

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Marlin E. Felmy, L. Olney, 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 R-6 zone to an BL zone; for the following reasons: The character of the neighborhood has changed.

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 residential.

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

Address

John J. Brennan

10000 Pelham Ave.

Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this 29th day

of October, 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 29th day of January, 1963, at 2:30 o'clock P.m.



Zoning Commissioner of Baltimore County

5732

WALTER R. FELMY
105-36 Cherrydale Rd.
Baltimore, Md. 21204

Pursuant to the advertisement, posting of property, and public hearing on the above Reclassification should be had; and it further 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 day of January, 1963, that the herein described property or area should be and the same is hereby reclassified; from a R-6 zone to a BL zone; and/or a Special Exception for a residential 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 no change has been made in the area to warrant the change in zoning nor is the present map approved by the County Council in error.

the above re-classification should NOT BE HAD, and/or the Special Exception should NOT BE HAD.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 29th day

of January, 1963, 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 an "R-6" zone; and/or the Special Exception for residential should NOT BE HAD.

Zoning Commissioner of Baltimore County

MICROFILMED

PETITION FOR ZONING RECLASSIFICATION

1st District

ZONING: From R-6 to B-L

Zone: BL

LOCATION: Northeast side of Cherrydale Road 105.36 feet from the southeast side of Frederick Road

DATE & TIME: FRIDAY, January 4, 1963 at 2:30 P.M.

PUBLIC HEARING: Room 105, 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 First District of Baltimore County

beginning for the same on the Northeast side of Cherrydale Road, as now laid out, at the distance of 105.36 feet from the southeast side of Frederick Road, as measured Southwesterly along the Northeast side of Cherrydale Road, as now laid out, and point of beginning being at the Southeast side of a 15 foot alley there laid out and running thence and heading on the Northeast side of Cherrydale Road and referring to the corner of this description established by the Baltimore City Topographical Survey Commission, South 22 degrees 18' 30" E 22.63 feet to a point in line with the center line of a partition wall through the center of said partition wall North 87 degrees 43' 30" E 100 feet to the Southwest side of another 15 foot alley, there laid out, thence heading on the Southwest side of said second 15 foot alley, there laid out, the use thereof in common, North 22 degrees 18' 30" W 20.88 feet, and North 69 degrees 38' 12" W 13.55 feet to the Southwest side of the 15 foot alley herein referred to, and thence heading on the Southwest side of said first 15 foot alley, with the use thereof in common, South 63 degrees 00' 00" W 30.31 feet to the place of beginning. The improvements thereon being known as 101 Cherrydale Road. Containing 0.603 Acres more or less.

Being all of the same land which by deed dated 24 June 1949 and recorded among the Land Records of Baltimore County in Liber 1651 Folio 263 was conveyed by Robert C. Holland et al to Marlin E. Felmy et al.

Being the property of Marlin E. Felmy and Olga Felmy as shown on plat plan filed with the Zoning Department. By Order Of

John G. Rose
Zoning Commissioner Of Baltimore County

CERTIFICATE OF PUBLICATION

BALTIMORE COUNTY, MD. December 14, 1962

THIS IS TO CERTIFY, That the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Md. once in each of one successive weeks before the 4th day of January, 1963, the first publication appearing on the 13 day of December 1962

THE TIMES

Manager

John M. Martin

Cost of Advertisement, \$24.00

Purchase Order 52178

Requisition No. M5179

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: December 21, 1962

FROM: Mr. George E. Carvelles, Deputy Director

SUBJECT: #5732, R-6 to B-L. Northeast side of Cherrydale Road 105.36 feet Southwest of Frederick Road, Being property of Marlin Felmy.

1st District

HEARING: Friday, January 4, 1963 (2:30 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-6 to B-L zoning. It has the following advisory comment to make with respect to pertinent planning factors.

1. Examination of land use data indicates that the subject property is completely surrounded by residential uses in zoning. Creation of B-L zoning here absolutely would not be in conformity with the Comprehensive Zoning Map for this portion of the 1st District, would create land use potentials grossly out of character with those of adjacent properties, and would constitute spot zoning.

GB:ims



THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Roxester, Md.

THE HERALD - ARGUS
Columbia, Md.

No. 1 Newburg Avenue

CATONSVILLE, MD.

Dec. 17, 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 the 17th day of Dec., 1962, that is to say the same was inserted in the issues of

THE BALTIMORE COUNTIAN

By Paul J. Morgan

Editor and Manager

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

BILLED Zoning Department of Baltimore County

DATE 1/1/63

TELEPHONE
VALLEY 3-3000

Mr. Olga L. Felmy
105-36 W. Chesapeake Ave.
Towson 4, Md.

REPORT TO ACCOUNT NO. 01622

DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE

QUANTITY

Advertising and posting of property

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CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

District: 1st

Posted for: Marlin E. Felmy, Olga Felmy, legal owner

Petitioner: Marlin E. Felmy, Olga Felmy

Location of property: N.E. of Cherrydale Rd. 105.36 ft. from the S.E. of Frederick Rd. Subd. known as 101 Cherrydale Rd.

Location of Sign: Posted on property known as 101 Cherrydale Rd.

Remark: None

Posted by: George R. Hammond

Date of return: 12-13-62

R-G

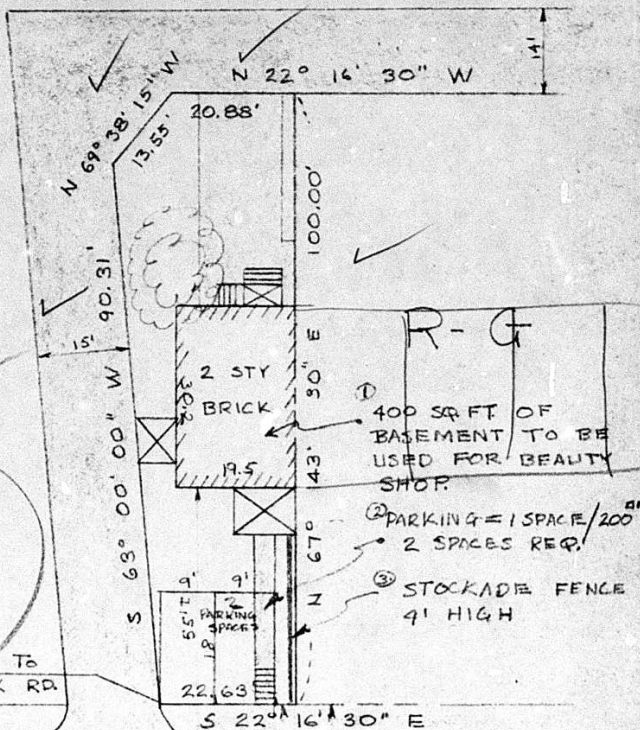
#5732

MHP

#1

SEC. 2-A

105.36' To
FREDERICK RD.



CHERRYDELL RD.



I HEREBY CERTIFY THAT I HAVE
MADE A ZONING SURVEY OF THIS PROPERTY
SITUATED AT 101 CHERRYDELL RD
D. 603A
FIRST ELECTION DISTRICT
BALTIMORE COUNTY, MD.
AND HAVE LOCATED THE STRUCTURES AS
SHOWN HEREON.

DATE 5 OCT '62 SCALE 1" = 20' PLAT NO. S 520 A



3689 FOREST HILL RD
BALTIMORE 7
MARYLAND