

RE: PETITION FOR A SPECIAL EXCEPTION FOR GASOLINE SERVICE STATION

BEFORE ZONING COMMISSIONER OF BALTIMORE COUNTY

The petitioner is requesting a special exception for a gasoline service station at the southwest corner of Clarke Avenue and Whitehead Avenue.

Protestants indicated that the service station would create a traffic problem and that a lack of sidewalks in the area endangers the students attending the Woodlawn Senior High School. Testimony indicated that children waiting for school buses on Dogwood Road are also in danger.

From the testimony it would appear that the traffic and sidewalk problems exist at other points than Whitehead and Clarke Avenues where the petitioner desires to erect a gasoline service station.

Also, it would appear in order for the Woodlawn Senior High School to construct sidewalks along Dogwood Road and Clarke Avenue to alleviate the present problem.

The petitioner does meet the requirements of Section 502.1 of the Baltimore County Regulations and said petitioner must not be penalized for existing conditions on other streets and roads beyond each the petitioner has no control.

Sidewalks shall be constructed on the petitioner's property. For the above reasons the special exception should be granted.

It is this 7th day of March, 1962, by the Zoning Commissioner of Baltimore County, ORDERED that the special exception shall be and the same is granted, from and after the date of this order, subject, however, to the construction of sidewalks on the petitioner's property and approval of the plan by the Division of Land Development and the Office of Planning, said plan being returned to and made a part of this file.

Zoning Commissioner of Baltimore County

INVOICE BALTIMORE COUNTY, MARYLAND No. 10264 DATE 1/17/62

Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND

To: Garden Construction Company 2106 Greenmount Ave. Baltimore 18, Md. Billing Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO. 01622	TOTAL AMOUNT \$59.00
QUANTITY DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COPY
Advertising and posting of your property for Special Exception	59.00
	9.00

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.

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION #5455-XA

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, James S. Spamer, legal owner... hereby petition (1) that the zoning status of the herein described property be re-classified pursuant to the Zoning Law of Baltimore County, from Industrial to an Industrial zone for the following reasons:

See Attached Description

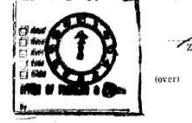
and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for Service Station

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.

Contract purchaser: James S. Spamer Address: 7300 - 4th St. Legal Owner: James S. Spamer Address: 7300 - 4th St.

Petitioner's Attorney: John S. E. Jones Protestant's Attorney: John S. E. Jones

ORDERED BY THE ZONING COMMISSIONER OF BALTIMORE COUNTY, this 22nd day of November, 1962, 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 the public hearing be held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 22nd day of January, 1962, at 10:00 o'clock A.M.



BALTIMORE COUNTY, MARYLAND No. 9731

OFFICE OF FINANCE DATE 11/22/61

Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND

TO: Garden Construction Company 2106 Greenmount Ave. Baltimore 18, Md. BILLING Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO. 01622	TOTAL AMOUNT \$50.00
QUANTITY DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COPY
Petition for Special Exception for Gasoline Service Station Located at Clarke Ave. & Whitehead Ave.	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 #5455

District: 1st Date of Posting: 12-27-61

Posted for: Special Exception for Service Station

Petitioner: Garden Construction Co.

Location of property: S.W. corner of Clarke Ave. and Whitehead Ave.

Location of Sign: Southwest corner of Clarke Ave. and Whitehead Ave.

Remarks: None

Posted by: George R. Hummel Date of return: 12-28-61

JAMES S. SPAMER & ASSOCIATES PROFESSIONAL ENGINEERS & LAND SURVEYORS 400 YORK ROAD TOWSON 4, MD. #5455-XA

DATE 7/1/61 Revised 9/26/61

SECTION: Clarke Avenue

BEGGINING for the same at a point on the west side of Clarke Avenue (50 feet wide) and distant 29.32 feet southerly, measured along the west side of Clarke Avenue from the intersection formed by the west side of Clarke Avenue with the south side (if extended in an easterly direction) of Whitehead Road (70 feet wide), said point of beginning being identified by the coordinates, North 73° 59' and West 34509.96 as shown on Parcel F plat of Meadows Industrial Park and recorded among the Land Records of Baltimore County in Plat Book W.J.R. No. 27, folio 21, and running thence by a line curving to the right with a radius of 140.68 feet, said arc being subtended by a chord bearing South 5° 07' 59" East 130.29 feet, thence leaving Clarke Avenue and running for lines of division now made, South 8° 20' 38" West 150.00 feet, North 2° 01' 40" West 180.00 feet to the south side of said Whitehead Road, thence binding on the south side of Whitehead Road by a line curving to the right with a radius of 1200 feet the distance of 50.48 feet said arc being subtended by a chord bearing North 85° 04' 15" East 80.47 feet, thence still binding on the south side of Whitehead Road by a line curving to the right with a radius of 35.58 feet, said arc being subtended by a chord bearing, South 45° 47' 16" East 34.87 feet to the place of beginning.

