

JOHN J. BISHOP, JR.
ATTORNEY AT LAW
303 COURTLAND AVENUE
TOWSON 4, MARYLAND
VALLEY 3-8351

February 1, 1963

Mr. John G. Rose
Zoning Commissioner
County Office Building
Towson 4, Maryland

Re: Petition for Reclassification,
Special Exception & Variance
for Westview Realty, Inc.
Our File 62-739

Dear Mr. Rose:
Please withdraw the Petition filed in the above
captioned matter.

Very truly yours,
John J. Bishop, Jr.
John J. Bishop, Jr.

JJB:bjh

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: *1st*
Date of Posting: *12-31-62*
Posted for: *Westview Realty, Inc.*
Petitioner: *Westview Realty, Inc.*
Location of property: *S.E. of Ingleside Ave. N.E. of Carroll St.*
Location of Sign: *at corner S.E. of Ingleside Ave. N.E. of Carroll St.*
Remarks: *See above*
Posted by: *George R. Horman*
Date of return: *1-2-63*

PETITION FOR ZONING RE-CLASSIFICATION
AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

XXX *WESTVIEW REALTY, INC.*, 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 reclassified, pursuant to the Zoning Law of Baltimore County, from an... *R-6*... zone to an... *R-4*... zone; for the following reasons:
a. The size and location of the property is conducive to the purposes set forth in this petition.
b. The recent direction of the development of this area is conducive to the utilization of this property for the purposes requested.
c. Utilization of the property for the purposes requested will give the property owner its highest, best use.
d. Granting of this rezoning and special exception will be in no way in violation of the Zoning Regulation of Baltimore County and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for... *offices*.

Property is to be posted and advertised as prescribed by Zoning Regulations.
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.

Contract purchaser
Address: *203 Courtland Avenue*
Towson 4, Maryland
John J. Bishop, Jr.
Petitioner's Attorney
Protestant's Attorney

Address: *203 Courtland Avenue*
Towson 4, Maryland
ORDERED By The Zoning Commissioner of Baltimore County, this *15th* 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 the public hearing be held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the *25th* day of *January*, 1963, at 11:00 o'clock.

John J. Bishop, Jr.
Zoning Commissioner of Baltimore County
Petitioner's Attorney
Baltimore, Co.

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

TO: *Westview Realty, Inc.*
303 Courtland Ave.
Towson 4, Md.

BILLED TO: *Westview Realty, Inc.*
Zoning Department of Baltimore County

QUANTITY	DESCRIPTION	AMOUNT
1	Advertising and posting of your property	64.00
1	<i>62-739</i>	8.00
		72.00

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
INTER-OFFICE CORRESPONDENCE

TO: *Mr. John G. Rose, Zoning Commissioner* Date: *January 15, 1963*
FROM: *Mr. George W. Jarvis, Deputy Director*
SUBJECT: *62-739* - *R-6 to R-4, Special Exception for Offices and Variance to permit side yard of 16 feet instead of required 25 feet. Northeast side of Ingleside Avenue 165 feet Southwest of Carroll Street. Being property of Westview Realty, Inc.*
1st District
HEARING: *Friday, January 25, 1963 (11:00 A.M.)*

The Planning staff has reviewed the subject application for reclassification from R-6 to R-4 zoning. It is of the opinion that the R-6 zoning affirmed by the recently adopted Western Planning Area Map was correct.

MULLER, RAPHAEL & ASSOCIATES, INC.
PROFESSIONAL ENGINEERS - LAND SURVEYORS - CIVIL ENGINEERS
201 108 COURTLAND AVENUE, TOWSON 4, MARYLAND
VALLEY 3-3908

September 28, 1962

ZONING DESCRIPTION

BEGINNING for the same at a point on the northeast right of way of Sec. 2-B Ingleside Avenue at the distance of 165' more or less, measured south-westerly from the intersection formed by the centerline of Carroll Street; thence north and the northeast right of way of Ingleside Avenue, said point of beginning being also at the division line between lots 20 and 21, Block 2, as shown on Plat No. 4 Catonsville Manor and recorded among the Land Records of Baltimore County in Plat Book WFC 6, Folio 160, running thence and binding on the northeast right of way of Ingleside Avenue 533'50"00"E 120.00' to the division line between lots 14 and 15, as shown on the aforesaid plat, thence leaving the northeast right of way of Ingleside Avenue and running thence and binding on the division line between lots 14 and 15 536'10"00"E 125'00' to the end thereof, thence N53'50'00"E 120.00' to the division line between lots 20 and 21, as shown on the aforesaid plat, running thence and binding on the division line between lots 20 and 21 N36'10'00"W 125'00' to the beginning.

