PETITION FOR ZONING RE-CLASSIFICATION #5835	Pursuant to the advertisement, posting of property, and some which have taken place in the it appearing that by reason of . location, and the charges which have taken place in the	INTER-OFFICE CORRESPONDENCE	
AND/OR SPECIAL EXCEPTION	area warrent the change in classification as requested,		#5835
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:	1 100 cg pg 3/	TO Mr. John G. Bose, Zoning Commissioner Date April 11, 1963	February 19, 1901
2 1 C 0	100 mm		MAP
I, or well-equation. ISSALIM_LON_NICO. legal owner of the property suitate of statement of the County and which is described in the description and plat attached better oad made a plant hereoff, lere by petition (1) that the moning status of the herein described property be re-classified, pursuantly and the country of the country o	/	SURJECT. #5835. R-C to B-A. Southeast wise of Trappe Road S1B-77 feet Bast of Overtrook Basis, Being property of Regester Realty Company.	
hereby petition (1) that the zoning status of the herein described property be technique.  zone to an RA zone zone zone zone zone zone zone zone	the above Reclassification should be had; and disches appearing that by the special control of the special control	of Regester Realty Company.	Bequater Smilt Company St. William Sellow 105 Haryland Sational Bank Building Buildings 2, Saryland RA
to the Zoning Law of Baltimore County, from an		12th District	1035 Maryland Mational Bank Building Baltikore 2, Maryland RA
	***************************************	HEARING: Wednesday, May 1, 1963 (10:00 A.W.)	Fer Petition for Beclassification from M-0 to 4/17/4- R-A, located on Trappe Mond and Malifort.
There has been a change in conditions in the area and there	or Special Promption for account 2000000000000000000000000000000000000		
is a present need therein for additional apartment dwellings,	IT IS ORDERED by the Zoning Commissioner of Baltimore County this 2304		Centlement
a use to which the subject property is most adaptable.	day of	The staff of the Office of Flanning and Zoning has reviewed the	The Zoning Advisory Committee has reviewed the subject patition and have the following comments to make:
See Attached Description	the same is hereby reclassified; from a.H. "3-9" zone to a.H. "B-4."	The staff of the Office or Finning and source subject petition and offers no adverse comment.	<ol> <li>The density calculations are incomplete. The number of dwelling units per acre, net and gross, should be indicated on the plan.</li> </ol>
See Attached Description	zene, antiscox Special Asception for most and concentration of the contration and the candidate same fact		units per scre, net and gross, should be indicated on the plan.
Description of Tellings	to any and after the date of this order, while at houseast to any avail of the		<ol> <li>The loop street, which is the only access to the Charlemente Elementary School and Battle Mon. School for crippled children,</li> </ol>
und 12t force: Special Exception; under the end decreased execute Zortog: Regulators out: Indiana.	stee plan by the Sureau of Public Services and the Office of Suring and Zoning.  Zoning Commissioner of Baltimore County		should be extended as a public road for it's full length.
Candidate and any and	Zoning Commissioner of Baltimore County		<ol> <li>The Soard of Education is interested in purchasing 3.76 acres of the subject property. Included in a sketch of the 3.76 acres and a copy of the Board of Solunation's consents.</li> </ol>
Property is to be posted and advertised as prescribed by Zoning Regulations.			
Property is to be posted and advertised as prescribed by going regularization.  1, or we, agree to pay expense of above r lossification and/or Special Exception advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the roning posting, etc., upon filing of this petition, and further agree to and are to be bound by the roning posting, etc., upon filing of this petition, and further agree to and are to be bound by the roning posting, etc., upon filing of this petition, and further agree to and are to be bound by the roning posting etc., upon filing of this petition, and further agree to and are to be bound by the roning posting etc.	Pursuant to the advertisement, posting of property and public hearing on the above petition		h. The Office of Planning will receive futher comments on the
