

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, William R. Karll, 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-8 zone to an R-A zone; for the following reasons:

1. The area surrounding the property herein described is zoned R-A.
2. Other changes in conditions from the time of the original zoning of this tract have occurred making R-A zoning proper, logical and desirable.
3. There was original error in classifying this tract as an R-8 Zone.
4. For other good and sufficient reasons to be presented at the hearing on the cause.

See Attached Description

and the Special Exception under the zoning laws and Zoning Regulations of Baltimore County to the herein described property.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, William R. Karll, agree to pay expenses of above re-classification, and Special Exception advertising, posting, etc., upon filing of this petition, and further agree to and will be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

NONE
Contract purchaser
Address 6000 Hollins Ave., Baltimore 10, Md.
Petitioner's Attorney William R. Karll
Protestant's Attorney William R. Karll

Address Jefferson Building, Towson 4, Md.
Address Jefferson Building, Towson 4, Md.
ORDERED BY The Zoning Commissioner of Baltimore County, this 1st day of June, 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 5th day of September, 1962, at 11:00 o'clock A.M.



TELEPHONE VALLEY 3-3000
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND
To: Mr. William R. Karll
6000 Hollins Ave.
Baltimore 10, Md.
Billed to: Zoning Department of Baltimore County

QUANTITY	DEPOSIT TO ACCOUNT NO. 01622	DEPOSIT TO ACCOUNT NO. 01622
Petition for Reclassification	50.00	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.

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 15
Date of Posting 8-16-62
Posted for: William R. Karll
Petitioner: William R. Karll
Location of property: 6000 Hollins Ave., Baltimore 10, Md.
Location of Sign: On sign at 6000 Hollins Ave., Baltimore 10, Md.
Remarks: None
Posted by: William R. Karll
Date of return: 8/17/62

Pursuant to the advertisement, posting of property, and public hearing on the above petition and the Special Exception under the zoning laws and Zoning Regulations of Baltimore County to the herein described property, and since there have been sufficient changes in the area to warrant such change in zoning.

the above Re-classification should be had; and the Special Exception should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 1st day of September, 1962, that the herein described property or a-a should be and the same is hereby reclassified; from an R-8 zone to an R-A zone; and the Special Exception under the zoning laws and Zoning Regulations of Baltimore County to the herein described property.

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

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 1st day of June, 1962, 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 to remain a R-8 zone; and/or the Special Exception for... be and the same is hereby DENIED.

WILLIAM R. KARLL
5505 Chestnut Cove Ave., 1st extended
300' from S.W. corner of 15th and
15th

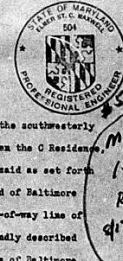
5621

TELEPHONE VALLEY 3-3000
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND
To: J. Elmer Weisholt, Jr., Esq.
The Jefferson Building
Towson 4, Maryland
Billed to: Office of Planning & Zoning
219 County Office Bldg.,
Towson 4, Md.

QUANTITY	DEPOSIT TO ACCOUNT NO. 01622	DEPOSIT TO ACCOUNT NO. 01622
Advertising and posting property	50.00	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.

REGISTRATION OF R-6 ZONED PROPERTY WITHIN
BOUNDARIES OF MARTINDALE SUBDIVISION



Beginning for the same at the point of intersection of the southeasterly right-of-way line of Beach Drive and the division line between the C Residence Zone No. 7, aforesaid and the A Residence, Zone No. 1, aforesaid as set forth and described in the records of the Planning and Zoning Board of Baltimore County thence running and binding on the southeasterly right-of-way line of Beach Drive and on a part of the seventh line of Parcel C secondly described in Deed dated May 5, 1959 and recorded among the Land Records of Baltimore County in Liber W.R. No. 3561 folio 321 from Edgewood Contractors, Inc. to United Contractors, Inc. S 23° 6' 30" E 390 feet more or less to the end thereof thence running and binding along the eighth, ninth, tenth, eleventh, twelfth, thirteenth, fourteenth, fifteenth, sixteenth lines of Parcel C S 23° 6' 30" E 215 feet thence crossing Beach Drive N 66° 53' 30" E 30 feet to a point on the northeasterly right-of-way of Beach Drive thence N 23° 6' 30" W 205.75 feet to the southernmost side of Chestnut Cove Avenue thence binding on the southernmost side of Chestnut Cove Avenue N 64° 00' 30" E 285 feet to a brass plug thence N 41° 59' 30" E 277.45 feet thence N 30° 26' 45" W 115.70 feet thence S 59° 33' 15" W 83.05 feet to a pipe thence N 30° 26' 45" W 111.80 feet to a pipe thence S 45° 01' W 163.39 feet to a pipe thence binding for a part on the seventeenth line of Parcel C N 31° 00' W 250 feet more or less to intersect the aforesaid divisional zoning line thence binding along said divisional zoning line in a southeasterly direction 260 feet more or less to the place of beginning, said point of beginning being N 123° 06' 30" W 390.60 feet from the S.W. corner of Beach Drive and the S.W. corner of Parcel C. Being part of Parcel C as described in a Deed dated May 15, 1959 and recorded among the Land Records of Baltimore County in Liber W.R. No. 3561, folio 321, from Edgewood Contractors, Inc. to United Contractors, Inc.

