

PETITION FOR ZONING RE-CLASSIFICATION
AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

Now we, the undersigned, legal owners, 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-10, R-20 and R-40 zone to an R-A zone, for the following reasons:

That there have been substantial changes in the immediate neighborhood since the adoption of the zoning map on January 16, 1957, and for other reasons that may be assigned at the time of hearing.

See Attached Description

and 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 and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above reclassification 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.

Benjamin Clayton
Contract purchaser
Address: 47 Harrison Road, B.
Eugene G. Ricks
Petitioner's Attorney
The Jefferson Building
Address: Towson 4, Maryland

Heleg M. Greenbaum
Daniel S. Greenbaum
Betty S. Greenbaum
Legal Owners
Address: Garrison, Maryland

ORDERED By The Zoning Commissioner of Baltimore County, this 11th day of July, 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 105, County Office Building in Towson, Baltimore County, on the 11th day of July, 1962, at 1:00 o'clock P.M.

Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of:

the above Reclassification should be had; and it further appearing that by reason of:

a Special Exception for a should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 11th day of July, 1962, that the herein described property or area should be and the same is hereby reclassified; from a zone to a zone to a zone, and/or a Special Exception for a should be and the same is granted, from and after the date of this order.

Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of: the subject petition is premature in that the Baltimore County Office of Planning and Zoning and the Planning Board have not sufficiently studied this area to indicate what future changes in zoning should take place, whether this property should be reclassified from Reisterstown Road or from DeBorough Road in not clear at this time, the above reclassification should NOT BE HAD, and the same is hereby DENIED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 20th day of July, 1962, that the above reclassification be and the same is hereby DENIED and that the above described property or area be and the same is hereby continued as and to remain a R-10, R-20, and R-40 zone, and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MARTZ, CHILDS & ASSOCIATES, INC.
2129 N. Charles Street - Baltimore 18, Maryland

binding on said parallel line, (5) N. 42° 36' W., 515 feet, more or less, to a point on the south side of said thirty foot road and in the thirteenth line of said land, thence binding on the south side of said road and on the outlines of said land, (6) N. 82° 50' E., 179 feet 9 inches, more or less, and (7) S. 85° 39' E., 389 feet 9 inches to the place of beginning.

Containing 4.00 acres of land, more or less.

HGW:DRB 5/11/62
J. O. #62041



Licensee
John C. Childs
Associate
Norman F. Horvath

MARTZ, CHILDS & ASSOCIATES, INC.
Engineers - Surveyors - Site Planners
2129 N. Charles St. - Baltimore 18, Maryland
HO 7-5700

Water Supply
Sewerage
Drainage
Highways
Structures
Development

DESCRIPTION

FOR RECLASSIFICATION OF ZONING, GREENBAUM PROPERTY,
REISTERSTOWN ROAD NEAR GREENSPRING VALLEY ROAD AND
TOBINS LANE, THIRD ELECTION DISTRICT, BALTIMORE COUNTY

MARYLAND

Present Zoning: R-10, R-20 and R-40

Proposed Zoning: R-A

Beginning for the same at a point in the fourth line of the land which by Deed dated January 3, 1945 and recorded among the Land Records of Baltimore County in Liber R. J. S. No. 1376, Folio 196 was conveyed by Jacob B. Cahn and wife to Sidney Greenbaum and wife, at the distance of 10 feet, more or less, as measured along said fourth line, from the beginning thereof, said point of beginning being at the intersection of said fourth line and a line parallel to and 417 feet, as measured at right angles, southwesterly from the southwest side of Reisterstown Road, as called for in said deed, and running thence, binding on the outlines of said land, the ten following courses and distances: binding on the center of a twenty-five foot avenue, (1) S. 82° 42' W., 170 feet, more or less, (2) S. 52° 12' W., 130 feet, (3) S. 42° 27' W., 50 feet, (4) S. 29° 27' W., 758 feet, binding on the center of a forty foot avenue, (5) N. 87° 35' W., 727 feet, thence (6) N. 02° 25' E., 985 feet, thence along the south side of a thirty foot road called for in said deed, (7) N. 84° 33' E., 336 feet, (8) N. 80° 22' E., 495 feet, (9) N. 78° 36' E., 198 feet, and (10)

