

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

WESTBURY LAND COMPANY, legal owner... of the property situated 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 as... to... for the following reasons:

CHANGES HAVE OCCURRED IN THE NEIGHBORHOOD WHICH AFFECT THE USE OF SUBJECT PROPERTY. IT IS IDEALLY LOCATED FOR THE CONSTRUCTION OF GARDEN TYPE APARTMENTS WITH ABUNDANT OPEN SPACE SURROUNDING IT. SUCH REZONING WOULD BE OF GREAT BENEFIT TO THE NEIGHBORHOOD AND THE ENTIRE COMMUNITY, AND WOULD SATISFY A GREAT NEED.

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 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.

WESTBURY LAND COMPANY, a body corporate
By: Robert E. Meyerhoff President
Address: 6301 Reisterstown Road, Baltimore 15, Maryland
Contract purchaser: Samuel M. Travis
Address: 6301 Reisterstown Road, Baltimore 15, Maryland
Legal Owner: Samuel M. Travis
Protestant's Attorney: Samuel M. Travis

ORDERED BY The Zoning Commissioner of Baltimore County, this 2nd day of January, 1963, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 20th day of February, 1963, at 1:00 o'clock P.M.



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John S. Rose, Zoning Commissioner Date: February 8, 1963
FROM: Mr. George H. Garver, Deputy Director

SUBJECT: Petition R-0 to R-4, Parcel "A", Southwest side of Southeastern Boulevard 197.95 feet Southeast of Williams Avenue. Parcel "B" Southwest side of Southeastern Boulevard 517.06 feet Southeast of Williams Ave. Being property of Westbury Land Company.

35th District
HEARING: Wednesday, February 20, 1963 (1:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-0 to R-4 zoning. It has the following advisory comments to make with respect to pertinent planning factors:

1. The Planning staff has no adverse comment to make. It notes that both parcels are contiguous to existing R-4 zoning and logically should be included in the R-4 zone.

TELEPHONE
VALLEY 3-3000

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

TO: Robert & Harry Meyerhoff Building Co.
6301 Reisterstown Road
Baltimore 15, Md.
BILLED BY: Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO.	QUANTITY	DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COST
01622		Advertising and posting of your property - Pet. #5771	\$2.81
			\$2.81

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.

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of... location, being adjacent to existing "R-4" zone, the granting of which will not be detrimental to the safety, health and the general welfare of the locality involved,

the above Reclassification should be had; and/or the Special Exception should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 2nd day of February, 1963, that the herein described property or area should be and the same is hereby reclassified, from a D. "R-0" zone to a D. "R-4" zone, and/or the Special Exception should NOT BE GRANTED.

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 GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 2nd day of February, 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 to remain a... zone; and/or the Special Exception for... be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

PARCELS TO BE REZONED FROM R-G TO R-A
FIFTEENTH ELECTION DISTRICT
BALTIMORE COUNTY, MD.

PARCEL A -- to be rezoned from R-G to R-A:

Beginning for the same at a point on the southwestern line of Southeastern Boulevard, as proposed to be laid out, said point being at a distance of 197.95 feet southeasterly from the centerline projection of Williams Avenue, as laid out and now existing 60 feet wide, said point being at the southeast side of Mansfield Road, as proposed to be laid out, and running thence binding on said southwestern line of Southeastern Boulevard, South 47° 10' 45" East 78.06 feet and South 44° 03' 08" East 54.33 feet to a point, thence leaving Southeastern Boulevard and running the following three (3) courses and distances, viz: (1) South 45° 56' 52" West 218.83 feet, (2) 181.62 feet in a southeasterly direction along an arc of a curve to the right having a radius of 100.00 feet, said arc being subtended by a chord bearing South 89° 03' 03" West 137.51 feet, and (3) North 47° 10' 45" West 95.13 feet to the southeast side of proposed Mansfield Road, thence binding thereon the following two (2) courses and distances, viz: (1) 35.84 feet in a northeasterly direction along an arc of a curve to the right having a radius of 640.00 feet, said arc being subtended by a chord bearing North 54° 40' 29" East 35.84 feet and (2) North 56° 16' 45" East 288.87 feet to the place of beginning.

PARCEL B -- to be rezoned from R-G to R-A:

Beginning for the same at a point on the southwestern line of Southeastern Boulevard as proposed to be laid out, said point being at a distance of 817.03 feet southeasterly from the centerline projection of Williams Avenue, as laid out and now existing 60 feet wide, and running thence binding on said southwestern line of Southeastern Boulevard 685.70 feet in a southeasterly direction along an arc of a curve to the right having a radius of

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY TOWSON, MARYLAND

District: 15th Date of Posting: 2/4/63
Posted for: HEARING FEB 20 1963 1:00 PM (Reclassification)
Petitioner: WESTBURY LAND CO.
Location of property: Parcel "A" - Southwest side of Southeastern Boulevard 197.95 feet Southeast of Williams Avenue. Parcel "B" - Southwest side of Southeastern Boulevard 517.06 feet Southeast of Williams Ave. Being property of Westbury Land Company.
Location of Sign: 15th District, Court House, Towson, Md.
Remarks: Filed at 4:20 PM
Posted by: Robert & Harry Meyerhoff Building Co.
Signature: _____ Date of return: _____

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

Division of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

TO: Robert & Harry Meyerhoff Building Co.
6301 Reisterstown Road
Baltimore 15, Md.
BILLED BY: Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO.	QUANTITY	DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE	COST
01622		Petition for Reclassification for Westbury Land Co. - Southeastern Blvd.	\$0.00
			\$0.00

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.

