacob prepared an agreement, a copy of which is at-

tached hereto, which the said John Warfield Armiger said would

two copies of the Agreement executed by the said Protestants

and upon execution forwarded both copies of the same to the

said John Warfield Armiger for execution by the said Petitioners.

William L. Jacob that the said Agreement would be executed by

the said Petitioners and, that upon dismissal of the Appeal,

a copy of the Agreement executed by the said Petitioners and

the said Protestants would be given to the said William L. Jacob

for the purpose of recording the said Agreement among the Land

the said Evans, George and Jacob, in behalf of the Protestants,

filed a motion before the said County Board of Appeals request-order of the ing that the Appeal from the then Deputy Zoning Commissioner,

William L. Jacob orally requested that the motion of the Protes-

tants requesting that the said Appeal be dismissed be granted.

John Warfield Armiger, the attorney for the said Petitioners, and

the consent of the said William L. Jacob, one of the attorneys

for the Protestants, the said County Board of Appeals signed an

order allowing the Protestants to withdraw said Appeal.

John G. Rose, dated December 2, 1960, be dismissed.

5. The said William L. Jacob then proceeded to have

6. The said John Warfield Armiger assured the said

7. At the request of the said John Warfield Armiger,

8. At the hearing held on June 22, 1961, the said

9. On October 5, 1961, with the consent of the said

10. The said William L. Jacob requested of the said

MICROFILMED

John Warfield Armiger one of the copies of the Agreement executed

by the said Petitioners and the said Protestants so the same

could be recorded among the Land Records of Baltimore County.

be acceptable to the said Petitioners.

Records of Baltimore County.

5142-RX

IN THE MATTER OF THE PETITION FOR RECLASSIFICATION PROM AND SPECIAL EXCEPTICA FOR TRAILER PARK - N. W. 31de Philadelphia moad 2635 % W. Forge Road, 11th Dist., John H. Renninger et al, petitioners

DEPUTY ZONING COMMISSIONER

BALTIMORE COUNTY

HEFORE THE

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Mr. Clerks

Please enter an appeal from the decision of the Deputy Zoning Commissioner in the above matter, dated December 2, 1960, and forward all papers to the Board of Zoning Appeals for Baltimore County.

EVANS, GEORGE AND JACOB

OEC 12 '60 ZONING

William L. Jacob Attorneys for Protestants Reckord Bilding Towson 4, Maryland Valley 5-7020

y Zoning Commissioner of Baltimore County

MAPW

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R-10-X

11/10/00

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STORE GEORGE & Jocol

MICHOFILMED

11. The said John Warfield Armiger informed the said William L. Jacob that the said John H. Renninger and the said Pauline A. Renninger had not signed the said Agreement and authorized the said William L. Jacob to contact the said Peti-

tioners for the purpose of having them execute the Agreement. 12. The said John Warfield Armiger forwarded the said Agreement to the said William L. Jacob.

13. The said William L. Jacob telephoned the said John H. Renninger for the purpose of setting up an appointment for the execution of the said Agreement and the said John H. Renninger then and there informed the said William L. Jacob that he would not sign said Agreement.

NOW, THEREFORE, the Protestants by Evans, George and Jacob, their attorneys, hereby move that the said County Board of Appeals,

(a) Set aside its Order of Dismissal of the Appeal filed herein on October 5, 1961.

- (b) Reset the above-entitled matter for a hearing so that the Appeal originally filed herein may be heard upon its
- (c) Grant such other and further relief as the above may require.

EVANS. GEORGE AND JACOE

By William L. Jacob Attorneys for Protestants

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY that on this 25th day of October, 1961, before me, the subscriber, a Notary Public of the State of Maryland, County aforesaid, personally appeared WILLIAM L. JACOB and made oath in due form of law that the matters and facts contained

herein are true and correct to the best of his knowledge and belief.

CRDERED by the Zoning Commissioner of Baltimore Com

hearing thereon be had in the office of the Zoning Commissioner

of Baltimere County, Maryland, on the 23rd day of

Upon boaring on the above patition (1) for reclassification of the subject property from an Wa-69 Zone to an Wa-109 Zone and (2) for a special acception to use said property for a trailer park, the patitions having failed to prove an error in the soning of the property or that sufficient changes have made and passed in the character of the melphormac discussion that operate contact for the melphormac discussion and the content of the melphormac discussion and the mel

It is, therefore, this 2674 day of November, 1960, by the Deputy Zoning Commissioner of Baltimore County, CRUERED that the aforesaid petition should be and the same is

that the subject matter of this petition be advertised in newspapers of general circulation throughout Baltimore Com and that the property be posted, as required by the Zoning Regulations and Act of Assembly aforesaid, and that a public

day of

P. N

October

, 19 60 , at 1:00 o'clock

AS WITNESS my hand and Notarial Seal on the day and year hereinabove written.



Marqueste A. Watta Marguerite A. Watta Notary Public

I hereby certify that a copy of the foregoing Petition has been mailed to John Warfield Armiger, Esquire, Jefferson Building, Towson 4, Maryland, Attorney for the Petitioners, and to Mr. and Mrs. John H. Renninger, R.F.D. 1, White Marsh, Ma yland, Petitioners.

