

RE: PETITION FOR SPECIAL EXCEPTION
N/E Side Paradise Ave., 1042'
N. Wilkins Ave., 1st District -
B.Z.M. Corporation, Petitioner
No. 5895-A. 63-12-X

It is this 17th day of May, 1965, by the Zoning Commissioner of Baltimore County, ORDERED that the special exception granted July 12, 1963, in the above entitled matter, be and the same is hereby extended for a period of two (2) years beginning July 12, 1965 and expiring July 12, 1967.

[Signature]
Zoning Commissioner of
Baltimore County

It is this 1st day of June, 1967, by the Zoning Commissioner of Baltimore County, ORDERED that the special exception in the above matter, be and the same is hereby extended from July 12, 1967 to July 12, 1968.

[Signature]
Zoning Commissioner of
Baltimore County

FRED E. WALDROP
ATTORNEY AT LAW
MARINE BUILDING
TOWSON, MARYLAND 21204
VALLEY 8-8878

May 14, 1965

Mr. John G. Rose,
Zoning Commissioner of Baltimore County
County Office Building
Towson, Maryland 21204

Re: B.Z.M. Corporation for reclassification from
R-10 to R-A Zone NE/5 Paradise Avenue SW of
Baltimore County Beltway 1st District -64-155-8

Dear Mr. Rose:

Please extend the special exception that was granted to the B.Z.M. Corporation for a nursing home at the above location.

Sincerely,

[Signature]
Fred E. Waldrop

FEW:bc

RE: PETITION FOR SPECIAL EXCEPTION
FOR CONVALESCENT HOME AND
PRIVATE COLLEGE (The Institute
for Medical & Scientific Research)
N.E. Side Paradise Ave., 1042'
N. Wilkins Avenue,
First District B.Z.M. Corp.
Petitioner

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 5895-A
63-12-X

AMENDED ORDER

The original petition requesting change from "R-10" Zone to "R-A" Zone specified Research Laboratory in "R-10" Zone, Nursing Home and Staff House in "R-A" Zone. This was amended and approved July 12, 1963 by John G. Rose, Zoning Commissioner. Through inadvertence or oversight the Staff House in the "R-10" Zone was omitted. This amended Order is now to read:

* A Special Exception for Convalescent Home, Private College and Staff House.

Date: June 14, 1964

[Signature]
Zoning Commissioner of
Baltimore County

BALTIMORE COUNTY, MARYLAND INTER-OFFICE CORRESPONDENCE

Mr. John G. Rose, Zoning Commissioner Date: June 27, 1963
Mr. George E. Gavrilis, Deputy Director

SUBJECT: #5895-A. R-10 to R-A and Special Exception for
Research Laboratory on R-10 zone and a Nursing Home
and Staff House on the R-A zone. Northeast side of
Paradise Avenue 1042 feet Northwest of Wilkins Avenue.
Being property of the Monument Realty Corporation.

33rd District

REMARKS: Wednesday, July 10, 1963 (1:00 P.M.)

The Planning staff has reviewed the subject petition for Zoning Reclassification from R-10 to R-A together with Special Exceptions. The proximity of the subject property to the Spring Grove facilities makes it apparently logical for the uses requested. If granted, the granting should be conditioned upon approval of site plans and access by the appropriate County agencies.

RE: PETITION FOR SPECIAL EXCEPTION
FOR CONVALESCENT HOME AND
PRIVATE COLLEGE (The Institute
for Medical & Scientific Research)
N.E. Side Paradise Ave., 1042'
N. Wilkins Avenue,
First District of Baltimore
County - B.Z.M. Corporation,
Petitioner

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY
No. 5895

The petitioner in the above entitled matter requested a special exception for a Convalescent Home and Private College (The Institute for Medical and Scientific Research), on property located on the northeast side of Paradise Avenue 1042 feet north of Wilkins Avenue, in the First District of Baltimore County.

Testimony presented at the hearing on July 10, 1963, indicated that the petitioner has met all the requirements of Section 502.1 of the Baltimore County Zoning Regulations, therefore, the special exception should be granted.

The request for the change in zoning from an "R-10" Zone to an "R-A" Zone was withdrawn.

It is this 1st day of July, 1963, by the Zoning Commissioner of Baltimore County, ORDERED that a Special Exception for a Convalescent Home and Private College (The Institute for Medical and Scientific Research) should be and the same is hereby granted from and after the date of this Order, subject to approval of the site plan for the development of the subject property by the Bureau of Public Services and the Office of Planning and Zoning.

