

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

I, or we, Frank H. Hengemihle, 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 (1) that the zoning status of the herein described property be reclassified, pursuant to the Zoning Law of Baltimore County, from an R-6 zone to an R-1 zone for the following reasons:

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: Truck Terminal

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

Albert L. Berman
Contract Purchaser
Address: 732 Cass Ave.
Baltimore Md. 21221

Frank H. Hengemihle
Legal Owner
Address: 715 Stenners Run
Baltimore 21221

Petitioner's Attorney: _____
Protestant's Attorney: _____
Address: _____

ORDERED BY THE Zoning Commissioner of Baltimore County, this 24th day of July, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 2nd day of September, 1964, at 10:00 o'clock A. M.



(Seal)

August 6, 1964

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
715 Stenners Run Road
Baltimore, Md. 21221

County Office Building
111 W. Chesapeake Avenue
Towson 4, Maryland

Your petition has been received and accepted for filing this 24th day of July, 1964.

Owner Name: Frank H. Hengemihle
Reviewed by: James E. Rose, Jr.

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of location and the petitioner having proven an error in zoning the subject's property "R-6's"

the above Reclassification should be had; and that the petitioner appearing that by reason of location and it further appearing that by reason of location

a Special Exception for a Truck Terminal should be granted

IT IS ORDERED BY THE Zoning Commissioner of Baltimore County this 24th day of September, 1964, that the herein described property or area should be and the same is hereby reclassified, from an R-6 zone to an R-1 zone, and a Special Exception for a Truck Terminal should be and the same is granted, from and after the date of this order, subject to approval of the plat plan for the development of said property 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 above reclassification should NOT BE HAD, and/or the Special Exception should NOT BE GRANTED

IT IS ORDERED BY THE Zoning Commissioner of Baltimore County, this _____ day of _____, 1964, that the above reclassification be and the same is hereby DENIED and that the above described property or area be and the same is hereby continued as and to remain a _____ zone; and/or the Special Exception for _____ be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

Description of the land belonging to
Frank H. Hengemihle, 15 th. District Balto. Co. Md.
(attach to plat of even date) # "FOR ZONING"

Beginning for the same at an iron pipe heretofore set on the Westernmost side of ACCESS ROAD; sometimes known as Hengemihle Road; laid out 40' wide, at a distance of 292' measured along said side from the center of Stenners Run Road. said ACCESS ROAD is shown in a deed dated Mar. 11, 1937, recorded in Liber G L 3 to 3113 Folio 500 etc. which was a conveyance from Frank H. Hengemihle and wife to Balto. Co. M.B. by the third description therein, a strip of land 40' wide across the land of the Grantees to be used as a public highway and indicated ACCESS ROAD on said acquisition drawing NOT W.A. 324 B attached thereto.

running along said Road 27' x 39' x 150' to an iron pipe now set, thence leaving ACCESS ROAD and crossing the Hengemihle land for a line of division now made and crossing Stenners Run 58' x 23' x 237' to an iron pipe now set on the west bank of said Run and at the beginning of the 35' x 24' x 140-25' line described in a deed dated Nov. 17, 1944 recorded in Liber R J 3 No. 1369 Folio 492 which was a conveyance from Corran E. Syger and wife to Frank H. Hengemihle and wife running thence and binding on said line and on the north two lines in said deed 35' x 24' x 140-25' to an iron pipe heretofore set on said bank, still running along the west bank of said Run 48' x 00' x 42-09' to an iron pipe now set, thence crossing said Run and running along the land of Samuel F. Bobbitt formerly the land of J. F. Yeager 54' x 40' x 257-10' to the place of beginning containing 0.945 A.