CONTAINING 0.344 acres of land more or less.
SAVING and excepting a strip of land varying in width along 1st line of the above described property, as shown on Baltimore County Bureau of Land Acquisition Plat, to accompany right of way agreement, NW 61-072-2 for the purpose of widening and easement for Ingleside Avenue.
BEING lots 15, 16, 17, 18, 19 and 20, Block 2, as shown on the aforesaid plat of Catonsville Manor and being also all those lots of ground which by deed dated May 1, 1961 and recorded among the Land Records of Baltimore County in Liber WJR 3838, Folio 121, were conveyed by James L. Sente and wife, to Westview Realty, Incorporated.

George W. Jarvis
George W. Jarvis
#246

OFFICE 5757
THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Baltimore, Md.
THE HERALD - ANGUS
Catonville, Md.

No. 1 Newburg Avenue
CATONVILLE, MD.

JANUARY 7, 1963.

THIS IS TO CERTIFY, that the annual 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, *January 7, 1963*, before the 7th day of January, 1963, that is to say the same was inserted in the issues of

JANUARY 4, 1963.

THE BALTIMORE COUNTIAN

Paul J. Morgan
Editor and Manager

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

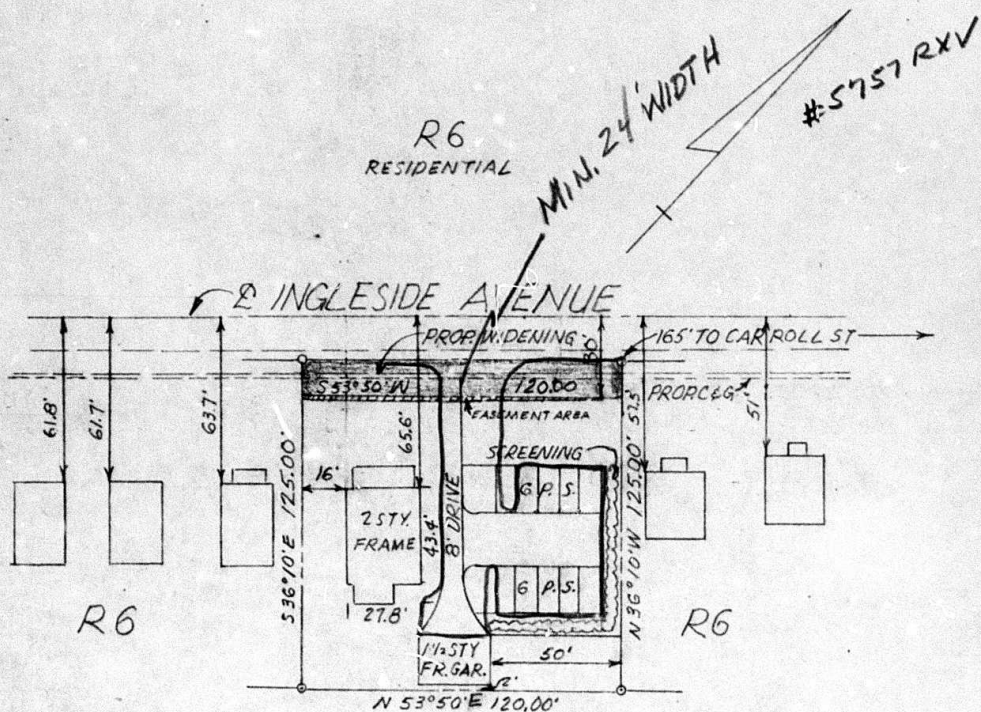
TO: *John J. Bishop, Esq.*
303 Courtland Ave.
Towson 4, Md.

BILLED TO: *Westview Realty, Inc.*
Zoning Department of Baltimore County

Invoice No. 14207
DATE 10/15/62

QUANTITY	DESCRIPTION	AMOUNT
1	Petition for Reclassification, Special Exception & Variance for Westview Realty, Inc.	50.00
1	<i>1015-62 1238</i>	0.00
		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.



AREA OF PROP. - 0.3444 ac.

EXIST. USE OF PROP. - DWG.

PROP. USE OF PROP. - OFFICES

EXIST. ZONING OF PROP. - R6

PROP. ZONING OF PROP. - RA

WITH SP. EX. FOR OFFICES

AND VARIANCE FOR SIDEYARD OFFSET

R6
RESIDENTIAL

MULLER, RAPHAEL & ASSOCIATES, INC.

REG. ENGINEERS & SURVEYORS

201 COURTLAND AVE.

TOWSON 4, MARYLAND



PLAT TO ACCOMPANY ZONING PETITION
1ST ELECT. DIST BALTO. CO., MD.
SCALE: 1" = 50' SEPT. 26, 1960

0 30 2 28 4 26 6 24 8 22 10 20 12 18 14 16 18 12 20 10 22 8 24 6 26 4 28 2 30 0

WESTERN PLAT

0 12 1 11 2 10 3 9 4 8 5 7 6 6 7 5 4 3 2 1 0 12 0