

RUSSELL N. HUBBERT
3005 N. Calvert Street
Baltimore Maryland 21218
October 20, 1965

#66-258R

Description of parcel to be rezoned - Lansdowne, Maryland

Parcel 1 -
Beginning for the same at a pipe set on the Easterly side of 254 ft more or less Charleston Avenue, south of Fifth Avenue and running thence binding on said Charleston Avenue North 4 degrees 00 minutes East 255.06 ft thence leaving said avenue and running South 86 degrees East 150.0 ft to intersect the zoning division line thence along said line South 4 degrees West 255.06 ft to intersect the outline of the whole tract thence along said line North 85 degrees 55 minutes West 150.0 ft to the place of beginning.
Containing 0.878 acres of land more or less.

Parcel 2
Beginning for the same at a pipe set on the East side of Charleston Avenue, south of Fifth Avenue and running thence binding on the outline of the whole tract North 86 degrees 14 minutes 35 seconds East 150.0 ft to the division line of zoning and thence along said line South 4 degrees West 217.0 ft thence North 86 degrees West 30 ft thence North 60 degrees 04 minutes West 125.0 ft to the East side of Charleston Avenue thence along said Avenue North 4 degrees East 100.0 ft to the place of beginning.
Containing 0.645 acres of land more or less.



PETITION FOR RECLASSIFICATION
13th DISTRICT

#66-258R

ZONING: From R-6 to R.A. Zone.
LOCATION: Parcel 1 - East side of CHARLESTON Avenue 924 feet, more or less, South of Fifth Avenue.
Parcel 2 - East side of Charleston Avenue 392 feet, more or less, South of Fifth Avenue.

DATE & TIME: MONDAY, MAY 23, 1966 at 11:00 A.M.
PUBLIC HEARING: Room 105, 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:

Present Zoning: R-6
Proposed Zoning: R.A.

All that parcel or land in the Thirteenth District of Baltimore County

Being the property of Elwin J. Daniels, et al as shown on plat plan filed with the Zoning Department.

Hearing Date: Monday, May 23, 1966 at 11:00 A.M.
Public Hearing: Room 105, County Office Building, 111 W. Chesapeake Avenue, Towson, Md.

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

April 19, 1966

#66-258R

Fred E. Waldrop, Esq.
Masonic Building
Towson, Md. 21284

NOTICE OF HEARING

Re: Petition for Reclassification for Elwin J. Daniels, et al #66-258-R.

TIME: 11:00 A.M.
DATE: Monday, May 23, 1966
PLACE: ROOM 105 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE
TOWSON, MARYLAND.

ZONING COMMISSIONER OF
BALTIMORE COUNTY

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE No. 37691 DATE: 4/28/66
To: Space Manufacturing Co., Inc. 2303 Raymer Ave. Linthicum Heights, Md. 21090
DEPOSIT TO ACCOUNT NO. 01-612 QUANTITY: 1 Petition for Reclassification for Earl G. Missler, et al #66-258-R
REMITTANCE: \$50.00
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.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 13 Date of Posting: May 17, 1966
Posted for: Fred E. Waldrop, Esq.
Petitioner: Earl G. Missler, et al
Location of property: Parcel 1 - East side of Charleston Ave. 924 feet South of Fifth Ave. Parcel 2 - East side of Charleston Ave. 392 feet South of Fifth Ave.
Location of Signs: 111 W. Chesapeake Avenue, Towson, Maryland
Remarks:
Posted by: Fred E. Waldrop, Esq. Date of return: 5/17/66

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
May 16, 1966

#66-258R

TO: Mr. John G. Rose, Zoning Commissioner
FROM: George E. Givens, Director of Planning
SUBJECT: "Petition #66-258-R. Parcel 1 - East side of Charleston Ave. 924 feet South of Fifth Ave. Parcel 2 - East side of Charleston Ave. 392 feet South of Fifth Ave. Petition for Reclassification from R-6 to R.A. Elwin J. Daniels - Petitioner."

Fred E. Waldrop, Esq.
Masonic Building
Towson, Md. 21204

The enclosed memorandum is sent to you in compliance with Section 23-22 of the 1961 Supplement of the Baltimore County Code. Any questions of correspondence in regard to the enclosed subject matter must be directed to the Director of Planning and Zoning (or his Deputy) and NOT to the Zoning Commissioner.

