### PETITION FOR ZONING RE-CLASSIFICATION #5740 AND/OR SPECIAL EXCEPTION WESTERN

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Ave.

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Trust Development Corp. legal owner... of the property situate in Baltimore MAP County and which is described in the description and plat attached hereto and made a part hereof hereby pelition (1) that the roning status of the herein described property be re-classified, pursuant  $5 \mathcal{E} \ell$ , 2- $\beta$ to the Zoning Law of Baltimore County, from an "R-6" & R-0 zone to an RA

'R-A' zone; for the following reasons:

That there was error in the adoption of the western area land use map in classifying the property "R-6" instead of "R-A".

The property herein described at the time of the adoption of the map was zoned "R-A" and the apartment units were in the process of construction at the time of the map.

For such other reasons that map be assigned at the time of 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...

Property is to be posted and advertised as prescribed by Zoning Regulation troperty is to no posted and autertised as prescribed by zooing neguations.

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 posting, etc., upon ning or this petition, and instact agree to an are to be bound by the soning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore

TRUST DEVELOPMENT CORPORATION

Address Jeffergon Building

Towson 4, Maryland ORDERED By The Zoning Comm ner of Baltimore County, this .... Lith

DESCRIPTION

Records of Baltimore County, Maryland in Liber G.L.B. 20 at Folic 64 at the end of a

as laid out and more existing 60 feet wide, with the neuthrant line of Ingleside Avenue

Hast 374.19 feet to a point on the southwest Right of May Line of the Interstate Route

leading from Baltimore to Frederick (see Plat No. 17306 of the State Roads Commission

ing along the southwest Right of May Line of the aforesaid Interstate South

66° 34° 30" Hast 172.98 feet to a point themce by two lines of division new drawn,

(1) South 58° 34° 53" West 19.78 feet. and

(1) North 45° 08' 04" mest 17.04 feet, V

PURDUM AND JESCHKE, ENGINEERS

(2) South 64° 56' 30" Mest 162.72 feet, ami

of Maryland), thence leaving the aforesaid southeast line of Ingleside Avenue and bind-

(2) South 64° 56' 30" west 55.92 feet to a point on the north line of an alley

16 feet wide there situate times binding along the morth line of said alloy with the

use thereof in common with others entitled therete and along the outlines of Section 1

(3) South 67° 06° 40" Mest 239.69 foot to a point on the northeast line of Stella Delay as laid out and now existing 60 feet wide themes binding along the said morthers line of Stella Drive the four following courses and distances, viz.: (1) March 45° 08' 04" West 14.30 feet.

of said Piat of Impleside Park the three following courses and distances, wis.:

and rusning themce binding along the southeast line of Ingleside Avenue North 66° 03' 50'

one on the Plat of Incleside Park said Plat being recorded asser the Lan

December . . . . 196. 2, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughrequired by the zoning Law of Battimore County, in two newspapers of general circulation through-out 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 Toxson, Baltimore day of January 1963 at 101000 ctock

on #1: 1 & 82 COME OF FLANARIA & D

nent, posting of property, and public hearing on the above petition and Pursuant to the adverti it appearing that is no construct, at the time of the adoption of the Western Area Land . Con Map the subject property was classified, in error, "k-6" and "B-G" Zones instead of "R-A" Zone,

the above Reclassification should be had; xxxxxxxx

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 16+4

day of January , 1962., that the herein described property or area should be and the same is hereby reclassified; from a"B-6" and "B-6" zonesto an "B-A"

prizated from and after the date of this order subject, however, to approval of the site plan by the Division of Iana Development and the Office of Placetic and Zoning. Zoning Commissioner of Bultimore County

Pursuant to the advertisement, posting 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

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 \_\_rone; and or the Special Exception for\_\_\_\_\_ be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

## BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. John G. Rose, Zoning Commissioner Date January 4, 1963

FROM Mr. George E. Gayrelis, Deputy Director

SUBJECT #57hO. R-6 and R-G to R-A. Southeast side of Ingleside Avenue and the Southwest side of Stellarive. Being property of Trust Development.

HEARING: Wednesday, January 16, 1963 (10:00 A.M.)

The staff of the Office of Flanning and Zoning has reviewed the subject petition for reclassification and has the following advisory comment to make with respect to pertinent planning factors:

- 1. The subject proporty was reclassified R.A. by the Board of Appeals during that interin period when the County Council was considering the Mestern Hamming Area Map. The Council's hearings had been held but legislative action had not yet been taken. The Hamming staff brought council. The county Council. The Council felt that it could not the County Council. The council felt that it could not the Mestern Council felt that it could not the council felt that its any mus in creve here insanded at a Council hearing. It is the staff's recollection however, that the County Council felt that its any mus in creve here by not laving zoned the subject property for RAA, priposed.
- Inasmuch as the site plan submitted with the application is not in accordance with the site plan on which approval of building permits was based.