CHESTNUT COVE AVENUE IS EXTENDED.

CERTIFICATE OF PUBLICATION

TOWSON, MD. AUGUST 11, 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 AUGUST 11, 1962, before the day of September, 1962, the 17th day of August, 1962, appearing on the 17th day of August, 1962.
THE JEFFERSONIAN
Frank Shuck
Publisher
Cost of Advertisement, \$.....

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date August 23, 1962
FROM: Mr. George R. Gavrilis, Deputy Director
SUBJECT: 5621, R-8 to R-A. Southeast side of Chestnut Cove Avenue (21st Extended) 390 feet from the Southwest side of Beach Drive. Being property of Mr. R. Karll.
15th District
HEARING: Wednesday, September 5, 1962 (11:00 A.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-8 to R-A zoning and has the following advisory comment to make with respect to pertinent planning factors:

1. Apartment zoning exists immediately to the north of the subject property. It is the understanding of the Planning staff that the subject petition is in fact a southerly extension of a proposed apartment development. Commercial zoning also exists in the area in close proximity to the subject property as does a volunteer fire station. The Planning staff would consider that the subject petition represents a reasonable extension of existing apartment zoning and that such zoning is not in conflict with master plan studies in this area.
2. It is to be noted, however, that the master plan studies indicate a proposal for a locality playground in this area. This could result in problems of development approval if the zoning is granted.

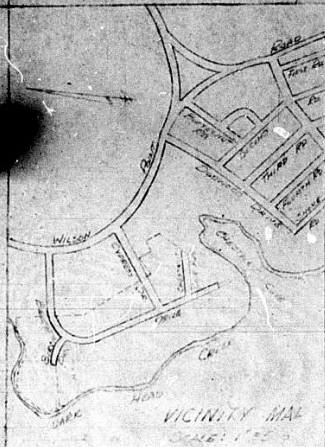
CEB:hrs

OFFICE OF The Community Press

DUNDALK, MD. Sept 5 1962

THIS IS TO CERTIFY, that the annexed advertisement of William R. Karll was inserted in THE COMMUNITY PRESS, a weekly newspaper published in Baltimore County, Maryland, once a week for 1 successive week before the 21 day of Aug, 1962; that is to say, the same was inserted in the issues of 8-22-62