RE: PETITION FOR RECLASSIFICATION
from "R-10", "R-20" and "R-40"
Zones to a "B-L" and "R-A" Zones.
SW/S Reisterstown Road and S/S of
Tobins Lane, 3rd District
Heleg M. Greenbaum, et al
Petitioners

BEFORE
COUNTY BOARD OF APPEALS
OF
BALTIMORE COUNTY
No. 5560-5611

OPINION

The petitioner herein seeks to reclassify 4 acres to "B-L" and 25.22 acres to "R-A". The "B-L" zoning will provide a 300 foot strip along Reisterstown Road with such classification to a depth of 400 feet. It is planned to erect garden type apartments in the proposed "R-A" having a total of 384 units. The frontage on Tobin's Lane is 1600 feet. This road has a width of 11 feet and Reisterstown Road is 44 feet at this point. The property across Reisterstown Road is zoned "R-10" and "R-40".

The zoning map for this area was adopted in 1957 and it was testified that there have been no zoning reclassifications since the adoption of the map. However, a special exception was granted for a convalescent home on the subject property, and a drive-in movie just to the west.

Mr. J. Walter Jones, Realtor, who testified for the petitioner, admitted that all of the land could be developed as "R-A" but felt that "B-L" along Reisterstown Road would be a better use of the land. He also stated that the open-air drive-in theatre to the west would have a detrimental effect on "R-20" homes on the subject property but would not affect apartment dwellings.

The Board is unanimous in its opinion that the property owner is quite reasonable in her request for reclassification to an "R-A" zone. It seems to this Board that an "R-A" reclassification is an excellent compromise between the residential and existing commercial uses. However, it is felt that there is sufficient "B-L" zoning along Reisterstown Road. Furthermore, the nature of the heavily travelled highway at this point would compound traffic problems if any additional commercial development were permitted. For these reasons, the Board is unanimous in its opinion that the entire tract should be reclassified as "R-A".

ORDER

For the reasons set forth in the foregoing Opinion, it is this 19th day of June, 1963 by the County Board of Appeals, ORDERED that the reclassification of 29.22 acres from "R-10", "R-20" and "R-40" to "R-A" petitioned for, be and the same is hereby granted.

The petition for reclassification of 4 acres to "B-L" is denied.

Any appeal from this decision must be in accordance with Chapter 1100, subtitle 8 of the Maryland Rules of Procedure, 1961 edition.

COUNTY BOARD OF APPEALS OF
BALTIMORE COUNTY

Chairman
Charles H. Stuckey
G. Mitchell Austin

AUG 13 '62
 MICHAEL PAUL SMITH
 LAW OFFICES
 SMITH AND HARRISON
 THE JEFFERSON BLDG
 TOWSON 4, MARYLAND
 AUGUST 13, 1962
 ZONING DEPARTMENT

Baltimore County Office of Planning and Zoning
County Office Building
Towson 4, Maryland

Attention: John G. Rose, Zoning Commissioner

Re: Petition for re-classification of the property of Helen M. Greenbaum, et al - No. 5611.

Dear Sir:

Please enclose an appeal to the County Board of Appeals from your order dated July 20, 1962 denying the re-classification in the above captioned matter.

Enclosed herewith is a check to the order of Baltimore County in the amount of \$70.00 for the costs of this appeal.

Very truly yours,

SMITH AND HARRISON

E. G. Rick
 Eugene G. Rick

EGH:b

Enc.



