HE: PSTITION FOR REPLASSIFICATION from TR-LOW to TR-AW and "N-L" Zones - N. E. Side Reistors-town Hoad and W.S. Graddock Lune, 3rd District -Valley Yerns, Ltd., ZONTING CONTRACTORION OF BALFINORE COUNTY

ORDER OF DISMISSAL

The petitioner in the aforegoing case has withiraum its petition and the matter is dismissed without projudice.

Zoning Commissioner of Baltimore County

No. 19201

BALTIMONE COUNTY, MARYLAND OFFICE OF FINANCE DATE 7/10/63 TELEPHONE COURT HOUSE TOWSON 4, MARYLAND DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE

Potition for Reclassification for Valley Pares, Ltd. 1-1063 1171 · · · TIL-0.00 INPORTANT! MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAL TODIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, PLEASE RETURNUPPER SECTION OF THIS BILL WITH YOUR RESITTANCE.

Valley Farms, Ltd. Craddock Lane and Reisterstown Road

the Baltimore County Code.

REFORE THE ZONING COMMISSIONER

OF

BALTIMORE COUNTY

Case No. 63-169-R

MOTION

The Petitioner herein moves that its petition in the within case

be permitted to be withdrawn without prejudice and for reason therefore assigns that the proposed hearing of December 20th would have been in violation of Section 23-22, Subparagraph (b) of the 1962 Supplement of

> John Warfield Armiges 406 Jefferson Building Towson 4, Maryland VAlley 5-7666 Attorney for Petitioner

I HEREBY CERTIFY, that I have named a copy of the afore-going Motion to be seen to gene the Drotesmath sixt of 20th day of December, 1938, by the Drotesmath sixt of 20th day of December, 1938, by Control of a control of a control of a control of a control Calboun Bond, Esq., 1958 Baustein Building, Baltimore 2, Maryland, and R. Taylow McLean, Esq., Competil Building, Towess 4, Maryland,

20 John Warfield Azmiger

PETITION FOR ZONING RE-CLASSIFICATION 123-14915 AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

MAP I, or we, Valley Farms, Ltd legal owners, of the property situate in Ballimo 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 4E-2-2 to an RASBL to the Zoning Law of Baltimore County, from an _____ R-40 R. A and B. L. ...zone; for the following reasons 12/3/63

Error in original zoning in adoption of Third District Land Use Map, as exemplified by:

(2) Changes in neighborhood

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 re-classification and/or Special Exception advertising,

regulations and restrictions of Baltimore County a	ther agree to and are to be bound by the zoning adopted pursuant to the Zoning Law for Baltimore
County.	and the partition
***************************************	VALLEY FARMS, Ltd., a co-partnership
Contract purchaser	By John Warfield Armilesal Owner
Address	Address Towson 4 Maryland
Artunia.	Poll 12
John Wanfiel Profes	cache band

John Warfield Armiger Po 106 Jefferson Building Towson 4, Md. VA 57666 Nayword Proteston's Attorney 6 to Bet Fall Rd Bellowere 4. Mary taris ORDERED By The Zoning Cor missioner of Baltimore County, this 9th, 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 property be posted, and that the public hearing be had before the Zoning



20th day of December ..., 196.3 at 10:00 clock 951 Gre 12/20/13

County in Room 106, County Office Building in Towson, Baltimore

INTER-OFFICE CORRES Baltimore County, Maruland Towson 4, Maryland

Date December 27; 1963

- DEC 30 '83 4

Mr. John G. Rose Bugene J. Clifford

SUBJECT: Zoning Petition #63-169-R Northeast side of Reisterstown Road and West side of Craddock Lane

The plan, dated June 29, 1963 and revised December 12, 1963, delineating the area and proposed features of the subject petition has been reviewed.

Development of this property in the manner shown will result in rather intensive need for access and egress will result in rather intensive need for access and egress the state of the sta

Construction of the relocation of McDonough Road -Craddock Lean and the improvements to Reinterstown Road previously described are considered minimum requirements. Furtherzors, it would sees seantial to coordinate the design for the property on the southwest side of Reisterstown Road (currently zone) for commercial use).

The proposed division of this property into Parcels "A" and "B" defines a pattern of access and circulation via public or private roads that would restrict or limit access and circulation to and from adjacent properties and their frontage roads.