William & Jacob

MICROFILMED

William L. Jacob and the said John Warfield Armiger, the said

THIS AGREEMENT, Made this day of June, 1861, by and between JOHN H. ROWSINGER and FAULINE A. REMNINGER, his wife, parties of the first part; HENRY MORNAN RILEURS, JR., and JEAN C. MILBURN, his wife, ROMERT L. GAITHER and KLIZAMETH C. GAITHER, his wife, CHYDE E. SHUGART and RUTH V. SHUGART, his wife, and JAMES MELVIN SHOOK and GRACK MARY SHOOK, his wife, parties of the second part; FORGE REIGHTS IMPROVEMENT ASSOCIATION, INC., a body corporate, duly incorporated under the laws of the State of Maryland, party of the third part; and THOMAS M. GOWERNE, EDWIN E. CONTRUM and GAINET INVESTMENT COMPANY, INC., Nortgages, parties of the fourth and CAUST INVESTMENT COMPANY, INC., Nortgages,

WHERMAS the said John H. Renninger and Pauline A. Renninger, his wife, are the owners, in fee simple, of several parcels of land situate on the Northwest side of the Old Philadelphia Road in the Eleventh Election District of Baltimore County, Maryland, containing in the aggregate five (5) acres of land more or less as more particularly described in the following four (4) Deeds:

- Deed from George Smith dated September 15, 1942, and recorded among the Land Records of Beltimore County in Liber C.H.K. No. 1251, folio 374.
- (2) Deed from Real Estate Development Company dated June 21, 1943, and recorded among the Land Records aforesaid in Liber R.J.s. No. 1899, follo 415, etc.
- (3) Deed from the Board of Education, dated October 1, 1982, recorded among the aforesaid Land Records in Liber G.L.E. No. 2203, folio 219, etc.
- (4) Deed from Lloyd Reed and Exma Reed, his wife, dated September 1, 1959, and recorded among the aforesaid Land Records in Liber W. J. R. No. 3800, folio 447, etc.

Henry Norman Milburn, Jr.

(SEAL

(SHAL

(SEAL

(SEAL)

Jaan C. Milhum

Clyde E. Shugart

Buth V. Shugart

James Malvin Shook

PORGE HEIGHTS IMPROVEMENT

By William W. Hermann, President

CALVERT INVESTMENT COMPANY, INC

day of June. 1961.

Thomas M. Contrue

President

WHEREAS Henry Norman Milburn, Jr., and Jean C. Milburn his wife, are the owners, in fee simple, of all that lot of ground being known and designated as Lot No. 4, Block "17 Plat of Section "A," Forge Heights, which Plat is recorded in Plat Book Ci.L.S. No. 20, follo 72, as more particularly described in 2 "Sed from The Forge Reights Building Company dated June 24, 1955, and recorded among the aforesaid Land Records in Alber C.L.B. No. 2734, folio 41, etc.; and

WHEREAS Robert L. Gaither and Elisabeth Os-bill Gaithe his wife, are the owners, in fee simple, of all that lot of ground being known and designated as lot No. 5, Block B, Plat of Section "A," Forge Neights, which is recorded in Plat Book G.L.B. No. 20, follo 72, as more particularly described in a Dead dated May 10, 1955, and recorded among the aforeseid Land Records in Liber G.L.B. No. 2856, follo 557, etc.; and

WHEREAS Clyde E. Shugart and Ruth V. Shugart, his wife are the owners in fee simple of all that lot of ground being known and designated as Lot No. 1, Block "C" on the Flat of Section "B" Forge Heights, which Plat is recorded in Plat Book G.L.B. No. 22, follo 32, as more perticularly described in a Deed from Forge Heights building Company dated August 12, 1965, and recorded among the aforesaid Land Records in Liber G.L.B. No. 2787, folio 78, etc.; and

MIGERIAS James Nelvin Shook and Grace Mary Shook, his wife, are the owners in fee simple, of all that lot of ground being known and designated as Lot No. 9, Blook D, Plat of Forge Acres, which Plat is recorded among the Plat Records of Beltimore County in Plat Book J.W.B. No. 14, folio 88, as more particularly described in a Peed from William G. Lehrl and Mary C. Lehrl, his wife, dated September 21, 1986, and recorded among the aforesaid land Records in Liber G.L.B. No. 28569, folio 221,

SHEREAS Forge Heights Improvement Association, Inc., is an incorporated association whose members are property owners residing in the vicinity of the property owned by the said John H. Renninger and Pauline A. Renninger, his wife; and

-2-

MICREAS the said Thomas M. Contrum, Edwin K. Contrum and Calvert investment Company, inc., are holders of mortgages on the property of the said John H. Reminger and Pauline A. Remninger, his sife; and

MIRRIEAS the said parties of the first part have made application to the Baltimore County Office of Planning and Zoning for the reclassification of their property and a special exception for a trailor park; and

WHEREAS the said parties of the second part foll that such a use of the property of the parties of the first part would be detrimental to the value, use and enjoyment by the said parties of the second part of their respective properties; and

WHEREAS the said parties of the second and third parts their heirs, successors and assigns, have agreed not to protest any application by the said parties of the first part, the! heirs and assigns, before the Baltimore County Office of Planning and Zoning for the reclassification of the hereinabove-mentioned property of the said parties of the first part to a commercial classification provided the said parties of the scoond part agree not to use their property for a trailer park for a period of twenty (20) years.

NOW, THENDOONE, THIS ADRESSENT STREEGEST that in consideration of the sum of Pive Dellars (\$5.00) and other good and valuable considerations, this day paid, receipt of which is hereby acknowledged, the said parties of the first part hereby covenant for themselves, their heirs and assigns, not to use the hereinabove-mentioned property owned by them for the purpose of a trailer park nor keep trailers upon said property for the period of twenty (20) years from the date herein first above written; end

NOW, THEREFORE, THIS AUTERMENT WITNESSETH that in conaideration of the sum of Pive Dollars (\$5.00) and other good and

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day of June. 1961.

valuable considerations this day path, receipt or union is mereby acknowledged, the said parties of the second part for themselves, their heirs and sesigns, coverant het to protest any application before the Baltimore County Office of Flaming and Soning, or its successors, by the said parties of the first part, their heirs and assigns, for a commercial releasing of the property hereinabove mentioned owned by the said parties of the first part, other than for a twaller park.

FOR good and valuable consideration, this day paid, receipt whereof is hereby soknowledged, the said Forge inights improvement association, Inc., and its successors, hereby covenants, contracts and sgrees not to use its facilities, organization and/or monies to protest an application by the said parties of the first part for the reclassification of their property for a commercial use other than a trailor park.

The said Thomas N. Contrum, Edwin K. Contrum and Calvert Investment Company, Inc., execute this agreement for the purpose of subjecting their respective mortgages to the legal operation and effect of the same.

and second part shall run with and bind their respective lands for a period of twenty (20) years from the date first hereinabow written.