If you desire to have a member of the Planning Staff testify, it will be necessary for you to summons him through the Sheriff's Office.

Tours very truly,
JOHN G. ROSE
ZONING COMMISSIONER

JGR/oa
Encl:

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

#66-258R

TO: Mr. John G. Rose, Zoning Commissioner
FROM: George E. Givens, Director of Planning
SUBJECT: "Petition #66-258-R. Parcel 1 - East side of Charleston Ave. 924 feet South of Fifth Ave. Parcel 2 - East side of Charleston Ave. 392 feet South of Fifth Ave. Petition for Reclassification from R-6 to R.A. Elwin J. Daniels - Petitioner."

13th District
HEARING: Monday, May 23, 1966. (11:00 A.M.)

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

The RA portion of the petitioner's tract was so designated on the original Comprehensive Zoning Map for this area on the basis of an arterial street proposed to be adjacent to and into the property. Plans were changed, however, and the street not built. Therefore, from a planning viewpoint, the present RA zoning, while set, is inadequately served by other than local residential streets. We do not believe that the number of units or density should be increased by the creation of yet additional apartment zoning at this location.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

#66-258R

TO: Mr. John G. Rose, Zoning Commissioner
FROM: George E. Givens, Director of Planning
SUBJECT: "Petition #66-258-R. Parcel 1 - East side of Charleston Ave. 924 feet South of Fifth Ave. Parcel 2 - East side of Charleston Ave. 392 feet South of Fifth Ave. Petition for Reclassification from R-6 to R.A. Elwin J. Daniels - Petitioner."

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Fred E. Waldrop, Esq.
Masonic Building
Towson, Maryland 21204

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your petition has been received and accepted for filing this 17th day of April, 1966.

JOHN G. ROSE
Zoning Commissioner
Petitioner: Earl G. Missler et al
Petitioner's Attorney: Fred E. Waldrop
Reviewed by: James S. Myers
Chairman of Advisory Committee

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

COUNTY OFFICE BUILDING
111 W. CHESTERPAK AVENUE
TOWSON, MD. 21286
4. 1966

GEORGE F. GAVELLER
DIRECTOR
JOHN G. ROSE
ZONING COMMISSIONER

Fred E. Waldrop, Esquire
Masonic Building
Towson, Maryland 21284

April 19, 1966
#66-258K

RE: Reclassification From R-6 to RA for Earl S. Missler et al Located W/S of Charleston Ave 3921 S of Fifth Avenue 13th District (Item 7, December 7, 1965)

Dear Sirs:

The above referenced petition is accepted for filing as of the date on the enclosed filing certificate. Notice of the hearing date and time which will be held not less than 30 days nor more than 90 days after the date on the filing certificate will be forwarded to you in the near future.

If you have any questions concerning this matter, please do not hesitate to contact me at VA 3-3000, Extension 353.

Very truly yours,
John G. Rose
JOHN G. ROSE, Principal
Zoning Technician

JEG:lyla

PETITION FOR RECLASSIFICATION
13th DISTRICT

ZONING: From R-6 to R.A.
Zone.
LOCATION: Parcel 1-East side of Charleston Ave 924 feet, more or less, South of Fifth Avenue.
Parcel 2-East side of Charleston Avenue 327 feet, more or less, South of Fifth Avenue.
DATE & TIME: MONDAY, MAY 23, 1966 at 11:00 A.M.
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:

Present Zoning: R-6
Proposed Zoning: R.A.

All that parcel of land in the Thirteenth District of Baltimore County

Parcel 1 - Beginning for the same at a pipe set on the Easterly side of Charleston Avenue 924 feet more or less south of Fifth Avenue and running thence across said Charleston Avenue North 1 degree 00 minutes East 255.00 feet thence leaving said avenue and running South 56 degrees East 126.0 feet to intersect the zoning division line thence East 126.0 feet to intersect the centerline of the said street thence along said line North 35 degrees 57 minutes West 126.00 feet - the place of beginning - 0.475 acres of land more or less.