[Signature]
Zoning Commissioner

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND		No. 17745 DATE 5/7/63
TO: Ira A. Steger, Inc. Cockeysville, Maryland	BILLED Zoning Department of Baltimore County	
REPORT TO ACCOUNT NO. 01622	DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE	QUANTITY 1
QUANTITY	Petition for Reclassification & Special Exception for The Monument Realty Corp.	50.00
		50.00
PLEASE RETURN TO BALTIMORE COUNTY, MARYLAND COURT HOUSE, TOWSON 4, MARYLAND WITH YOUR REMITTANCE.		

MICROFILMED

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 1352 Date of Posting: June 21, 1963
Posted for: Petition for Reclassification from R-10 to R-A
Petitioner: Monument Realty Corp.
Location of property: NE/5 Paradise Ave. 1042' NW of Wilkins Ave.
Location of Sign: NE/5 Paradise Ave. 1042' NW of Wilkins Ave.
Remarks: Petition for special exception for Research Laboratory on R-10 & Staff House on R-A zone. Northeast side of Paradise Avenue 1042 feet Northwest of Wilkins Avenue. Being property of the Monument Realty Corporation.
Posted by: *[Signature]* Date of return: June 21, 1963

MICROFILMED

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

X or we, B.Z.M. Corporation, as Petitioner, 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 reclassified, pursuant to the Zoning Law of Baltimore County, from an _____ zone to an _____ zone for the following reasons:

To amend Petition No. 5895 heretofore filed by the Petitioners on May 3, 1963 to eliminate the request for re-classification of the described property from R-10 to R-A and to further eliminate from said Petition the request for a Special Exception for a laboratory and in lieu thereof substitute a request for a Special Exception for a private college as provided for in Section 502.2 of the Zoning Regulations of Baltimore County, said college to be known as The Institute for Medical and Scientific Research, and to further amend the said Petition to eliminate the request for a Special Exception for a nursing home and in lieu thereof substitute a request for a Special Exception for a convalescent home as provided in Section 502.2 of the Zoning Regulations of Baltimore County.

and/or 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, 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.

B.Z.M. Corporation
Oscar Zerewski, President
Address: 1301 Marmat Road, Balto., Md.
Maurice W. Baldwin
Duncan Ridge, Towson 4, Md.
Petitioner's Attorney

Legal Owner
Protestant'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 property be posted, and that the public hearing be held before the Zoning Commissioner of Baltimore County in Room 109, County Office Building in Towson, Baltimore County, on the _____ day of _____, 1963, at _____ o'clock P.M.

[Signature]
Zoning Commissioner of Baltimore County

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND		No. 21694 DATE 5/7/63
TO: Maurice W. Baldwin, Esq. "Maurice Building" Towson 4, Maryland	BILLED Zoning Department of Baltimore County	
REPORT TO ACCOUNT NO. 01622	DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE	QUANTITY 1
QUANTITY	Advertising and posting of property for The Monument Realty Corp.	125.00
		125.00
PLEASE RETURN TO BALTIMORE COUNTY, MARYLAND COURT HOUSE, TOWSON 4, MARYLAND WITH YOUR REMITTANCE.		

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.

MICROFILMED

RE: PETITION FOR SPECIAL EXCEPTION
N/E Side Paradise Ave., 1042'
N. Wilkins Ave., 1st District -
B.Z.M. Corporation, Petitioner
No. 5895-X. 63-12-X

It is this 17th day of May, 1965, by the Zoning Commissioner of Baltimore County, ORDERED that the special exception granted July 12, 1963, in the above entitled matter, be and the same is hereby extended for a period of two (2) years beginning July 12, 1965 and expiring July 12, 1967.

[Signature]
Zoning Commissioner of
Baltimore County

It is this 17th day of June, 1967, by the Zoning Commissioner of Baltimore County, ORDERED that the special exception in the above matter, be and the same is hereby extended from July 12, 1967 to July 12, 1968.

