

63-113-V **PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, 40 West Shopping Center, Inc., 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 _____

Section 413.2 (a) for Area
Section 413.5 (4) for Height

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

We request a variance from Section 413.2 (e) for Area to permit a total of 430 square feet of signs and from Section 413.5 (4) to permit a height of 45'.

This shopping center is on two major roads, Baltimore National Pike and Rolling Road and we request permission for one sign in the center of the property at the corner to properly identify the two major tenants. Without this sign, it will not be possible to identify the stores for traffic east bound on Baltimore National Pike.

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.

Sign Contractor:
THE TRIANGLE SIGN CO.
Address: 6325 BROADWAY AVE.
BALTIMORE 5, MD.
ATtn: Mr. J. H. HARRIS

Petitioner's Attorney _____
Proponent's Attorney _____

ORDERED BY The Zoning Commissioner of Baltimore County, this _____ day of _____, 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 the public hearing be held before the Zoning Commission of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _____, 1963, at 10:00 o'clock.

By _____
Zoning Commissioner of Baltimore County

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE Division of Collection and Receipts COURT HOUSE, TOWSON 4, MARYLAND		No. 19293 DATE 9/5/63
TO: <u>The Triangle Sign Co.</u> <u>6325 Broadway Avenue,</u> <u>Baltimore 5, Md.</u>		
BLUED BY: <u>Office of Planning & Zoning</u> <u>139 County Office Bldg.,</u> <u>Towson 4, Md.</u>	TOTAL AMOUNT \$25.00	
DEPOSIT TO ACCOUNT NO. <u>01-022</u> QUANTITY: <u>DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE</u>	COST: <u>25.00</u>	
Cost of petition for Variance to Zoning Regulations <u>\$25.00</u>		
9-563 3364 • • • TIL -		

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND
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 the following finding of facts that the requested variance should not be granted as set forth in the within petition but in place thereof the following should be granted to permit:

1. A sign 32 feet in height instead of the allowable 29 feet; and
2. The size of the sign of 170 square feet instead of the allowable 150 square feet;

the granting of which will grant relief to the petitioner without substantial injury to the public health, safety and the general welfare of the locality involved.

the above Variance should be had; and it is further appearing that the proposed variance which permits a sign 32 feet in height instead of the allowable 29 feet, and the size of the sign of 170 square feet instead of the allowable 150 square feet.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this _____ day of _____, 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 sign 32 feet in height of the allowable 29 feet; and the size of the sign of 170 square feet instead of the allowable 150 square feet.

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 _____ day of _____, 1963, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

DESCRIPTION OF PLOT FOR WHICH VARIANCE IS BEING REQUESTED
SOUTHWEST CORNER OF BALTIMORE NATIONAL PIKE & ROLLING ROAD, CATONSVILLE, MD.

BEING A PLOT OF LAND 25 FEET x 25 FEET ON THE PROPERTY AT THE SOUTHWEST CORNER OF BALTIMORE NATIONAL PIKE & ROLLING ROAD. STARTING AT A CENTER LINE INTERSECTING BALTIMORE NATIONAL PIKE & ROLLING ROAD, THENCE ALONG THE CENTER LINE OF BALTIMORE NATIONAL PIKE IN A WESTERLY DIRECTION FOR A DISTANCE OF 185 FEET TO A POINT AND THEN SOUTHERLY FOR A DISTANCE OF 1/5 FEET TO THE POINT OF THE BEGINNING OF THE SIGN. SAID PLOT RUNNING EASTERLY AND WESTERLY FOR A DISTANCE OF 12.5 FEET AND SOUTHERLY FOR A DISTANCE OF 25 FEET.

