TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

1, BCOM. Glussic Cohan legal owner. of the property situate in Baldmore 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 to the Zoning Law of Baltimore County, from an ______R-G_ ____zone; for the following reasons:

- 1. There has been a change in the neighborhood, and
- 2. There was an error in the original zoning of this land, and
- 3. For other reasens to be assigned at the time of hearing.

San Attached Description

and (2) for sufspecial decoptions under the said: Zening show and x Zening x Regulations soft:

Property is to be posted and advertised as prescribed by Zoning Regulations L 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

CHARLES J. CIRELLI, INC. By: Clarle Cerell Charles J. Cirelli, President Address 4662 York Road

Address 11 Stade Apartments 405 Baltimore County, Maryland

visce Cohan

Dool Dool

181

73-R SE of 15th

Baltimore, Maryland July 3 La John/E. Mudd Petitioner's Attorney 2Z W. Pennsylvania Avenue Address Towson 4, Maryland

ORDERED By The Zoning Commissioner of Baltimore County, this 27th... ., 195_h, 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 Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore ... 195.L., at 10100 o'clock __16th JAN 27 64 day of Sersh

DWICE OF PLUMING & JENSEY

10:06 A

64-73R

BALTIMORE COUNTY, MARYLAND

TO Mr. John G. Rose, Zoming Commissioner Date March 6, 1964

FROM Nr. George S. Gavrelia, Acting Director Office of Planning and Zoning SUBJECT #61-71-8. R-0, to R-5. Northeast side of Stemmers Run Road 184 feet Southeast of Doollitle Road. Being property of Gussie Cohan. 15th District

HEARING: Monday, March 16, 1964 at 10:00 A.H.

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-G to R-A zoning. It offers no comment on the subject petition.

	Zoning Commissioner of Baltimore County
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PALTIMORE COUNTY OFFICE OF PI	
COUNTY OFFICE E	99629-01109-01
TONSON I, MAF	YLAND February 19, 196h
1 PA JULIA	rentanty Ly Loca
2 W. Penna. Avenue	14.4
outloon h, Meryland SUBJECT	Petition for Peclassification from F. F.O to F.A for Duccie Cohen, located on the NE/S Stemmers Fun Rt & 18h! from SE/S Doclittle Fd.
The Zening Advisory Committee has review makes the following comments:	ed the subject petition and
OFFICE OF PLANNING & ZONING: A turn around sh	ould be provided at end of parking lot
TRAFFIC DEPARTMENT: No comment	
BUREAU OF ENGINEERING: 1. Water and Sewer avai	lable. 2. The entrance should be
HEALTH DEPARTMENT: No comment	
STATE ROADS COMMISSION: No comment	
REDEVELOPMENT COMMISSION: No commant	
FIRE DEPARTMENT: No comment at this tire	
INDUSTRIAL DEVELOPMENT: No comment	
BUILDINGS DEPARTMENT: No comment	
BOARD OF EDUCATION: No comment	
cor Albert Quinby-Office of Planning & Zoning George Feier-Bureau of Engineering	Yours very truly,
JED∕ba	Janes & Dyn



Pelitioner: Gussie Cohan

Hours From Doubittle Kd

Location of property. A. S. Run Rd. 1841' S.E. o.F.

Posted by Carte Signature Signature Date of return 3/5/64

Location of Signs: OAPP 1581 FROM STEMMERS RUN Rd. AND APP 15 FROM FOR SALE SIEN AND APPROPRI

DonkitTLE Rd.

CHARLES J. CIRELLI, Inc. General Contractor

CIAL, INDUSTRIAL AND RESIDENTIAL 4662 YORK ROAD BALTIMORE, MD. 21212

MARCH 16TH, 1964 | #64-73R

RA

map 15-B

Mr. Edward D. Hardesty Deputy Zoning Commissioner County Office Sullding (Mesapeake & Baltingre Avenues Tomson, Maryland 21204 RE: ZONING APPLICATION
GUSSIS COHAN AND CHARLES J. GIRELLI, INC.
FROM R-G TO R-A
STEMMERS RUM

DEAR MR. HARDESTY:

PAGE OF THE STATE OF THE STATE

VERY TRULY YOURS. CHARLES J. CIRELLI, INC.

Charles J. Circle. PRES.

CC: Mr. JOHN E. MUND



No. 21661

BALTICORE COUNTY, MARTAND OFFICE OF FINANCE

court House TOWSON 4, MARYLAND

461-73-8 3-1664 1794 : 31661: IFB= IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND

MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWS

CERTIFICATE OF PUBLICATION

The Community Press

DUNDALK, MD., Fib 28 1964

THIS IS TO CERTIFY, that the annexed advertisement of

Gussie Rohan was inserted in THE COMMUNITY PRESS, a weekly newspaper published in Baltimore County, Maryland, once a week successive weeks before the 19 6 4; that is to say,

25 day of Fal the same was inserted in the issues of

Stromberg Publications, Inc.