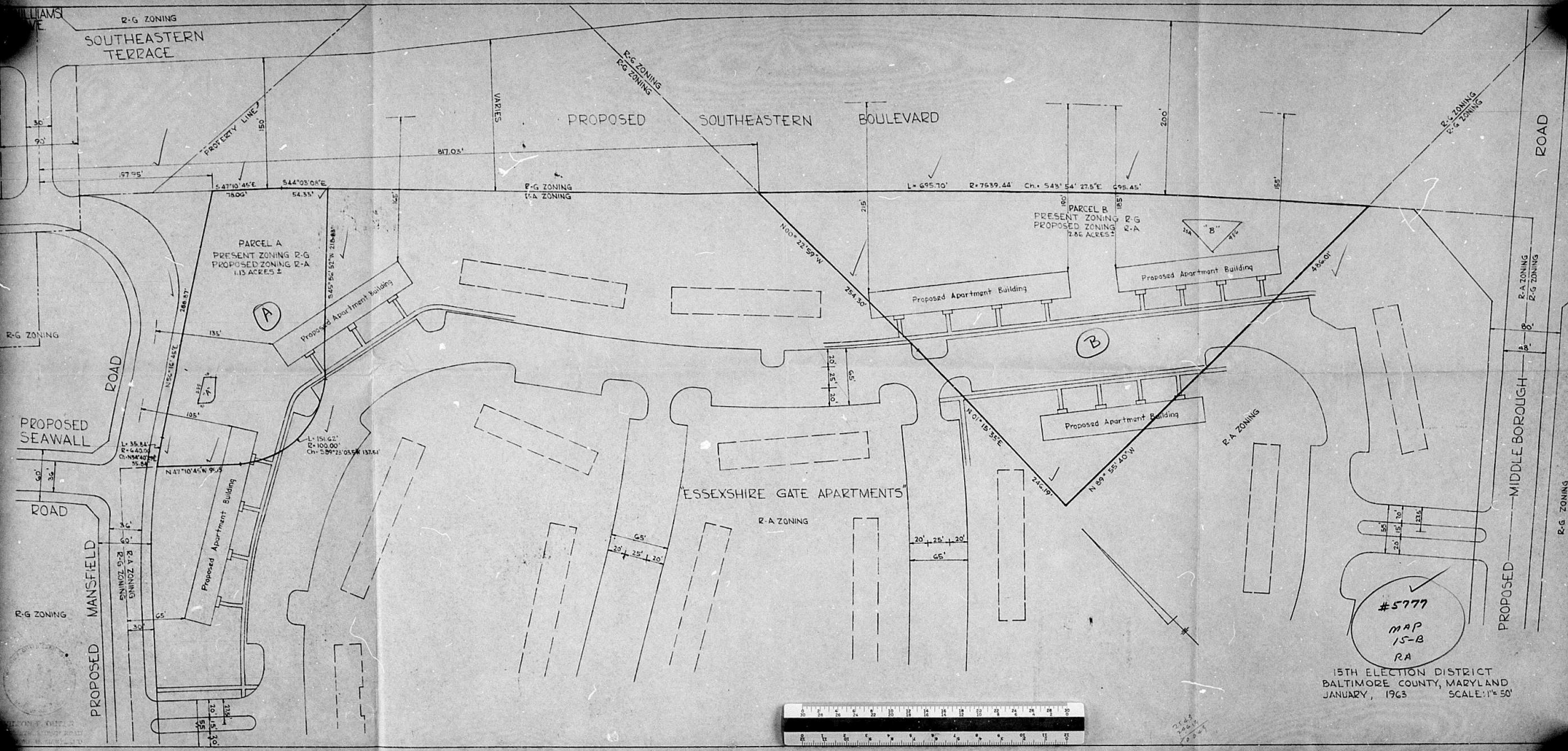
7839.44 feet, said arc being subtended by a chord bearing South 43° 54' 27" East 695.45 feet, thence leaving Southeastern Boulevard and running the following three (3) courses and distances, viz: (1) North 89° 55' 49" West 486.01 feet, (2) North 01° 15' 35" East 246.19 feet and (3) North 00° 22' 59" West 254.30 feet to the place of beginning.

Wilson F. Outen
WILSON F. OUTEN
Reg. Land Surveyor
No. 2493

CERTIFICATE OF PUBLICATION TOWSON, MD., 31st Jan., 19 63.

THIS IS TO CERTIFY, That the annexed advertisement was published in THE COUNTY NEWS WEEK, a weekly newspaper printed and published in Towson, Baltimore County, Md. once in each of 1963... successive weeks before the 20th day of February, 1963, the first publication appearing on the 31st day of Jan., 19 63.

THE COUNTY NEWS WEEK
W. J. Meyerhoff
Editor



15TH ELECTION DISTRICT
BALTIMORE COUNTY, MARYLAND
JANUARY, 1965

SCALE: 1" = 50'