posting, etc., upon filing of this petition, and further agree to and are to be beautiful to the Zoning Law for Baltimore regulations and restrictions of Baltimore County adopted pursuent to the Zoning Law for Baltimore	and it appearing that by reason of		
County.	***************************************	GBT come	Yours very truly,
Regester Really Co., Inc.	***************************************	O	
6 Horney Der mey petol J.P.			JRD /va
Control purchases Logal Ogner	the above re-classification should NOT BE HAD, and/or the Special Exception should NOT BE		
Address 1300. Lat Nat'l Ban's Bldg.	GRANTED.		
Baltimore 2, Maryland			
m. Wille Belebon Proposicity Attorney 8,80 78	IT IS ORDERED by the Zoning Commissioner of Baltimore County, thisday		
M. William Adel Politioner's Attorney	of, 196, that the above re-classification be and the same is hereby		
Address 1035 Maryland Mational Bank Bldg.	DENIED and that the above described property or area be and the same is hereby continued as and		
ORDERVD By The Zoning Commissioner of Baltimore County, this	to remain azone; and or the Special Exception for		
	be and the same is never burners.		
required by the Zoning Law of Baltimore County, in two newspapers of general circulation through	The state of the s		
	Zoaing Commissioner of Baltimare County		
County on the 1st day of May 1953 at 1919 Seleck			
ALM 615 13			
727			
Zoning Commissioner of Battimore County.			
Joning Commissioner of Basilmore County			7
Joning Commissioner of Bathmore County.	· · · · · · · · · · · · · · · · · · ·	TELEPHONE BALTICORE COUNTY, MAR CAND No. 15.470	
Jouing Commissioner of Basilmore County (over)		TEL-THORIE VALLET 3.3000  BALTICORE COUNTY, MARYLAND OFFICE OF FINANCE	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$
Zoning Commissioner of Bullmare Quanty-		OFFICE OF FINANCE	CERTIFICATE OF POSTING
Joning Commissioner of Itstimore County.	7	OFFICE OF FINANCE Divines of Education and Rendyles COURT HOUSE TOWNSON A, MANYLAND	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY
Joning Commissioner of Butinere County.	* * * * * * * * * * * * * * * * * * *	OFFICE OF FINANCE Divines of Education and Rendyles COURT HOUSE TOWNSON A, MANYLAND	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Townen, Maryland
Joining Commissioner of Bullmare County.		OFFICE OF FINANCE Distribute of Collection and Receipts COURT HOUSE TOWNON 4, MANYLAND  TO: Eugene P. Bettly, Eng. SM. Hilliam Adelace, Sag. 1055 Saryland Rational Bank Building Builting Builting County	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Townon, Maryland District
Joining Commissioner of Bullmare County.		OFFICE OF FINANCE Dimins of Election and Receipts COURT HOUSE TOWNON 4, MANYLAND  TO: Eugene P. Entity, Eng. N. William Adeline, Nag. 105 Nayland National Bank Building Baltinore 2, 20 Baltinore 2, 20 Baltinore County	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Townen, Maryland  Date of Posting 44 Detected 24 Detected 25 Date of Fosting 44 Date of Posting 44 Date
Joning Commissioner of Butinere County.		OFFICE OF FINANCE Distribute of Collection and Receipts COURT HOUSE TOWNON 4, MANYLAND  TO: Eugene P. Bettly, Eng. SM. Hilliam Adelace, Sag. 1055 Saryland Rational Bank Building Builting Builting County	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Townen, Maryland  District 1. 1. Date of Posting, 1/1/63 Posted for Maryland 1/1/63 Posted for
Joning Commissioner of Bullmar's County.		OFFICE OF FINANCE Dimins of Election and Receipts COURT HOUSE TOWNON 4, MANYLAND  TO: Eugene P. Entity, Eng. N. William Adeline, Nag. 105 Nayland National Bank Building Baltinore 2, 20 Baltinore 2, 20 Baltinore County	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Townen, Maryland  District 1. 1. Date of Posting, 1/1/63 Posted for Maryland 1/1/63 Posted for
Joning Commissioner of Bullmar's County.		OFFICE OF FINANCE Driving (Fulletine and Excepts COURT HOUSE TOWNON 4, MANYLAND  TO: Eugene P, Butth   Sort   N, William Adelerce, Sort   1015 Faryland factional bank Building   1015 Faryland factional bank Building   1015 Faryland factional bank Building   1016 Faryland Faryland factional bank Building   1017 Section   1018 Faryland	CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towns, Maryland  District 4.  District 4.  District 4.  Poster for Maryland 1.  Poster for Maryland 1.  Determine Maryland 1.  Location of property SELS CE. TRAPLE R.D. SELS. T. L. S.C. CHAS. Essent Sel
