

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Augustine Luciano & Josephine Luciano 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-1 zone to an B-2 zone; for the following reasons:

In the reason to put store on it

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:

Property is to be posted as I 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 Augustine Luciano
Address 300 Holly Neck Road, Balto. 21, Md.
Petitioner's Attorney John F. Whitney
Protestant's Attorney _____

ORDERED By The Zoning Commissioner of Baltimore County, this 10th day of January, 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 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 21st day of February, 1962, at 3:00 o'clock P. M.



John F. Whitney
Zoning Commissioner of Baltimore County.
May 8, 1962: Petition dismissed without prejudice to petitioner.
May 14, 1962
Zoning Commissioner of Baltimore Co.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: February 9, 1962
FROM: Mr. George E. Gavrelis, Deputy Director

SUBJECT: #5489. B-6 to B-1. Northside of Back River Neck Road 1880 feet North of Cherry Garden Road. Being property of Augustine Luciano.

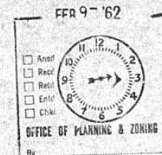
15th District

HEARING: Wednesday, February 21, 1962 (3:00 P.M.)

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

- 1.- Planning studies aimed towards the development of Comprehensive Master Plans and a recommended Zoning Map for the Back River Neck portion of the Fifteenth District do not indicate the appropriateness of commercial development here.

GE:bmw



CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 15th Date of Posting 2-7-62
Posted for B-6 Zone to B-1 Zone
Petitioner: Augustine & Josephine Luciano
Location of property: W/S of Back River Neck Rd. 1880 ft. North of Cherry Garden Road, etc. in plat.
Location of Sign: One sign W/S of Back River Neck Rd. 1880 ft. North of Cherry Garden Road, etc. in plat.
Remarks: Sign on W/S of Back River Neck Rd. 1880 ft. North of Cherry Garden Road, etc. in plat.
Posted by George E. Gavrelis Signature Date of return: 2-2-62

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

No. 10352
DATE 2/10/62

TO: Mr. Augustine Luciano
300 Holly Neck Road
Baltimore 21, Md.
BILLED BY: Zoning Department
of Baltimore County

DEPOSIT TO ACCOUNT NO.	01622	AMOUNT
QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COST
	Advertising and posting of your property on Back River Neck Road	38.00
		38.00

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.

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

No. 10252
DATE 2/10/62

TO: Mr. Augustine Luciano
300 Holly Neck Road
Baltimore 21, Md.
BILLED BY: Zoning Department
of Baltimore County

DEPOSIT TO ACCOUNT NO.	01622	AMOUNT
QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COST
	Petition for Reclassification to your property	50.00
		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.

PETITION FOR ZONING RE-CLASSIFICATION-15TH DISTRICT
TOWSON, MD. From B-6 Zone to B-1 Zone.
LOCATION: N. North side of Back River Neck Road 1880 feet North of Cherry Garden Road.
DATE AND TIME: Wednesday, February 21, 1962 at 3:00 P.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:
Concerning all that parcel of land in the Fifteenth District of Baltimore County.
Beginning for the same at a point in the center of the Back River Neck Road, at a point in the 4th line of the whole tract of land of which the lot now being described is a part and which said whole tract of land is described in a Deed dated June 23rd 1942 and recorded among the Land Records of Baltimore County in Liber R.R. No. 1292, folio 124 from Wm. F. Gilbert and wife to Antonio Luciano, district 12078 Northside, measured along said 4th line of whole tract of land, from the beginning of said 4th line said place of beginning being also distant 1880' more or less. Northside, centered along the said center of said Back River Neck Road, from Cherry Garden Road; said place of beginning being also at the corner formed by the intersection of the said center of said Back River Neck Road and the extension Easterly of the Northernly line of Luciano Drive, measured Road 50' wide; and running thence from said place of beginning, blinding on the said center of said Back River Neck Road and blinding on part of said 4th line of said whole tract of land, North 60° 45' West, as now surveyed, 135' to the end of said 4th line; thence still blinding on the said center of said Back River Neck Road and blinding on part of the 5th line of said whole tract of land, North 18° 42' West 204.82'; thence leaving the said center of said Back River Neck Road and running for a line of division South 74° 15' West 194.55'; thence for a line of division, herefore made and running South 15° 45' East 212.15' to intersect the said Northernly line of said Luciano Drive, a proposed Road 50' wide; thence blinding on the said Northernly side of said proposed Road 50' wide and running North 74° 15' East, 197.87' more or less, to the place of beginning.
Containing 0.771 Acre of land, more or less.
Being the property of Augustine and Josephine Luciano, as shown on plat plan filed with the Zoning Department.
By order of: JOHN G. ROSE, Zoning Commissioner of Baltimore County
Feb. 2.

CERTIFICATE OF PUBLICATION

TOWSON, MD. February 2, 1962
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., except on each at 1 time before the 21st day of February, 1962, the first publication appearing on the 2nd day of February, 1962.

THE JEFFERSONIAN,
Frank Sturges
Manager.
Cost of Advertisement, \$_____

5481

R-G

...5.74°15'W. 196.25'...

500%
10614213
Negro
5000

POTTERY FARM RD

NECK RD. (33 wide)

Back River School

BACK RIVER

LL'CIANO DRIVE (50' Wide)
(Proposed)

5489
MAP
15-C
BL

Outline & Topographical Survey of Lot, cont'g.
0.971 Acre[±], known as #832-834 Back River Neck Rd.,
immediately West of Pottery Farm Rd. & approx.
1880 North of Cherry Gardens Rd., 15th District,
Baltimore County - Postal Zone 21. Md.
Scale: 1" = 20' Contour interval: 1'

Note: Date: Jan. 8, 1962
Elevations referred to Baltimore Co. B.M. # X-221 - Elev. = 20.99

Teller & Teller

Alex. Luciano & Bro.
Cons. Block
Back River Supply Co.

833

