DEFORE THE

193

OF IRVIN KEYSER of Reisterstown

193

COMMISSIONER OF BALL TO LOD E COUNTY

NO. 66-193-SPH

The Petitioner has requested permission to use a residential tract for off-street parking. The subject tract is described as follows:

Beginning for the same at a point in the center line of Beginning for the same at a point in the clear, measure along and center line, from its intersection with extensive along said center line, from its intersection with yaline parallel to and 175 feet from the winder line of Reisterstown Road, another line of Reisterstown Road, and the existing zoning line, which divided the line on the existing zoning line, which divided, more or less, thence leaving said zoning line and roaning the four following courses and distances. (1) \$549 2215° W., 89 feet, more or less, 2() \$349 490° W., 107, \$1 feet, (1) \$729 4610° E., \$2,59 feet and (4) \$137 137 50° W., 227, 50 feet the center line of Linden Terrace, thence binding thereon, \$129 4610° E., \$53 feet, more or less to the place of beelminse. Linden Terrace, at the distance of 175 feet, as measured

.

Containing 0.57, more or less, of an acre of land.

Following public hearing on the matter, it appearing the Following public hearing on the matter, it appearing the health, safety and welfare of the neighborhood will not be adversely effected, a special permit for off-street parking on the above described tract should be Granted subject to the following restrictions:

- dustless surface and shall be properly drained,
- 2 All lighting shall be so arranged as not to reflect
- Shrubbery at least four (4) feet in height shall be planted on the Western boundary of said tract.
- 4. There shall be no traffic access to the property

It is ORDERED by the Deputy Zoning Commissioner of ounty, this day of October, 1966, that a Special

BALTMORE COUNTY, MARYLAND

TO. Mr. John G. Rose, Zoning Commissioner Date. February 25, 1966

FROM Mr. George E. Gavrelis, Director of Planning

tition #66-193-SPH. "Southwest corner of Reisterstown Road and Linden Terrace.
tition for Special Hearing to permit Off-Street Parking in a Residential Zone." Estate of Irvin Keyses - Petitioners

3rd District

ORDER RECEIVED FOR FI

HEARING: Monday, March 7, 1966 (11:00 A.M.)

The planning staff of the Office of Planning and Zoning has reviewed the subject

- We are in general agreement with the concept of providing off-street parking on the subject property, in a residential zone behind commercial frontage. The plan submitted by the patitioner, however, is not acceptable. The Zoning Regulations provide that "A substactory plans showing parking arrangement and vehicular access must be provided" and approved by this office. It is clear, therefore, that the commercially zoned portion of the patitioner's tracer since it has such a substantial effect upon "parking arrangement and vehicular access" must also be arranced that provided "and the patitioner's size plan should conditione access from Relaterstown Road. The patitioner's size plan should conditione access and circulation for all three uses with but two points of access from Relaterstown Road.
- 2. The Zoring Regulations require, among other things, that the "Method ... of operation, provision for maintenance and permitted hours of use shall be specified ..." In addition to correcting the deficiency noted in item 1, above, the petitioner should note on a new site plan any of the items listed in Subsection

Permit for off-street parking in a residential zone (as is more particularly described above) should be and the same is GRANTED from and after the date of this Order, subject to the restrictions as above imposed and approval of the site plan by the Bureau of Public Services, the Office _. Planning and Zoning, and the State Roads Commission.

INVER OFFICE CORRESPO BUREAU OF TRAFFIC ENGIN Baltimore County, Maryland

Date February 17, 1966

Mr. George Gavrelis Attn: Mr. James E. Dyer

Eugene J. Clifford

SUBJECT: Zoning Petition 66-193-SPH - SW corner of Reisterstown Road and Lindon Terrace

Review of the revised plan dated February 7, 1966 results in the following comments.

The revised plan indicates four entrances on Reisterstown This Euroau is of the opinion that only two entrances

Enclosed please find a sketch of a method of development for the subject property.

It is respectfully requested, if zoning is granted, that te plan be made subject to the approval of this Bureau.

R.IC : CRM: nr

Enclosure

cc: Mr. James E. Dyer (4) James P. S. Devereux

RECEIVED FEB 3 1 1966 BALTIMORE COUNTY OFFICE OF PLANNING

PETITION FOR SPECIAL HEARING 16-193 SPH

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we <u>Estate_of</u>. <u>Irrin</u> <u>Moreore</u>. <u>Mayablegal</u> owner___of the property situate in Baltimore County and which is described in the <u>description</u> and plat attached hereto and made a part hereof, hereby petition for a Special Hearing Under Section 500.7 of the Zoning Regulations of Baltimore County to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve off-street parking in a residential (R-6) zone.

See attached description

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

Regulations.

posting, etc., upon filing of this petition, and further agree to and ure to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Estap of Irvin Keyser Legal Owner Contract Purchaser

Petitioner's Attorney

Protestant's Attorney

11:17/66

ORDERED By the Zoning Commissioner of Baltimore County, this 18th at_11:000'clock A. M.



