

The Zoning Commissioner of Baltimore County:— wife
I, or we, ALBERT LANDAY & CELE LANDAY, his legal owner, & of the property situated

All that parcel of land in the First District of Baltimore County on the East side of Rolling Road beginning opposite Powers Lane; thence running Northerly and binding on the East side of Rolling Road 291.94 feet; thence North 83 degrees 22 minutes East 400 feet; thence South 2 degrees 30 minutes West 312.38 feet; thence South 86 degrees 02 minutes West 412.04 feet to the place of beginning.

hereby petition that the zoning status of the above described property be re-classified, pursuant to the Zoning Law of Baltimore County, from RB.M. zone to an BR. zone. 

Reasons for Re-Classification: to use buildings on premises for the display,
sale, and servicing of new and used motor vehicles and to use the
balance of the lot for the storage, display and sale of new and
used motor vehicles.

Size and height of building: front.....feet; depth.....feet; height.....feet
Front and side set backs of building from street lines: front.....feet; side.....feet
Property to be posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above re-classification 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.

Legal Owner
Address 1101 Rolling Rd
Baltimore 28 md

of Baltimore County, this 16th day of _____
 subject matter of this petition be advertised, as required
 a newspaper of general circulation throughout Balti-
 at the public hearing hereon he had in the office of the
 the Reckord Bldg. in Towson, Baltimore County, on
 _____, 1961, at 200 o'clock P..M.

 Zoning Commissioner of Baltimore County
 (over)

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 1st Date of Posting: 1-4-61
 Posted for: Amos & son to Amos & son & Fred C. Sutt
 Petitioner: Albert S. Sutt & Ole S. Sutt
 Location of property: 85 Rolling Road by opposite Cammus Lane
 etc.: In Part
 Location of Signs: East side of Rolling Road 85 ft. from mouth of Cammus
Street both signs
 Remarks:
 I tested by: George R. Hummel Date of return: 1-5-61

22. PETITION FOR RECLASSIFICATION :
AND SPECIAL EXEMPTION FOR :
Used Motor Vehicle Lot - E.S. :
Rolling Road opp. Powers Lane, : BEFORE
1st District - Albert Landay & : ZONING COMMISSIONER
Cole Landay, Petitioners :
 :
 : OF
 :
 : BALTIMORE COUNTY
 :
 : No. 5195-RX

Upon hearing on the above petition (1) for reclassification of the property described therein from a "B-M" Zone to a "B-W" Zone and (2) for a special exception to use said property for the operation of a Used Motor Vehicle Lot, and it appearing that by reason of location and the numerous changes which have taken place in the area, the reclassification and special exception should be granted, therefore:

It is this 26th day of February, 1961, by the Zoning Commissioner of Baltimore County, ORDERED that the aforesaid petition should be and the same is hereby granted; the first, for reclassification from a "B-N" Zone to a "B-R" Zone and, second, for a special exception subject to compliance with the following provisions:

1. That any lights installed shall not be of the flashing type.
2. All illumination shall be so located and arranged as to avoid glare or reflection on any portion of any adjacent road or into the path of proceeding vehicles.
3. The site plan and setbacks shall be subject to approval of the Office of Planning and Zoning, and subject to the widening of Selling Road by the Office of Land Development and said widening strip shall not be used for parking of cars, displays, etc.
4. Strict compliance with this Order shall be effective April 1, 1961, and

ZONING DEPARTMENT OF BALTIMORE COUNTY PETITION FOR ZONING RECLASSIFICATION AND SPECIAL EXCEPTION—1st DISTRICT

Pursuant to petition filed with the Zoning Commissioner of Baltimore County for change or reclassification from B-M Zone to a B-R Zone and a Special Exception for the property hereinafter described for Used Car Lot, the Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing at the County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland:

On Wednesday, January 25th,

JAN 16 - 61

☐ Area
☐ Ward
☐ State
☐ Estate
☐ Club

CERTIFICATE OF PUBLICATION

ZONING DEPARTMENT

BALTIMORE COUNTY, MD. January 13 19 61

THIS IS TO CERTIFY. That the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Md. once in each of one successive weeks before the 25th day of January 19 61 the first publication appearing on the 5th day of January 19 61

THE TIMES.
John M. Martin

Manager.
John M. Martin

Cost of Advertisement, \$ 13.00
Purchase order-P 6064
Requisition no. J 8483

5. The owner and operator of the existing and future use of said property shall notify the Zoning Commissioner that this Order has been complied with and that the property is ready for inspection.

Zoning Commissioner of
Baltimore County

OFFICE OF PLANNING

Inter-Office Correspondence

From George E. Gavrellis, Deputy Director January 13, 1961
To John G. Ryan, Zoning Commissioner
Subject PS195X, B.M. to B.M. Special Exception
for used car lot. E. side of Rolling Road
concrete Powers Lane.

1st DISTRICT

HEARING:

Jan. 25, 1961 (2:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition and has the following advisory comment to make:

1. We believe that the use potentials of the B.M. zone as applied to the subject property are liberal enough and broad enough to accommodate used car sales as part of a new car dealership. Creation of B.M. zoning here would set-up land-use potentials for the subject property not in conformity with those of the adjoining B.M. tracts.
2. If, after hearing the case, the Zoning Commission decide to grant the petition, it is requested that the granting be subject to approval of a site plan by this office with conditions. Some of the conditions to be considered are:
 - a. Restriction of used car sales to the rear of the proposed building addition.
 - b. Prohibition of "whirlpigs", chain lights, and other attention seekers from an area extending from Rolling Rd. to the rear of the building.
 - c. Possible limitation of the area on which used car sales would be permitted.

