

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, Marlan Jordan, 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 106.1 of the Zoning Law of Baltimore County, Maryland, to permit a front yard setback from front property line of 20.4 feet instead of the required 25 feet; and to permit a setback from center line of street of 15.4 feet instead of the required 20 feet.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 19th day of June, 1964, that the herein Petition for a Variance should be and the same is granted, from and after the date of this order to permit a front yard of 20.4 feet setback from front property line instead of the required 25 feet; and to permit a setback from center line of street of 15.4 feet instead of the required 20 feet, subject to approval of the site plan by the Bureau of Public Services and the Office of Planning and Zoning.

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 granting of the Variance would grant relief to the petitioner without substantial injury to the health, safety and general welfare of the location involved,

the above Variance should be had, and it is hereby ordered that the Variance be granted.

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the above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 19th day of June, 1964, that the above Variance be and the same is hereby DENIED.

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.

Contract purchaser Marlan Jordan Legal Owner

Address 1725 Rita Road, Baltimore 22, Md.

Petitioner's Attorney Carlton E. Jordan Protestant's Attorney

ORDERED BY The Zoning Commissioner of Baltimore County, this 19th day of June, 1964, 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 Commission of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 22nd day of June, 1964, at 10:00 o'clock A.M.

By John G. Rose Zoning Commissioner of Baltimore County

10:00 AM 6/22/64

OFFICE OF PLANNING & ZONING

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE No. 23369 DATE 3/4/64

Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND

TO: Cash 0422 25.00

DEBIT TO ACCOUNT NO. 0422 25.00

QUANTITY 1

DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE

Petition for Variance for Marlan Jordan

25.00

2-764 3-67 • 23369 • TP- 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.

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Beginning for the same at a point on the NW/4 of Rita Road, 75 feet more or less S/4 of the center line of Rita Road, thence leaving said NW/4 of Rita Road the three following courses and distances: (1) N 88°19'10" E 113.16 feet to a point, (2) S 88°19'10" E 50 feet to a point, (3) S 88°19'10" W 113.16 feet to a point located on the Northeast side of Rita Road, running thence and ending along the said Northeast side of Rita Road S. 37°10' 20" W 50 feet to place of beginning.

Property also being known as 1725 Rita Road.

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE No. 23047 DATE 6/19/64

Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND

TO: Marlan C. Jordan 1725 Rita Road Baltimore 22, Md.

DEBIT TO ACCOUNT NO. 01-22 14.55

QUANTITY 1

DETAILS UPPER SECTION AND RETURN WITH YOUR REMITTANCE

Advertising and posting of your property

14.55

2-764 3-67 • 23047 • TP- 14.55

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BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING COUNTY OFFICE BUILDING TOWSON 4, MARYLAND

Mr. Marlan Jordan 1725 Rita Road Baltimore 22, Md.

Dear Sirs: Petition for a Variance #64-178-A

The Zoning Advisory Committee has reviewed the subject petition and makes the following comments:

No comments from the following Departments: Office of Planning & Zoning, Traffic, Bureau of Engineering, Health, State Roads Commission, R & T Commission, Fire Department, Industrial Development, Buildings Dept. & Board of Education.

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

Yours very truly,

James C. Dyer, Jr. Chief of Permit and Petition Processing

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE No. 23047 DATE 6/19/64

Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND

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INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE No. 23047 DATE 6/19/64

Division of Collection and Receipts COURT HOUSE TOWSON 4, MARYLAND

TO: Marlan C. Jordan 1725 Rita Road Baltimore 22, Md.

OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS Redistown, Md.

No. 1 Newburg Avenue CATONSVILLE, MD.

June 9, 1964.

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 commencing on or before the 9th day of June, 1964, that is to say the same was inserted in the issues of

June 5, 1964.

THE BALTIMORE COUNTIAN

By Paul J. Morgan Editor and Manager

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 12th Date of Posting: 6/19/64

Posted for: Hearing on June 22-64 AT 10:00 A.M.

Petitioner: Marlan Jordan

Location of property: 1725 Rita Rd.

Location of Sign: on front lawn of 1725 Rita Rd.

Remarks: Sign placed on lawn and across lawn

Posted by: Robert J. Morgan Date of return: 6/22/64

PETITION FOR A
ZONING VARIANCE
12th District

ZONING: Petition for a Variance to the Zoning Regulations of Baltimore County to permit a front yard of 20.4 feet setback from front property line instead of required 25 feet; and to permit a setback from center line of street of 45.4 feet instead of required 50 feet.

LOCATION: 1725 Rita Road.

DATE & TIME: MONDAY,
JUNE 22, 1964 at 10:00 A.M.

PUBLIC HEARING: Room 108,
County Office Building, 111 W.
Chesapeake Avenue, Towson,
Maryland.

The Zoning Regulations to be
excepted as follows:

Section 211.2 - Front Yard 25
feet from front property line and
50 feet from center line of the
street.

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 Twelfth District of
Baltimore County.

Beginning for the same at a
point on the NE/S of Rita Road,
75 feet more or less S/E of the
center line of Rita Place, thence
leaving said NE/S of Rita Road
the three following courses and
distances; (1) N 52 degrees 19'
40" E. 143.16 feet to a point, (2)
S 38 degrees 34' 10" E 50 feet to a
point, (3) S 52 degrees 19' 40 W

143.16 feet to a point located on
the Northeast side of Rita Road,
running thence and binding along
the said Northeast side of Rita
Road N. 37 degrees 40' 20 W 50
feet to place of beginning.

