

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, undersigned, 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 for a Variance from Section 239.2 - To permit:

15' side yard, and a 20' rear yard.
Instead of the required 30'

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (indicate hardship or practical difficulty):

This is all the property that can be obtained, and increased business warrants expansion of building.

See Attached Description

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance 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.

ZONE MARKING CO., INC.
Contract purchaser
Address: 5220 Falls Road
Baltimore 9, Maryland
Petitioner's Attorney
Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this 15th day

of April 1963, that the subject matter of this petition be advertised as required by Section 239.2 of the Zoning Law of Baltimore County, in two newspapers of general circulation through out Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commission of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 29th day of July 1963, at 11:00 o'clock.

By: [Signature]
Zoning Commissioner of Baltimore County

(over)

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. JAMES DYER, Planning & Zoning Date: MAY 9, 1963

FROM: WALTER A. WILES

SUBJECT: ZONE MARKING COMPANY, FALLS ROAD nr. SHOEMAKER ROAD
Variance to Section 239-2

At the Zoning Advisory Committee Meeting of April 26, 1963 this department requested the opportunity to review the proposed building plan of the Zone Marking Company, Inc., at Falls Road and Shoemaker Road prior to zoning action. Our reason for this was to discourage further septic tank installations in this rocky area and to precipitate action toward a sanitary sewer extension.

I now find that the proposed building alteration is for drum storage and involves no employee increase nor sewage increase. Therefore, we have no objection to this building addition.

Thank your cooperation in this matter.

Walter A. Wiles
Walter A. Wiles
Senior Sanitarian
Division of Environmental Health



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: July 12, 1963

FROM: Mr. George E. Gavelle, Deputy Director

SUBJECT: #2300-1 Variance to permit a side of 15 feet and a rear of 20 feet instead of the required 30 feet. Westside of Falls Road 370-45 feet North of Shoemaker Road. Being property of Zone Marking Company, Inc.

2nd District
HEARING: Monday, July 29, 1963 (11:00 A.M.)

The Planning staff will offer no comment on the subject petition.

WAG: [Signature]
OBB: [Signature]

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of the following finding of facts that the requested Variance will grant relief to the petitioner without substantial injury to the public health, safety and the general welfare of the locality involved, therefore,

the above Variance should be had; and it is hereby ordered that the Variance be granted.

A Variance in permit side yard of 15 feet and a rear yard of 20 feet instead of the required 30 feet should be granted.

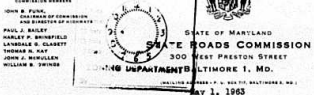
IT IS ORDERED by the Zoning Commissioner of Baltimore County this 29th day of July 1963 that the herein Petition for a Variance should be and the same is granted, from and after the date of this order, which permits a side yard of 15 feet and rear yard of 20 feet instead of the required 30 feet, subject to approval of the site plan by the State Roads Commission, County Office Building, 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 Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 15th day of April 1963, that the above Variance be and the same is hereby DENIED.

MICROFILMED



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

Dear Mr. Rose:

This office is in receipt of a letter dated April 29, 1963 from James E. Dyer of your office relative to the subject property. The property is at present being served by a point of access 20' wide along Falls Road, which was constructed without the benefit of a permit. This point of access is adjacent to another 20' right of way that serves the Fred Klamberg property.

In October 1959, we approved building application No. 387-59 on the basis that all access to the Klamberg Property would be by way of Shoemaker Road to the south, however, the developer disregarded this comment from the County and constructed an entrance to Falls Road. Under the joint 40' right of way both the subject property and the Klamberg Property are now being served. This office cannot, therefore, approve a petition for a variance to a building that will eventually set on property being served by an entrance that was not constructed under State Roads Commission standards or specifications.

In addition, there is pending in the Baltimore County Bureau of Public Services, a building application No. 128-63 that is immediately to the west of the subject property. The property is also showing access over the 20' strip of Zone Marking Company Property that enters Falls Road.

This office on April 30, 1963 made a field inspection of the entire area and found that there was considerable activity over roads and entrances that have been placed without the benefit of permits to properties adjacent to and west of Falls Road. It is, therefore, requested that any and all zoning petitions be held in abeyance until such time as the affected properties show a satisfactory means of access.

Mr. George Reier
County Office Building
Towson 4, Maryland

Dear Mr. Reier:

This office has reviewed the subject building application and cannot find anywhere in its records where a Clarkview Road exists lawfully west of Falls Road. There now exists in the field at the subject location, a substantial dirt entrance identified as Clarkview Road.

Until such time as satisfactory highway construction and there exists drawings are submitted to this office, and a permit issued for Clarkview Road, this office has no alternative but to request that any and all building applications be held in abeyance.

Thank you for your consideration.

Very truly yours,
Charles Lee, Chief
Development Engineering Section

By: John L. Dwyer
Asst. Development Engineer

JLD/als
cc: Mr. John G. Rose

STATE ROADS COMMISSION

May 1, 1963

Mr. John G. Rose
Zoning Commissioner
Page 2

Thank you for your consideration.