GEO: bms

TELEPHONE
VALLEY 3-3000

INVOICE
BALTIMORE COUNTY, MARYLAND. No. 4127
OFFICE OF FINANCE

Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

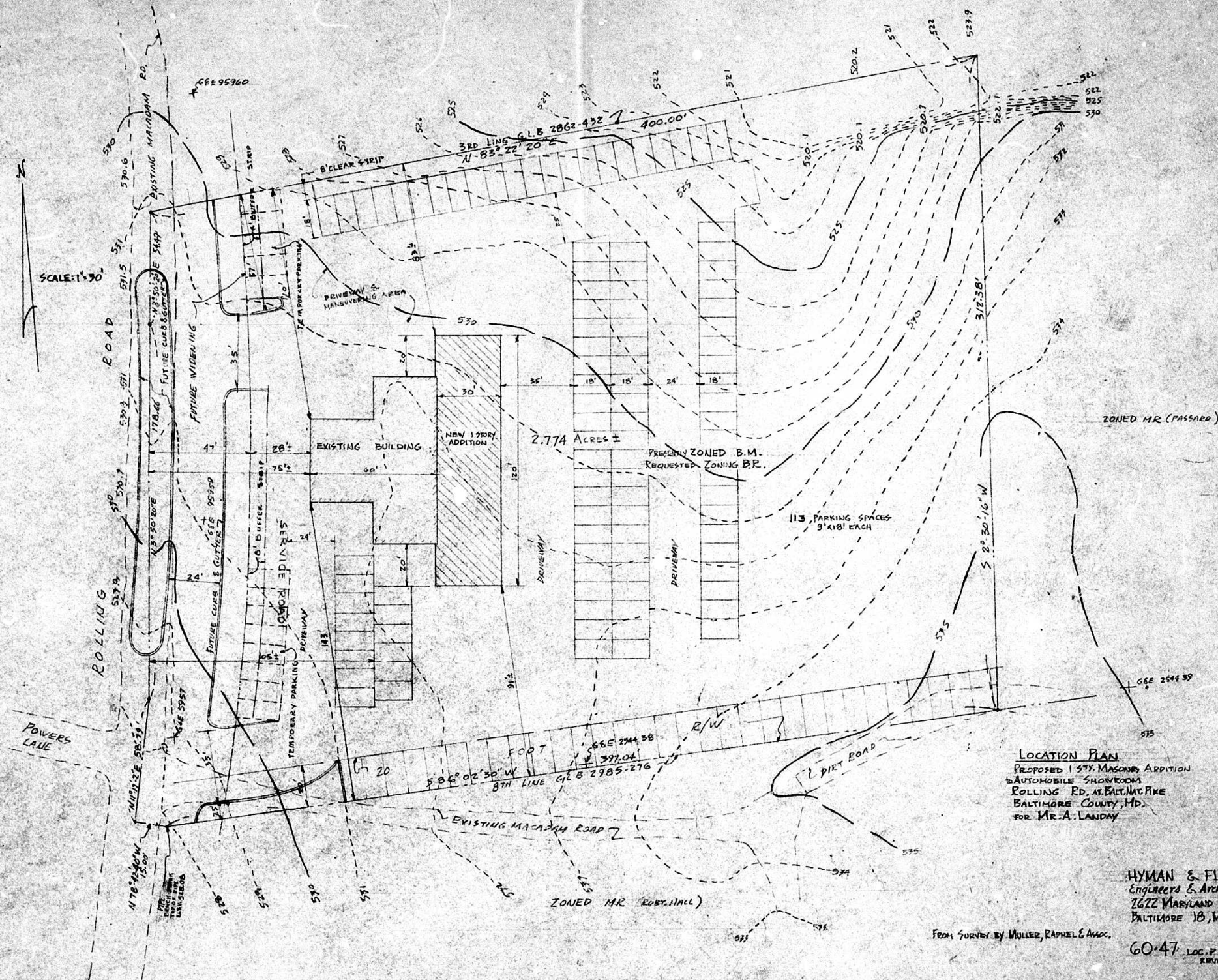
TO: Albert and Cele Landay
1101 Rolling Road
Balto. 28, Maryland

BILLED BY: Zoning

DEPOSIT TO ACCOUNT NO.	<u>01622</u>	TOTAL AMOUNT	\$50.00
QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COST	
---	Petition for misclassification for Albert Landay FND --- Software Company, Inc. --- Office of Research 121600 3492 * * * TIL -- [REDACTED]	50.00	50.00
3			

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.

TELEPHONE VALLEY 3-3000		INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE <i>Division of Collection and Receipts</i> COURT HOUSE TOWSON 4, MARYLAND		No. 7-100
To: Superior Scrap & Salvage, Inc. 819 North Point Road Baltimore 2, Maryland		BILLED BY Zoning Department of Baltimore County	DATE 1/18/61	
DEPOSIT TO ACCOUNT NO.		07622		TOTAL AMOUNT \$34.50
QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE.			COST
1	Advertising and posting of property for Albert Lansau, E/S of Rolling Rd. and Powers Lane PRD - Baltimore County, Md. - Office of Finance 1-1861 4787 * * * 711-			\$34.50 \$4.50
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.				



LOCATION PLAN
 PROPOSED 1ST STORY MASONRY ADDITION
 TO AUTOMOBILE SHOWROOM
 ROLLING RD. AT BALTIMORE
 BALTIMORE COUNTY, MD.
 FOR MR. A. LANDAY

HYMAN & FLOWER
 Engineers & Architects
 7622 Maryland Ave.
 BALTIMORE 18, MD.

FROM SURVEY BY MULLER, RAPHAEL & ASSOC.

60-47 LOC. P. Nov 17, 1960
 REVISED DEC 7, 1960
 DEC 15, 1960
 JAN 2, 1961