	WITEESS	the	hands	and	seals	of	the	5016	namt (
TEST:									yaz v163	nerero.

			(SEA
John	H.	Reminger	- CSSA

Fauline A. Henninger (SEAL)

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TEST:

Secretary

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OMIONE SKIN

before me, the subscriber, a Hotary Public of the State and County aforesaid, personally appeared JOHN H. REHNINGER and PAULIES A. REMNINGER, his wife, the within named parties of the first part, and they each acknowledged this Agreement to be their ack and dead.

AS WITNESS my hand and Notarial Seal.

Notary Public

STATE OF MARYLAND, BALTIMORE COUNTY, to wit:

I HERRHY CERTIFY THAT on this day of June, 1961, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared HERRY NORMAN MILBURN, JR., and JEAN C. MILBURN, his wife, two of the within nesed parties of the second part, and they each asknowledged the foregoing Agreement to be their ast and deed.

AS WITNESS my hand and Notarial Seal.

Notary Public

STATE OF MARYLAND, BALTIMORE COUNTY, to wit:

I MERREY CERTIFY that on this day of June, 1961, before me, the subscriber, a Nobary Public of the State and County aforesaid, personally appeared GLODE B. SHUDART and RUTH V. SHUDART, his site, two of the within named parties of the second part, and they such addinguishedged the foregoing agreement to be thair act and deed.

AS WITHESS my hand and Movertel Seel.

Notary Public

I HEREBY CERTIFY that on this day of June, 1961,

ment to be their act and deed.

I HERBEY CERTIFY that on this day of June, 1961, before me, the subscriber, a Notary Public of the State and County Aforesaid, personally appeared WILLIAM M. HERMANN, President of PORCH HEIGHTS INPROVEMENT ASSOCIATION, INC., a body corporate of the State of Paryland, the within named party of the tuird part, and he acknowledged the foregoing Agreement to be the act and deed of the said body corporate.

AS WITNESS my hand and Notarial Seal.

Notary Public

Notary Public

STATE OF MARYLAND, BALTIMORE COUNTY, to wit:

STATE OF MARYLAND, BALTIMORE COUNTY, to with

STATE OF MARYLAND, BALTIMORE COUNTY, to wit:

I HEREBY CERTIFY that on this

before me, the subscriber, a Notary Public of the State and

County aforesaid, personally appeared JAMES MELVIN SHOOK and

AS WITNESS my hand and Notarial Seal.

CRACE MARL SHOOK, his wife, two of the within named parties of the second part. and they each acknowledged the foregoing Agree

I REMEMY CRETIFY that on this day of June, 1961, before me, the subscriber, a fotary Public of the State and County aforesaid, personally appeared MOMAS E. GONTRUM and DUBIN K. GONTRUM, two of the within named parties of the fourth part, and they each acknowledged the foregoing Agreement to be

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Cheir act and deed.

AS WITNESS my hand and Notarial Seal.

Notary Public

STATE OF MARYLAND, BALTIMURE COUNTY, to wit:

I HERBEY CENTIFY that on this day of June, 1961 before me, the subsortber, a Notary Public of the State and County aforesaid, personally appeared
President of CALVERT INVESTMENT COMPANY, INC., a body corporate of the State of Maryland, one of the within named parties of

be the act and deed of said body corporate.

AS WITNESS my hand and Notarial Seal.

the fourth part, and he acknowledged the foregoing Agreement to

Notary Public

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STATE OF MARYLAND, BALTIMORE COUNTY, to with

I HEREBY CERTIFY that on this

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IN THE MATTER OF RODIAL SIFTUATION OF PROPERTY OF JURN H. REININUES, From an "B-6" Zone to "B-0" Zone and Special Exception T Twiller Park - N. W. Side Frilladelpria Bond 2635; S. S. Forge Road, 11th District of Baltimore County

A hearing was held on November 23, 1960 at 1:00 p. m. concerning a reclassification of property described as follows from an "R-6" Zone to an "R-10" Zone and a Special Exception for

All that parcel of land in the Eleventh District of Baltimore County on the northwest side of Phila-delphia Road 2615 fost southment of the Road; which was a second of the southwest being and themes southwesterly and binding on the corthwest side of Philacelphia Road 50,40 feet; themes North 36 degrees 30 minutes West 151.35 feet; themes North 38 degrees 21 minutes East 151.35 feet; themes North 88 degrees 37 minutes East 151.35 feet; themes South Mit degrees 155 minutes West 150.35 feet of the Road South 5 degrees 27 minutes West 536.55 feet to place of beginning.

At the time of the hearing the Deputy Zoning Commissioner teld counsel for both sides that he would be glad to receive a petition for dismissal at any time prior to a decision. At the same time counsel was giver an opportunity to work out any matters that might assist the Deputy Zoning Commissioner in arriving at a decision in the best interest of the public welfare of the community.

At a later date counsel for the protestants on parte informed the Deputy Zening Commissioner that there could be no agreement between the parties. On the assumption that this had been worked out with counsel the Deputy Zoning Commissioner issued an order denying the reclassification on the 28th day of November, 1960. X

On November 30, 1960 counsel for the petitioner notified the Deputy Zoning Commissioner that, that was not/understanding of all parties concerned and the Deputy Zoning Commissioner as to how the final disposal of the case was to be handled. These facts have been substantiated by all parties concerned and, therefore, the Order of the Deputy

Zoning Commissioner is hereby declared hull and void and counsel's request for the petitioner for Order of Dismissal is accepted.

For the above reasons the above potition is dismissed without prejudice to the petitioner.

