

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Richard G. Murray, Jr., 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 Office Use to Office Use for the following reasons:

(See attached description)

Variance to Section 217.3 - To permit side yards of 8', more or less, instead of required 25'.

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 Office Use.

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: Richard G. Murray, Jr. Legal Owner
Address: Phoenicia, Maryland Address: 306 W. Chesapeake Ave.
Towson, Md.
Petitioner's Attorney: Towson, Md. Protestant's Attorney:

Address: 111 W. Chesapeake Ave.
I, Richard G. Murray, Jr., the Zoning Commissioner of Baltimore County, this 18th day of May, 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 9th day of July, 1962, at 10:00 o'clock A.M.



Zoning Commissioner of Baltimore County
(over)

Description for lot No. 306 West Chesapeake Ave., Towson, Ninth District, Baltimore County, Md.
Beginning for the same at a point on the North side of Chesapeake Ave. at the intersection of the North side of Chesapeake Ave. and the West side of Bosley Ave., thence running along the North side of Chesapeake Ave. North 63 degrees 30 minutes West 50 ft., thence running North 06 degrees 30 minutes East 130 ft., thence running South 83 degrees 30 minutes East 50 ft., thence running South 06 degrees 30 minutes West 130.0 ft. to the point of beginning.
The improvements being known as No. 306 West Chesapeake Ave., and being the property of Richard G. Murray and wife, recorded in the Land Records of Baltimore County in a deed dated March 22, 1957 recorded in Liber G.L.R. No. 3125 folio 287.

Robert G. Murray



Re: PETITION FOR SPECIAL EXCEPTION FOR OFFICE USE - VARIANCE TO SECTION 217.3 OF THE ZONING REGULATIONS - W.S.
Chesapeake Ave., 1501 W. Bosley Ave., 9th Dist., Richard G. & Emily H. Murray, Petitioners

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 5594-XV

The petitioner in the above matter seeks a special exception for offices on the north side of Chesapeake Avenue 150 feet west of Bosley Avenue and a variance to Section 217.3 of the Zoning Regulations to permit side yards of 8 feet instead of the required 25 feet.

The request for a special exception for Offices is in accord with the pattern followed in the apartment area adjacent to the Court House. In order for the existing dwelling to be used as an office building it will be necessary that a setback of 8 feet be permitted instead of the required 25 feet. Failure to do so would be a hardship in that the use of the building in accordance with the special exception herein granted would be impossible.

Only the first and second floors may be used for offices, the basement may be used for storage only.

For the above reasons the special exception and variances should be granted.

It is this 11th day of July, 1962 by the Zoning Commissioner of Baltimore County, ORDERED that a special exception for offices should be and the same is granted, from and after the date of this Order; also the variance requested to permit side yards of 8 feet instead of the required 25 feet is granted.

John G. Rose
Zoning Commissioner
of Baltimore County

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: June 29, 1962

FROM: Mr. George E. Carroll, Deputy Director

SUBJECT: #5594-XV. Special Exception for Office Use and Variance to permit side yards of 8 feet instead of the required 25 feet. Northside of Chesapeake Avenue 150 feet West of Bosley Avenue. Being property of Richard G. Murray.

9th District
REMARKS: Monday, July 9, 1962 (10:00 A.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition and has no adverse comment to make.



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

TO: Richard G. Murray, Jr.
and Mrs. Building
Towson 4, Md.

DATE: 7/7/62

DEPOSIT TO ACCOUNT NO. 61482

QUANTITY: Advertising and posting of property for Richard G. Murray

UNIT PRICE: 30.00

TOTAL AMOUNT: 30.00

COPIES: 1-1062 7197 • • • TIL-

3

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.

5594

CERTIFICATE OF PUBLICATION

TOWSON, MD. June 22, 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., on June 22, 1962 before the 21st day of July, 1962, the 1962 publication appearing on the 22nd day of June, 1962.

THE JEFFERSONIAN,
Edward J. Jefferson
Manager.

Cost of Advertisement, \$ 30.00

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

TO: Richard G. Murray, Jr.
and Mrs. Building
Towson 4, Md.

DATE: 7/24/62

DEPOSIT TO ACCOUNT NO. 61482

QUANTITY: Publication for Special Exception for Richard Murray

UNIT PRICE: 30.00

TOTAL AMOUNT: 30.00

COPIES: 1-1062 4571 • • • TIL-

3

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.