Eugene J. Clifford Chief Bugene J. Clifford Chief Division of Traffic Engineering

Water Supply

trustares levelopment

Associates

Crarte W. Bull Robert W. Corlon Leonard M. Gloss Norman P. Horrmann

Paul Lee Paul S. Smeton

CHILDS & ASSOCIATES, INC. Latinore - Surveyore - Ste Planere 2129 N. Charles St. - Baltimore 18, Marshaul

DESCRIPTION

#63-169 R PART OF DAVID'S. BROWN, "ET AL", PROPERTY WEST OF CRADOCK LANE NORTHEAST OF REISTERSTOWN ROAD

MAP THIRD ELECTION DISTRICT, BALTIMORE COUNTY, MD. SE 4.2-6

Present Zoning: R-40 Proposed Zoning: BL

BAFBL Beginning for the same at a point on the northeast side of Reisterstown Road as laid out 66 feet wide said point being at the intersection of the second or N. 34° 23' W., 765.01 foot line of the 60.890 acre tract, which by deed dated October 23, 1962 and recorded among the Land Records of Baltimore County in Liber W. J. R. No. 4063, Folio 468 was conveyed by Thomas Cradock Jensen and Julia B. Jensen, his wife, to David S. Brown, "et al" and the fifth line of the existing zoning description 3 BL 13 said point of beginning being also N. 34° 23' W., 325 feet, more or less, as measured along said second line and along the northeast side of Reisterstown Road from the intersection thereof with Cradock Lane, as referred to in said deed, running thence binding on a part of said second line and also binding on the third, fourth, fifth, sixth and a part of the seventh lines of ntioned land and also binding on said northeast side of Reisters town Road the six following courses and distances (1) N. 34° 23' W., 440

feet, more or less, (2) N. 35° 04' W., 270,00 feet (3) N. 36° 01' W., 387. 96 feet (4) N. 36* 32' 20" W., 166. 58 feet (5) N. 37* 04' 40" W., December 16, 1963

John Warfield Armiger, Esq. Jefferson Building Towson h, Maryland

Re: Petition for Valley Farms, Ltd. #63-169-R

The Zoning Advisory Committee, December 13, 1963 have the following comments to make, in reference to the above

Bursus of Engineering: Nr. George Saiar, stated that the Garrison Sub intermeptor (see plans 59-1255), will provide searer for a sign to 150 feet, some or less, of the Frontage along intertween Subset of the Saiar Sa

Yours very truly,

JARES E. DYEN

TECHILOS & ASSOCIATES, INC. harles St. - Baltimore 13, Maryla #63-169 R Page Two

1385. 19 feet and (6) N. 38° 49' 40" W., 15.56 feet, thence leaving said northeast side of Reisterstown Road and running for lines of division the seven following courses and distances (1) N. 52* 551 20" E. MAP 408.45 feet (2) S. 37* 04' 40" E., 800.00 feet (3) S. 3* 04' 40" E., 180.00 5Et.2-6 feet (4) S. 37 * 04' 40" E., 775. 00 feet (5) S. 77 * 04' 00" E., 223.00 feet (6) S. 35* 04' E., 620, 00 feet and (7) S. 72* 43' 30" E., 69, 00 feet to a point 12/5 63 on the first line of the land above referred to said point being also N. 14° 16' 30" E., 670 feet, more or less from the end of said first line and from the northeast side of said Reisterstown Road, thence binding on a part of said first line and within the right of way of Cradock Lan S. 14° 16' 30" W., 420 feet, more or less, to a point on the fourth line of said existing zoning description, thence binding on a part of said fourth line

GAV: sbr

192 feet, more or less to the place of beginning.

northwesterly 155 feet, more or less to the beginning point of the fifth line of said existing zoning description, thence binding on a part thereof southwesterly

6/20/63

J. O. #62179



JOHN B. FUNE, PAUL A BAILEY LANSCALE & CLASETY THOMAS N. EAT JOHN J. HEWILLEN WILLIAM B. OWINGS

Citate | Blown M. Proper CONST.A. COLESIAN. STATE OF MARYLAND ZONING MUNICIPALITY STATE ROADS COMMISSION 300 WEST PRESTON STREET BALTIMORE I. MD.

December 18, 1963

Mr. John G. Rose Zoning Commissioner County Office Building Towson, Maryland 21204 RE: Route 140 Northeast side of Reinterstown Road West of Craddock Lane R-40 Zone to R-4 and B-L Zones Zoning Petition No. 63-169-R

Day of James de Assessed

Dear Mr. Roses

A review of the subject petition indicates that access from Relateratown Road does not meet with the approval of the State Roads Commission.

Because, the access from Reistorstown Road may involve interior patterns, it is requested that if the Zoning Commissioner should see fit to grant the reclassification, that the site plan and plans for egress and ingress be made subject to the approval of the State Roads Commission.

Thank you for your cooperation.

Very truly yours, Charles Lee, Chief Development Engineering Section Mas X. Allen BY: John L. Duerr Asst. Development Engineer

JLD/nls



MATER & BRIEFERD LANGUALE D. CLASETT JOHN 7 WINNITEN

STATE OF MARYLAND STATE ROADS COMMISSION 300 WEST PRESTON STREET BALTIMORE I, MD.