Joning Commissioner of Bullmar's County.		OFFICE OF FINANCE Driving (Fulletine and Excepts COURT HOUSE TOWNON 4, MANYLAND  TO: Eugene P, Butth   Sort   N, William Adelerce, Sort   1015 Faryland factional bank Building   1015 Faryland factional bank Building   1015 Faryland factional bank Building   1016 Faryland Faryland factional bank Building   1017 Section   1018 Faryland	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Towns, Maryland  Date of Posting, 1/1/6/3  Posted for Maryland 1/1/6/3  Posted for Maryland 1/1/6/3  Posted for Maryland 1/1/6/3  Posted for Maryland 1/1/6/3  Date of Posting, 1/1/6/3  Date of Posting, 1/1/6/3  Date of Posting, 1/1/6/3  Posted for Maryland 1/1/6/3  Date of Posting, 1/1/6/3  D
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Joning Commissioner of Bulimore County.		OFFICE OF FINANCE Driving (Fulletine and Excepts COURT HOUSE TOWNON', MANNYAND  TO: Eugene P. Butth, Eog. N. William Adelece, Esq. 1035 Paryland intimal bank Building Building 20, 100 Building	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Towner, Maryland  Date of Posting 1/4/63  Posted for Maryland 1/4/63  Date of Posting 1/4/63  Posted for Maryland 1/4/63  Date of Posting 1/4/63  Date of P
Aning Commissioner of Balliner's County.  (over)		OFFICE OF FINANCE Driving (Fulletine and Excepts COURT HOUSE TOWNON', MANNYAND  TO: Eugene P. Butth, Eog. N. William Adelece, Esq. 1035 Paryland intimal bank Building Building 20, 100 Building	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Towner, Maryland  Date of Putting Middles  Posted for Mendeling Middles  Petitioner Electricis Middles Ring Sile III is a Child Sile Society Sile County  Location of property Electricis and County Sile Ring Sile III is a Child Sile Society Sile Sile Sile Sile Sile Sile Sile Sile
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Inning Commissioner of Balliner's County  (over)    Part   Part   Part   Part   Part		OFFICE OF FINANCE Driving (Fulletine and Excepts COURT HOUSE TOWNON', MANNYAND  TO: Eugene P. Butth, Eog. N. William Adelece, Esq. 1035 Paryland intimal bank Building Building 20, 100 Building	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Towner, Maryland  Date of Putting Middles  Posted for Mendeling Middles  Petitioner Electricis Middles Ring Sile III is a Child Sile Society Sile County  Location of property Electricis and County Sile Ring Sile III is a Child Sile Society Sile Sile Sile Sile Sile Sile Sile Sile
Enting Commissioner of Ballinger County  (over)  Telephone Value 33000  BALTIMORE COUNTY, MARYLAND  No. 17785  OUDICE OF FINANCE		OFFICE OF FINANCE Deline of Education and Receipts COURT HOUSE TOWNSON, AMANUARD  TO: Engene P. South, Seq. 2M. William Adelece, Seq. 2M. William Adelece, Seq. 2M. William Adelece, Seq. 2M. William Settleman Seat local Seat Seuthing Baltimere County Baltimere County  OUNTRY  OUNTRY  Petition for Seclassification for Regester Sealty Co.    Post Section No.   Country   Country   Country   Country	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Terrono, Maryland  Date of Posting Maryland  Date of Posting Maryland  Posted for Maryland Date of Posting Maryland  Posted for Maryland Date of Posting Maryland  Posted for Maryland Date of Posting Maryland Date of D
Invoice Balling Commission of Balling County  See See See See See See See See See Se		OFFICE OF FINANCE Divisies of Religions and Recipies COURT HOUSE TOWNSON, MARNIAND  TO: Engence P. Smith, Egg. SM. William Saberce, Esq. 105 Karyland Sational Bank Smilling Sating Repartment of Baltimore County Baltimore 2, 704  Engence P. Smith, Egg. 105 Karyland Sational Bank Smilling Sating Repartment of Baltimore 2, 704  Engence To accessor, No. 201622  GRANNIVY  Fetition for Reclassification for Regester Sesity Co. 50.00 - 1  IMPORTANT: MAKE CHECKS PANNUE TO BALTIMORE COUNTY, MARYLAND MAIL TODIVISION OF COLLECTION & PECELPTS, COURT HOUSE TOWNSON & MARYLAND MAIL TODIVISION OF COLLECTION & PECELPTS, COURT HOUSE TOWNSON & MARYLAND MAIL TODIVISION OF COLLECTION & PECELPTS, COURT HOUSE TOWNSON & MARYLAND	CERTIFICATE OF POSTING  ZONING DEPARTMENT OF BALTIMORE COUNTY  Towner, Maryland  Date of Putting Middles  Posted for Mendeling Middles  Petitioner Electricis Middles Ring Sile III is a Child Sile Society Sile County  Location of property Electricis and County Sile Ring Sile III is a Child Sile Society Sile Sile Sile Sile Sile Sile Sile Sile
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Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of .locations. and the changes which have taken place in the area warrant the change in classification as requested; BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