5594

THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Baltimore, Md.

THE COMMUNITY PRESS
Dundalk, Md.

THE HERALD - ARGUS
Catonville, Md.

No. 1 Newburg Avenue
CATONVILLE, MD.

June 25, 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 Week, successive weeks before the 25th day of June, 1962, that is to say the same was inserted in the issues of June 22, 1962.

THE BALTIMORE COUNTIAN

By Paul J. Morgan
Editor and Manager

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 9th Date of Posting: 6-20-62

Posted for: Richard G. Murray, Jr.

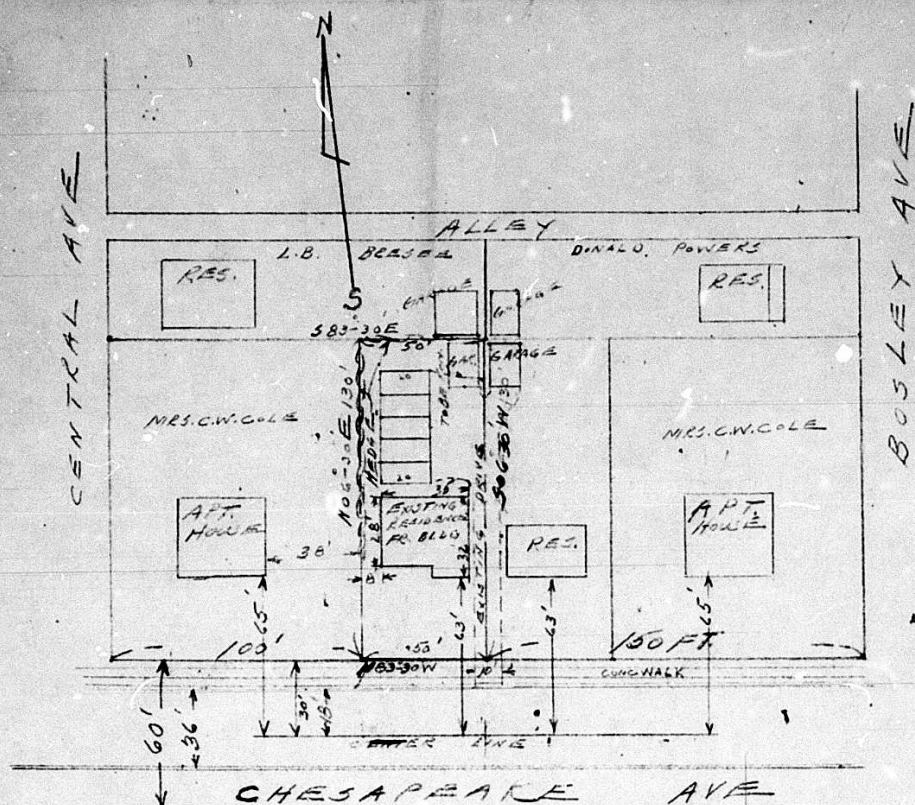
Petitioner: Richard G. Murray, Jr.

Location of property: 1501 W. Chesapeake Ave. 150 ft. West of Bosley Ave.

Location of Sign: South side of Chesapeake Ave. 150 ft. West of Bosley Ave.

Remarks: Sign posted on property of Richard G. Murray, Jr.

Posted by: George E. Carroll Date of return: 6-21-62



CHESAPEAKE AVE

OFFICE BLDG. CHILDREN'S AID NURSING HOME
 500 sq. ft. OFFICE

~~60~~
~~9X6~~
~~602~~

272
 216) 602
 432
 172

X 72
 X 3

Property of Richard C. Murray,
 Towson, Ninth District, Balto. Co., Md.

#5594 XL/A
 MAP
 #9
 SET. 3-C

Property zoned R-A.
 Proposed use Offices,
 Area of lot 6,500 Sq. Ft.
 Existing Bldg. 2,035 ft.
 No parking spaces needed, 5 provided for, 9 by 20 ft.
 Existing garage to be removed.

Scale 1 in. to 50 ft. April 1962
 Robert C. Norris, Reg. Surveyor
 Old Court Road, Balto. # 7, Md.