PETITION FOR ZONING VARIANCE
1st District
ZONING: Petitioner for Variance to the Zoning Regulations of Baltimore County to permit a total of 430 square feet in area instead of the required 150 square feet and to permit a height of 45 feet instead of the allowed 29 feet.
LOCATION: Southwest corner of Baltimore National Pike and Rolling Road.
DATE & TIME: WEDNESDAY, OCTOBER 30, 1963 at 10:00 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.
The Zoning Regulations to be excepted as follows:
Section 413.2 (a) - Height - 29 feet.
Section 413.5 (4) - Height - 25 feet.
The Zoning Commissioner of Baltimore County, in accordance with the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the above petition on the 14th day of October, 1963, at 10:00 A.M. in the First District of Baltimore County.
Being a plot of land 25 x 25 feet on the property at the southwest corner of Baltimore National Pike and Rolling Road, thence along the center line of Baltimore National Pike in a westerly direction a distance of 185 feet to a point and then southerly for a distance of 1/5 feet to the point of the beginning of the sign. Said plot running easterly and westerly for a distance of 12.5 feet and southerly for a distance of 25 feet.
Shops, Center, as shown on plat plan with the Zoning Department.
BY ORDER OF
JOHN G. ROSE
ZONING COMMISSIONER OF BALTIMORE COUNTY
Oct. 11

OFFICE OF THE BALTIMORE COUNTMAN
THE COMMUNITY NEWS
Baltimore, Md.
THE HERALD - ARGUS
Catonville, Md.
No. 1 Newburg Avenue
CATONSVILLE, MD.
October 14, 1963.

THIS IS TO CERTIFY, that the annexed advertisement of John G. Rose, Zoning Commissioner of Baltimore County was inserted in THE BALTIMORE COUNTMAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for One Week successive weeks before the 14th day of October, 1963, that it is to say the same was inserted in the issues of
October 11, 1963.
THE BALTIMORE COUNTMAN
By Paul J. Morgan
Editor and Manager

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

To: Mr. John G. Rose, Zoning Commissioner Date: 9/29/63 11, 1963

From: Mr. James H. Corralle, Zoning Director

SUBJECT: 40 West Shopping Center, Inc.
Request for Variance to permit a total of 130 square feet in area instead of the required 150 square feet; and to permit a height of 45 feet instead of the allowed 29 feet. Southwest corner of Baltimore National Pike and Rolling Road. Being property of 40 West Shopping Center.

1st District

REMARKS: Wednesday, October 30, 1963 (10:00 A.M.)

The Planning staff will offer no comment with respect to the subject petition.

Office

63-113-V **CERTIFICATE OF PUBLICATION**

BALTIMORE COUNTY, MD. Oct. 10, 1963

THIS IS TO CERTIFY, that the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Md. once in each of One successive weeks before the 30th day of October, 1963, the first publication appearing on the 10th day of October 19 63

THE TIMES

By John M. Martin
Editor
John M. Martin
Cost of Advertisement \$ 17.00
Purchase Order T 1859
Requisition No. 1059

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

No. 20205
DATE 10/21/63

TO: The Triangle Sign Company
P.O. Box 1333
6325 Broadway Ave.
Baltimore 5, Md.

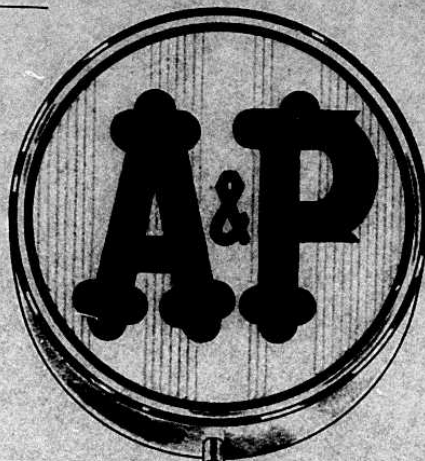
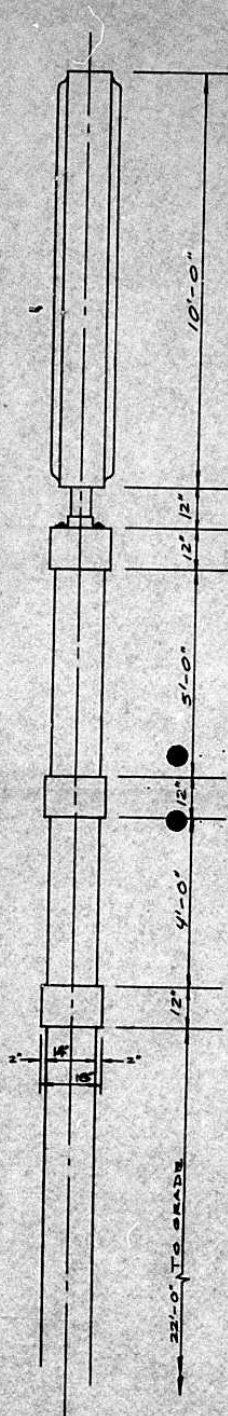
BY ORDER: Zoning Department of Baltimore County