[Signature]
Zoning Commissioner of
Baltimore County

RE: PETITION FOR SPECIAL EXCEPTION
FOR CONVALESCENT HOME AND
PRIVATE COLLEGE (The Institute
for Medical & Scientific Research)
N.E. Side Paradise
Ave., 1042' N. Wilkins Avenue,
First District 1st Dist. Corp.
Petitioner

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY

No. 5895-X
63-12-X

AMENDED ORDER

The original petition requesting change from "R-10" Zone to "R-10" Zone specified Research Laboratory in "R-10" Zone, Nursing Home and Staff House in "R-10" Zone. This was amended and approved July 12, 1963 by John G. Rose, Zoning Commissioner. Through inadvertence or oversight the Staff House in the "R-10" Zone was omitted. This amended Order is now to read:

"A Special Exception for Convalescent Home, Private College and Staff House".

[Signature]
Zoning Commissioner of
Baltimore County

Date: June 17, 1967

RE: PETITION FOR SPECIAL EXCEPTION
FOR CONVALESCENT HOME AND
PRIVATE COLLEGE (The Institute
for Medical & Scientific Research)
N.E. Side Paradise
Ave., 1042' N. Wilkins Avenue,
First District of Baltimore
County - B.Z.M. Corporation,
Petitioner

BEFORE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY

No. 5895

The petitioner in the above entitled matter requested a special exception for a Convalescent Home and Private College (The Institute for Medical and Scientific Research), a property located on the northeast side of Paradise Avenue 1042 feet north of Wilkins Avenue, in the First District of Baltimore County.

Testimony presented at the hearing on July 10, 1963, indicated that the petitioner has met all the requirements of Section 54.1 of the Baltimore County Zoning Regulations, therefore, the special exception should be granted.

The request for the change in zoning from an "R-10" Zone to an "R-10" Zone was withdrawn.

It is this 17th day of July, 1967, by the Zoning Commissioner of Baltimore County, ORDERED that a Special Exception for a Convalescent Home and Private College (The Institute for Medical and Scientific Research) should be and the same is hereby granted from and after the date of this Order, subject to approval of the site plan for the development of the subject property by the Bureau of Public Services and the Office of Planning and Zoning.

[Signature]
Zoning Commissioner

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

TO: Mrs. C. Hickey, Inc.
Cockeysville, Maryland

DATE 5/2/65

INVOICE No. 17745

EXHIBIT TO ACCOUNT NO.	QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	AMOUNT	COST
01622		Petition for Reclassification & Special Exception for The Monument Realty Corp.	\$50.00	
				\$0.00

LEASE RETURN...

MICROFILMED

MAILED TO BALTIMORE COUNTY, MARYLAND
RECEIVED, COURT HOUSE, TOWSON 4, MARYLAND
YOUR REMITTANCE.

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District... 13th... Date of Posting... 5-2-65

Posted for: Petition for Reclassification from R-10 to R-10 and Special Exception for Research Laboratory on R-10 and a Nursing Home and Staff House on the R-10 zone, Northeast side of Paradise Avenue 1042 Feet Northwest of Wilkins Avenue, Being property of the Monument Realty Corporation.

Petitioner: The Monument Realty Corp.

Location of property: N.E. Side Paradise Ave., 1042' N.W. of Wilkins Ave.

Location of Sign: 1042' N.W. of Wilkins Ave., 1042' N.W. of Wilkins Ave.

Sign: 1042' N.W. of Wilkins Ave., 1042' N.W. of Wilkins Ave.

Posted by: [Signature]

Date of return: 5-2-65

MICROFILMED

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

X or we, B.Z.M. Corporation, of the property situated 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 reclassified, pursuant to the Zoning Law of Baltimore County, from an... zone to an... zone, for the following reasons:

To amend a Petition No. 5895 heretofore filed by the Petitioners on May 3, 1963 to eliminate the request for re-classification of the described property from R-10 to R-40 and to further eliminate from said Petition the request for a Special Exception for a laboratory and in lieu thereof substitute a request for a Special Exception for a private college as provided for in Section 208.2 of the Zoning Regulations of Baltimore County, said college to be known as The Institute for Medical and Scientific Research, and to further amend the said Petition to eliminate the request for a Special Exception for a nursing home and in lieu thereof substitute a request for a Special Exception for a convalescent home as provided in Section 206.2 of the Zoning Regulations of Baltimore County.

and/or from Special Exception under the said zoning regulations of Baltimore County, to use the described property for:

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expense 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.

