	٥	or our C	
DET	TION FOR ZONIN	G RE-CLASSIFICA	ATION \$5870
111	AND/OR SPECI		*20
o mrin 201	and the second of the second o		/./
	ING COMMISSIONER OF BALTIM Clarence A. Cox Maggie, G. Cox. hitch is described in the description in (1) that the zoning status of the I Law of Baltimore County, from an		tuate in Baltimore (1) Place and a part hereof, 15 Place alassified, pursuant
	Law of Baltimore County, from a	3B-L	zone to an gr-X
	-R zore; for the fo		e purpose 6/3/63
The	Petitioners desire to us	se the property for the	e purpos
he sale	of used cars.		
Petition of requi	for a Variance to Section 2 red 30 SeeAttac	38.2 - to permit side yard	s of 20° instead
nd (2) for a 5	Special Exception, under the said Z	oning Law and Zoning Regulati	ions of Baltimore
ounty, to us:	the herein described property, fo	a Used motor vehicle	e outdoor
ales are	a, separated from sales	agency building.	
Property	is to be posted and advertised as p agree to pay expenses of above re-c	prescribed by Zoning Regulations.	ention advantising
sting, etc.,	agree to pay expenses of above re- upon filing of this petition, and fu d restrictions of Baltimore County :	rther agree to and are to be bou	and by the zoning
		10/1000	000
	Contract purchaser	Clarence A. Cox a Maggie G	Legal Owner
idress	Contract parchases	Address 500 Myrth Av	
		Baltimore 21	, Md.
Que	Emagnie		
and same	aguire Petrioner's Attorney	Protes	stant's Attorney
Bal	Eastern Blvd. timore 21, Md.		200
	By The Zoning Commissioner of		10th day
April	ne Zoning Law of Baltimore County	abject matter of this petition	be advertised as inculation through-
t Baltimore	County, that property be posted, at	nd that the public hearing be had	before the Zoning
	of Baitimore County in Room 106		
ounty, on th	APR 10 63	June 1963	Sper
	1	Moning Commissioner of Ba	Himora County
	9 T 3	1	11 53/6
	1. 67.85	ver)	
	OFFICE OF PURENCY & LINING		17.1
	i 57		_ <
	BALTIMORE CO	OUNTY, MARYLAND	**
NOTES I			# 2 ,
		CORRESPONDENCE	
TO Hr.	John G. Rose, Zoning Courts	sioner Date May 29, 190	53

PROM Mr. George E. Gavrelis, Deputy Director

#5870-RIV. B-L to B-R., Special Exception for a Used Notor "Periods Oxfoor Sales area, and Variance to period a dised Notors and Variance to periods a side yand of 20 feet instead of the required 30 feet, East side of Marlyn Arenue 125 feet South of Balmood Aronne, Being property of Clarence A. Cox.

15th District

Wednesday, June 12, 1963 (11:00 A.M.)

The staff of the Office of Planning and Zoning has reviewed the subject patition for reclassification from R-L to B-R soning together with a Special Exception for a Used-Gar Iot. It has the following advisory comments to make with respect to pertinent planning factors:

- By pesition, a small node of conserval zoning was created at Balmood and Harlym Avenues. The sparsut logic of conserval, sounds here groubly was based on the conseque of providing for more localized conserval needs and services. From a planning vispoint, this concept was themreted when a service garge was crusted on belowed terms which specializes in class and radiator work rather than in general activative machine. Not.
- 2. Supershalms, the Fancing staff is of the opinion that a reclassification to fundam shadeless sming, or the midges property, sould set up we potentials which are entirely out of keeping with those of algeon't residential properties. The staff notes that bed sent is not provided by the staff of the
- 3. With respect to the Used-Car lot, the Finning staff notes that such uses are typically found near major bettered electricity or an age made such when viewed in contest of location and adjoining land user From a planning rispoint it would appear that the provisions of Scotion 50.2.1 or the Young Regulation would be violated.