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

To: Mr. John G. Rose, Zoning Commissioner Date: July 6, 1962

FROM: Mr. George E. Carville, Dep. Dir. of Director

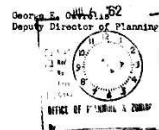
SUBJECT: #5611, R-10, R-20 and R-40 to R-10, R-20, and R-40 zoning, to R-10 and R-20 zoning. It has the following advisory comments to make with respect to pertinent planning factors:

2nd District

DATE: Wednesday, July 1, 1962 (1:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-10, R-20, and R-40 zoning to R-10 and R-20 zoning. It has the following advisory comments to make with respect to pertinent planning factors:

1. The 3rd District Zoning Map as adopted set forth non-residential use potentials for an area generally north of Tobins Lane. The area immediately south of Tobins Lane was retained in residential zoning and R-20 and R-40 zoning was established in conformity with the existing character of development. In setting forth these potentials for the use of land, the zoning map recognized the dynamic difference in physical character of the area north of Tobins Lane and the area south of Tobins Lane. The area north of Tobins Lane was relatively level or rolling. The area south of Tobins Lane was defined by a very abrupt change in topography which provided a natural and definite barrier to the non-residential potentials north of Tobins Lane.
2. Since the adoption of the zoning map no change in the pattern of land use has occurred with one small exception. From these set forth by the 3rd District Zoning Map. All development has occurred in accordance with the uses set forth by the 3rd District Zoning Map. The exception, reclassification of property well to the north of the subject property from industrial to commercial zoning, does not in the opinion of the Planning staff constitute a significant change in the character of the neighborhood to justify apartment zoning here.



TELEPHONE VALLEY 3-3000
 BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON 4, MARYLAND
 No. 11655
 DATE 5/14/62
 TO: Benjamin Clayton
 4 Holmes Court
 Pikesville 6, Md.
 BILLED BY: Zoning Department of Baltimore County
 DEPOSIT TO ACCOUNT NO. 01622
 QUANTITY
 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
 PETITION FOR RECLASSIFICATION FOR DANIEL S. GREENBAUM, ET AL
 TOTAL AMOUNT \$50.00
 COST
 5-1462 4233 * * * TIL = 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.

TELEPHONE VALLEY 3-3000
 BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON 4, MARYLAND
 No. 12979
 DATE 6/13/62
 TO: Messrs. Smith & Harrison
 Jefferson Bldg.,
 Towson 4, Md.
 BILLED BY: Office of Planning and Zoning
 119 County Office Bldg.,
 Towson 4, Md.
 DEPOSIT TO ACCOUNT NO. 01622
 QUANTITY
 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
 COST OF APPEAL TO COUNTY BOARD OF APPEALS
 No. 5611
 TOTAL AMOUNT \$70.00
 COST
 6-1262 8812 * * * TIL = 70.00
 6-1262 8812 * * * TIL = 70.00
 8/15/62
 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.

TELEPHONE VALLEY 3-3000
 BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON 4, MARYLAND
 No. 12938
 DATE 7/17/62
 TO: House in the Pines-Bel Air
 5037 Belair Rd.
 Baltimore 6, Md.
 BILLED BY: Zoning Department of Baltimore County
 DEPOSIT TO ACCOUNT NO. 01622
 QUANTITY
 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
 ADVERTISING AND POSTING OF PROPERTY FOR DANIEL S. GREENBAUM
 TOTAL AMOUNT \$65.00
 COST
 7-1762 2917 * * * TIL = 65.00
 7-1762 2917 * * * TIL = 65.00
 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.

BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON 4, MARYLAND
 No. 12938
 DATE 7/17/62
 TO: House in the Pines-Bel Air
 5037 Belair Rd.
 Baltimore 6, Md.
 BILLED BY: Zoning Department of Baltimore County
 DEPOSIT TO ACCOUNT NO. 01622
 QUANTITY
 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
 ADVERTISING AND POSTING OF PROPERTY FOR DANIEL S. GREENBAUM
 TOTAL AMOUNT \$65.00
 COST
 7-1762 2917 * * * TIL = 65.00
 7-1762 2917 * * * TIL = 65.00
 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.

BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON 4, MARYLAND
 No. 17419
 DATE 7/24/62
 TO: Mr. B. Clayton
 4 Holmes Court
 Baltimore 6, Maryland
 BILLED BY: County Board of Appeals (Zoning)
 DEPOSIT TO ACCOUNT NO. 01712
 QUANTITY
 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
 COST OF COPY OF BOARD'S ORDER
 Case No. 5611
 Helen Greenbaum, et al
 Reisterstown Road & Tobins Lane
 TOTAL AMOUNT \$1.00
 COST
 7-2462 1712 * * * TIL = 1.00
 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.

BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON 4, MARYLAND
 No. 12938
 DATE 7/17/62
 TO: House in the Pines-Bel Air
 5037 Belair Rd.
 Baltimore 6, Md.
 BILLED BY: Zoning Department of Baltimore County
 DEPOSIT TO ACCOUNT NO. 01622
 QUANTITY
 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
 ADVERTISING AND POSTING OF PROPERTY FOR DANIEL S. GREENBAUM
 TOTAL AMOUNT \$65.00
 COST
 7-1762 2917 * * * TIL = 65.00
 7-1762 2917 * * * TIL = 65.00
 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.

RECOMMENDATION OF MARYLAND STATE ROADS COMMISSION DEVELOPMENT ENGINEERING SECTION
 BALTIMORE COUNTY ZONING MAP AMENDMENT PETITION
 Petition No. 5611 Map No. Date: 7/13/62
 Applicant: Daniel S. Greenbaum, et al.
 Applicant's Address:
 Owner: Same
 Owner's Address:
 Requested Change: From R-10, R-20, R-40 Zone To R-10, R-20 Zone
 Public Hearing: Date: July 18, 1962 Time: 3 P.M.
 Location of Property: South Side of Reisterstown Rd.
 (Rte 140) At Tobins Lane.
 Maryland State Roads Commission's comments are as indicated: Date: 7/13/62
 No comment, as there are no State Highways involved.
 Property NOT affected by any present tentative proposed Maryland State Roads Commission highway improvement plans.
 Property affected by present tentative proposed Maryland State Roads Commission highway improvement plans, as denoted on the attached plan.
 Construction and operation of any proposed commercial enterprise on this property generating vehicular ingress and egress to the State Highway will be subject to Maryland State Roads Commission entrance permit requirements.
 Remarks: The indicated access to the area is extremely poor. A question of grades for the driveway seems to be quite serious also.
 John A. Hays
 (Title)

INTER-OFFICE CORRESPONDENCE
 DEPARTMENT OF PUBLIC SAFETY
 BALTIMORE COUNTY, MARYLAND
 Towson 4, Maryland
 Date: July 17, 1962
 TO: Mr. John G. Rose, Zoning Commissioner
 FROM: Walter J. Addison
 SUBJECT: Petition #5611 for Reclassification from R-10, R-20 and R-40 to R-10 and R-20 Zones
 The subject petition is concerned with the property of Daniel S. Greenbaum as petitioner on the southwest side of Reisterstown Road and the south side of Tobins Lane. The plat for this reclassification was reviewed in the Zoning Advisory Committee and it is the opinion of this office that this application should be denied on the basis that there is insufficient access for the uses concerned which would create by necessity a traffic problem.
 According to the plan submitted with the application, it is not indicated that the subject property has any access to Tobins Lane except through adverse ownership and it is recognized that Tobins Lane is a private road off of the subject property and is indicated to be the major access to this site. There is no way in guaranteeing that such an improvement will be made nor has the petitioner any way to control this so it is felt that there will be inadequate access to the site from the proposed plan.
 On the south side of the property is another private lane which is indicated to be a widened street also to serve both the commercial and apartment area, but only half of this private lane is on the subject property and there is no guarantee also that this road would be improved sufficiently to accommodate the high amount of traffic generated by such intense uses as Business Local and apartments.
 To summarize the opinion of this office, the subject site does not have nor does it show sufficient access to support the high density of development proposed. The apartment develop-

Mr. John G. Rose
 July 17, 1962
 Page 2

ment is, in effect, on a long and up-hill cul-de-sac which would make extremely difficult access in inclement weather and would be unsuitable for the traffic that would be generated from such intense use of the property. The commercial frontage on Reisterstown Road proposed is also no in keeping with the general pattern of development in this particular area and effectively seals off the residential land from getting access to public highways except through a commercial usage which is undesirable and would create traffic problems.