B.Z.M. Corporation
Contract Purchaser
Garcia Zervitz, Inc. Contract purchaser
Address: 3303 Marnat Road, Balto., Md. Address: _____
Maurice W. Baldwin
Duncan Bldg., Towson 4, Md.
Petitioner's Attorney
Legal Owner
Petitioner's Attorney

Address: _____
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 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... day of... 1963, at 10:00 o'clock A.M.

[Signature]
Zoning Commissioner of Baltimore County

MICROFILMED

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

TO: Maurice W. Baldwin, Esq.
Monroe Building
Towson 3, Maryland

DATE 4/2/68

INVOICE No. 21694

EXHIBIT TO ACCOUNT NO.	QUANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE	AMOUNT	COST
01622		Advertising and posting of property for The Monument Realty Corp.	\$125.00	
				\$0.00

LEASE RETURN...

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.

MICROFILMED

FRED E. WALDROP
ATTORNEY AT LAW
FARMING BUILDING
TOWSON, MARYLAND 21204
VALLEY 9-8676

May 14, 1965

Mr. John G. Rose,
Zoning Commissioner of Baltimore County
County Office Building
Towson, Maryland 21204

Re: B.Z.M. Corporation for reclassification from R-10 to R-40 Zone NE'S Paradise Avenue SW of Baltimore County Highway 1st District -44-155-2

Dear Mr. Rose:

Please extend the special exception that was granted to the B.Z.M. Corporation for a nursing home at the above location.

Sincerely,

[Signature]
Fred E. Waldrop

FEW:bcb

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. John G. Rose, Zoning Commissioner Date: June 27, 1963
Mr. George E. Garveris, Deputy Director

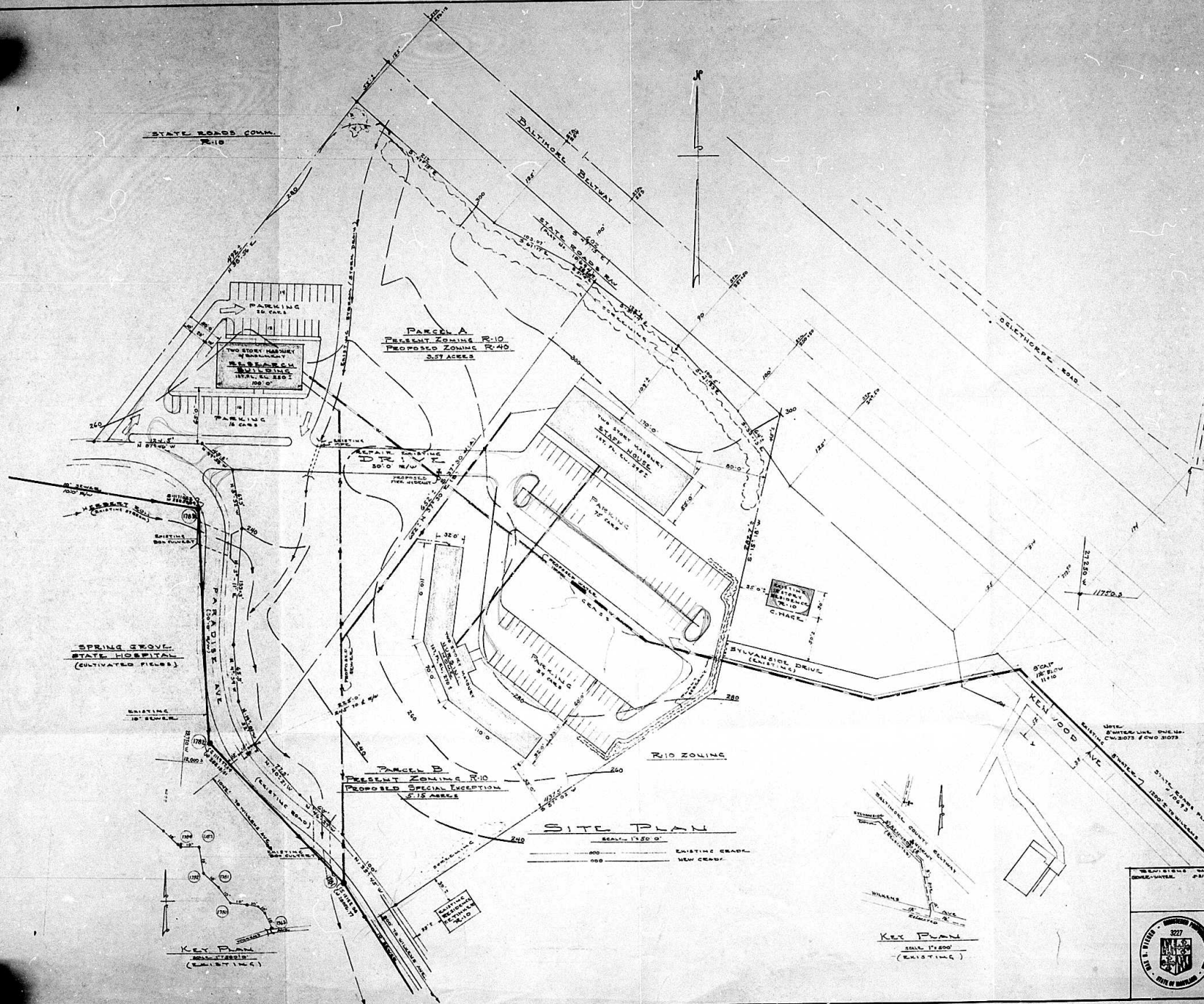
RE: 5895-X. R-10 to R-40 and Special Exception for Research Laboratory on R-10 zone and a Nursing Home and Staff House on the R-10 zone, Northeast side of Paradise Avenue 1042 Feet Northwest of Wilkins Avenue, Being property of the Monument Realty Corporation.

