

PETITION FOR ZONING RE-CLASSIFICATION #5223 AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:
We, Henry John Weber, Adam H. Weber, et al, legal owner of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an R-6 zone to an B-R zone; for the following reasons:
FOR the storage and sale of flagstone and other kindred products.

and/or for a Special Exception under the said Zoning Law and Zoning Regulations of Baltimore County to use the herein described property for:

Property is to be posted and advertised as prescribed by Zoning Regulations.
We, the undersigned, agree to pay expenses of above re-classification and/or 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.

Henry John Weber
Adam H. Weber
Contract purchaser
Address 4702 Connelley Ave
Baltimore 14, Maryland

William J. Piccirilli
Raymond H. Plack
Legal Owners
Address 5714 Harford Road
Baltimore 14, Maryland

SMALKIN & HESSIAN
Petitioner's Attorney
Address Campbell Building
Towson 4, Maryland

ORDERED By The Zoning Commissioner of Baltimore County, this 9th day of February, 1961, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in a newspaper of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 108, County Office Building in Towson, Baltimore County, on the 15th day of March, 1961, at 10:00 o'clock.

Feb-9
Zoning Commissioner of Baltimore County.
(over) 1-5/61
1-5/61

SMALKIN & HESSIAN

H. BEALE ROLLINS
SAMUEL S. SMALKIN
JOHN W. HESSIAN, JR.
TOWSON 4, MD.

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TOWSON 4, MD.

March 13, 1961

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

Re: Petition of Henry J. Weber, et al for re-classification from R-6 to B-R - NW/4 Harford Road, 14th Election District No. 9932 Harford Road

Dear Mr. Rose:

You will please be advised that the applicants in the above entitled matter desire to withdraw their Petition for Re-classification of the above captioned property.

Yours very truly,

John W. Hessian, Jr.

JWHjr:al



OFFICE OF PLANNING

Intv-Office Correspondence

#5223

From George E. Gavrilis, Deputy Director
To John G. Rose, Zoning Commissioner
Subject #5223 R-6 to B-R NW/4 Harford Road as laid out on the Plat of Harford Farm
Henry J. Weber

9th District March 15, 1961 10:00 A.M.

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

1. Examination of the zoning maps and land use data indicates that there now exists no commercial zoning in close proximity to the subject property. Creation of B-R zoning for the subject property would create land use potentials on it, which would not be compatible with those of adjacent residentially-zoned properties. Because of the divergency in development potentials with B-R zoning, such a reclassification could be characterized as "spot-zoning."

GEM:bc



TELEPHONE VALLEY 3-3000

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

No. 9782
DATE 12/11/61

TO: Henry J. Weber
Smalkin & Hessian
Campbell Building
Towson 4, Md.

BILLED BY: Zoning Department of Baltimore County

QUANTITY	DEPOSIT TO ACCOUNT NO.	DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
	<u>61622</u>		<u>\$26.00</u>
		<u>Advertising and posting of Weber's property</u>	<u>26.00</u>
			<u>26.00</u>

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
Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

No. 4261
DATE 2/10/61

TO: Smalkin & Hessian
Campbell Building
Towson 4, Maryland

BILLED BY: Baltimore County Zoning Department

QUANTITY	DEPOSIT TO ACCOUNT NO.	DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
	<u>01622</u>		<u>\$50.00</u>
		<u>Petition for Reclassification for Henry J. Weber, et al</u>	<u>50.00</u>
			<u>50.00</u>

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.

PETITION FOR ZONING RE-CLASSIFICATION

5223

CERTIFICATE OF PUBLICATION

TOWSON, MD., February 22, 1961

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 one successive week before the 15th day of March, 1961, the first publication appearing on the 23rd day of February, 1961.

The COUNTY Paper, Inc.
Manager.