Parcel 2 - Beginning for the same at a pipe set on the East side of Charleston Avenue 302 feet more or less south of Fifth Avenue and running thence along the centerline of the whole tract North 56 degrees 14 minutes 35 seconds East 126.0 feet to the zoning line of zoning and thence along said line South 4 degrees West 217.0 feet thence North 36 degrees west 30 feet thence North 60 degrees 01 minutes West 125.0 feet to the East side of Charleston Avenue thence along said Avenue North 4 degrees East 126.11 feet to the place of beginning - 0.475 acres of land more or less.

Being the property of Elvin J. Daniels, et al as shown on plat filed with the Zoning Department.

Hearing Date: Monday, May 23, 1966 at 11 A.M., Public Hearing: Room 109, County Office Building, 111 W. Chesapeake Avenue, Towson, Md.

In Order Of
John G. Rose
Zoning Commissioner Of Baltimore County

CERTIFICATE OF PUBLICATION

BALTIMORE COUNTY, MD. May 5, 1966

THIS IS TO CERTIFY, That the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Md. once in each of one successive weeks before the 23rd day of May, 1966, the first publication appearing on the 5th day of May

1966

THE TIMES

John M. Martin
Monopet:
John M. Martin

Cost of Advertisement \$ 25.00
Purchase Order CI473
Requisition No. 79877

PETITION FOR RECLASSIFICATION
13th DISTRICT

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Being the property of Elvin J. Daniels, et al as shown on plat filed with the Zoning Department.

Hearing Date: Monday, May 23, 1966 at 11 A.M., Public Hearing: Room 109, County Office Building, 111 W. Chesapeake Avenue, Towson, Md.

In Order Of
John G. Rose
Zoning Commissioner of Baltimore County

CERTIFICATE OF PUBLICATION

TOWSON, MD. May 5, 1966

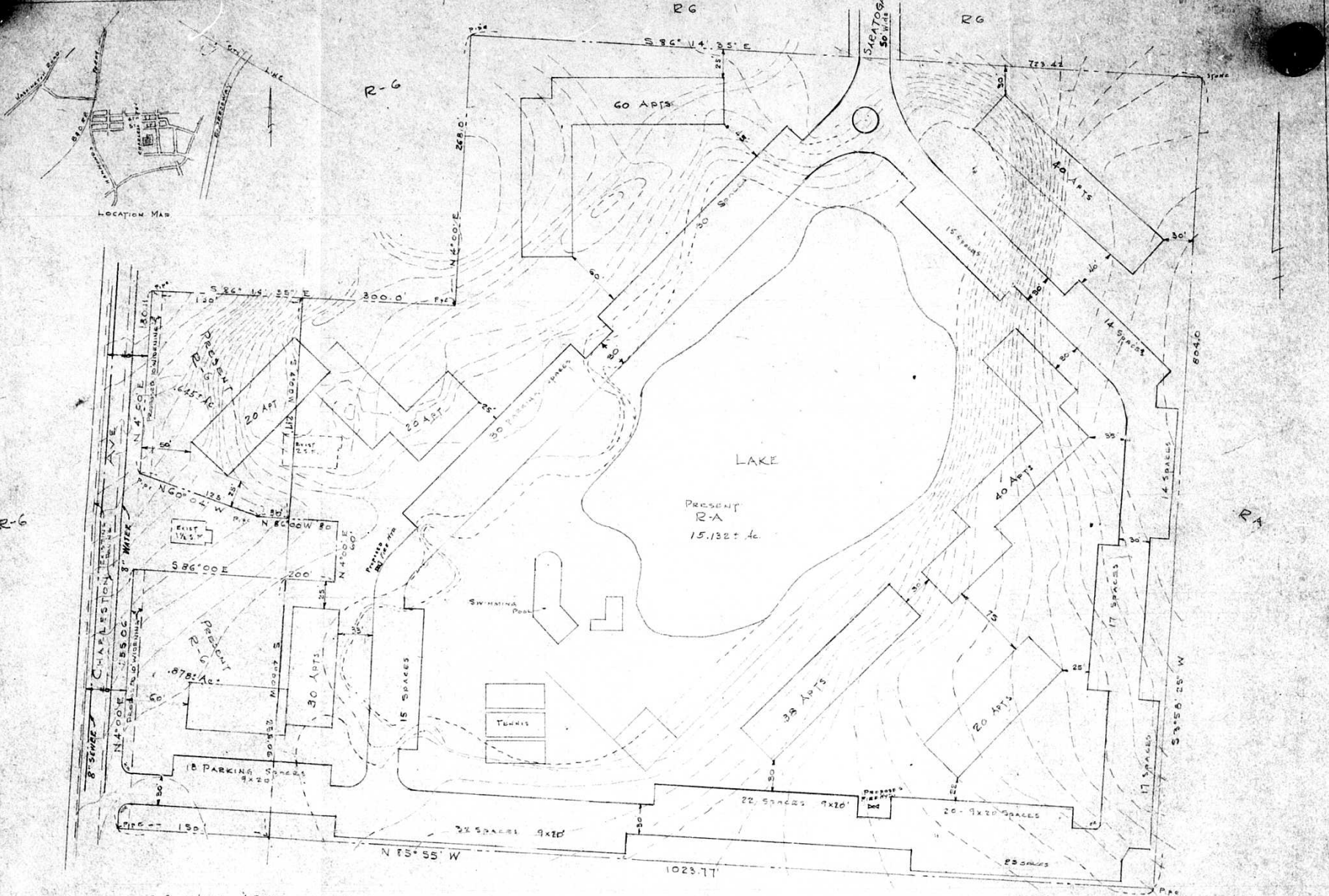
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md. once in each of one successive weeks before the 23rd day of May, 1966, the first publication appearing on the 5th day of May, 1966