5870

18

WILLARD M. LEE

REGISTERED CIVIL ENGINEER

#5870

April 5,1908 mpp V

Part of lot B Plat No. 1 "Mariyn Manor" 17/91 E.S. Marlyn Avenue 125 lest S. Belwood Avenue 15th District Baltimore County, Maryland

15-B BR-XV 6/3/63

Beginning for the same on the east side of Marlyn Avenue at the point of curre of the east side of Marlyn Avenue has trom the point of curre of the east side of Marlyn Avenue with the south side of Belwood Avenue and thence running and thoming on the east side of Marlyn Avenue South 12 degrees 3s induced 30 seconds East 75 leet to the southern outline of 10t B as snown on the Plat No. 1 Marlyn Manor said plat being recorded among the land records of Baitot. Co. in Plat Book 1/ 10lo 94 thence leaving Marlyn Avenue binding on the southers outline of lot B North 77 degrees 25 minutes 30 seconds East 185 feet to the eastern outline of lot B thence sinding on part of the eastern outline North 12 degrees is minutes 30 seconds west 50 feet thence running parallel with the southern outline South 77 degrees 25 minutes 30 seconds west 100 feet thence running parallel with the eastern outline North 12 degrees 34 minutes 30 seconds West 25 feet and thence running parallel with the southern outline South 77 degrees 25 minutes 30 seconds West 85 feet to the place of peginning.

Containing 11,375 square reet.



-1 1

TELEPHONE

## CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 575	Date of Posting 5/37/6
Posted for HEARING W	-4. JUNE 12 9: 11:20
CLARENCE A	Cot
Location of property E/S of MA	CLYN AUF 125' S/or Decknood Aus
3 an 10F	TEROM Philips 66 Service STATION
Location of Signs 2777	F. PROPERTY LINE . A AND APP INT
MACHEN FRANCES	E TO THE BUILDING BUILDING
Restorks: ON PROCESS	SIGNS FACEIN- MARLYN AUG
CK best Los	3/29/63

The Zoning Regulation to be excepted as

The Faming Revisions to a screption for the control of the Control The Control of the Co

CERTIFICATE OF PUBLICATION

TOWSON, MD. 507 564 1953 THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed

and published in Towson, Baltimore County, Md., anexodoxeask day of June 19.63 the first publication appearing on the 24th day of May

> THE JEFFERSONIAN. - Frank Stevethon

Cost of Advertisement, \$

PARTITION FOR ZONING RECLASSIFICATION, SPECIAL EXCEPTION & A VARIABLE

15th District

\$5870

MAP

15-B

BR-XV

From B.L. to B.N. Zone Potition for Special Exception for a Used Noter Vehicle Outdoor Sales area Petition for a Variance to permit a side yard of 20 feet instead of the required 30 feet East side of Marlyn Avenue 125 feet South of Belwood Avenue

LOCATION WEDNESDAY, JUNE 12, 1963 at 11:00 A.M. DATE & TIME:

Room 108, County Office Building, 111 W. Chesepeake Avenue, Towson, Maryland PUBLIC BEARINGS

The Zoning Regulation to be excepted as follows:

Section 238.2 - Side Yards - 30 feet

The Zoning Commissioner of Beltimore County, by authority of the Zoning Let and Regulations of Beltimore County, will hold a public hearing:

Concerning all that percel of land in the Fifteenth District of Baltimore County

BY ORDER OF JOHN G. ROSE LOWING COMMISSIONER OF BALTIMORE COUNTY

BALTMORE COUNTY, MARCLAND

OFFICE OF FINANCE

TOWSON 4, MARYLAND

Petition for Reclassification & Special Exception for Clarence Cox

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.

4-1063 11.0 · · · TIL-

01622

on of Collection and Receipt COURT HOUSE

RS: PETITION FOR RELIASSIFICATION From "B-L" Zone to "B-L" Zone and Special Reception for thed Noter Vehicle Cutdoor Sales Area, Z.S. Mar'lyn Ave, 125' S. Belviced Ave., 15th Dist., Clarence A. Cox and Regie G. Cox, Feittemers No. 5570.

-----ORDER OF DISMISSAL

The petitioners in the aforegoing case have withdrawn

the above petition and the matter is dismissed without prejudice.

TELEPHONE

No. 16572

DATE 1/10/63

\$50.00

50.00

000

BILLED Zoning Department of Baltimore County

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

on of Collection and TOWSON 4. MARYLAND DATE 10/25/63

No. 20215

BILLED

\$\J.56 1.2.56 AKSYO\_ETV 10-2465 3581 · · · TEL--3.56

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.

