

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE COMMISSIONER OF BALTIMORE COUNTY:

THE PHILLIPS COMPANY, 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 an R-6 zone to an RA zone; for the following reasons:

There has been a substantial change in conditions in the area and the original zoning was in error.

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.

Contract purchaser
Address: 20 Drexler Ave. Baltimore, Md.

SMITH AND HARRISON
By: W. Lee Harrison, Attorney
Jefferson Building
Towson 4, Maryland Va 3 6200

ORDERED By The Zoning Commissioner of Baltimore County, this 10th day of March 1965, 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 105, County Office Building in Towson, Baltimore County, on the 10th day of May, 1965, at 10:00 o'clock A.M.

Zoning Commissioner of Baltimore County.

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of location and sufficient change in area to warrant the requested zoning, therefore:

the above Reclassification should be had; and it further appearing that by reason of location and sufficient change in area to warrant the requested zoning, therefore:

R-6 zone; for the following reasons:

There has been a substantial change in conditions in the area and the original zoning was in error.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 9th day of December 1963, that the herein described property or area should be and the same is hereby reclassified; from a R-6 zone to an RA zone; and/or a Special Exception for the following reasons:

ordered from and after the date of this order, subject to approval of the site plan for the development of said property by the Bureau of Public Services and the Office of Planning and Zoning.

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 10th day of March 1965, 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 R-6 zone; and/or the Special Exception for the following reasons:

Zoning Commissioner of Baltimore County

MICROFILMED

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

THE PHILLIPS COMPANY, 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 an R-6 zone to an RA zone; for the following reasons:

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By: W. Lee Harrison, Attorney
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Zoning Commissioner of Baltimore County

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of location and sufficient change in area to warrant the requested zoning, therefore:

the above Reclassification should be had; and it further appearing that by reason of location and sufficient change in area to warrant the requested zoning, therefore:

R-6 zone; for the following reasons:

There has been a substantial change in conditions in the area and the original zoning was in error.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 9th day of December 1963, that the herein described property or area should be and the same is hereby reclassified; from a R-6 zone to an RA zone; and/or a Special Exception for the following reasons:

ordered from and after the date of this order, subject to approval of the site plan for the development of said property by the Bureau of Public Services and the Office of Planning and Zoning.

Zoning Commissioner of Baltimore 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 GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 10th day of March 1965, 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 R-6 zone; and/or the Special Exception for the following reasons:

Zoning Commissioner of Baltimore County

MICROFILMED

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

Telephone VALLEY 3-3000

To: The Phillips Co.
20 Drexler Ave.
Pikesville 6, Md.

BILLED TO: Zoning Department of Baltimore County

No. 17781
DATE 6/30/63

DEBIT TO ACCOUNT NO.	QUANTITY	DEBIT
0162	Advertising and posting of your property	55.56
0162	PAID - Baltimore County, Md. - Office of Finance	55.56
0162	PAID - Baltimore County, Md. - Office of Finance	55.56

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.

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

Telephone VALLEY 3-3000

To: Messrs. Smith & Harrison
Jefferson Building
Towson 4, Md.

BILLED TO: Zoning Department of Baltimore County

No. 16480
DATE 3/6/63

DEBIT TO ACCOUNT NO.	QUANTITY	DEBIT
0162	Petition for Reclassification for The Phillips Company	55.00
0162	PAID - Baltimore County, Md. - Office of Finance	55.00

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.

RE: PETITION FOR RECLASSIFICATION
FROM R-6 Zone to R-4 Zone
Parcel A, N/W Side Drexler Ave.,
339' x 4, Reisterstown Road;
Parcel B, N/E Side Marford
Ave. and Rose Ave., Parcel C
C/A Drexler Ave. and N/W Side
of Marford Ave., 3rd District,
The Phillips Co., Petitioner -
No. 5853

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 5853

AMENDED ORDER

It is this 4th day of June, 1965, by the Zoning Commissioner of Baltimore County, ORDERED that the Order passed by the Zoning Commissioner in the above matter on December 9, 1963, be and the same is hereby amended to read as follows:

"The Petitioner, The Phillips Company, after construction shall install shrubbery on the border of the land owned by it on the south side of its proposed project along the north side of Rose Avenue, excepting at driveways."

Zoning Commissioner of Baltimore County

RE: PETITION FOR RECLASSIFICATION
FROM R-6 Zone to R-4 Zone
Parcel A, N/W Side Drexler Ave.,
339' x 4, Reisterstown Road;
Parcel B, N/E Side Marford
Ave. and Rose Ave., Parcel C
C/A Drexler Ave. and N/W Side
of Marford Ave., 3rd District,
The Phillips Company,
Petitioner -
No. 5853

BEFORE
COUNTY BOARD OF APPEALS
OF
BALTIMORE COUNTY
No. 5853

ORDER OF DISMISSAL

Petition of The Phillips Company for reclassification from an R-6 Zone to an R-4 Zone, three parcels of land as described in above caption, in the Third District of Baltimore County.