PETITION FOR ZONING RE-CLASSIFICATION #5835
AND/OR SPECIAL EXCEPTION

CHARLES D. GRACE
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121 ALLEGHANY AVENUE
TOWSON 4. MARYLAND
VALLEY B. 6080

## ZONING DESCRIPTION

BEGINNING for the same on the Southeast side of Trappe Road, 30 feet wide, distant 1465,64 feet measured Southwesterly along the said side of Trappa Road from the intersection formed by the intersection of the Southwest side of Old North Point Road with the said Southeast side of Trappe Road and at the end of the eighth or North 57 degrees 26 minutes 53 seconds East 4,03 foot line of that tract of land which by deed dated November 30, 1955 and recorded among the Land Records of Baltimore County in Liber G. L. B. #2830 folio 297 etc. was conveyed by The Overbrook Land Company to Board of Education of Baltimore County thence binding on the said Southeast side of Trappe Road and running with and binding on part of the eighth and on the ninth through the twelfth lines inclusive and on part of the thirteenth line of that tract of land which by deed dated November 30, 1955 and recorded among the Land Records of Baltimore County in Liber G. L. B. #2830 folio 187 etc. was conveyed by Janet H. Hughes, widow, to The Overbrook Land Company the six following courses and distances North 57 degrees 26 minutes 53 seconds East 99, 22 feet, North 38 degrees 42 minutes 53 seconds East 104,00 feet, North 26 degrees 38 minutes 53 seconds East 399, 92 feet, North 39 degrees 16 minutes 53 seconds East 98, 16 feet, North 40 degrees 46 minutus 53 seconds East 98,84 feet, and North 48 degrees 04 minutes 53 seconds East 457, 58 feet thence for a line of division South 68 degrees 57 minutes 10 seconds East 655, 54 feet to intersect the sixteenth or South 6 degrees 03 minutes 36 seconds East 518, 77 foot line of the said Hughes to Overbrook conveyance thence running with and binding on part of said sixteenth line and on the seventeenth

line of said Hughes to Overbrook conveyance South 6 degrees 03 minutes 36 seconds

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Northwesterly by a line curving to the North with a radius of 150.00 feet for a

East 408, 12 feet to the beginning of the third or South 42 degrees 33 minutes 36 seconds East 247, 50 foot line of that tract of land which by deed dated January 4, 1956 and recorded among the Land Records of Baltimore County in Liber G. L.B. \$2872 folio 128 etc. was conveyed by The North Point Land Company to The Overbrook Land Company thence running with and binding on said third line and on the last line of said North Point to Overbrook conveyance the two following courses and distances South 42 degrees 33 minutes 36 seconds East 247, 50 feet and South 35 degrees 41 minutes 58 seconds East 258, 89 feet to the beginning of the twentieth or South 26 degrees 17 minutes 19 seconds East 73.25 foot line of the said Highes to Overbrook conveyance thence running with and binding on the said twentieth and on the twenty first line of the said Hughes to Overbrook conveyance the two following courses and distances South 26 degrees 17 minutes 19 seconds East 73, 25 feet and South 42 degrees 26 minutes 07 seconds East 100,00 feet to the end of the twentieth or North 63 degrees 11 minutes 18 seconds East 161,02 foot line of the said Overbrook to Board of Education conveyance thence running reversely with and binding on the said twentieth through the sixteenth lines inclusive of said Overbrook to Board of Education conveyance the five following courses and distances South 63 degrees 11 minutes 18 seconds West 161,02 feet, South 85 degrees 19 minutes 43 seconds West 80,00 feet, Southwesterly by a line curving to the West with a radius of 150,00 feet for a distance of 199,07 feet, (the chord of said are being South 33 degrees 20 minutes 43 seconds West 184,78 feet), South 71 degrees 21 minutes 53 seconds West 375,00 feet and

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distance of 127.78 feet (the chord of said are being North 84 degrees 11 Infinites 35 seconds West 123,96 feet), thence for lines of division the three following courses and distances Northwesterly by a line curving to the North with a radius of 130.000 feet for a distance of 75,11 feet (the chord of said are being North 85 degrees 82 minutes 49,5 seconds West 74,13 feet) North 31 degrees 80 minutes 07 seconds West 400,00 feet and Southwesterly by a li a curving to the West with a radius of 550,00 feet for a distance of 524,46 feet (the chord of said are being South 86 degrees 10 minutes 54.5 seconds West 504,81 feet) to the end of the ninth line of the said Overbrook to Board of Education conveyance thence running reversely with and binding on said ninth line Northwesterly by a line curving to the North with a radius of 1000,00 feet for a distance of 365,08 feet (the chord of said are being North 56 degrees 02 minutes 28 seconds West 363,05 feet) to the place of beginning.

CONTAINING 36.0 Acres of land more or less.

BEING part of that tract of land which by deed dated Novamber 30, 1955 and recorded among the Land Records of Baltimore County in Liber G.L.B. \$2830 folio 187 etc. was conveyed by Janet H. Hughes, widow, to The Overbrook Land Company and being all of that tract of lam's which by deed dated January 4, 1936 and recorded among the Land Records of Baltimore County in Liber G.L.B. \$2872 folio 128 etc. was conveyed by The North Point Land Company to The Overbrook Land Company.

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