Deputy Zoning Commissioner

Date: 100cmber 2, 1960

Reclassification from an "R-6" Zone to an "R-10" Zone and Special Exception for Trailer Park - N. W. Side Philadelphia Road 2635' S. W. of Forge Road, 11th Dis-trict - John H. Renninger, et al, Petitione

IN THE MATTER OF PETITION FOR

REFORE THE ZONING COMMISSIONER FOR

BALTIMORE COUNTY

ORDER OF DISMISSAL

Mr. Clerk

Please mark the within case DISMISSED without prejudice

h John Warfield Armiger Attorney for Petitioner Masonic Building Towson 4. Maryland VAlley 5-1753

- NOV 21 '60

Q. 1. 18 2 -17680

John Warfield Armiger Attorney for Petitioner Masonic Building Towson 4, Maryland VAlley 5-1783

Movember 28, 1960

William L. Jacob, Esq., Reckord Building Towson h, Maryland

Res Festition for Reclassification and special exception for Frailer Park - N. M. Side Philarelphia Road 2635' S. M. Forge Road, 11th Dist., John H. Renninger, et al, patitioners

I have today passed my Order denying the and special exception inthe above matter. reclassification and special e

Very truly yours

Deputy Zoning Compinations

5142

ARMIGER AND FLEURY TOWNON 4, MARY LAND

November 30, 1960

Hon. John G. Rose Deputy Zoning Commissioner for Baltimore County Towson 4. Maryland

Re: Petition for Reclassification from an "R-6" Zone to an "R-10" Zone and Special Exception for Zone and Special Exception for Trailer Park - N. W. Side Phila-dephia Road 2635' S. W. of Forge Road, 11th District - John H. Renninger, et al, Petitioners

Pursuant to our telephone conversation yesterday morning I return herewith your letter of November 28, 1960, denying the above petition.

Also enclosed is my Order of Dismissal in the said case, which you have agreed to accept. Mr. Jacob has been informed of this action and will receive a copy of this letter.

> Sincerely. John Warfield Armiger

JWA/mhr

Enclosures

cc: William L. Jacob, Esq. Reckord Building Towson 4, Maryland



RS: PRITICE FOR REGIASSIFICATION from an "R-6 Lune to an "R-10" Zene and Special Exception for Trailer Farks N.W. Side Phila-dalphia Rd. 2035feet S.W. Forge Si.-13th Dist. John H. Henninger- Petitioner

BISHNEE COUNTY BOARD OF SPREATS OF

BALTIMORE GOUNTY

No. 5142-PX

......

A hearing was held on June 22, 1961, relative to a petition of John H. Resninger for reclassification and special exception for a Trailer Park, on the Mortimest side of Philadelphia Road, 2635 feet Southwest of Forge Road in the 11th District of Baltimore County.

At this hearing, Mr. William L. Jacob, representing the Protestants, asked that he be allowed to withdraw his appeal from the decision of the Deputy Loning Commissioner of Bultimore County, dated December 2, 1960. Such dismissal to be granted without prejudice and without regard to the merits of the case. This Board has always taken the portion that once property was posted savising the public that a hearing would be held, that it was pecassary that a decision be reached on the merits of the case, and that a dismissal of same would not be allowed. However, in this particular case, we find that in denying the petition without prejudice and without regard to the merits of the appeal, the result would leave the property in the same soning category as it had been prior to the original hearing before the Deputy Leming Complexioner. Date action could not Alversely affect may taxpayer of Baltimore County.

It is for the above reasons that dismissal mithout prejudice, without regard to the morito is allowed.

Mr. Steinbook did not sit at the hearing for the above subject.

Nathan H. Kaufman, Jr. CHAZRNA W G. Mitchell Austin

DATE: October 5, 1961

December 2. 1960

Millian L. Jacob, Esq., Sectord Building Towson h. Maryland

Re: Petition for Reclassification and Spacial Ecoption for Trailer Park - N. W. Side Fullsdalphia Road 2615' S. W. Forge Road, 11th Diat., John H. Renninger, et ul, "Settioners.

Doar Mr. Jacobs

Attached is a copy of Order passed by me today

Very truly yours

Deputy Zoning Comdustoner

State Roads Commission of Maryland And to bring with him: (a) the file of State Roads Commission pertinent to the

tioners in the above entitled cause, and make the writ returnable on

Wednesday, November 23, 1960, at 1:00 o'clock P. M.

IN THE MATTER OF PETITION FOR

EXCEPTION FOR TRAILER PARK

Northwest side of Philadelphia Road, 2635 feet Southwest Forge Road, 11th District, John H. Renninger, et al, Petitioner

Mr. Clerk

Mr. George Bushby

Assistant Location Engineer

RECLASSIFICATION AND SPECIAL .

above application (b) Maps and records of State Roads Commission concerning Right of Way and status of land acquisition

ADDRESS

300 West Preston Street

Baltimor 1, Maryland

Please issue for the following witnesses to testify for the Peti-

BEFORE THE

BOARD OF APPEALS

FOR

BALTIMORE COUNTY

for Northeast Expressway vicinity of White Marsh Maryland (2635 feet Southwest of Forge Road).

to,

November 26, 1960

Non-Marfield Araigur, Bodge, Man Code Dellding Towson by Baryland

The ps litterers having falled to shed an error in the Griginal coning of the above preparty and that meffected the special have been placed in the character of the majorators, I have been passed by "order despine the seclared Final on and special empirical requestion."

Very truly yours

Reputy Zoning Commissioner

St. Luke's - Essex Road Community Association, Inc.

November 17, 1960

We are writing in reference to an application for a Trailer Camp on old Philadelphia Rd. being heard by you on November 23, 1960.

Although geographically we are far away from this community, we have a real interest in proper land use.

The history of this case is particularly interesting because it involves a previous zonning violation which existed for some time and also involved a recent neighboring land use change i.e. a junk yard. We feel this is a key case in which a very important matter of principle is involved and we request that the petition be denied.

> Yours truly, marion a Geyer

Marion A. Geyer President

NOV 18 RECO

9719 Farjord Road Baltimore 34 M. november 20, 1960

Mr. John J. Rose active County 30ming Commessioner. Batteriors County Office Building Lowson 4, mbyland

Dear Sir, as a representice of the Guster Parkville Community Cortail I and coriting to oppose the proposed. Dracks Comp case number 5142 R.S. on Old Phila. Rose Parry Ttall.