ESTATE OF P. G. STROMBERG
Stromberg Publications
By Betty Price



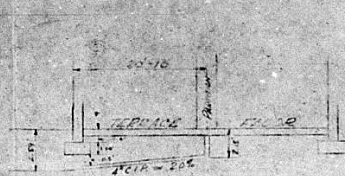
DENSITY DATA

MARTIN PROP. - 10.5 AC
10.5 X 16 = 168
10.5 X 24 IN ROADS = 151
VIRG. - MAY 31 - 2.0

VOLKERT PROP. - 165 NET
165 X 16 = 264
165 X 12 IN ROADS = 24
220 X 12 = 264

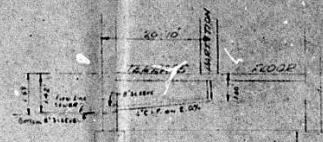
343 UNITS
234 PARKING
JULY 1963

DETAIL 2 SANITARY UNDER
BLDG. WITH 10 SUB FOOTINGS



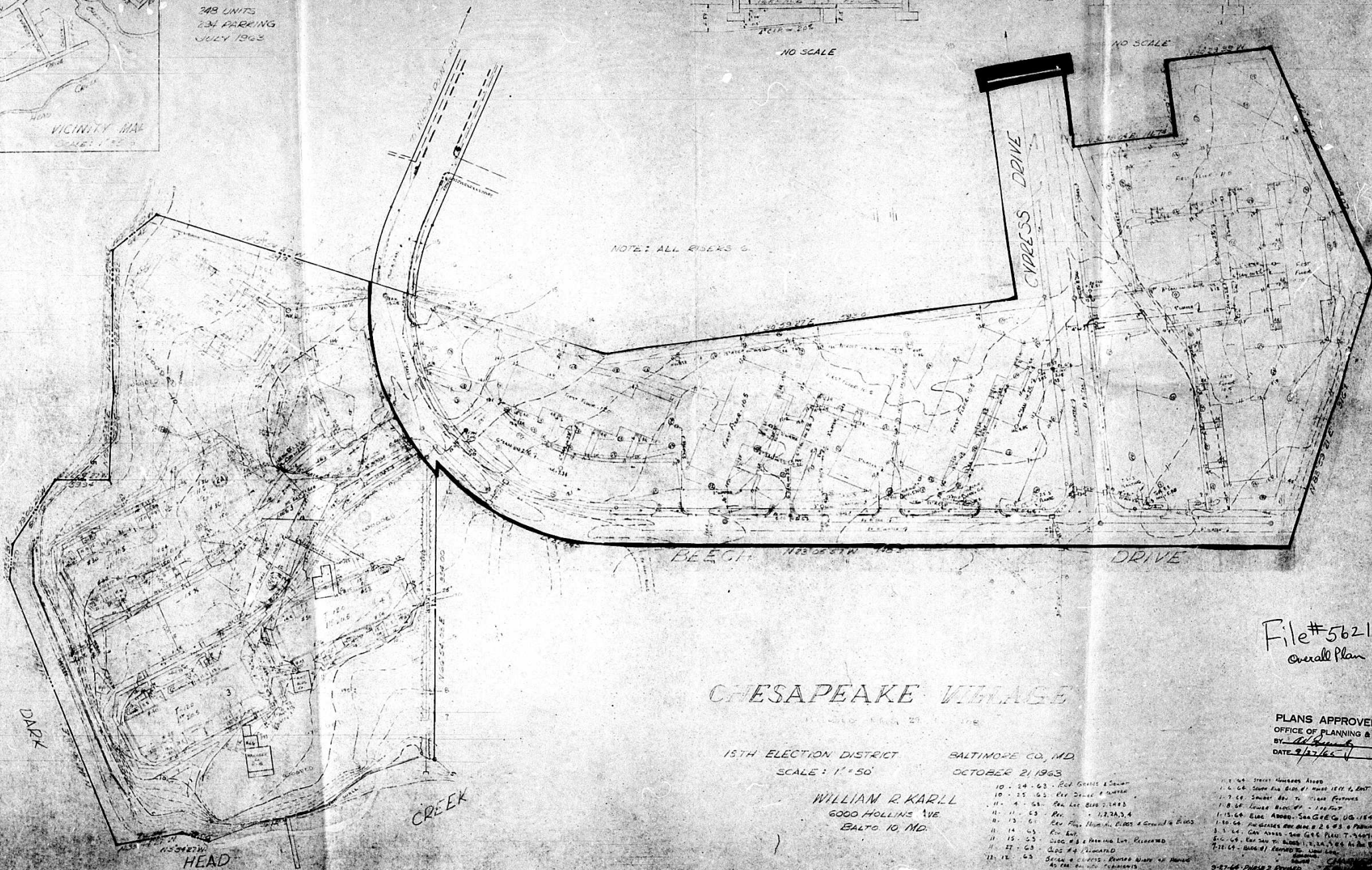
NO SCALE

DETAIL 4 SANITARY UNDER
BLDG. WITH SUB. FOOTINGS



NO SCALE

NOTE: ALL RISERS 6"



CHESAPEAKE VILLAGE

15TH ELECTION DISTRICT
SCALE: 1" = 50'

BALTIMORE CO., MD
OCTOBER 21, 1963

WILLIAM R. KARLL
6000 HOLLINS AVE
BALTO. 10, MD.

File #5621
Overall Plan

PLANS APPROVED
OFFICE OF PLANNING & ZONING
BY: [Signature]
DATE: 9/17/65

- 10 - 14 - 63 - Rev. Grading & Slope
- 10 - 15 - 63 - Rev. Driveway & Paving
- 11 - 4 - 63 - Rev. Loc. Bldg. 1, 2, 3, 4
- 11 - 11 - 63 - Rev. 1, 2, 3, 4
- 11 - 13 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 14 - 63 - Rev. Loc.
- 11 - 15 - 63 - Loc. Bldg. & Paving Loc. Proposed
- 11 - 22 - 63 - Loc. Bldg. & Paving Loc. Proposed
- 11 - 23 - 63 - Storm & Sewer, Revised Plans of House
- 11 - 24 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 25 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 26 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 27 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 28 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 29 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 30 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 31 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 32 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 33 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 34 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 35 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
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- 11 - 92 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 93 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 94 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 95 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 96 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 97 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 98 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 99 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs
- 11 - 100 - 63 - Rev. Paving, Stormwater, Poles & Grounds & Bldgs

CHESAPEAKE VILLAGE

RECORDED R.R.G. 29 FOLIO 108

RECORDED R.R.G. 29-FOLD 108
SECTION 2 - REVISED
15TH ELECTION DIST. BALTIMORE CO. MD.
SCALE: 1" = 50' JULY 29/1965

WILLIAM R. KARLL
6000 HOLLINS AVE.
BALTIMORE 10, MD.

PLANS APPROVED
OFFICE OF PLANNING & ZONING
BY: Ad. [Signature]
DATE: 9/27/65

CHARLES D. GRACE
ENGINEER-SURVEYOR
181 ALLEGANY AVE.
TOWSON, C. MD.

