

PETITION FOR VARIANCE TO THE ZONING REGULATIONS

IN THE MATTER OF :
Maryland Housing Corporation :
ZONING COMMISSIONER :
OF BALTIMORE COUNTY :

FOR Variance to the Zoning Regulations
To the Zoning Commissioner of Baltimore County

MARYLAND HOUSING CORPORATION
525 SOUTHWESTERN BOULEVARD
BALTIMORE 27, MD. LEGAL OWNERS

of the property hereinafter described hereby for a Variance to the
Zoning Regulations of Baltimore County.

The Zoning Regulations to be excepted as follows:
Section 211.2 - Front yard 25 feet.

The Reason for Variance:
To permit a 22.1 foot front yard instead of a 25.0 foot front yard.

Property Situate:
All that parcel of ground in the 13th Election District of Baltimore County, beginning at a point at the Northeast intersection of Ruby Avenue and Ruby Court, thence binding on the East side of Ruby Court, the four following courses and distances, S 77° - 12' - 45" - W 21.1h feet to a point thence N 43° - 00' - W 10.0 feet to a point; thence by a curve to the right with a radius of 50 feet a distance of 52.36 feet to a point; thence by a curve to the left with a radius of 50 feet a distance of 50.59 feet to a point; thence leaving the East side of said Court and binding on the two following courses and distances to a point on the North side of Ruby Avenue, N 37° - 34' - 16" E 70.1h feet; S 37° - 50' - 22" W 126.40 feet; thence binding on the North side of Ruby Avenue on a curve to the right with a radius of 437.52 feet a distance of 89.0h feet to the place of beginning.

ATTORNEY

ATTORNEY'S ADDRESS

Legal Owners
MAYLAND HOUSING CORPORATION
525 SOUTHWESTERN BOULEVARD
BALTIMORE 27, MD.
Address

OFFICE OF PLANNING AND ZONING
BALTIMORE COUNTY OFFICE BUILDING
TOWSON 4, MARYLAND

PETITION FOR VARIANCE TO THE ZONING REGULATIONS

ZONING: Petition for a Variance to permit a 22.1 foot front yard instead of required 25 feet.
LOCATION: Northeast intersection of Ruby Avenue and Ruby Court.
DATE AND TIME: WEDNESDAY, JUNE 21, 1961 AT 1:00 P.M.
PUBLIC HEARING: Room 108, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

The Zoning Regulation to be excepted as follows:
Section 211.2 - Front yard 25 feet.

The Zoning Commissioner of Baltimore County, by and on behalf of the Zoning Act and Regulations of Baltimore County, will hold a public hearing.

Concerning all that parcel of land in the Thirteenth District of Baltimore County, beginning at a point at the Northeast intersection of Ruby Avenue and Ruby Court, thence binding on the East side of Ruby Court, the four following courses and distances, viz: South 77 degrees 12 minutes 45 seconds West 21.14 feet to a point; thence North 43 degrees 00 minutes West 10.0 feet to a point; thence by a curve to the right with a radius of 50 feet a distance of 52.36 feet to a point; thence by a curve to the left with a radius of 50 feet a distance of 50.59 feet to a point; thence leaving the East side of said Court and binding on the two following courses and distances to a point on the North side of Ruby Avenue, North 37 degrees 34 minutes 16 seconds East 70.14 feet; South 37 degrees 50 minutes 22 seconds West 126.40 feet; thence binding on the North side of Ruby Avenue on a curve to the right with a radius of 437.52 feet a distance of 89.04 feet to the place of beginning. Being the property of Maryland Housing Corporation, as shown on plan filed with the Zoning Department.

By Order of
JOHN G. ROSE
Zoning Commissioner of Baltimore County

CERTIFICATE OF PUBLICATION

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 21st day of June 19 61, the first publication appearing on the 1st day of June 1961.

THE TIMES.
John M. Martin
Manager

Cost of Advertisement \$18.00
Purchase order # 2476
Requisition no. L 98

ORDERED by the Zoning Commissioner of Baltimore County this 16th day of May, 1961, that the subject matter of this petition 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 Baltimore County, Maryland, on the 21st day of June, 1961, at 1:00 o'clock P.M.

Upon hearing on the above petition for a variance to Section 211.2 of the Zoning Regulations to permit a front yard of 22.1 feet instead of the required 25 feet, and it appearing that the Regulations would result in practical difficulty and unnecessary hardship upon the petitioner and a variance to said Regulations would grant relief without substantial injury to the public health, safety or general welfare of the locality involved, the variance should be granted, therefore:

It is this 22nd day of June, 1961, by the Zoning Commissioner of Baltimore County, ORDERED that the aforesaid petition for a variance to said Regulations should be and the same is hereby granted, which permits a front yard of 22.1 feet instead of the required 25 feet.

JOHN G. ROSE
Zoning Commissioner of Baltimore County

OFFICE OF PLANNING AND ZONING

Inter-Office Correspondence

Date June 7, 1961

To: John G. Rose, Zoning Commissioner
From: George E. Graybill, Deputy Director
Subject: # 5297-V. Variance to permit 22.1' front yard instead of required 25' - - - - -
NE intersection of Ruby Ave. & Ruby Court
Maryland Housing Corp.

13th District 6/2/61 1:00 P.M.

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

It is our understanding that the existing dwelling was located erroneously on lot 8 Block #A Section Seven, Wymewood development. Inasmuch as the improvements have been made, the planning staff offers no adverse comment with respect to this petition.

GE2:bc



CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 13th Date of Posting 5-31-61

Posted for: Variance to Zoning Regulations

Petitioner: Maryland Housing Corporation

Location of property: NE intersection of Ruby Avenue and Ruby Court

Location of Sign: NE intersection of Ruby Avenue and Ruby Court

Remarks: George E. Graybill

Posted by: George E. Graybill Date of return: 6-1-61

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

To: Maryland Housing Corporation
P.O. Box 7345
Baltimore 27, Md.

BILLED BY: Zoning Department of Baltimore County

No. 4858
DATE 5/12/61

QUANTITY	DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
1	Advertising and posting of your property	\$37.00
		COST
		37.00

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.

OFFICE OF

THE BALTIMORE COUNTYAN

THE COMMUNITY NEWS
Reisterstown, Md.
THE COMMUNITY PRESS
Dundalk, Md.
THE HERALD - ARGUS
Columbia, Md.

No. 1 Newburg Avenue CATONSVILLE, MD.

June 4, 1961

THIS IS TO CERTIFY that the annexed advertisement of John G. Rose, Zoning Commissioner of Baltimore County

was inserted in THE BALTIMORE COUNTYAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for one week before the 4th day of June, 1961, that is to say the same was inserted in the issues of

THE BALTIMORE COUNTYAN

By Paul J. Morgan
Editor and Manager

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

To: Maryland Housing Corp.
P.O. Box 7345
Baltimore 27, Md.

BILLED BY: Zoning Department of Baltimore County

No. 4744
DATE 5/19/61

QUANTITY	DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
1	Petition for Variance for NE/ intersection of Ruby Ave. & Ruby Court	\$25.00
		COST
		25.00

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.

**NO PLAT
IN
THIS FOLDER**