THE JEFFERSONIAN

John L. Strickland
Manager

Cost of Advertisement, \$. . .

TELEPHONE 829-3000 INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE Division of Collection and Receipts COUNTY HOUSE TOWSON, MARYLAND 21284		No. 40630 DATE 9/9/66
TO: Fred E. Waldrop, Esq. Masonic Building Towson, Md. 21284		BILLED BY: Zoning Dept. of Balto. Co.
DEPOSIT TO ACCOUNT NO. 81-522 QUANTITY: 1 DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE.		TOTAL AMOUNT \$57.50 COST
Adverting and posting of return for Elvin J. Daniels, et al #66-258-r		57.50
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COUNTY HOUSE, TOWSON 4, MARYLAND PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.		



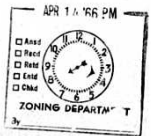
EXISTING ZONING R-G - Acres 1.523
 PROPOSED RA - Acres 1.523
 EXISTING ZONING RA - " 15,132
 TOTAL AREA - Acres 16.655

DESIGNED DENSITY
 Gross 13.46 Units/Acre
 Net 13.91 Units/Acre
 Total Units 265 APT.

PERMITTED DENSITY
 Gross 14 per Ac.
 Net 18 per Ac.
 Total 263 APT.

PARKING: 9x20' SPACES
 SPACES REQ'D 1 per Unit 265
 SPACES PROPOSED 265

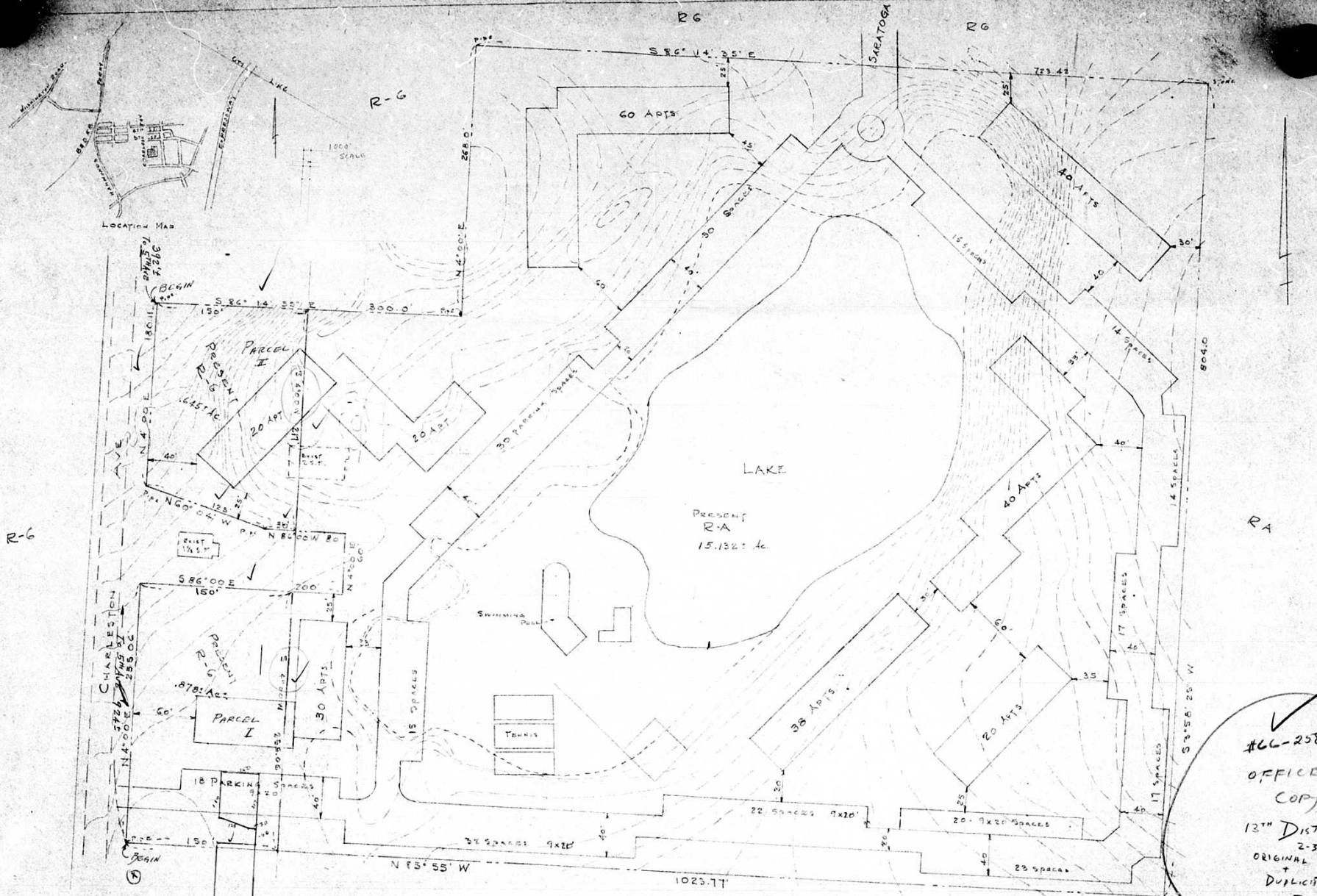