Containing 0.604 acres of land more or less.

Being a part of Parcel F, plat of Meadows Industrial Park as recorded among the Land Records of Baltimore County in Plat Book W.J.R. No. 27, folio 21.

Wm. G. Lutz, Jr. Surveyor

PETITION FOR SPECIAL EXCEPTION #5455

ZONING: Petition for a Special Exception for a Service Station.

LOCATION: Southwest corner of Clarke Avenue and Whitehead Avenue.

DATE AND TIME: WEDNESDAY, JANUARY 17, 1962 at 10:00 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson, Maryland.

THE Zoning Commissioner of Baltimore County, by authority of the Zoning Law and Regulations of Baltimore County, will hold a public hearing.

Concerning all that parcel of land in the First District of Baltimore County.

BEGINNING for the same at a point on the west side of Clarke Avenue (50 feet wide) and distant 21.32 feet southerly, measured along the west side of Clarke Avenue from the intersection formed by the west side of Clarke Avenue with the south side (if extended in an easterly direction) of Whitehead Road (70 feet wide), said point of beginning being identified by the coordinates, North 73° 59' and West 34509.96 as shown on Parcel F plat of Meadows Industrial Park and recorded among the Land Records of Baltimore County in Plat Book W.J.R. No. 27, folio 21, and running thence binding on the south side of Whitehead Road by a line curving to the right with a radius of 140.68 feet, said arc being subtended by a chord bearing South 5° 07' 59" East 130.29 feet, thence leaving Clarke Avenue and running for lines of division now made, South 8° 20' 38" West 150.00 feet, North 2° 01' 40" West 180.00 feet to the south side of said Whitehead Road, thence binding on the south side of Whitehead Road by a line curving to the right with a radius of 1200 feet the distance of 50.48 feet said arc being subtended by a chord bearing North 85° 04' 15" East 80.47 feet, thence still binding on the south side of Whitehead Road by a line curving to the right with a radius of 35.58 feet, said arc being subtended by a chord bearing, South 45° 47' 16" East 34.87 feet to the place of beginning.

Containing 0.604 acres of land more or less.

Being a part of Parcel F, plat of Meadows Industrial Park as recorded among the Land Records of Baltimore County in Plat Book W.J.R. No. 27, folio 21.

Being the property of Garden Construction Company as shown on plat plan filed with the Zoning Department.

BY ORDER OF JOHN G. ROSE, Zoning Commissioner of Baltimore County

CERTIFICATE OF PUBLICATION

BALTIMORE COUNTY, MD. January 4, 1962

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 17th day of January, 1962, the first publication appearing on the 28th day of December, 1961.

THE TIMES, Manager, John H. Martin

Cost of Advertisement \$27.00 Purchase order Q 99/3 Regulation no. L 7331

BALTIMORE COUNTY, MARYLAND INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: January 4, 1962

FROM: Mr. George R. Gavrill, Deputy Director

SUBJECT: #5455-XA, Special Exception for Service Station, Southwest corner of Clarke Avenue and Whitehead Avenue, Being property of Garden Construction Company.

1st District HEARING: Monday, January 17, 1962 (10:00 A.M.)

Due to the exigencies of time the staff of the Office of Planning and Zoning has an adverse comment to make with respect to the subject petition. This will be clarified orally at the public hearing. Attorneys are invited to discuss the matter with us prior to the hearing.

GE:mas

Stamp: JAN 5 - 62

OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS THE HERALD-ARGUS THE BALTIMORE PRESS

8405

No. 1 Newburg Avenue CATONSVILLE, MD.

January 4, 1962

THIS IS TO CERTIFY, that the annexed advertisement of John G. Rose, Zoning Commissioner of Baltimore County was inserted in THE BALTIMORE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for one successive weeks before the 17th day of January, 1962, that is to say the same was inserted in the issues of December 28, 1961.

THE BALTIMORE COUNTIAN

By: Paul J. Morgan Editor and Manager