GRG+hne



## DESCRIPTION

THE RETOR MARK 2000 NO



MCHMING for the same at a point on the southeast line of widened and shown on the Plat of Ingleside Park said plat being recorded as Records of Saltimore County in Liber G.L.S. 20 at Polic 64 where said souther running thence binding along the southeast line of Ingleside Avenue North 62° 04° 54' East 135.01 feet themce 23.56 feet by the ar. of a curve to the right having a radius of 15 feet connecting the said southeast line of Ingieside Avenue with the southeest line of Stella Drive thence binding along the southwest line of Stella Drive South 27° 55° 00" Bait 12.46 feet and 86.75 feet by the arc of a cytre to the left having a radius of 310.00 feet to the morthwesternmost line of an alley 16 feet wide there laid out and now existing themce binding along the morthwesternmost line of said 16 feet wide alley South 62° 11° 30" West 127.10 feet to the said southwesternmost outline of Ingleside Park thrace binding along the southwesternmost outline of Ingleside Park North 45° 08° 04" West 118.13 feet to the place of beginning.

BEING reserve parcel A as shown on the Plat of Ingleside Park which plat is recorded among the Plat Records of Baltimore County in Plat Book G.L.B. 20 at Polic 64 containing 0.34 acre of land more or less.

PURDUM AND JESCHKE, ENGINEERS

September 30, 1960

#### CERTIFICATE OF POSTING NG DEPARTMENT OF BALT:MORE COUNT

#5740

Date of Posting 12-27-62 Posted tor law R-to and R- 4 Bones to wer B- A Bene

Petitioner Theret Merlegguert Cogge Location of property S. S. S. J. Inglissell acoust Ma. S. W. S. of Stella Start. etc Su Blat Location of Signal Minegal S. W. Cosser, and the vage S. E. Cosered of Hella

short and Buglande avenue.

Posted by Slange A Humania Date of return 12 18-62

## BALTMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 15383

Division of Collection and Receip COURT HOUSE TOWSON 4, MARYLAND

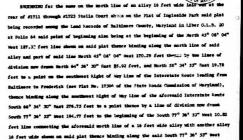
To: Trust Development (

Baltimore County

121862 3772 0 0 0 7114

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TODIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND PLEASE RETURNUPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

DESCRIPTION



10.82 feet line South 77° 36' 53" West 10.82 feet to the place of beginning contrining 0.67 acre of land wore or less. BUING part of section 2 as shown on the Flat of Ingleside Park which plat is recorded w the aforesaid Land Records in Liber G.L.B. 20 at Polio 64.

DESCRIPTION

(3) North 27° 55' 06" West 11.38 feet, and

(4) 24.60 feet in a mertherly direction along the arc of a curve to the right having a radius of 15 feet and a long cherd bearing of North 19° 04° 22" East and a long chord distance of 21.94 feet to the place of beginning, containing 1.16 acres of

BRING part of Parcels B and D as shown on the Plat of Ingleside Park, which plat is recorded among the aforesaid Land Records in Liber G.L.B. 20 at Polic 64.



#5740

WESTERN MAP

(2) 75.12 feet in a mertimeterly direction along the arc of a curve to the right ing a maken of 250 fort and a long chord bearing of North 36° 31° 35" Next and a long cheed distance of 74.84 fort,

- 248 Mannano Avenue, Baltimone 18, Mannan

Sentenber 20, 1980

PURDUM AND JESCHKE, ENGINEERS . 2415 MARTINE BALTIMORE 18, MARTINE

Sentember 20, 1960

PURCUM AND JESCHKE ENGINEERS

2415 Missiano Arrest. Burmont 18, Max can

# BALTIMORE COUNTY, MARY AND OFFICE OF FINANCE

No. 15454 DATE 1/21/63

Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

BILLED Zoning Department of Baltimore County

Trust Development Corp. 2135 N. Fulten Ave. Balto. 17, Md. TORE 25 100 NT DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANC 135.00 QUANTITY Advertising and posting of your property #57h0 115.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND MAIL TO DIVISION OF CELECTION OF THIS BILL WITH YOUR REMITTANCE.

PETITION FOR ZONING RECLASSIFICATION lat District ONING: From R-6 & R-G to

A.M.
PUBLIC PEARING: Room
108, County Office Building, 111 W. Chesapenke Avenue, Towson, Maryland.

The Zoning Commissioner of Baltimore County, by author-ity of the Zoning Act and Re-gulations of Battimore County, will hold a public hearing:

will hold a yablic hearing:

Concerning all fast pursue of
land in the First District of
Ballimere Court. Of the RA.

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Being part of section 2 as shown on the Plat of Ingle-side Park which plat is re-corded among the aforesaid Land Records in Liber G.L.B. 20 at Folio 64.

20 at Folio 54.
Part of area B Be4 to B.A.
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OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Reisterstown, Md THE EGULARISMENT PRESS.

THE HERALD - ARGUS Catonsville, Md.

No. i Newburg Avenue CATONSVILLE MD.

December 28, 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 AREXENTAX WEEK before the 28th day of December. 1962, that is to say

> December 28, 1962. THE BALTIMORE COUNTIAN By Paul J Morgary

Editor and Manager