Property also being known as.
1725 Rita Road.

Being the property of Murlan C.
Jordan and Gertrude S. Jordan, as
shown on plat plan filed with the
Zoning Department.

BY ORDER OF
JOHN G. ROSE
ZONING COMMISSIONER
OF BALTIMORE COUNTY

CERTIFICATE OF PUBLICATION

OFFICE OF The Community Press

DUNDALK, MD.,

June 4

19 *64*

THIS IS TO CERTIFY, that the annexed advertisement of
Murlan C. Jordan
was inserted in THE COMMUNITY PRESS, a weekly news-
paper published in Baltimore County, Maryland, once a week
for *1* successive week before the
2 day of *June* 19*64*; that is to say,
the same was inserted in the issues of

6-3-64

Stromberg Publications, Inc.

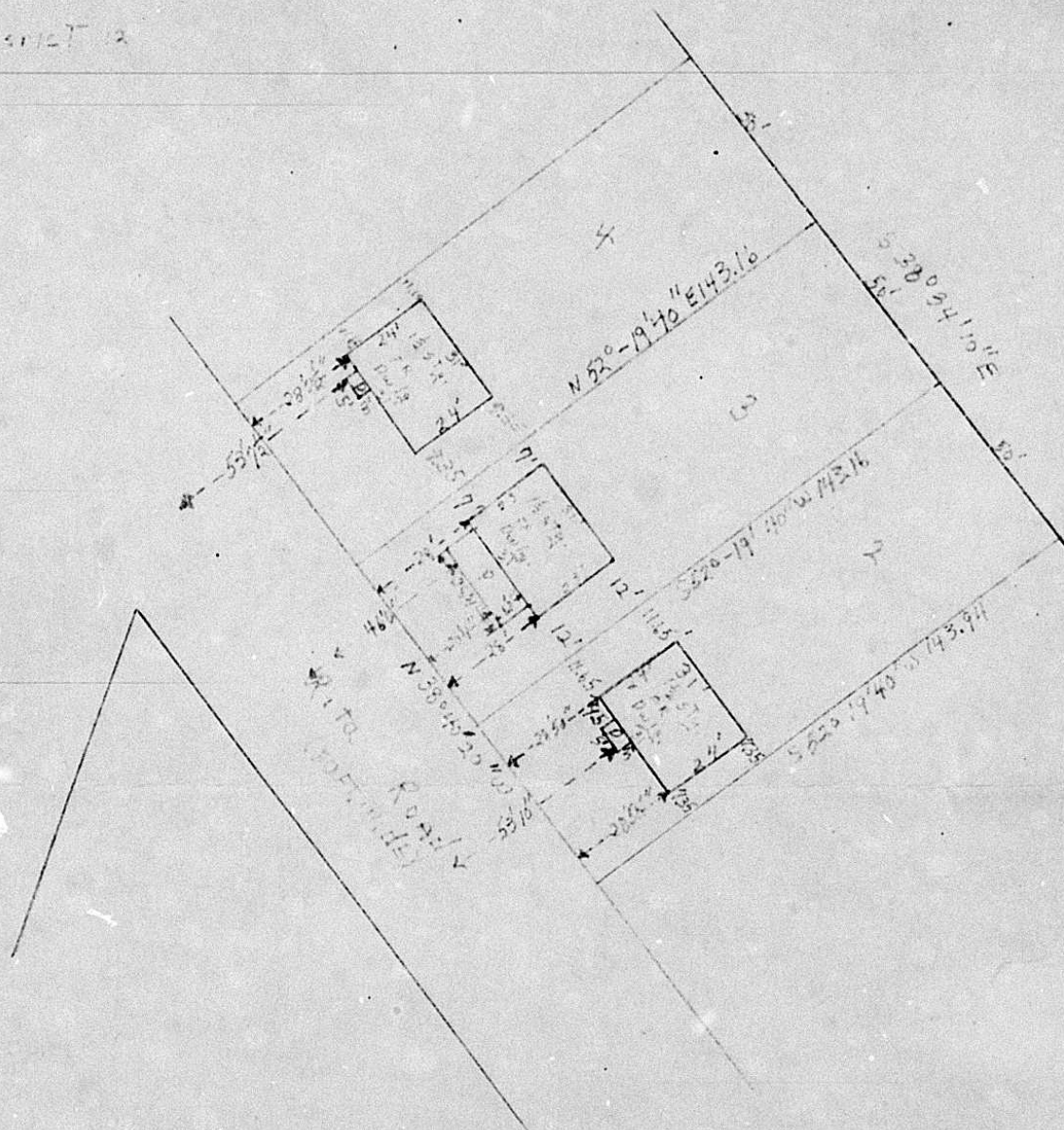
Publisher.

By

Betty Price

64-178-A

District 12



PLANS APPROVED

OFFICE OF PLANNING & ZONING

BY J. J. Jauris

DATE August 7, 1964

Plot Plans For Zoning Var. PDC For Lots 1, 2 & 3 W. 1st Road, N. Jordan (Leslie).