## PETITION FOR ZONING VARIANCE #65-351 RA FROM AREA AND HEIGHT REGULATIONS

TO THE ZONE G COMMISSIONER OF BALTIMORE COUNTY:

b.or we, Dale H., Peak & Elsie E., Eeaklegal owners 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. 255. (238,2) Side Yard offert from 30' to MAP 25'. From Section 243.6 Prostaity of Structure to Residential Lone from 125' #8 to 12' on side yerd and 21' on rear yerd. SEC3-D of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the 'sllowing reasons: (indicate hardship or practical timeulty) Hardship due to irregular shape Mic-of lot. See attected description

E of

3.51,00

MAP

#8 SEC. 3-D

NW-17-B

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

1. or whe agree-to pay expense of above Variance advertising, posting, etc., upon petition, and further agree to and are to be bound by the zoning regulations and r Baitmore County adopted pursuant to the Zoning Law For Baitmore County.

Maryland Properties, Inc. (Gentact J. Walter Jones & Co., Im., Jefferson Hidg. Control Address P. O. Box 188 Address . Wight Avenue \_\_\_Cockeyavillo, Haryland .Cockeysville, Maryland Petitioner's Attorney Protestant's Attorney

ORDERED By The Zening Commissioner of Ealumore County, this. County, on the 450 20 es 7th day of June 1965 al 100 o'clock

ner of Baltim re County

Enlant W. Carlon, P.I. Indicat W. Caston, F. In Lecund JV, Glass, P.E. Norman F, Hermann, L.S. Paul Lee, P.E. Paul S, Sacton MATZ, CHILDS & ASSOCIATES, INC. Engineer - Surveyor - Site Planners 1020 Crosswell Bridge Rd. - Baltimore, Maryland 21204

DESCRIPTION

0.54 ACRE PARCEL, N.E. CORNER BEAVER DAM

ROAD AND WIGHT AVENUE - EIGHTH ELECTION DISTRICT, BALTIMORE COUNTY, MARYLAND

Existing Zoning R-20

Beginning for the same at a point in the center of Wight Ave., ML at a point on the North side - of Beaver Dam Road distant 24001 -Easterly from the Baltimore-Harrisburg Expressway, said point

of beginning also being at the beginning of the eighth line of the parcel of land described in a deed from Williamson to James R. Peak Construction Company and running thence with and binding on said eighth line and binding on a part of the ..inth line of said parcel of land the two following nd distances viz: (1) North 32 degrees 09 minutes East 165. 14 fect and (2) North 52 degrees 40 minutes East 178.31 feet, thence leaving said outlines and running for a line of division South 88 degrees 03 minutes West 237, 96 feet to the center of said Wight Avenue and to intersect the seventh line of the aforesaid parcel of aforesaid parcel of land and thence running with and binding on a part of said seventh line and binding in the center of said Avenue with the right and use thereof in common with others entitled thereto South 1 degree 57 minutes East 240 feet to the

place of beginning. Containing 0.54 of an acre of land more or less.

and it appearing that by reason of the following finding of facts \_\_of\_nonetical difficulty\_ a Variance 30 feet; and to pormit 12 feet on sid ......, 196 \_5\_, 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 side yard of 25 feet March D. Harker ty Pursuant to the advertisement, posting of property and public hearing on the above 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 \_\_\_\_ , 196 .... that the above Variance be and the same is hereby DENIED. Zoning Commissioner of Baltimore County

MICROFILMED

MASZ, CHILDS & ASSOCIATES, INC.

Being a part of a parcel of land which by a deed dated June 7,

Liber G. L. B. No. 1975, folio 393 was conveyed by Otis Harold Williamson

1951 and recorded among the Land Records of Baltimore County in

and wife to James R. Peak Construction Company.

RWB:img

J. U. 65033

Apr. 12, 1965

removell Bridge Rd. - Toward, Md 21201

#65.351 R

NW-17-B

niL

#65-351 RA PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

kxxxx we, Dale H. Peak & Elsie E. Feaklegai owners of the property situate in Baltime County and which is described in the description and plat attached hereto and made a part hereof. MAP hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant #5 "SEC. 2-D M.L. zone; for the following reasons: NW-17-B

Required re-zoning for industrial use of land

pol.

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for

Property is to ne 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 a lopted pursuant to the Zoning Law for Baltimore

Maryland Proporties, 11. (Contact J. Melter Jones & Co., Inc. Jefferson Bidg. Contract purchaser Of Prok Eleci & Peak
Elsie E. Peak
Legal Owner Address P.O. Box 188

Cockeysville, Maryland

Petitioner's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this 20th day ... 196 5. that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore Co. ity, in two newspapers of general circulation through

out Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 196. County Office Building in Tow n. Baltimo day of June

the PM TA

oner of Baltim are County. 1 story

Cockeysville, Maryland

Protestant's Attorney

ant to the advertisement, posting of property, and public hearing on the above petition and appearing that by reason of ... Autorous changes in the area IT IS ORDERED by the Zoning Commissioner of Baltimore County this.... ....., 196.5., that the herein described property or area should be and zone, and/or a Special Exception for a bould be and the same is manted, from and after the date of this order, subject to Edward D. Harlet Pursuant to the advertisement, posting of property and public hearing on the above petition and it appearing that by reason of.... the above re-classification should NOT BE HAD, and or the Special Exception should NOT BE GRANTED IT IS ORDERED by the Zoning Commissioner of Paltimore County, this. ......, 196. ..., that the above re-classification be and the same is bereby DENIED and that the above described property or area be and the same is hereby continued as and

Zoning Commissioner of Baltimore County

be and the same is hereby DENIED

MICROFILMED

#65-351RA

## BALTIMORE COUNTY, MARYEAND

INTER-OFFICE COPRESPONDENCE

#45-351 RA

Mr. John Rose FROM Mr. H. B. Staab Date. April 22, 1965

- ADD 23 '65 N

M. Farm 7 15 ...

Since the adoption of the 8th Election District Zoning Map in 1955 upproximately 500 acres of lan. in the corridor between the Harrisburg Expressway and York Road, south of Shawan Road, have been reclassified for i- ustrial use. The subject parcel is located in this industrial corridor and the Office of Planning has indicated that this entire area should be used for industrial development.