John Warfield Armiger, Esq. Masonic Widg. Towson h. Maryland

Sinerely. Mrs. Homes Bolk

NOV 2 2 HECH

St. Lukes-Zssex Rd. Conm. Association, Inc. 3214 Botlou James Pl. Balto.7. Md.

Res; Mw.S Philadelphia Rd. 2635' SW Forge Rd.- 11th Dist-John H. Renninger-Petitioner

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SOCIAL

Mr. John G. Rose Acting Zonning Commissioner County Office Bldg.

This is to notify you there is \$ 29.99 use for sivertising and posting of the above subject property.

Please sendcheck madepayable to Baltimore County for

Yours very truly.

TELEPHONE VALLEY 3-3000 BALTIMORE COUNTY, MARYLAND No: 4080 OFFICE OF FINANCE DATEL1/23/60 Division of Collection and Receip COURT HOUSE TOWSON 4, MARYLAND 29.00 11-2500 3203 · · · 11P-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. INVOICE BALTIMORE COUNTY, MARYLAND No. 4820 TELEPHONE OFFICE OF FINANCE DATE 6/21/61 COURT HOUSE TOWSON 4, MARYLAND BILLED Zoning Department of

Baltimore County 113 County Office Bldg., Towson h, Md. TOTAL AMOUNT DEPOSIT TO ACCOUNT NO. 01-622 Cost of posting property for appeal hearing - H.W. Side Philadalphia Rodd, 265% S. W. Forga Road, 11th Dist. John H. Reminger, et al, patitioners 110.00 PASS -- 2. Missors County, 655. -- Giffus of Rise 8-2381 1138 : : : IN-

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.

\$5142RX

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

WILES H. ACAMS

John W. Armiger Attorney Masonic Building Towson b, Marylan

Dear Sir:

Re: Petition for Reclassification & Special Exception for John H. Renninger

Attached are comments, from the Office of Planning, in reference to your Zoning application.

Yours very truly.

DEPUTY ZONING COMMISSIONER

The Greater Parkville Community Council, Inc.

A COMMUNITY WITH UNITY

NE KENDS WESTERNA, PRESIDENT

November 21, 1960

Acting Zoning Commissioner County Office Building 111 Chemapeake Ave. Towson 4, Maryland

Dear Str.

The Council would like to go on record as being opposed to Case # 5142 R.S. when it comes up for hearing Wed. Nov. 23, 1660. This concerns zoning a trailer camp in Perry Hall.

Yours very truly.

VILLA CRESTA CIVIC ASSN., INC

Philip Eckhart, President 2514 Edgewood Rd. Parkville 14, Md.

Philip Echhaet

MOV & 3 HEW

ASKVILLE BUSINESS AND

OFFICE OF PLANNING

Inter - Office Correspondence

Date November 10, 1960

#51 42RA

To: John G. Rose, Deputy Zoning Commissioner

From: George E. Gavrelis, Deputy Director

t: f5152-TX. B-6 to R-10. Special Ex-Seption for fraliar fark. Northwest cide of Philadelphia Road beginning 2635 feet Southwest of Forge Road. Being property of John H. and Pauline A. Ranninger.

Hearing: Wednesday, November 23, 1960 (1:00 P.M.)

The staff of the Office of Flamming and Zoning has reviewed the subject petition and has the following advisory comment to make with respect to pritinent planning factors:

It takes no position pro or con concerning the trailer park as such.
 If greated, it is requested that the granting be conditioned on
 site plan approval by this office in addition to the approval requested of the Health Department.

NOT 1 0 '60 & BA

I, or we, <u>Inh. H. Banninger 5. Pauline 2. Banninger</u>
of all that parcel of land in the Eleventh District of Baltimore County, beginning
for the same at a stone on the Northeast side of a twenty foot road, laid out for
the use in common, at the Westernmost corner of the School Lot and running thence
North 44 deg. 45 min. East 265.51 feet, thence South 51 deg. 36 min. East, binding
on the School Lot, 546.43 feet to the center line of Philadelphia Road, thence, binding on said center line of Philadelphia Road, North 41 deg. 24 min. East 285 feet,
thence North 5 deg. 27 min. West 536.55 feet, thence North 44 deg. 45 min. East
189.97 feet to the South side of an electric transmission line condemmand by the
United States of Apurica. thence, binding on the South side of said transmission line. Legal Omer United States of America, thence, binding on the South side of said transmission line, hereby petition (1) that the soning status of the above described property be (con't below) reclassified, pursuant to the Zoning Law of Baltimore County, from an R - 6 Zone to an R -la Zone; and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the above described property, for a trailer park.

Property to be posted as prescribed by Zoning Regulations.

I, or 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

- DCI -6 '60 Dane O CI Ente 9

John H. Renninger-lukitibarsh. m. f Legal Owners Pauline A. Rendinger By: John Warfield Armiger-Atty. for Pet'nre. Masonic Bldg. - Towson 4, Md. -Va. 5-1753 Address

Address

--South 2d Ges. 2d. min. 30 dec. West 398, 31 feet, theree South 36 deg. 24 min. West

151, 35 feet, me. humb 51 deg. 36 min. Last 219, 38 feet, thence by a line drawn

parallel with and distant 20 feet Northwesterly from the Regi line of this depeription

South 4 dea, 45 min. West 267. 35 feet to the Northeast side of said twenty for road,

thence binding on the Northeast side thereof, Seath 56 deg. 28 min. East 20, 30 feet to the place of beginning. Containing 5, 037 acres.

PETITION FOR (1) ZONING RECLASSIFICATION (2) SPECIAL EXCEPTION

To the Zoning Commissioner of Baltimore County:



All that parcel of land in the Eleventh District of Baltimore County on the Northwest side of Philadalphia Road beginning 2635 feet Southwest of Force Road; thomes Southwesterly and binding on the Northwest side of Philadalphia Road 265 feet; themes North 51 degrees 36 minutes West 765.6% feet; themes North 53 degrees 37 minutes Fast 151.3% feet; themes North 53 degrees 37 minutes East 151.3% feet; themes North 53 degrees 37 minutes East 50.5% feet to the place of beginning.