Being part of the land described in the within mentioned deed (1107-402)

Deiger to Hengemihle.
A. Alexis Rughel Reg. Land 5. 643.
Alexis Rughel
823 Alleghany Ave. Towson 4 Md. 7-6-64

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 15th Date of Posting: 8-3-64
Posted for: Frank H. Hengemihle, Legal Owner of 715 Stenners Run
Petitioner: Frank H. Hengemihle
Location of property: 715 Stenners Run, Balto. 21221
Location of Sign: 1 sign at 715 Stenners Run, Balto. 21221
Remarks: For Truck Terminal, location 1/2 of Access Rd. to Stenners Run Pumping Station, 282' S.W. of Stenners Run Road.
Posted by: Albert L. Berman Signature Date of return: 8-24-64

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

To: Mr. John S. Rose, Zoning Commissioner Date: August 17, 1964
FROM: Mr. George A. Gervais, Director
SUBJECT: R-6 to R-1 and Special Exception for a Truck Terminal.
West side of Access Road (known as Hengemihle Road) East end of Stenners Run Road. Being property of Frank H. Hengemihle
15th District
REARING: Wednesday, September 2, 1964 (10:00 A.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for reclassification from R-6 to R-1 and zoning together with a Special Exception for a truck terminal. It has the following advisory comment to make with respect to pertinent planning factors:

- The subject property is situated at the edge of an area which largely is sparsely developed. Access to the proposed truck terminal would be by means of a forty (40) foot access right-of-way which provides or provided means of getting to a County that this road is not improved. Also, the forty (40) foot access road intersects Stenners Run Road in close proximity to the railroad crossing. This is a very dangerous and very critical location. The planning staff would feel that from the point of access alone, that reclassification to Business-Local is more appropriate and Special Exception for a truck terminal is premature to say the very least.

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

Albert L. Berman,
732 Cass Avenue
Baltimore, Maryland 21221

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

RELOCATION OF STENNERS RUN ROAD
The relocation of Stenners Run Road, which is to be constructed and realigned in 1966-7, will not interfere with the proposed site. However, there appear to be no accommodations for the 10 ft. right of way which provides access to the proposed site. The State needs for the 10 ft. right of way which provides access to the proposed site. The State needs for the 10 ft. right of way which provides access to the proposed site. The State needs for the 10 ft. right of way which provides access to the proposed site.

A sanitary truck line is located to the rear of the site and a water line exists in Stenners Run Road.

OFFICE OF PLANNING AND ZONING
A review will be made with regard to plans for future roads, and access conditions on Stenners Run Road.

STATE ROAD COMMISSION
Subject to review and approval by the State Roads Commission.

The following members had no comment to make:

- Recreation and Rehabilitation Commission
- Fire Bureau
- Health Department
- Industrial Development Commission
- Board of Education
- Buildings Department

Yours very truly,

James E. Rose, Jr.
Chief of Permit and
Petition Processing

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE Division of Collection and Receipts COUNT HOUSE TOWSON 4, MARYLAND		No. 25287 DATE 8/24/64
TO: Mr. Frank H. Hengemihle, 715 Stenners Run Road, Baltimore 21, Md.	BILL TO: Office of Planning and Zoning 319 County Office Bldg., Towson 4, Md.	ROYAL AMOUNT
DEBIT TO ACCOUNT NO. 03-422	DEBIT TO ACCOUNT NO. 03-422	QUANTITY
DEBIT TO ACCOUNT NO. 03-422	DEBIT TO ACCOUNT NO. 03-422	QUANTITY
Cost of advertising and posting property - F.H. Hengemihle	PAID - Baltimore County, Md. - Office of Finance	\$0.45
No. 65-60-21	PAID - Baltimore County, Md. - Office of Finance	\$0.45
8-2864 0220	25287 TIP -	\$0.45
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.		

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE Division of Collection and Receipts COUNT HOUSE TOWSON 4, MARYLAND		No. 25243 DATE 8/5/64
TO: Mr. Albert L. Berman 732 Cass Ave. Baltimore, Md. 21221	BILL TO: Zoning Department of Baltimore County	ROYAL AMOUNT
DEBIT TO ACCOUNT NO. 03-422	DEBIT TO ACCOUNT NO. 03-422	QUANTITY
DEBIT TO ACCOUNT NO. 03-422	DEBIT TO ACCOUNT NO. 03-422	QUANTITY
Petition for Reclassification & Special Exception for Frank H. Hengemihle	PAID - Baltimore County, Md. - Office of Finance	\$0.00
8-604 0220	25243 TIP -	\$0.00
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.		

FOR THE RECORDS OF THE
ZONING COMMISSIONER OF
BALTIMORE COUNTY
The Board of Commissioners of Baltimore County, Maryland, do hereby certify that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on the 22nd day of September, 1964, the 106th publication appearing on the 11th day of August, 1964.