Zoning Commissioner of Baltimore County

CALTHORE COURTY OFFICE OF PLANETHY AND ZONING COURTY OFFICE BUILDING TOWNS, MARYLAND 21204

Frank E. Cicone, Esquire 121 W. Busquchanna Avenu Towson, Maryland C1204

Special Hearing Off-street parking in a residential some for Retate of Irvin Mayeer Located 175 from Rejectortoon Road along centerline of African Perrose, Ba District (Item h, January 18, 1966)

Dear Sire

The Zening Advisory Committee has reviewed the subject petition and makes

RUBBAU OF THAFFIC ENGINEERING: The circulation of traffic is not nationactory. It should be re-designed to allow circulation between uses prior to a hearing date being

BUNEAU OF ENDINGERING: Comments of January L, 1966 remain valid.

The above comments are not intended to indicate the appropriateness of the problems that all parties are take summer of plans or problems that any have a bearing on this case. The five-tector and/or the liquity Director of the office of Flaunting and Koning will sminut recommendations on the sprepriatement of the requested souning 10 days before the rouning consistence the summer of the requested souning 10 days before the rouning consistence the summer of the properties.

Office of Flamming and Zoning

Durenu of Traffic Inci. cering

MCA DOD

DESCRIPTION

0.57 more or less, ACRE PARCEL, SOUTHEAST SIDE OF LINDEN TERRACE - SOUTHWEST OF REISTERSTOWN ROAD, THRID ELECTION DISTRICT, BALTIMORE COUNTY, MARYLAND.

Proposed Zoning - R6 With Special Permit for off-street Parking

Beginning for the same at a point in the center line of Linden at the distance of 175 feet, as measured along said center line. from its intersection with the center line of Reisterstown Road, running thency by a line parallel to and 175 feet from the center it e of Reisterstow Read and hinding on the existing roning line, which divided the "R-6" and "B-L" areas, S '7*05'00" E., 338 feet, more or less, thence leaving said 32'15" W ., 89 feet, more or less, (2) N 34*49'00" W., 107.51 feet, (3) N 52*46'10" E. . 32, 59 (eet and (4) N 37*13'50" W., 227, 50 (eet to !'e center line of Linden Terrace, thence binding therein, N 52*46'10"E., 53 feet, more or less to the place of beginning.

Containing 0.57, more or less, of an acre of land.

J O. # 64188

BALTITORE COUNTY, MARYAND OFFICE OF FINANCE Division of Collection and Receipt COURT HOUSE TOWSON, MARYLAND 21204

No. 35765

25.00

25.00

2-1146 7 8 9 2 " 35765 DP-

MTITY	DETA TH UPPER SECTION AND RETURN WITH YOUR REMITTANCE
	Potition for Special Mearing for Estate of Irvin Reyear (66-193-200
	Mill - to the state of the stat

IMPORTANTI MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

SALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

County Office Building 111 W. Chesapeake Avenu Towson, Maryland 21204

Petitioner Estate of Irvin Keysor

CERTIFICATE OF PUBLICATION TOWSON, MD. February 17 ..., 19.66. 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 the cascie. day of ____Narch______, 19_66, the first publication appearing on the 17th day of Eabruary THE JEFFERSONIAN, Cost of Advertisement, \$....

66-193 SPH CERTIFICATE OF POSTING POMING DEPARTMENT OF BALTIMONE COUNTY Restrotom Rd & Linden Jerran Date of return At 25, 1966 S Josse 2 Signs

ORIGINAL THE BALTIMORE COUNTIAN SPECIAL HEARING
ZONING: Petition for a Spa-cial Hearing to permit Off-Street
Parking in a Residential Zone.
LOCATION: Southwest corner
of Reincrestown Road and Lin-den Terrace.

THE COMMUNITY NEWS

No. I Newburg Avenue

PETITION FOR

to Titrue.

DATE & TIME: MONDAY.

DATE & TIME: MONDAY.

FULLIC HEARING. Boss
190. Consty Office Publish.

The Bosting Commissioner of Institutes Country. by authority.

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feet, more or less, (2) N 34 defeet, more or less, (2) N 3d degrees 48'00" W., 107.5d feet (3) N 53 degrees 46'10" E., 32.50 feet and (4) N 3T degrees 1.750" W., 227.50 feet to the center line of Linden Terrance, thence binding thereon, N 52 degrees 46'10", 52 feet, more or less to the place of beginning.

Containing 55'1, more or less.

of an acre of land.

Being the property of the Estate of Irvin Keyser, as shown on plat plan filed with the Zonon plat plan filed with the Zon-ing Department.

Hearing Date: Monday, March
7, 1966 at 11:00 A.M.
Public Hearing: Room 105,
County Office Building, 111 W.
Chesanez as Avenue, Towson, Md.
BY ORDER OF JOHN G. ROSE, ZONING COMMISSIONER OF BALTIMORE COUNTY

CATONSVILLE, MD.

February 21, 1966. THIS IS TO CERTISY, that the ansexed advertisement of John G. Rose, Zoning Commissioner

of Baltimore County was inserted in THE BALTIMURE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Mary

successive weeks before 1960 , that is to say the same was inserted in the issues of

February 17, 1966.

THE BALTIMORE COUNTIAN