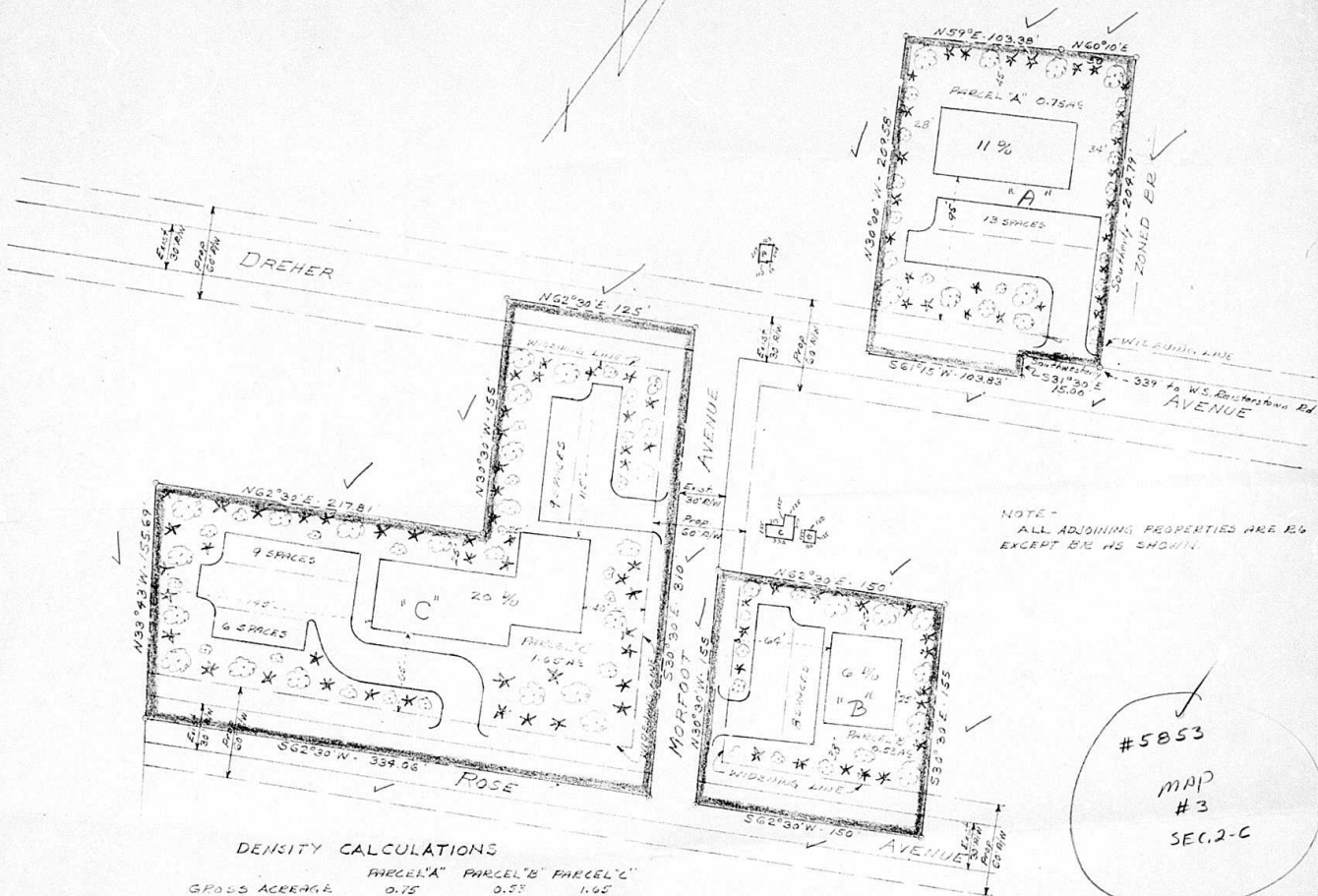
Whereas the Board of Appeals is in receipt of an Order of Dismissal filed May 19, 1965 from the attorney representing the protestors-appellants in the above entitled case.

Whereas the said attorney for the said protestors requests that the appeal filed on behalf of the said protestors, be dismissed and withdrawn as of May 19, 1965.

It is hereby ORDERED this 20th day of May, 1965 that the said appeal be dismissed with prejudice as of the aforementioned date.

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

William S. Baldwin, Chairman
W. Allen Parker
John A. Slawik



DENSITY CALCULATIONS

	PARCEL "A"	PARCEL "B"	PARCEL "C"
GROSS ACREAGE	0.75	0.58	1.65
NET ACREAGE	0.70	0.40	1.25
NUMBER OF UNITS	11	6	20
GROSS DENSITY	14.7	11.3	12.1
NET DENSITY	15.7	15.0	16.0

#5853
MAP
#3
SEC. 2-C

PLAT FOR REZONING
FROM RG TO RA
THE PHILLIPS CO. PROPERTY
DREHER AVE.-WEST OF REISTERSTOWN RD.

W.H. PRIMROSE & ASSOCIATES
21 W. PENNSYLVANIA AVE.
TOWSON 4, MD.

3RD ELECTION DISTRICT
SCALE - 1"=50'

BALTIMORE CO., MD.
FEBRUARY 6, 1963