DEPOSIT TO ACCOUNT NO.	QUANTITY	DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT
01-022		Advertising and posting of property for 40 West Shopping Center	35.00
		63-113-V	
		10-143 3-62 • • • TIL -	38.00

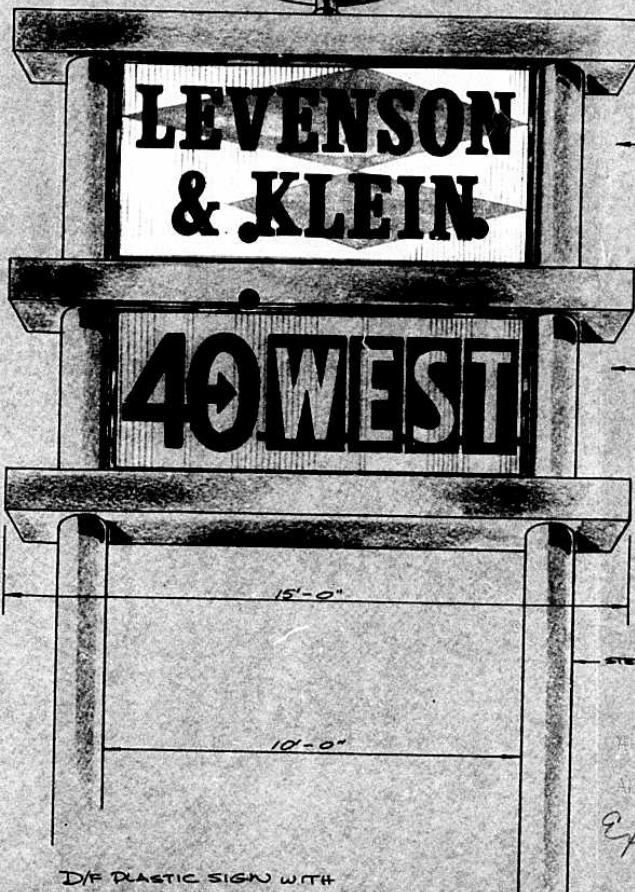
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND
PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

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

District: 1st Date of Posting: October 12, 1963
 Posted for: Petition for Variance to permit 430 sq. ft. in area instead of 150 sq. ft.
 Petitioner: 40 West Shopping Center, Inc.
 Location of property: SW cor. of Balto. Nat. Pike & Rolling Rd.
 Location of Sign: SW cor. of Balto. Nat. Pike & Rolling Rd.
 Remarks: _____
 Posted by: J. L. Rose Date of return: October 12, 1963
 Signature _____



D/F 10'-0" A+P "LOWPOP"



METAL TRIM

18" BLACK PLEXIGLAS LTRES. --
#3324 AQUA PLEX. DESIGN BEHIND
LETTERS -- ALL ON WHITE C-1
CORRUGATED PLEXIGLAS

110" - 35" #2415 RED PLEXIGLAS
WITH BLACK PLEX. ARROW --
"WEST" - 27" ROUTED-OUT WHITE LTRES.
FROM 35" #2306 TURQ. PLEX.
2" BLK. PLEX. STRIP THRU PANELS

15'-0"

10'-0"

STEEL POLES

D/F PLASTIC SIGN WITH
GIMLINE LAMP ILLUMINATION

40'
50'
17'

OCT 30 '63



PROPOSED D/F IDENTIFICATION SIGN FOR '40 WEST SHOPPING CENTRAL	
DRAWN GREGG M. WOOD	TRIANGLE SIGN CO.
DATE 10/15/63	6325 EDDMAN AVENUE P.O. BOX 4133 BALTIMORE 6, MARYLAND Phone T-2300
SCALE 1/2" = 1'-0"	DRG. NO. 10174