THE JEFFERSONIAN,
L. Frank Strickland
Manager.

Cost of Advertisement, \$.....

Aug. 14.

CERTIFICATE OF PUBLICATION

TOWSON, MD., August 11, 1964.

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on the 22nd day of September, 1964, the 106th publication appearing on the 11th day of August, 1964.

THE JEFFERSONIAN,

L. Frank Strickland
Manager.

Cost of Advertisement, \$.....



CERTIFICATE OF PUBLICATION

OFFICE OF

The Community Press

DUNDALK, MD., August 18 19 64

THIS IS TO CERTIFY, that the annexed advertisement of Frank Hengemible

as inserted in THE COMMUNITY PRESS, a weekly newspaper published in Baltimore County, Maryland, once a week successive weeks before the 11th day of August 19 64, that is to say, the same was inserted in the issues of 6-12-64

MICROFILMED

Stromberg Publications, Inc.

Publisher.

By Mrs. Palmer D. Price
Mrs. Palmer D. Price

vision now made and crossing
Stummers Run N 88 degrees 27
W 221.15' to an iron pipe now
set on the west bank of said
Run and at the beginning of the
N 5 degrees 25' E 140.25' line de-
scribed in a deed dated Nov. 17,
1944, recorded in Liber R J S
No. 1389 Folio 482 which was a
conveyance from Carmen E. Swi-
ger and wife to Frank H. Hegen-
mible and wife running thence
and binding on said line and on
the west two lines in said deed
N 5 degrees 24' E 140.25' to an
iron pipe heretofore set on said
bank, said running along the
west bank of said Run N 48 de-
grees 09' E 42.89' to an iron pipe
now set, thence crossing said
Run and running along the land
of Samuel F. Bobbit, formerly
the land of J. F. Yeager S 34
degrees 49' E 287.19' to the
place of beginning. Containing
0.945 A.

Being part of the land de-
scribed in the within mentioned
deed (1389-482) Deed to Hegen-
mible.
Being the property of Frank
H. Hengemible, as shown on plat
plan filed with the Zoning De-
partment.
BY ORDER OF
JOHN G. BOSE
ZONING COMMISSIONER OF
BALTIMORE COUNTY

RECLASSIFICATION and SPECIAL EXCEPTION

15th DISTRICT

ZONING: From R-4 to B.R.
Zone. Petition for Special Excep-
tion for a Truck Terminal.

LOCATION: West side of Ac-
cess Road (Known as Hengemible
Road) 282 feet Southwest of
Stummers Run Road.

DATE & TIME: WEDNES-
DAY, SEPTEMBER 2, 1964 at
10:30 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 Regula-
tions 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 an
iron pipe heretofore set on the
Westermont side of ACCESS
ROAD; sometimes known as
Hengemible Road; laid out 40'
wide, at a distance 282' meas-
ured along said side from the
center of Stummers Run Road.

Said ACCESS ROAD is shown in
a deed dated Mar. 1, 1957, re-
corded in Liber G L B No. 3115
Folio 500 etc. which was a con-
veyance from Frank H. Hegen-
mible and wife to Balto. Co. Md.
by the third description therein
a strip of land 40' wide across
the land of the Grantors to be
used as a public highway and
indicated ACCESS ROAD on land
Acquisition Drawing No. W 55
324 B attached thereto.

Running along said Road S 27
degrees 38' W 150.1' to an iron
pipe now set, thence leaving said
ACCESS ROAD and crossing the
Hengemible land for a line of di-

now made and crossing
Run N 88 degrees 27
W 221.15' to an iron pipe now
the west bank of said
nd at the beginning of the
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9' E 42.89' to an iron pipe
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d crossing along the land
of F. Bobbit, formerly
of J. F. Yeager S 34
49' E 287.19' to the
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the within mentioned
689-492) Swiger to Heng-
the property of Frank
mible, as shown on plat
d with the Zoning De-
OF
G. ROSE
ZONING COMMISSIONER OF
MORE COUNTY