13th District

HEARLH: Wednesday, July 10, 1963 (1:00 P.M.)

The Planning staff has reviewed the subject petition for Zoning Reclassification from R-10 to R-40 together with Special Exceptions. The proximity of the subject property to the Spring Grove Facilities makes it apparently logical for the uses requested. If granted, the granting should be conditioned upon approval of site plans and access by the appropriate County agencies.

MICROFILMED



PARKING DATA:

Research Building: 5,000 sq. ft./floor - 15,000 sq. ft.
 Required: One space per each 500 sq. ft. of ground floor
 One space per each 500 sq. ft. of upper floor
 Total required parking spaces: 36
 Provided: 44 spaces

Nursing Home: 20,500 sq. ft. total floor area - 100 beds
 Required: One space per each 10 beds (100 beds @ 1/10 equals 10 spaces)
 Total required parking spaces: 10
 Provided: 39 spaces

Staff House: 18,700 sq. ft. floor area - 50 units
 Required: One space per each unit (50 units @ 1/each equals 50 parking spaces)
 Total required parking spaces: 50
 Provided: 75 spaces (guest parking)

ZONING DATA:

Location: Paradise Avenue near Wilkens Avenue
 First Election District

Present Zoning: R-10

Proposed Zoning: Parcel "A" (3.59 acres) R-40 with special exception.
 Parcel "B" (5.15 acres) R-10 with special exception.

NOTES:

This plan has been compiled from deeds and other sources and is not intended to represent an authentic property survey.

SITE PLAN

SCALE: 1"=50' 0"

— 000 — EXISTING GRADE
 — 000 — NEW GRADE

KEY PLAN

SCALE: 1"=200'
 (EXISTING)