PAVING MACASAM.
 TYPE BUILDING
 3 STORY GARDEN APTS.



PLAT TO ACCOMPANY REZONING REQUEST
 PROPOSED APARTMENTS
 LANDOWNE, MD.

DISTRICT 13 - BALTIMORE, CO
 SCALE 1" = 50'
 SEP 30 1966
 RUSSELL M. HEBBERT
 SUCCESSOR TO: EDWARD V. COONAN & CO.
 CIVIL ENGINEERS & SURVEYORS
 3005 N. CALVERT ST.
 BALTIMORE, MARYLAND 21218
 Rev. 3-2-66





#66-258R
 OFFICE COPY
 13TH DIST. 2-3A
 ORIGINAL + DUPLICATE
 RA SW-6-C
 PLAT TO ACCOMPANY REZONING REQUEST

EXISTING ZONING R-6 - ACRES 1.523
 PROPOSED RA - ACRES 1.523
 EXISTING ZONING RA - " 15.132
 TOTAL AREA ACRES 16.655
 DESIRED DENSITY
 GROSS 13.46 Units/Acre
 NET 15.91 Units/Acre
 TOTAL UNITS 265 Apts.
 PERMITTED DENSITY
 GROSS 16 per Ac.
 NET 18 per Ac.
 TOTAL 265 APTS.

PARKING: 18x20' SPACES
 5 SPACES REQ'D 1 PER UNIT 265
 SPACES PROVIDED 265
 PAVING MACADAM
 TYPE BUILDING
 3 STORY GARDEN APTS.

PLAT TO ACCOMPANY REZONING REQUEST
 PROPOSED APARTMENTS
 LANSDOWNE, MD.



DISTRICT 15 BALTIMORE, CO
 SCALE 1" = 50' SEPT 30, 1965
 RUSSELL M. HEEBERT EDWARD V. COONAN & CO.
 ENGINEERS & SURVEYORS
 3005 N. CALVERT ST.
 BALTIMORE, MARYLAND 21218