Zoning Law and Zoning Regulations of Baltimore County, to use the above described property, for a trailer park.

Property to be posted as prescribed by Zoning Regulations.

I, or 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. - DCI -6 '60

John H. Renninger-lokitabarsh. m.f Legal Owners Pauline A. Renninger By: John Warfield Armiger-Atty, for Pet'nrs. Masonic Bldg. - Towson 4, Md. -Va. 5-1753 Address

---South 34 dog. 35 min. 35 dec. West 398 31 feet, theree South 38 deg. 24 min. 36 deg. 24 min. 32 deg. 219 88 feet, thence by a line dr. 513, 35 feet, these Laws 12 feet, 36 min, East 219, 85 feet, thence by a line drawn parallel with and distant 20 feet Northwesterly from the first line of this depription South 44 dea, 45 min. West 267, 35 feet to the Northeast side of said Twenty Got road, thence binding on the Northeast side thereof. South 56 deg. 28 min. East 20, 39 feet to the place of beginning. Containing 5.037 acres.

#5142 RX

ORDERED by the Zoning Commissioner of Baltimore County

day of October , 19 60 that the subject matter of this potition be advertised in two newspapers 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 Baltimere County, Maryland, on the 23rd day of ______, 19 60 , at ________o'clock p.M.

> Zoning Commissioner of Baltimore County

Upon hearing on the above patition (1) for reclassification of the subject property from an "B-6" Zone to an "B-10" Zone and (2) for a special exception to use setd property for a trailor park, the politions—having falled to prove an error in the stating of the property or that sufficient changes have property or an arror in the stating of the property or that sufficient changes have excepted above the property or an arror in the stating of the property or all special competion should be demised.

It is, therefore, this 2000 and fourther, 1960, by the Deputy Zening Conductors: or Election Country, ORDERED that the aforespid partition should be and the same is heavy dented.

Deputy Zoning Countsatoner of Baltimore County

RS: PETITION FOR MCCLASSIFICATION from an WR-6 Zone to an "R-10" Zone and Special Exception for Trailor Fark; N.W. Side Fhila-delphia Ed. 2055feet S.W. Forge Ed.-11th Dist. John H. Renninger- Petitioner

COUNTY BOARD OF APPEALS CE SATUTNOSE COUNTY

...........

At this hearing, Mr. William L. Jacob, representing the

No. 5112-FX

A hearing was held on June 22, 1961, relative to a petition of John H. Renninger for reclassification and special exception for a Trailer Park, on the Northwest side of Philadelphia Road, 2635 feet Southwest of Forge Road in the 11th District of Baltimore County.

Protestants, asked that he be allowed to withdraw his appeal from the decision of the Deputy Zoning Commissioner of Baltimore County, dated December 2, 1960. Such dismissal to be granted without prejudice and without regard to the merits of the case. This Board has always taken the position that once property was posted advising the public that a hearing would be held, that it was necessary that a decision be reached on the morits of the case, and that a dismissal of same would not be allowed. However, in this particular case, we find that in denying the petition without prejudice and without regard to the merits of the appeal, the result would leave the property in the same zoning category as it had been prior to the original hearing before the Deputy Zoning Commissioner. This action could not adversely affect any taxpayer of Haltimore County.

It is for the above reasons that dismissal without prejudice, without regard to the merits is allowed.

Mr. Steinbook did not sit at the hearing for the above subject. Dalban Mr.

DAIR: October 5, 1961

CLARENCE D. LONG

Congress of the United States Mouse of Benregentatines

Bashington, D.C.

March 5, 1965

MAR 1 0 '65 4 ZONING D

200 PORT OFFICE BULDON

Mr. John Rose, Zoning Commissioner Baltimore County Office Building Towson 4, Maryland

Dear Mr. Rose:

CDL:mm

Mr. Edward Renninger, Old Philadelphia Road, White Marsh, Maryland has asked my assistance in requesting a zoning variance to establish a trailer park on his property.

He informed me that only one neighbor objects

I would greatly appreciate your consideration of this request.

Julia

CLARENCE D. LONG

Very truly yours

I received your letter of March 5, 1965

Inis metter has been before the verious Zoning Commissioners, Board of Appeals and the Circuit Court and I told Mr. 8-minger within the last ment that he would not in all probability have any possible chance of putting a trailer pair on his property. Mr. Beaninger's father was well represented by commal and he had every chance to plead his case in Court, and no far as I am concerned the metter is all code. He wall knows that if he desires he may file each a soul and a he will know that the desires he may file each a self-leave the matter tyte metter through the Courts.

Zoning Commissioner

March 10, 1965

205142

Hon. Clarence D. Long. 1522 Longworth Suilding, Washington, D. C. 20515

Dear Mr. Longs

IN THE MATTER OF RECLASSIFICATION OF PROPERTY OF JOHN. HINDHOLD, From an "Re-6" Zone to an "R-10" Zone and Special Exception for Trailor Park - N. V. Side Philadelphia Read 265' 5. S. Forge Road, 11th District of Reltimore County

A hearing was hold on November 23, 1960 at 1:00 p. m. concerning a reclassification of property described as follows from an "R-6" Zons to an "R-10" Zone and a Special Exception for Trailer Partes

All that purcel of land in the Eleventh District of Baltimore County on the northwest side of Phila-dalphia Read 50% forth such of Props Read; thence southwesterly and binding on all of Props Read; thence southwesterly and binding on all of Props Read 5% including the State of Props Read 5% including the State of Props Read 5% includes 18 Read 5% forth; themes North 30 degrees 25 infrares East 51.3, 30 fair, themes North 30 degrees 35 infrares East 51.3, 30 fair, themes Scatt hid degrees 35 infrares 18 that 50 fair and themes Scatt \$6 degrees 27 infrares 18 the 188.77 forth and themes Scatt \$6 degrees 27 infrares 180 to 180 forth of the Scatt \$6 degrees 27 infrares 180 forth \$6 degrees 280 forth \$6 degre

At the time of the hearing the Deputy Zoning Countestone told counsel for both sides that he would be glad to receive a petition for dismissal at any time prior to a decision. At the same time counsel was given an opportunity to wark out any matters that night assist the Deputy Zoning Commissioner in arriving at a decision in the best interest or the public welfate of the community.

