

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

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, The Bowches Corp. 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-10 zone to an B-R zone, for the following reasons:

Subject property surrounded on three sides by property which is zoned B-R. Subject property to be used for parking area in connection with Motel to be built on adjoining property. Building on adjoining property to extend twenty (20) feet on to subject property.

and (2) 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. I, or we, 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.

The Bowches Corporation  
Contract purchaser  
Address 314 York Road, Towson 4, Md.  
Ernest C. Trimble  
R. Bruce Alderman  
Petitioner's Attorney  
Address 314 York Road, Towson 4, Md.

ORDERED BY The Zoning Commissioner of Baltimore County, this 19th day of May, 1961, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, and newspapered general circulation throughout Baltimore County, that property be posted, and that the public hearing be held before the Zoning Commissioner of Baltimore County in Room 108, County Office Building in Towson, Baltimore County, on the 21st day of June, 1961, at 2:30 o'clock P.M.

OFFICE OF PLANNING AND ZONING  
BALTIMORE COUNTY OFFICE BUILDING  
TOWSON 4, MARYLAND  
5-19-61  
Zoning Commissioner of Baltimore County.

INVOICE  
BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE  
Division of Collection and Receipts  
COURT HOUSE  
TOWSON 4, MARYLAND  
No. 4873  
DATE 6/21/61

TO: Mr. Ernest C. Trimble  
Attorney  
314 York Rd.  
Towson 4, Md.

| QUANTITY | DEPOSIT TO ACCOUNT NO. 01622                                            | DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE | TOTAL AMOUNT \$50.00 COST |
|----------|-------------------------------------------------------------------------|------------------------------------------------------|---------------------------|
| 1        | Advertising and posting of property for The Bowches Corp. & James White |                                                      | \$5.00                    |
| 1        | 2261 1333 * * * TIL -                                                   |                                                      | \$4.00                    |
| 1        | 2261 1333 * * * TIL -                                                   |                                                      | \$4.00                    |

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.

## CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 9th Date of Posting 5-31-61  
Posted for: Legal: R-10 Zone to B-R Zone  
Petitioner: Mr. Ernest C. Trimble, Attorney for The Bowches Corp. & James White  
Location of property: 314 York Road, Towson 4, Md.  
Location of Sign: 314 York Road, Towson 4, Md.  
Posted by: John W. Carson Date of return: 6/1/61

Pursuant to the advertisement, posting of property, and public hearing on the above petition, the subject property being surrounded on three sides by property zoned "B-R", the petitioner desires to use said property for parking in connection with a motel to be erected on the adjoining property. The building on the adjoining property is to extend 20 feet on to the subject property. There have been large changes in the area and this particular property is inserted between two commercial properties. For the above reasons the above Reclassification should be had, and a Special Exception should be granted from and after the date of this order.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 22nd day of June, 1961, that the herein described property or area should be and the same is hereby reclassified; from an R-10 zone to an B-R zone, and a Special Exception should be granted from and after the date of this order.

Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of:  
the above re-classification should NOT BE HAD, and/or the Special Exception should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 22nd day of June, 1961, that the above re-classification be and the same is hereby DENIED and that the above described property or area be and the same is hereby continued as and to remain a R-10 zone; and/or the Special Exception for the same be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

PROPERTY SURVEYS IN CITY OR COUNTY  
DEVELOPING SUBURBAN PROPERTIES A SPECIALTY  
BUILDING PLANS OF ALL KINDS FURNISHED  
TYPOGRAPHICAL SURVEYS  
SURVEYS FOR EXCAVATING

WILLARD M. LEE  
REGISTERED CIVIL ENGINEER  
4604 MAINFIELD AVENUE  
BALTIMORE 14, MARYLAND

Property of The Bowches Corp.  
For title reference see W.J.R. 3636 folio 287  
1st District Baltimore County, Maryland

Beginning for the same at a point in the second line of a parcel of land which by deed dated May 18, 1948 and recorded among the land records of Balto. Co. in Liber T.B.S. 4704 folio 40 was conveyed by Eugene A. Duncan to James White and wife said point of beginning being distant 330 feet southwesterly along the centre line of Joppa Road from the intersection of the centreline of Joppa Road and Loch Haven Blvd. and North 8 degrees 00 minutes West 321 feet measured along said second line from the centre line of Joppa Road and thence still binding on part of said second line and on the third line of said parcel the two following courses and distance viz; North 8 degrees 00 minutes West 230.72 feet and South 87 degrees 23 minutes West 85 feet to the beginning of the third line of a parcel of land which by deed dated November 29, 1957 and recorded among the land records of Balto. Co. in Liber G.L.B. 2829 folio 515 was conveyed by Anna Chang and husband to James White and wife thence running with and binding on said third line and on a part of the last line of said parcel of land the two following courses and distances viz; North 87 degrees 55 minutes West 142.50 feet and South 4 degrees 20 minutes 20 seconds East 249.23 feet thence leaving the outline for a new line of division now made North 80 degrees 03 minutes East 142.61 feet to the place of beginning.

Containing 0.742 acres of land.