February 28 10 61.

PETITION FOR RECLASSIFICATION 15TH DISTRICT

ZONING: From R-G to R-A Zone

LOCATION: Northeast side of Stemmers Run Road 184 feet from southeast side of Doolittle Road

DATE & TIME: Monday, March 16, 1964

at 10:00 A. M. PUBLIC HEARING: Room 108, County

Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

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 Fifteenth District of Baltimore County:

Beginning for the same at a point on the northeast side of Stemmers Run Road, said point being situate 184 feet, more or less, measured southeasterly along said northeast side of Stemmers Run Road from its intersection with the southeast side of Doolittle Road, thence leaving said place of beginning and running and binding on the said northeast side of Stemmers Run Road South 30 degrees 25 minutes East 249.20 feet, thence leaving said north-

east side of Stemmers Run Road and running thence the three following courses and distances, viz: North 56 degrees 05 minutes East 362.54 feet, North 33 degrees 55 minutes West 248.50 feet and South 56 degrees 05 minutes West 347.34 feet to the place of beginning.

Containing 2.02 acres of land, more or

Being the property of Gussie Cohan, as shown on plat plan filed with the Zoning Department.

By Order of

JOHN G. ROSE,

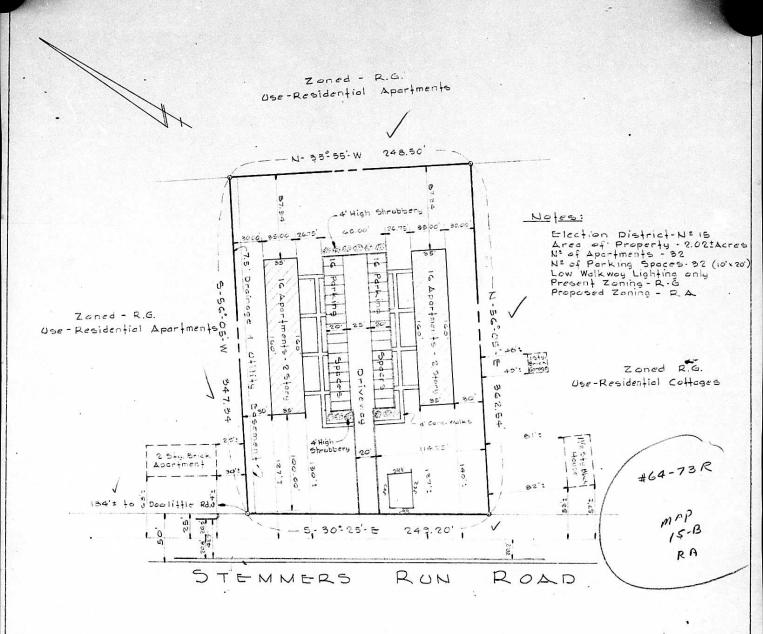
Zoning Commissioner of Baltimore County.

Feb. 28.

CERTIFICATE OF PUBLICATION

TOWCON MD

10 WBON, MD.,1924, 1924
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 inceach
ofl_timesuccessive weeks before thel6th
day of, March, 1964, the first publication
appearing on theday ofFebruary
19 <u>64</u> .
THE JEFFERSONIAN
frank thutter
Manager.
Cost of Advertisement, \$



NOTE: GROSS AREA = 2.16 ±
PERMITTED DENSITY
NET FAMILY UNITS PER ACRE - 12 = 24.2
GROSS FAMILY UNITS PER ACRE - 18 = 36.9
PROPOSED DENSITY
NET FAMILY UNITS PER ACRE - 16 = 36.4
GROSS FAMILY UNITS PER ACRE - 16 = 34.6
TOTAL UNITS PROPOSED < 32

DATE	REVISION		DN BY	
1/24/64	dde	Den	aitu Calculation	JCH
SURVEYED	BY	DATE	***********	
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75 J1 J0 3 6 8 4 2 2 4 3 75 J1 J5

L. ALAN EVANS

SURVEYORS & CIVIL ENGINEERS
4200 ELSRODE AVE. - PHONE HA G-2144
BALTIMORE 14, MARYLAND
- branch office 8 POPLAR STREET - PHONE AC 8-3350
CAMBRIDGE, MARYLAND

8 POPLAR STREET - PHONE AC 8-3356 CAMBRIDGE, MARYLAND STATE OF MARYLAND REG. No. 2827

DATE 1/13/64 SCALE 1:50