At a later date counsel for the protestants on parte informed the Deputy Zoning Commissioner that there eculd be no agreement between the parties. On the assumption that this had been worked out with counsel. the Deputy Lining Commissioner issued an order denying the reclassification on the 28th day of November, 1960.

On November 30, 1960 counsel for the petitioner notified the Deputy Zoning Commissioner that, that was not/understanding of all parties concerned and the Deputy Zoning Commissioner as to how the final disposal of the case was to be handled. These facts have been substantiated by all parties concerned and, ther fore, the Order of the Deputy

Zoning Countssioner is hereby declared hall and wold and counsel's request for the patitioner for Order of Dismissal is accepted.

For the above reasons the above potition is dississed without projudice to the petitioner.

Deputy Zoning Comissions

Dates Nec 2 1960

No. Rennings 1. Congress of the form allender of west 1400 to hade larger, 1753 & 1754
2 Granty May - 500 Level V allender Vond 1753-1754
3 Just year - Departy on Old Prote Food 1960
4 Consu La road BL - 10 acres best 9, 1960
5. Carport - May 9, 1955 - (3520)

April 11, 1961

William L. Jacob, Esq., Reckord Building Towson h, Maryland

In the matter of Reclassification and Special Scooption for Trailer Park - N. W. Side Thiladelphia Rock 2635' S. W. Forge Road, 11th Dist. John H. Benninger, Patitioner

The hearing on the appeal filed by you on heahalf of the probestants from the decision of the Soning Commissioner rendered in the above missioner medium of the Board of Appeals for Thursday, June 22, 1961 at 10100 and

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

John Warfield Armiger, Esq., Masoric Building Towson h, Maryland

Re: Petition for Reclassification from an "R-6" Zone to an "R-10" Zone and Special Exception for Trailer Park - N. W. Side Phila-delphia Read 2655' S.W. of Porge Read, lith District - John H. Benninger, et al, Petitioners

The petitioners having failed to whow an arror in the original sounds of the above property and that sufficient changes have taken place in the charter of th neighborhead, I have today passed by Order derying the reclassification and special exception requested.

Very truly yours

Deputy Zoning Commissioner

April 11, 1961

John Warfield Armiger, Esq., Masonia Building Towsen h, Maryland

In the matter of Reclassification and Special Exception for Trailer Fark -N. W. Side Philadalphia Bond 2635' S. W. Forge Road, 11th Dists, John H. Renninger, et al, Petitioners

The hearing on the appeal filed from the decision rendered in the above matter, has been scheduled for Thursday, June 22, 1961 at 10:00 m.m.

Very truly yours

Secretary

d5142-

TELEPHONE VALLEY 3-3000

To: William L. Jacob, Seq. Ruckerd Building Townen b, Maryland

William L. Jacob, Esq., Reckord Building Towson 4, Maryland

Baltimore County, Maryland c/c Zoning Department 113 County Office Building Toweon h. Maryland

------Posting of property for appeal hearing - N. W. Side Phile. Road 26155 S. W. Forge Road, 11th District, John H. Renninger, et al,

BALTIORE COUNTY, MAR ND

OFFICE OF FINANCE

Division of Collection and Receif COURT HOUSE TOWSON 4, MARYLAND

Zoning Department of Baltimore County 113 County Office Bldg., Touson b, Mb. BILLED

DATE 12/11/60

COST 870.00 Cost of appeal to Board of Appeals #51h2-KX 70.00 161560 3601 * * * TIL-

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

ARMIGER, AGNEW AND HENNECAN

October 2, 1961

Mrs. Bettie Cunningham Secretary, Board of Appeals for Baltimore County County Office Building Towson 4, Maryland

Re: Renninger Petition #5142 - RX

I have read the draft of the proposed Order in the Renninger case and am in accord with the statements and conclusions therein contained.

John Warfield Armiger

TWA:mf

11.434-10/3/61 - Jew week vin

APPROVED TO FORM THIS 21 DAY OF OCTOBER, 1960

Dear Mr. Armigura

John Warfield Armigor, Set., Masonic Building Touson &, Maryland

today in the above matter.

Her Potition for Reclassification an Special Scoption for Trailer Pa H.W. Side Philadelphia Reed 265 S. V. Forge Read, lith District John H. Remninger, et al.

Attached is a copy of Order passed by me

Very truly yours

Inputy Zoning Countesioner

December 21, 1960

Inthe Matter of Reclassification and Special *coeption for Trailer Park = N. W. Side Fhiladsiphia Road 2655' S.W. Forge Road, 13th Dist., John H. Renninger, et al., pottioners

Very truly yours

Soning Commissioner

Please be sivised that counsel for the protestants has filed an appeal from the dectsion of the Zoning Commissioner rendered in the above. The appeal was filed on December 12, 1960.

You will be duly notified of the date and time of appeal hearing when scheduled by the Board of Appeals.

1. The 1 Fre COK To Part a new Plans will

pu 0 10/3/61

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

NOTICE OF HEARING

John Warfield Armiger, Esq.

