

PETITION FOR ZONING RECLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Harry R. McNally and Edward J. McNally, legal owner of the property situated 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 an "X" zone to an "X" zone; for the following reasons:

See Attached Description

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for an office

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.

Harry R. McNally
Contract purchaser
Address 1402 Glendale Road
Baltimore 12, Maryland
M. Jacqueline McCurdy
Petitioner's Attorney
Address 203 W. Chesapeake Ave.
Towson 4, Maryland

ORDERED By The Zoning Commissioner of Baltimore County, this 31st day of October, 1961, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers 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 106, County Office Building in Towson, Baltimore County, on the 27th day of December, 1961, at 10:00 o'clock A.M.



John G. Rose
Zoning Commissioner of Baltimore County.
(over) 10:00 A.M.
12/27/61
1-2-61

RE: PETITION FOR SPECIAL EXCEPTION
FOR AN OFFICE - S. S. Alleghany Ave.,
125' W. Bosley Ave., 9th Dist.,
Harry R. & Edw. J. McNally,
Petitioners

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 5438-X

Pursuant to the advertisement, posting of property and public hearing on the above petition for a special exception for an Office on the south side of Alleghany Avenue, 125 feet west of Bosley Avenue, in the Ninth District of Baltimore County, and it appearing that by reason of location, the safety, health and the general welfare of the locality involved not being detrimentally affected, the special exception should be granted.

It is this 4th day of January, 1962, by the Zoning Commissioner of Baltimore County, ORDERED that the aforesaid special exception should be and the same is hereby granted, subject, however, to compliance with the following restrictions:

1. That there shall be no outside lights other than lights to illuminate the parking area;
2. That no commercial signs larger than 2' x 3' be placed on the outside of the building;
3. The first floor shall be used for a real estate office;
4. The second floor shall be used for an apartment;
5. That there shall be no change in the exterior appearance other than the installation of a picture window;
6. Access to the parking area shall be from the alley in the rear only, and
7. The site plan is subject to the approval of the Office of Planning & Zoning and shall be returned to the Zoning Commissioner to be made a part of this file.

John G. Rose
Zoning Commissioner of Baltimore County

TELEPHONE
VALLEY 3-3000

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

No. 9799
DATE 12/27/61

To: Miss M. Jacqueline McCurdy
203 W. Chesapeake Ave.
Towson 4, Md.

BILL TO: Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO.	QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT \$26.00
01622		Advertising and posting of property for Harry R. McNally	26.00

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.

Description Property 305 Alleghany
Beginning for the same at a point on the South side of Alleghany Avenue as it exists 80 feet wide said point being 125 feet West of and measured along said South side from the West side of Bosley Avenue as it exists 60 feet wide said place of beginning being at the Northwest corner of the lot now or formerly belonging to the Methodist Church running thence on the said South side of Alleghany Avenue North 76° West 65 feet thence South 13° 59' West 150 feet to the North side of a 20 foot alley, running thence binding on the said North side of said alley with the thereof in common with others South 76° East 65 feet to the beforementioned lot of the Methodist Church running on said lot North 13° 59' East 150.00 feet to the place of beginning.

Being the same lot described in a deed from Joseph W. Scott to Henry R. McNally dated June 29, 1921, and recorded among the Land Records of Baltimore County in Liber W.P.C. 541, p. 110 352.

TELEPHONE
VALLEY 3-3000

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

No. 8231
DATE 10/31/61

To: Miss M. Jacqueline McCurdy
203 W. Chesapeake Ave.
Towson 4, Md.

BILL TO: Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO.	QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT \$50.00
01622		Petition for Special Exception for Harry R. McNally	50.00

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

Date of Posting: 12-6-61
District: 9th
Posted for: Special Exception for an Office
Petitioner: Harry R. & Edw. J. McNally
Location of property: S. S. of Alleghany Ave. 125' W. of Bosley Ave.
Location of Signs: Particular property known as 305 Alleghany Avenue
Remarks: George R. Hummel
Posted by: George R. Hummel
Date of return: 12-7-61

BALTIMORE COUNTY, MARYLAND

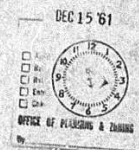
INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: Dec. 15, 1961
FROM: Mr. George R. Hummel, Deputy Director
SUBJECT: Special Exception for Office, Southside Alleghany Avenue 125 feet West of Bosley Avenue, being property of Henry R. McNally.

9th District
HEARING: Wednesday, December 27, 1961 (10:00 A.M.)

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

1. Data supplied with the petition does not indicate the presence of existing office use in close proximity to subject property. The Planning staff, however, offers no comment pro or con on the suitability of proposed land use. If granted, the granting should be subject to approval of a final site plan wherein better provision can be made for the off-street parking spaces. Comment should be sought at the hearing from abutting property owners as to their feelings on the parking located as shown or, possibly, in front of the garage along either of the side property lines.



CERTIFICATE OF PUBLICATION

TOWSON, MD., December 5, 1961
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on 1st time before the 27th day of December, 1961, the 22nd publication appearing on the 8th day of December, 1961.

THE JEFFERSONIAN
David Smith
Manager

Cost of Advertisement, \$

CERTIFICATE OF PUBLICATION

TOWSON, MD., December 7, 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 27th day of December, 1961, the first publication appearing on the 7th day of December, 1961.

The County Paper, Inc.
John G. Rose
Manager

**NO PLAT
IN
THIS FOLDER**

MICROFILMED