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

#5223

District 9th Date of Posting 2-28-61

Posted for: Henry J. Weber, et al

Petitioner: Henry J. Weber, et al

Location of property: NW/4 Harford Road, as laid out on the Plat of Harford Farm, as laid out on the Plat of Harford Farm, as laid out on the Plat of Harford Farm

Location of Signs: On the NW/4 Harford Road, as laid out on the Plat of Harford Farm, as laid out on the Plat of Harford Farm

Remarks: Henry J. Weber, et al

Posted by: Henry J. Weber, et al Date of return: 3-1-61

#5223 ✓

OLD MAP

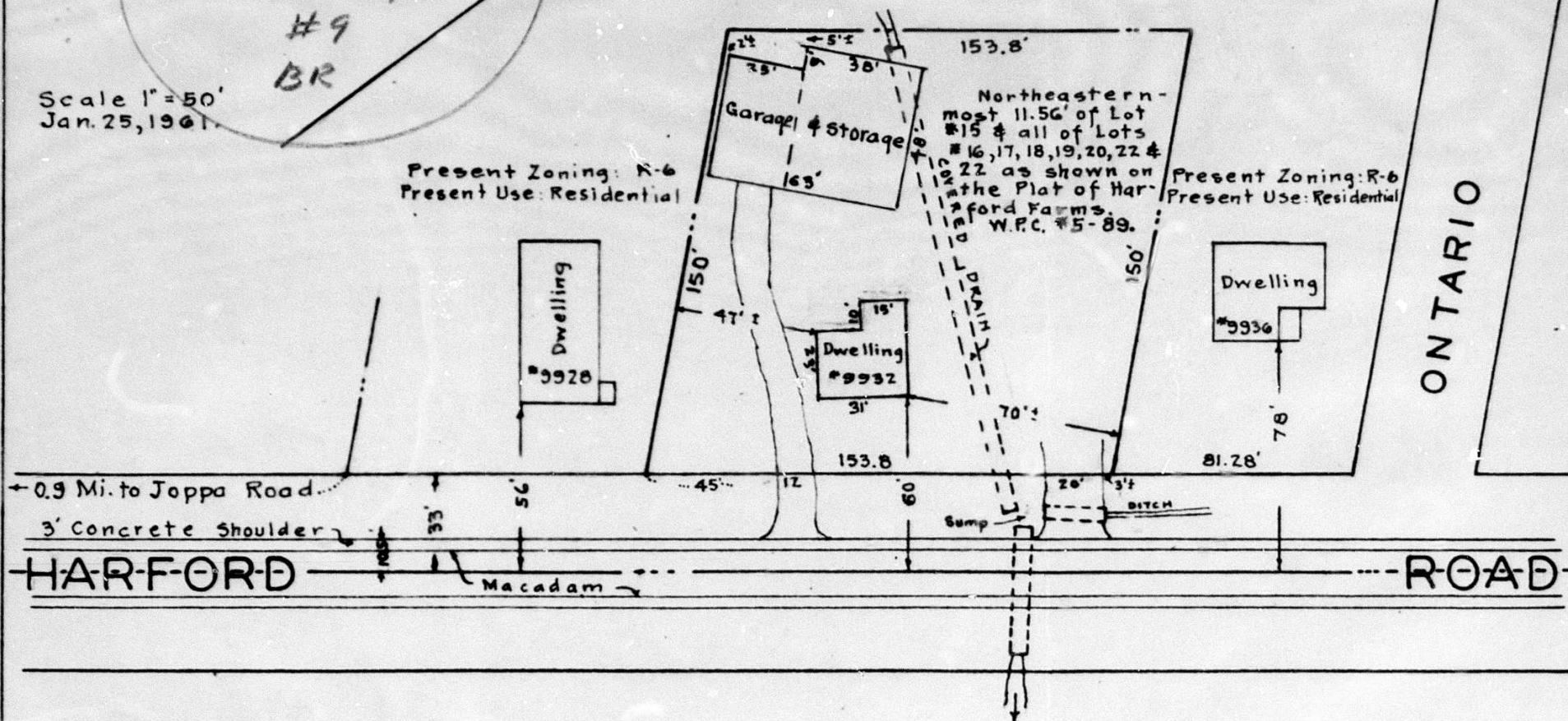
#9

BR

Scale 1"=50'
Jan. 25, 1961.

Present Zoning: R-6
Present Use: Residential

Present Zoning: R-6
Present Use: Residential



Election District: 9th.

Area of Property: 22,800[±].

Existing Use of Property: Dwelling.

Proposed Use of Property: ~~Office and Manufacturing Business~~
For the storage and sale of flagstone and other kindred products.

Present Zoning: R-6.

Proposed Zoning: BR.

PLAT TO ACCOMPANY REZONING APPLICATION

W. C. Warren,

Land Surveyor, State Reg. #591; 1903 Gwynn Oak
Ave. Baltimore 7, Md. WI. 4-4640.

OK L20 2/10/61