Masonic Bldg. #4

Re: NM/S Philadelphia Rd. 2635' SW Forge Rd. 11th Dist - John H. Renninger et al-Petitioner

October 26, 1960

TDE: 1:00 P.M. DATE: Wednesday, November 23, 1960 PIACE: Room 106, County Office Building, 111 W. Chesapeake Avenue Towson, Maryland

Zoning Commissioner

#5742RX

ZONING DEPARTMENT OF BALTOMORE COUNTY PETITION FOR ECHING RECLASSIFICATION AND SPECIAL EXCEPTION - 11th DISTRICT

Beputy

Furguant to petition filed with the Zoning Commissioner of Saltimore Couty
for change or reclassification from Red Some to an held Some and a Special
Exception to use the property heroimatter occurbed some to an edge of the Some to an English of the South of Saltimore South of a public hearing in Rose 108,
County Office Saltimore 10; Changeshe Avanue, Youson, Sarylands

On Wednesday, Hovember 23, 1960

at 1:00 P.M.

to determine whether or not the following mentioned and described property chould be changed or reclassified and whether a special exception for a Trailer Fark should be granted to this

All that parcel of land in the Eleventh District of Baltimore County on the Scribment side of Philadelphia Soud beginning 2615 feet Southment of Forgs Boad, theme Southment arry and building on the Scribment side of Philadelphia Road 265 feet; thence Sorth 51 degrees 35 minutes West 756.58 feet; thence Sorth 38 degrees 15 minutes 283 to 151, 36 feet; thence Sorth 43 degrees 15 minutes 283 196.11 feet; thence South this degrees 15 minutes 283 196.11 feet; thence South this degrees 15 minutes 283 196.11 feet; thence South this degree 15 minutes 283 196.11 feet; thence South 51 degrees 27 minutes 283 195.55 feet to the place of beginning, as a solum on plat plan filed with the Zening Department, being property of John H, & Fauline A, Benninger.

BY ORDER OF JOHN G. ROSE DEPUTY ZONING COMMISSI HER OF BALTDIONE COUNTY

INVOICE BALTIMORE COUNTY, MARY AND No. 3717

OFFICE OF FINANCE Division of Collection and Receipt COURT HOUSE

DATIQO/6/60

TOWSON 4, MARYLAND J. W. Armiger Attorney Hasonic Building

TOTAL AMOUN 50.00 Petition for Reclassification & Special Exception - John R. Renninger PAID - Address Onety 184 - Offer of Floor 10-760 1609 · · · III-

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.

CERTIFICATE OF PUBLICATION

TOWSON, MD. Hovember 3 19 60

THIS IS TO CERTIFY, That the annexed advertisement was published in The COUNTY Paper, Inc., a weekly newspaper printed and published in Towson, Baltimore County, Md., once in each of ____ successive weeks before the 23 day of November 19 60 the first publication appearing on the _____ 3rd ____ day of November 19 60

The COUNTY Paper, Inc.

The Cooks Fendok Keyser Manager. Per Helen 4. Aheldon

militar desired in house law, twenty trans-pose, Raysland, 1988. Per 1888. Per 1888.

CERTIFICATE OF PUBLICATION

Re: John H. Renninger's property

Yours very truly,

WILLIAM E. SCHOTT

In order for us to expedite your petition, for Reclassification and Special Exception, you must contact Mr. George Cavrelie, in the Office of Flanning.

TOWSON, MD., November 4 , 19 60

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., associaceache day of November 19 60 sthe first publication appearing on the . . . hth . day of . . November . . .

THE JEFFERSONIAN.

Cost of Advertisement, \$_..

MWS Phela Pol hig 2635'SW of troge Pol them & My v Sinly as the NWS Phila Od 285' Thena 7 51036' W 786.841 1. 7380241 € 429.66 398.31' " & 440 45' N 188.97' " S5027' E 536.55 to place of beg

as ete.



CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

	Towson, Maryland	# 5/42
th	Date	of Posting 11-7-60
District Hoth	1 to and 3-10-3 and to	Limiter South
Posted for:	nate and 1-14 30 st. Carlos of Charles of Stranger Sol 267 Bhalaculphus Sol 267	-17 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1
Petitioner: 11 11 11 11	Phyladelphia 16/263	If Shigh Juge
Location of property : 77		2 1 Anull I wit
House Sions Marthus	etarely Shiladelphi	10 - 1(ct of 11.4ft and
Jorge Rel Bate	1 signs	ca. Act. 2714 ft. S. W. of
Remarks:	77	11-3-60
Posted by Alange Signatur	Hiterry Date of retu	m:

John W. Armiger Attorney Masonic Building

Bear Stre

NOTES: THIS PIOT CONTAINS 5.037 ACRES. IN 11TH DISTRICT & 4TH PRECINT EACH TRAILER LOT HAS BOOD SO.FT. OR MOKE. tronsmission THIS PLOT IS NOW ZONED NON-CONFORMING AND RE PROPOSED ZONING TO RIO WITH SPECIAL ZONING FOR TRAILER PARK PRESENT USE IS DWELLING WITH PLUINZING, HEATING, & TV REPAIR SHOP PROPOSED USE IS TO RIO WITH SPECIAL EXCEPTION & CONTINUED USE OF PRESENT Trice of the Carling PLUMBING, HEATING . & TV SHOP ADJACENT PROPERTY: EAST SIDE R & , NORTH SIDE R & , WEST SIDE COUNTY SCHOOL LOT ALETHIC SO IN HEIGHT Doe THERE ARE NO BUILDINGS LOCATED WITHIN 100'FT. J30:24W 15738 17 Bight of Word EXISTING OF EITHER SIDE OF PROPERTY LINES LANDES THEORS May 20 Foot Rost of Wa 2000 TREES 30'-3' IN HEIGHT So' I ADAWY 30' FORDWAY SEE STA Speroved by office of Plenning 1. Michalski site plan Earld be quality improved. FENGEO IN PLAYGEOUND SHOPFHOUSE PHILADELPHIA NAVE E Property of APPROVED FOR FILING JOHN H. RENNINGER 2635' ± 1 TO REE R. 11th Election District Beltimore County Md Lake 1-30FF Aural 2/127 Lloyd Walker Surveyor + Civil Fape 2205 The Alamada Beliana Ma Ry 63 at 1 Total Area 5.037 Acres 4 6 8 10 12 14 16 18 20 22 24 26 28 20 22 24 26 28 20 22 24 26 28 30 55 54 52 30 48 46 44 42 10 8 6 4 20