CERTIFICATE OF PUBLICATION

OFFICE OF

The Community Press

DUNDALK, MD., August 18 19 64

THIS IS TO CERTIFY, that the annexed advertisement of Frank Hengemible

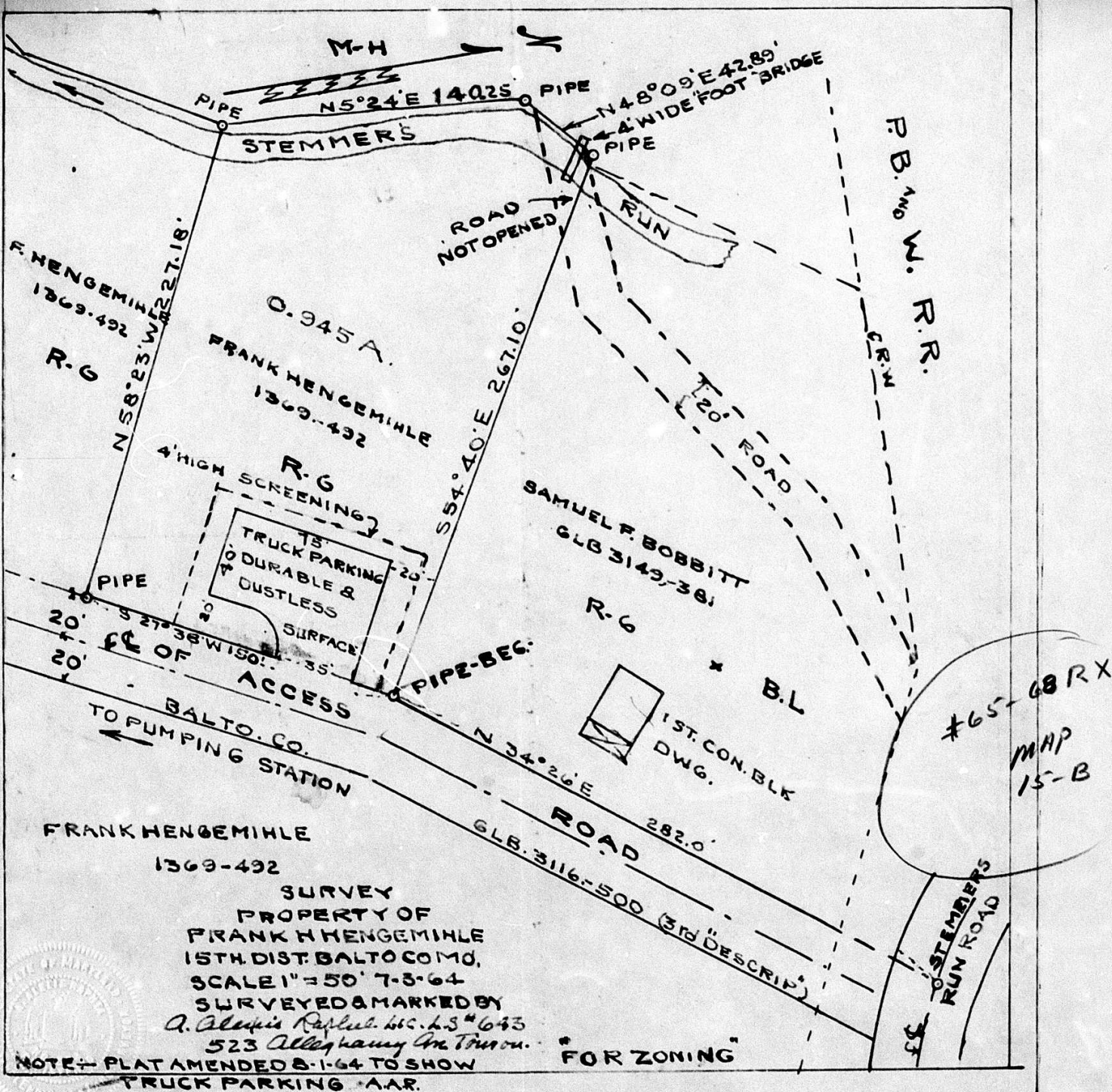
as inserted in THE COMMUNITY PRESS, a weekly newspaper published in Baltimore County, Maryland, once a week successive weeks before the 11th day of August 19 64, that is to say, the same was inserted in the issues of 6-12-64