Very truly yours,

Charles Lee, Chief
Development Engineering Section
John L. Dwyer
Asst. Development Engineer

JLD/als
cc: Mr. George Reier
Mr. James E. Dyer
Zone Marking Company
Attn: Mr. Robert L. Quinn

ZONE MARKING CO., INC.

6320 FALLS ROAD
BALTIMORE 9, MARYLAND

Qualifiers and Applications
PITCHBOOK
PITCHBOOK
PITCHBOOK
TAX PITCH SWITCHES
PITCHBOOK

VA 2-0341

Zone Mark
PARKING LOTS
AND PLOTS
THROUGH COURTS
PLAT GRADUALLY
etc.

Baltimore County, Maryland, beginning at a point on the West side of Falls Road approximately 370-25 feet north of the intersection of Falls Road and Shoemaker Road, running thence Westerly 200 feet, or N 69 degrees 36' E., more or less; thence Southerly 200 feet, or N 28 degrees 15' E., more or less; thence Westerly 115 feet, or N 57 degrees 15' E., more or less; thence Northerly 220.27 feet, or N 26 degrees 8' W., more or less; thence Easterly 315 feet, or N 57 degrees 15' E., more or less; thence Southerly 20 feet, more or less; to the place of beginning together with the use in common with others for purposes of ingress and egress a 20 foot strip of land along the Northern boundary of the described property.

THIS IMAGE PAGE INCORRECTLY DISPLAYS THE CASE NUMBER AS 63-19 (1963-0019). THE CORRECT CASE NUMBER IS 63-18 (1963-0018).

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

#5901-V
63-19

District: 3rd Date of Posting: July 13, 1963
Posted for: Petition for Variance to permit side yd. of 15' and rear yd. of 20' instead of the req. 30'.
Petitioner: Zone Marking Co., Inc.
Location of property: W/M Falls Rd. 378.25' N of Shoemaker Rd.
Location of Signs: 150' South of Old Rimulco Rd (New Road) on Fall Rd West side
Remarks: Forty - Property to be zoned 200' west of Falls Road
Posted by J. S. Besser Signature Date of return: July 18, 1963
1-sign

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

No. 16578

DATE 4/15/63

TO: Cash

BILLED BY: Zoning Department of
Baltimore County

DEPOSIT TO ACCOUNT NO. 01622

QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
		\$25.00
	Petition for Variance for Zone Marking Co., Inc.	25.00
		25.00

3
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.

PETITION FOR
ZONING VARIANCE
3rd District
ZONING: Petition for a Vari-
ance to the Zoning Regulations of
Baltimore County to permit side
of 15 feet and rear yard of 20
feet instead of the required 30
feet.
LOCATION: West side of Falls
Road 378.25 feet North of Shoe-
maker Road.
DATE & TIME: MONDAY,
JULY 22, 1963 at 11:00 A.M.
PUBLIC HEARING: Room 108,
County Office Building, 111 W.
Chesapeake Avenue, Towson,
Maryland.
The Zoning Regulations to be
Section 238.2 - Side and Rear
Yards - 30 feet
The Zoning Commissioner of
excepted as follows:
Baltimore County by authority of
the Zoning Act and Regulations
of Baltimore County, will hold a
public hearing:
Concerning all that parcel of
land in the Third District of
Baltimore County, Maryland, be-
ginning at a point on the West
side of Falls Road approximately
378.25 feet north of the inter-
section of Falls Road and Shoe-
maker Road, running thence
Westerly 200 feet, or N 69 de-
grees 36' E., more or less; thence
Southerly 200 feet, or N 24 de-
grees 8' W., more or less; thence
Westerly 115 feet, or N 57 de-
grees 15' E., more or less; thence
Northerly 220.97 feet, or N 24
degrees 8' W., more or less;
thence Easterly 215 feet, or N
57 degrees 15' E., more or less;
thence Southerly 20 feet, more or
less; to the place of beginning
together with the use in common
with others for purposes of in-
gress and egress a 20 foot strip
of land along the Northern
boundary of the described prop-
erty.
Being the property of Zone
Marking Co., Inc. as shown on
plat plan filed with the Zoning
Department.
BY ORDER OF
JOHN G. ROSE,
ZONING COMMISSIONER
OF BALTIMORE COUNTY
July 12

OFFICE OF
THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Roisterstown, Md

THE HERALD - ARGUS
Catonsville, Md.

No. 1 Newburg Avenue

CATONSVILLE, MD.

July 15, 1963.

THIS IS TO CERTIFY, that the annexed 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, Mary-
land, once a week for One Week ~~SUCCESSIVE WEEKS~~ before
the 15th day of July, 1963, that is to say
the same was inserted in the issues of
July 15, 1963.

THE BALTIMORE COUNTIAN

By: Paul J. Morgan
Editor and Manager

TELEPHONE
VALLEY 3-3000

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

No. 19235

DATE 7/29/63

TO: Zone Marking Co., Inc.
6320 Falls Rd.
Baltimore 9, Md.

BILLED BY: Zoning Department of
Baltimore County

01622

DEPOSIT TO ACCOUNT NO.

QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
		\$32.00
	Advertising and posting of your property	32.00
	#5901-V	
		32.00

3
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.