Walter J. Addison, Chief
 Division of Traffic Engineering

WJA:ach

PETITION FOR ZONING RECLASSIFICATION

ZONING: From R-20 and R-40 to B.L. Zone.
LOCATION: Southwest side of Reisterstown Road and the South side of Tobins Lane.
DATE & TIME: WEDNESDAY, JULY 19, 1962 AT 1:00 P.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson 4, Md.

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 Third District of Baltimore County.

Proposed Zoning: R-4
 Beginning for the same at a point in the fourth line of the land which by Deed dated January 3, 1945 and recorded among the Land Records of Baltimore County in Liber R.J.S. No. 1376, Folio 196 was conveyed by Jacob B. Cahn and wife to Sidney Greenbaum and wife, at the distance of 10 feet, more or less, as measured along said fourth line, from the beginning thereof, said point of beginning being at the intersection of said fourth line and a line parallel to and 417 feet, as measured at right angles, southwesterly from the southwest side of Reisterstown Road, and thence binding on said parallel line, as called for in said deed, and running thence, binding on the outlines of said land, the ten following courses and distances: binding on the center of a twenty-five foot avenue, (1) S. 82° 42' W., 170 feet, more or less, (2) S. 82° 12' W., 130 feet, (3) S. 42° 27' W., 50 feet, (4) S. 29° 27' W., 758 feet, binding on the center of a forty foot avenue, (5) N. 87° 35' W., 727 feet, thence (6) N. 02° 28' E., 945 feet, thence along the south side of a thirty foot road called for in said deed, (7) N. 84° 33' E., 334 feet, (8) N. 80° 22' E., 405 feet, (9) N. 78° 36' E., 108 feet, and (10) N. 82° 50' E., 10 feet, more or less, to a point in said line parallel to and 417 feet southwesterly from the southwest side of Reisterstown Road and thence, binding on said parallel line, (11) S. 42° 36' E., 515 feet, more or less, to the place of beginning.
 Containing 25.22 acres of land, more or less.

Proposed Zoning: B-L
 Beginning for the same at the intersection of the southwest side of Reisterstown Road and the south side of a road thirty feet wide extending from said Reisterstown Road westerly to the Western Maryland Railroad, said thirty foot road being an extension of Green Spring Valley Road and being known as Tobins Lane, said point of beginning being at the beginning of the land which by Deed dated January 3, 1945 and recorded among the Land Records of Baltimore County in Liber R.J.S. No. 1376, Folio 196 was conveyed by Jacob B. Cahn and wife to Sidney Greenbaum and wife, and running thence binding on the southwest side of said Reisterstown Road (1) S. 42° 36' E., 291 feet to the center of an avenue 25 feet wide, thence binding thereon and still on the outlines of said land the three following courses and distances: (2) S. 61° 27' W., 47 feet, (3) S. 71° 13' W., 400 feet, and (4) S. 82° 42' W., 10 feet, more or less, to a point in a line parallel to & 417 feet, measured at right angles, southwesterly from the southwest side of said Reisterstown Road, thence binding on said parallel line, (5) N. 42° 36' W., 515 feet, more or less, to a point on the south side of said thirty foot road and in the thirteenth line of said land, thence binding on the south side of said road and on the outlines of said land, (6) N. 82° 50' E., 179 feet 9 inches, more or less, and (7) S. 85° 39' E., 389 feet 9 inches to the place of beginning.
 Containing 4.00 acres of land, more or less.

Being the property of Daniel Greenbaum, et al as shown on plat plan filed with the Zoning Department.
BY ORDER OF
JOHN G. ROSE,
ZONING COMMISSIONER OF BALTIMORE COUNTY.
 June 29.

OFFICE OF

THE BALTIMORE COUNTION

THE COMMUNITY NEWS
 Reistertown, Md.

THE COMMUNITY PRESS
 Dundalk, Md.

THE HERALD - ARGUS
 Catonsville, Md.

No. 1 Newburg Avenue

CATONSVILLE, MD.

July 3, 1962.