The subject parcel is part of the land being assembled for expansion of the industrial park and the Industrial Development Commission recommends that the reclassification for industrial use be granted.

> Most H. B. STAAB, Director Industrial Development

HBS:GCH:clm



INTER-OFFICE CORRESPONDENCE

TO Mr. John G. Rose, Zoning Commissioner Date May 26, 1965

FW)M George E. Gavrelis, Director of Planning

SUIDECT\*eilin No. 65-351-BA. "R-20 to M.L. Zone and Variance to permit side yord of 25 feet instead of the required 30 feet; and to permit 12 feet on side yord and 21 feet on rear yard instead of the regional 215 feet. North side of Beaver-Dan Boad 2400 feet fact of Baltimore Harrisburg Expussway Being the property of Dale 1. Peak and 15 feet.

8th District

Monday, June 7, 1965 (1-00 P.M.)

The planning staff of the Office of Planning and Zoning has reviewed the subject petition and offers the following comment

The subject reclassification is in accord with the recommendations Compos.re Guidaplan proposed by the staff and the Planning Board.

Mr. George Hall, Ind.Dev.Com. Fir. Mm. Greenwalt, Health Dept. Mr. Richard Hoore, Eur.ed Tr.E Mr. A. Quisby, Off.of Plan.22e Mr. G. Brown, Bur. of Eng.

65 -351 - RA

CERTIFICATE OF POSTING IG DEPARTMENT OF BALTIMORE COUNTY

- "	
District 8 -	Date of Peiding May 22 1965
Posted for Richars & Vary	ance-
Petitioner Nale N. Prake	0 01 1400'E d Belt
Location of property N/3 / Bunt	Alam Rd 2400'E of Ballo
Antestury Char	of Bearer Dam let i wight live
Location of Signs: UNE CHINE	y mene perns in , and
Remarks: A	Δ
Posted by Jose	Date of return May 27,1965

2 Signs

BALTMORE COUNTY, MATYLAND
OFFICE OF FINANCE No. 30586 DATE /12/65 court House TOWSON 4, MARYLAND 0000 5-1485 3278 . 30586 TP-IMPOSTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSE PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE. N 4 MARYLAND

	TOWSON 4, MARYLAND  A miler Content of the Content			
To:			Zoning Sopt. of Bal	f Balto. Co.
D'. POSIT TO A	CCOUNT NO. 01-622			1864. 80°00
_		of property for Dale Peak	MITTANGE	63.00
1		FAID-Allen	Chiefy 205 O'Need Pts	era .
		6-1565 7243 +	30677 7114-	63.00
	4			(

BALTITORE COUNTY, MARYAND
OFFICE OF FINANCE

PETITION FOR RECLASSIFICA-TION AND VARIANCE STY DISTRICT TION AND VARIANCE
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TELEPHONE 823-3000

empany, of Dale and Elsie E. Peaks, as short class filed with the Zoni Room 108, Cos 111 W. Chesape Maryland.

CERTIFICATE OF PUBLICATION

TOWSON, MD. May 21, 1965 THIS IS TO CERTIFY, that the annexed advertisement was and nablished in Towson, Baltimore County, Md., pressing cosh RR ... 1 time ...... RONCENTERNOLER before the ... 7th . day of June 19.55., the ONEN publication appearing on the 21mt day of ... May 1965

> THE JEFFERSONIAN, G. Leank Mus

PETITION FOR RECLASSIFICATION AND VARIANCE Sth DISTRICT

st DETRICT

ZONING: From E-20 to M.I.
Zeno. Pythine for Variance
for Strocture to Readential
Zone.

LOCATION: North adde of
Bower Dans Road 2100 feet.
Zone and Strocture to Readential
Zone.

LOCATION: North adde of
Education of Baltimere Harrisburg
Education of Baltimere Harrisburg
Education of Baltimere Harrisburg
Experimental Control of Palice
LINE (REAPNIG): Room
108. County Office Building.
11 W. Chesspake Aronne.

HEARPOOL Rose

113 W. Chesspeaks Avenue,
114 W. Chesspeaks Avenue,
115 W. Chesspeaks Avenue,
115 W. Chesspeaks Avenue,
116 W. Chesspeaks Avenue,
116 W. Chesspeaks Avenue,
117 W. Chesspeaks Avenue,
117 W. Chesspeaks Avenue,
118 W. Chesspeaks Avenue,
118

No. 30677

Containing 0.54 of an acre of land more or leas.

Being a part of a parcel of land which by a deed dated June 7, 1951 and recorded among she Land Mecords of Baltimore County in Liber C.L.B. No. 1975, folio 393 was conveyed by Otis Harold Williamson and wife to lames

CERTIFICATE OF PUBLICATION

BALTIMORE COUNTY, MD, May 20 , 19 65

THIS IS TO CERTIFY. That the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Nd., once in each of one successive weeks befr e the 7th

,19 65, the first publication appearing on the SOth day of May 1965.

THE TIMES, Manager. M. Mertin

Cost of Advertisement, \$29.50

Purchase Order B0360 Requisition No. F461

