

# 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

## BALTIMORE COUNTY, MARYLAND

### INTER-OFFICE CORRESPONDENCE

TO: Mr. JAMES DYER, Planning & Zoning  
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  
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:  
OBB:lm

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

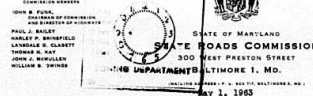
same is granted, from and after the date of this order, which permits a side yard of 15 feet and rear yard of 20 feet instead of the required 30 feet, subject, to approval of the site plan by the State Roads Commission, County Office Building, Towson 4, Maryland.

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 29th day of July, 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  
By: 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  
TOWNS COURTS  
PLAY GROUNDS  
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 Southerly 220.27 feet, or N 26 degrees 31' 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.



**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                                                | TOTAL AMOUNT |
|------------------------|------------------------------------------------------|--------------|
| QUANTITY               | DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE | COST         |
| 3                      | Petition for Variance for Zone Marking Co., Inc.     | 25.00        |
|                        | 4-15-63 7343 * * * TYP--                             | 25.00        |

**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.

**PETITION FOR ZONING VARIANCE**  
3rd District  
ZONING: Petition for a Variance 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 Shoemaker 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 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, beginning at a point on the West side of Falls Road approximately 378.25 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 24 degrees 8' W, more or less; thence Westerly 115 feet, or N 57 degrees 15' E, more or less; thence Northerly 220.97 feet, or N 24 degrees 8' W, more or less; thence Southerly 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 ingress and egress a 20 foot strip of land along the Northern boundary of the described property.  
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, Maryland, 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

| DEPOSIT TO ACCOUNT NO. | 01622                                                | TOTAL AMOUNT |
|------------------------|------------------------------------------------------|--------------|
| QUANTITY               | DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE | COST         |
| 3                      | Advertising and posting of your property<br>#5901-V  | 32.00        |
|                        | 7-20-62 1614 * 19235- TYP--                          | 32.00        |

**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.