THIS IS TO CERTIFY, that the annexed advertisement of John G. Rose, Zoning Commissioner of Baltimore County

was inserted in THE BALTIMORE COUNTION, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for One Week ~~successive weeks~~ before the 3rd day of July, 1962, that is to say the same was inserted in the issues of

June 29, 1962.

THE BALTIMORE COUNTION

By *Paul J. Morgan*
 Editor and Manager

5011

RECEIVED: From R-40, R-40 and R-40 to B.L. and B.L. Zone, 1962, at 1:00 P.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson 4, 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 Third District of Baltimore County.

Proposed Zoning: R-4
 Beginning for the same at a point in the fourth line of the land which by Deed dated January 3, 1945 and recorded among the Land Records of Baltimore County in Liber R. J. S. No. 1376, Folio 196 was conveyed by Jacob B. Cahn and wife to Sidney Greenbaum and wife, at the distance of 10 feet, more or less, as measured along said fourth line, from the beginning thereof, said point of beginning being at the intersection of said fourth line and a line parallel to and 417 feet, as measured at right angles, southwesterly from the southwest side of Reisterstown Road, and thence binding on said parallel line, as called for in said deed, and running thence, binding on the outlines of said land, the ten following courses and distances: binding on the center of a twenty-five foot avenue, (1) S. 82° 42' W., 170 feet, more or less, (2) S. 82° 12' W., 130 feet, (3) S. 42° 27' W., 50 feet, (4) S. 29° 27' W., 758 feet, binding on the center of a forty foot avenue, (5) N. 87° 35' W., 727 feet, thence (6) N. 02° 28' E., 945 feet, thence along the south side of a thirty foot road called for in said deed, (7) N. 84° 33' E., 334 feet, (8) N. 80° 22' E., 405 feet, (9) N. 78° 36' E., 108 feet, and (10) N. 82° 50' E., 10 feet, more or less, to a point in said line parallel to and 417 feet southwesterly from the southwest side of Reisterstown Road, and thence binding on said parallel line, (11) S. 42° 36' E., 515 feet, more or less, to the place of beginning.
 Containing 25.22 acres of land, more or less.

Proposed Zoning: B-L
 Beginning for the same at the intersection of the southwest side of Reisterstown Road and the south side of a road thirty feet wide extending from said Reisterstown Road westerly to the Western Maryland Railroad, said thirty foot road being an extension of Green Spring Valley Road and being known as Tobins Lane, said point of beginning being at the beginning of the land which by Deed dated January 3, 1945 and recorded among the Land Records of Baltimore County in Liber R. J. S. No. 1376, Folio 196 was conveyed by Jacob B. Cahn and wife to Sidney Greenbaum and wife, and running thence binding on the southwest side of said Reisterstown Road (1) S. 42° 36' E., 291 feet to the center of an avenue 25 feet wide, thence binding thereon and still on the outlines of said land the three following courses and distances: (2) S. 61° 27' W., 47 feet, (3) S. 71° 13' W., 400 feet, and (4) S. 82° 42' W., 10 feet, more or less, to a point in a line parallel to and 417 feet, measured at right angles, southwesterly from the southwest side of said Reisterstown Road, thence binding on said parallel line, (5) N. 42° 36' W., 515 feet, more or less, to a point on the south side of said thirty foot road and in the thirteenth line of said land, thence binding on the south side of said road and on the outlines of said land, (6) N. 82° 50' E., 179 feet 9 inches, more or less, and (7) S. 85° 39' E., 389 feet 9 inches to the place of beginning.
 Containing 4.00 acres of land, more or less.

Being the property of Daniel Greenbaum, et al as shown on plat plan filed with the Zoning Department.
 By order of

JOHN G. ROSE,
 Zoning Commissioner of Baltimore County
 June 29.

DUPLICATE

CERTIFICATE OF PUBLICATION

TOWSON, MD., June 29, 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., ~~once a week~~ ~~or~~ 1 time ~~successive weeks~~ before the 18th day of July, 1962, the ~~last~~ publication appearing on the 29th day of June 1962.

THE JEFFERSONIAN

Frank J. Thurston
 Manager.

Cost of Advertisement, \$-----