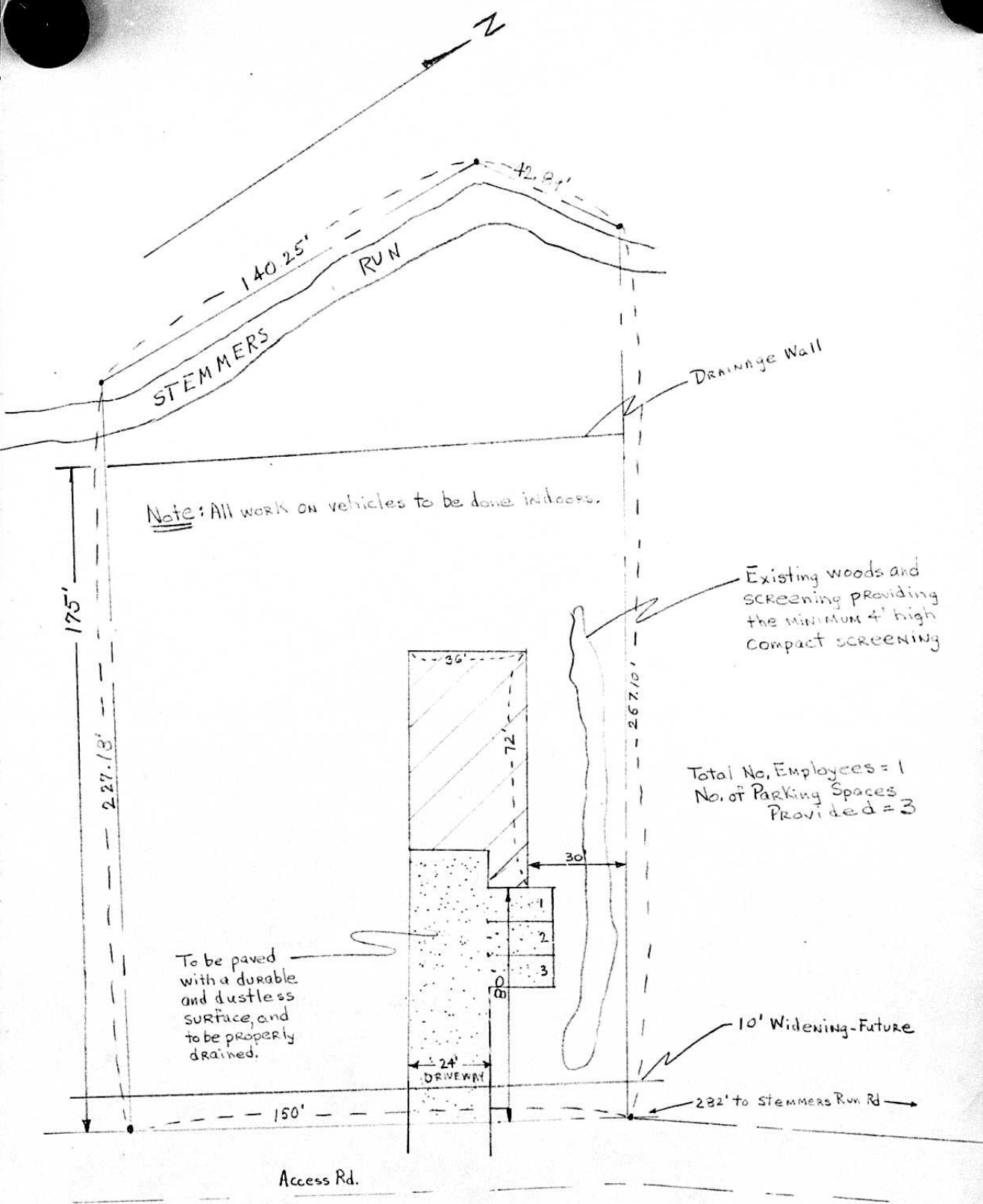
Stromberg Publications, Inc.

Publisher.

By Mrs. Palmer D. Price

Mrs. Palmer D. Price





Total No. Employees = 1
 No. of Parking Spaces Provided = 3

TO PUMPING STATION

PLANS APPROVED
 OFFICE OF PLANNING & ZONING
 BY: *W. J. [Signature]*
 DATE: 2/14/66

Scale: 2"=50'

OWNER: ALBERT
 L. BIERMAN

