

Development Processing County Office Building 111 West Chesapeake Avenue Towson, Maryland 21204

December 12, 1997

Mr. Burton English, Jr. Farrand & English, Inc. 416 Lyman Avenue Baltimore, MD 21212

> RE: Zoning Verification 8510 Old Harford Road 9th Election District

Dear Mr. English:

Your letter to Permits and Development Management has been referred to me for reply. This site was granted a limited exemption from the Development Regulations under Section 26-171 (A-7) on September 29, 1997, file #09297C. The proposed addition as shown on the submitted site plan will encroach into the required 30 feet side yard setback. The north wall of the addition will align with the wall of the existing building for which zoning case #5549-RXV granted a side yard setback. Subsequently, zoning case #74-272-XA granted a reclassification of the property plus a variance to side yard setbacks for a proposed building addition. The proposed building was never built. The proposed building footprint is similar to the prior (proposed and granted) addition, but is not as large. As such, the proposed addition aforementioned zoning cases.

I trust that the information set forth in this letter is sufficiently detailed and responsive to the request. If you need further information or have any questions, please do not hesitate to contact me at 410-887-3391.

Sincerely,

John J. Sullivan, Jr.

Planner II Zoning Review

JJS:rye

c: zoning cases 5549-RXV & 74-272-XA

Enclosure

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of location, the safety, health and the general welfare of the locality involved not being detrimentally affected, the above Reclassification should be had; and it further appearing that by reason of location. a special exception for erection of a building to operate a truck terminal for an Armored Car Cellection Grepany, chesid be granted.
The request for a variance to semit a setback of 10 feet on the north side yard intend of the required 30 feet, and to provide life feet the center life of cide struct instead of the required 50 feet, should also be granted. IT IS ORDERED by the Zoning Commissioner of Baltimore County this. day of ________ 1962_, that the herein described property or area should be and the same is hereby reclassified; from a_n_"R-A" zone to a_"R-R" torminal zone, and/er a Special Exception for a Building to operate a truckshould be and the same is granted, from and after the date of this order. The verticate to Sections 235.1 and 235.2 to permit a section's of 10 feet on the morth side yard introduced from the conter line of the feet from the conter line of the side of the feet from the conter line of the side of the feet from the conter line of the side of the feet from the side of the required 52 feet.

Pursuant to the advertisement, porting 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 CRANTED IT IS ORDERED by the Zoning Commissioner of Baltimore County, this. 196 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 __zone; and/or the Special Exception for____ Zoning Commissioner of Baltimore County

MICROILMED

5-549-RXU

CERTIFICATE OF PUBLICATION

TOWSON, MD. April 19.14962 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, _____19 ___the first __ day of _____ A pril 19 62.

The COUNTY Paper, Inc.

For the purpose of Zoning only.

Billiam M. Maynadier County Surveyor nal Engineer and Kand Su Cairman 4 40

All that piece or parcel of land situate lying and being in the 9th

#5549-HXV. R-6 to B-R, Special Exception for #5559-MEV, Red to Bad, Special Exception for Exection of a Endiding to Operate a Truck reminal for an Americal Gas Collection Company and a Variance to permit 10 set to the next 10 set permit 10 set and to permit 10 feet from the center line of street instead of required 50 fee month of the required 50 feet of the center line of street instead of required 50 fee Northwest corner of Married Read and Diehl Arenue, ing property of Mayon Healty Company, Inc.

9th District

HEARTHG: Mednesday, May 9, 1962 (2:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject position and has the following advisory comment to make with respect to pertinent planning factors:

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

The subject property is situated on the vesterly side of Old Harfor! Road address to a misling service station and a contractor's outpend storage as misling service station and a contractor's outpend storage and a non-conforming two statum. Cowwerelath apparently has a non-conforming two statum. Cowwerelath apparently has a misling the depression of the property o

The Planning staff does not believe that the subject property is an appropriate one for truck terminal purposes.

GEG: bms



TELEPHONE VALLEY 3-3000

BALTIMORE COUNTY, MARY AND OFFICE OF FINANCE

No. 11648

Measrs. Sklar & Sullives 1h10-20 Court Square Building

QUANTITY	DETACH UPPLE SECTION AND RETURN WITH YOUR REMITTANCE	\$24.50
	Advertising and posting of property for Mayson Realty Co.	like 50
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	>-962 +0:14 · • • III-	450
3	•	******

MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMT TANCE.

CERTIFICATE OF PUBLICATION

TOWSON MD April 20, 19 62

THIS IS TO CERTIFY that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Mai, oursein wareh ofx 2.11ma xxxxxxxivecuvvxxxxbefore the ...2th..... appearing on the 20th day of April 19.62...

> THE JEFFERSONIAN Leank Shunter

Cost of Advertisement, \$_

TELEPHONE VALLEY 3-3000

BALTIN PRE COUNTY, MARY ND OFFICE OF FINANCE

No. 11557 DATE3/27/62

5549_EXV

on of Collection and Receipt COURT HOUSE TOWSON 4, MARYLAND

Baltimore Co

QUANTITY	ACCOUNT NO. DETACH UPPER BECTTON AND	\$20°,000.
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	3-2842 2148 · · · II	
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MAIL TODIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, YOWSON 4, MARYLAND PLEASE RETURNUPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland # 5549 Date of Posting 4-18-62 Posted for last of to be to be the form of factor of Posting. The Posting of Posting of Posting of Posting. The Posting of Posting o to spin of groperty Mill Country ald Harfard Ret, and Dell ary. location of signaful there usure Morthment Conner all Haylong Good and shell art. Posted by Starty & Afternoon Date of return 4-19-62

TO Mr. John O. Rose, Zoning Commissioner Date April 27, 1962 FROM ... George E. Gavrelis, Deputy Director

#55-49 RXVA OLO MAP

BR-XVA

District of Baltimore County, State of Maryland and described as follows: EEGINNING for the same at the corner formed by the intersection of the wester-

ly side of Old "arford Road as now laid out sixty feet wide in front of the property now being described with the northerly side of Diehl Avenue forty feet wide running theree and binding on the westerly side of Old Harford Road as row laid out sixty feet wide by a line curving northeasterly toward the right having a radius of 1530.00

feet a distance of 112,00 feet more or less to intersect the northernment outline of "Selby Heights" as laid out on a plat and recorded among the plat records of Baltimore County in Plat Book W.P.C. No. 5, folio 63 etc., thence leaving the Road and binding reversely on a part of said northernmost outline north 86 degrees 25 minutes west minute: west 121.00 feet to the northerly side of Dichl Avenue thence binding on the

northerly side of Diehl Avenue South 87 degrees 38 minutes east 544,00 feet more or less to the place of beginning.

Containing 1.65 acres of land more or less.

mille Magnarie

DATE 5/9/62 Division of Collection and I COURT HOUSE TOWSON 4, MARYLAND

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND

then of a Building most Car Cyliction Communication of the Communication of the Communication of the Cylindric Communication of the Cylindric Cyli

The Zoning Variances to be excepte Section 228.1—50 feet from the center ine of side street. Section 228.2—5ide and Rear Yards—16

to Zening Commissioner of Baltimore, by authority of the Zening Art Tegulations of Baltimore County, wit a public hearing concerning all the of of land in the Ninth District of Baltimore County.

5549