Parcel 1



## CERTIFICATE OF PUBLICATION

TOWSON, MD., June 1, 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 weeks before the 21st day of June, 1961, the first publication appearing on the 1st day of June, 1961.

The COUNTY Paper, Inc.  
Manager.



## OFFICE OF PLANNING AND ZONING Inter-Office Correspondence

#5299

Date June 1, 1961

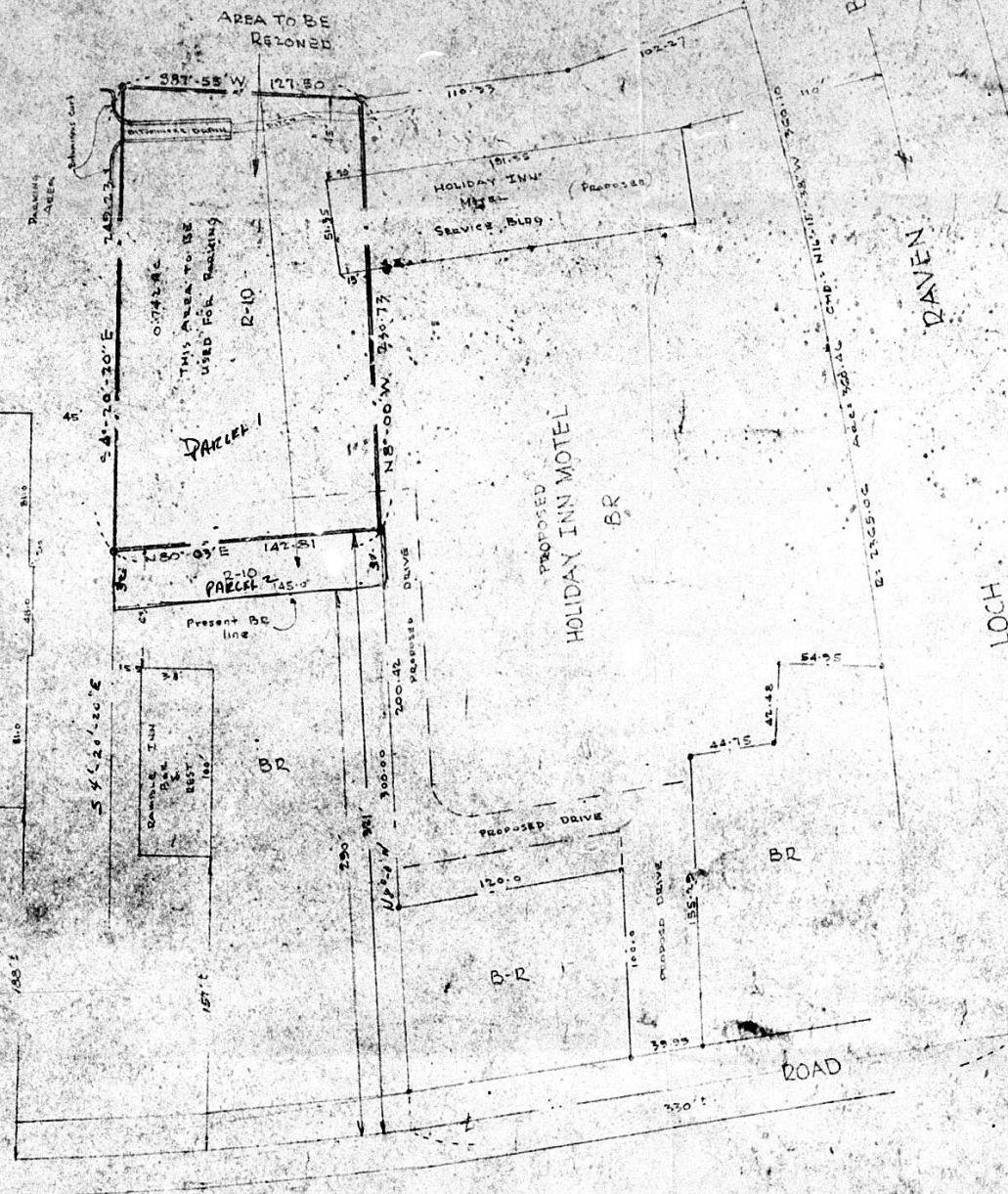
To: John Calhoun, Zoning Commissioner  
From: George E. Garvin, Deputy Director  
Subject: #5299-Reclassification from R-10 to B-R Zone  
1st District, Towson 4, Md.  
August Shobins & James White

9th District 6/21/61 2:30 P.M.

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-10 to B-R zone and has the following advisory comment to make:

1. The proposed reclassification represents to us a logical and appropriate extension of existing commercial zoning. The planning staff has no adverse comment to make.





#5299 ✓  
 MAP  
 #9  
 SEC. 3-C  
 BR



HOLIDAY INN MOTEL  
 5th District Baltimore County, Maryland  
 Scale: 1"=50' Date: 5-12-61

EXISTING USE OF PROPERTY - NONE  
 PROPOSED USE OF PROPERTY - PARKING LOT  
 PRESENT ZONING - R-10  
 PROPOSED ZONING - BR

*Frederick M. Lee*  
 REG. CIVIL ENGINEER