ZONING MAP

B.Z.M. CORPORATION
 501 EQUITABLE BUILDING

OWNER: B.Z.M. CORPORATION

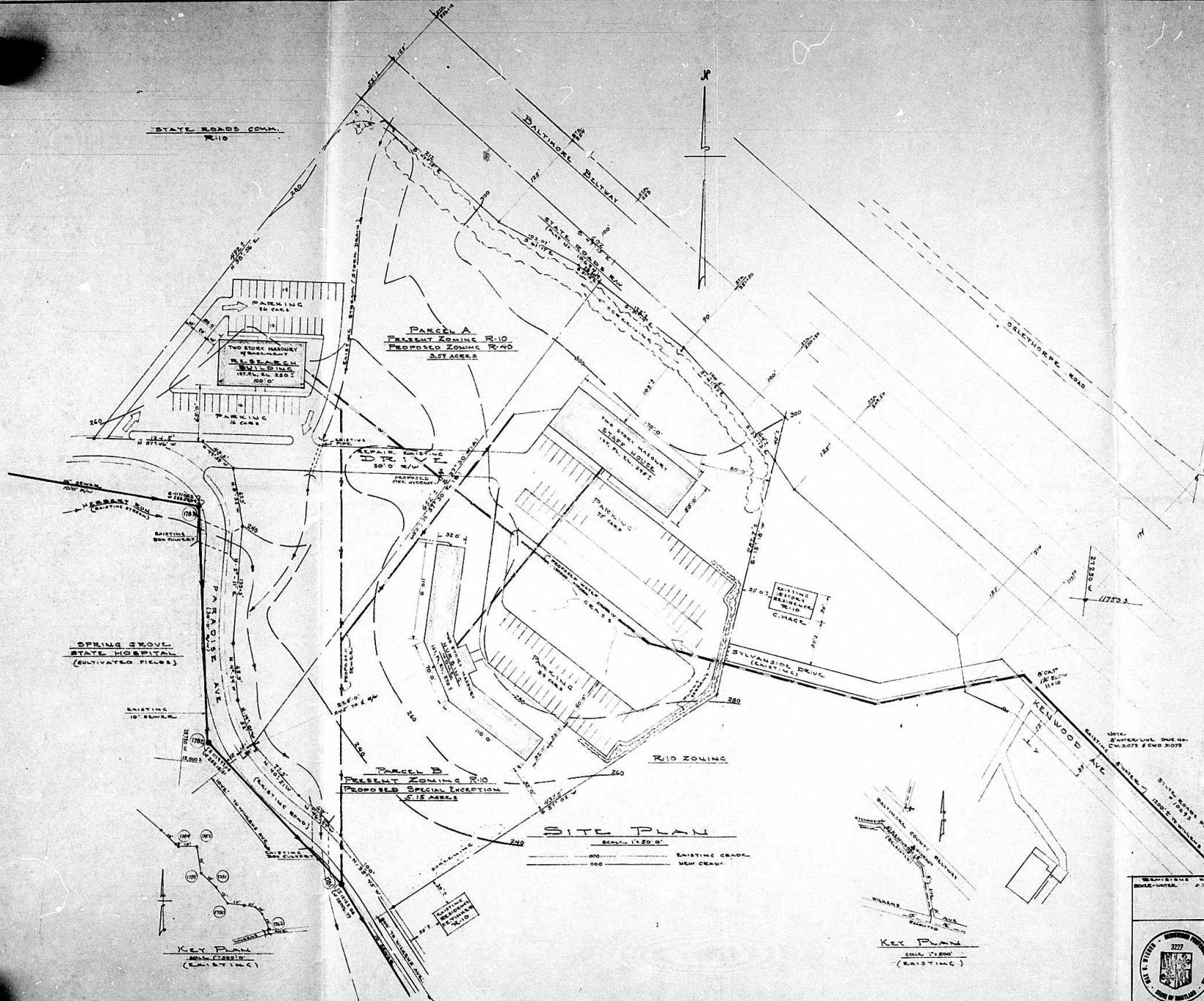
PREPARED FOR:
IRA C. RIGGER, INC.
 BUILDING CONSULTANTS
 INDUSTRY LANE

COCKEYSVILLE
 DATE: MAY 2, 1962

MARYLAND
 BY: L.C.H.



SERIES
 DRAWING
 4
 OF
 1



PARKING DATA:

Research Building: 5,000 sq. ft. / floor - 15,000 sq. ft.
 Required: One space per each 300 sq. ft. of ground floor
 One space per each 500 sq. ft. of upper floor
 Total required parking spaces: 36
 Provided: 44 spaces

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 Required: One space per each 10 beds (100 beds @ 1/10 equals 10 spaces)
 Total required parking spaces: 10
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Staff House: 18,700 sq. ft. floor area - 50 units
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ZONING DATA:

Location: Paradise Avenue near Wilkens Avenue
 First Election District

Present Zoning: R-10

Proposed Zoning: Parcel "A" (3.59 acres) R-40 with special exception.
 Parcel "B" (5.15 acres) R-10 with special exception.

NOTES:

This plan has been compiled from deeds and other sources and is not intended to represent an authentic property survey.

SITE PLAN
 Scale: 1" = 50' 0"

KEY PLAN
 Scale: 1" = 100' 0"
 (EXISTING)

KEY PLAN
 Scale: 1" = 200' 0"
 (EXISTING)

		ZONING MAP	
		B.Z.M. CORPORATION 201 EQUITABLE BUILDING	
OWNER: D.Z.M. CORPORATION		SERIES:	
PREPARED FOR: IRA C. RIGGER, INC. BUILDING CONSULTANTS INDUSTRY LANE		DRAWING: 1	
COCKEYSVILLE, MARYLAND		DATE: MAY 2, 1963	