C.R.PEASE. A B GOMDON C. L. MANNEW JOSEPH D. BUSCHER,

December 18, 1965

Fortheast cide of Reisterstown Road Hest of Creddock Lame R-40 Jone to R-4 and R-L Jones Soming Putition Ro. 65-189-2

A review of the subject petition indicates that access from Reisterstown Road does not meet with the approval of the State Roads Commission.

Because, the access from Reisterstown Road may invalve interior patterns, it is requested that if the Reming Commissioner should see fits to grant the reclassification, that the site plan and plans for egrees and ingress be made subject to the approval of the State Read Commission.

Thank you for your cooperation.

Yory truly yours, Charles Lee, Chief Development Enrineering Section

BY: John L. Duerr Asst. Development Engineer

JLD/nls



No. 21552 DATE 1/22/64

COURT HOUSE TOWSON : MARYLAND Valley Ferns, Ltd. Motin Marfield Armiger, Req. Jefferson Building

Courses h, Hd.

DEPOSIT TO A		\$105.00
Berlin Control	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	
	Advertising and posting of your property #63-169-2	105,00 -
	PAGE - Submers County, City - County Feeding	
	1-2264 6940 · 21552 · 1XP- 1	05.00
	3	

#63-169-H

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

District3rd	Date of Posting Nov. 29, 1963.
Posted for petition-for-Reclassification C	rom-R-40 to R.A. & R.
Petitioner: Vallay Farms, Ltd.	
Location of property: ME/S. of He istershown . Nd.	& N/A of Graddock Lane
Location of Signs. (1)-1500. N. of Reisterslow (2) N/W corner of Graddock Lane & Reist (3)-N/S Rejeterslown-Ri, opposite entra	a. ad. on W/S of Graddock Lane
Remarks:	
Doctor No.	Date of return Pec. 5, 1963
The second secon	

63-169

CERTIFICATE OF PUBLICATION

The Zeeling Commissioner of Baltimore County, by authority of the Zening Act and Regulations of Baltimore County, will hold a pathle bearing concerning all that parcel of land in the Third District of Baltimore TOWSON, MD. November 29, 19 63 Present Zoning: R-10 Proposed Zenter B.A

Proposed Zeology, R.A.

Regioning for the same at a point on
the first of Little Core and a point on
the first of Little Core Tract, which for
oded dated Colober 73, 1912 and recorded
among the Lead Records of Ballisaries
are conveyed by Thomas Credebic Jensen,
and Julia B. Jensen, Subst. David S.,
forcer., "et al." you become conforcer. "et al." you become conforcer. "et al." you become concontrolled to be and date," and point of the
forcer to be and date," and point of the
coloniar being N. 1. " to "o "E. C. 10 cer. THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., once in cook ors 1 time mesoscoproposes before the 20th goneing being N. It is in the red of said first time and from the intersection of the narthday of December 19 63 , the foot publication has and from the intersection of the north-test side of Steleptstrew Bond as laid out to feet wide and said Craddock Lain, rea-ning theory the seven following coverse and distances (1) N. 72° 42° 10° W, 53.65 feet (2) N. 32° 60° W, 52.60 feet (3) N. 52° 60° W, 727.60 feet (4) N. 12° 01° 60° W, 727.60 feet (4) N. 32° 40° W, 338.61 feet (4) N. 22° 42° 40° W, 58.65.65 feet and (5) N. 52° 52° 50° W, 438.61 feet feet and (5) N. 52° 52° 50° W, 40° 818.61 feet appearing on the 29th day of Navember

THE JEFFERSONIAN.

Cost of Advertmement, 8

Present Zoning: R-10 Proposed Zoning: 81. Beginning for the same at a point of the northeast side of Estatevision Roses is laid out 64 fort wide said point bein it the independent of the second of N. 31

Later said point being also on the seventh line of the aforementioned land, thence

fort and (11 N, 10° 11° W, 118-71° feet, better leaving under methods side of Rein-tersteense Rand and Minding on the entitles of anid land the stable following courses of anid land the stable following courses (12 K, 10° 10° K, 192.11° feet (21 N, C 22 K, 10° 10° K, 192.11° feet (21 N, C 22 K, 10° 10° K, 192.11° feet (21 N, 52 K, 10° 10° K, 192.11° feet (21 N, 52 K, 10° 10° K, 192.11° feet (21 N, 12° 10° K, 10° K, 10° 10° K, 10° 10° K, 10° 10° K, 12° 10° K, 10° K, 10° K, 10° K, 10° K, 10° 10° K, 12° 10° K, 12° 10° K, 10

ZONING from H-10 to HA. and BL

JOHN G. BOSE

NO PLAT IN THIS FOLDER

: MICROFILM --