

June 9, 1967

Mr. Clark F. MacKenzie
Greentree Realty, Inc.
Jefferson Building
Towson, Maryland 21204

RE: 67-23-X, Filling Station for
Greentree Realty, Inc., NE
corner of York and Scott Adam
Roads

Dear Mr. MacKenzie:

Please be advised that prior to any further
action being taken on the above referenced property, it will be
necessary to file a new petition. Said petition, however, must be
in strict compliance with the requirements of Bill 40-1967.

If you have any questions concerning this matter,
please do not hesitate to contact me.

Very truly yours,

JOHN G. ROSS,
Zoning Commissioner

JGR/ldr

cc: File

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. Edward D. Hardisty, Deputy Zoning Commissioner
FROM: George E. Cavellis, Director of Planning

SUBJECT: Petition #67-23-X, Northeast corner of York and Scott Adam Roads.
Petition for Special Exception for Filling Station.
Greentree Realty, Inc. - Petitioners.

8th District

HEARING: Monday, August 1, 1966. (1:00 P.M.)

Because of the moratorium on special exceptions for filling stations, the planning
staff of the Office of Planning and Zoning consider the subject petition now to
be invalid and declines to comment thereon.

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

I, or we, Greentree Realty, Inc., 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,
herby petition (1) that the zoning status of the herein described property be re-classified, pursuant
to the Zoning Law of Baltimore County, from an _____ zone to an _____
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 a filling station (Sec. 233.2 of said
Zoning Regulations).
Property is to be 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 adopted pursuant to the Zoning Law for Baltimore
County.

Contract purchaser
Address
Petitioner's Attorney
Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day
of _____, 1966, that the subject matter of this petition be advertised, as
required by the Zoning Law of Baltimore County, 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 106, County Office Building in Towson, Baltimore
County, on the _____ day of August, 1966, at 1:00 o'clock
P.M.

DEPUTY Zoning Commissioner of Baltimore County.

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

28 day of June, 1966.

JOHN G. ROSS,
Zoning Commissioner

Petitioner Greentree Realty, Inc.

Petitioner's Attorney

Reviewed by
Chairman of
Advisory Committee

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 39419

DATE 7/11/66

To: Messrs. T. H. Hinkle and Alderman
Jefferson Building
Towson, Md. 21204

PAID - Baltimore County Tax - Office of Finance

QUANTITY	DEPOSIT TO ACCOUNT NO. 622	DEPOSIT TO ACCOUNT NO. 622	DEPOSIT TO ACCOUNT NO. 622
667-23-X	Petition for Special Exception for Greentree Realty, Inc.	20.00	20.00
4			

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.

MCA
MATZ, CHILDS & ASSOCIATES, INC.
CONSULTING
ENGINEERS
1020 Cromwell Bridge Rd., Baltimore, Md. 21204 Tel. 301-623-0000

DESCRIPTION

0.5362 ACRE PARCEL - NORTHEAST CORNER YORK ROAD AND

SCOTT ADAM ROAD - EIGHTH ELECTION DISTRICT - BALTIMORE

COUNTY, MARYLAND.

PRESENT ZONING M-L

PROPOSED ZONING M-L WITH SPECIAL

EXCEPTION FOR SERVICE STATION

Beginning for the same at a point on the east side of York Road,
as laid out 66.00 feet wide, in the last or N 18° 11' 16" W - 591.69 foot
line of the property conveyed by John S. Williamson, Sr. and wife to
Greentree Realty, Inc., by deed dated November 15, 1961, and recorded
among the Land Records of Baltimore County in Liber R.R.G. 4211,
page 52, at a distance of 264.88 feet as measured reversely from the
end of said line, said beginning point being at the end of the easement line
connecting the east side of York Road and the north side of Scott Adam
Road as shown on the plat entitled "A Resubdivision of Warren Apartments"
said plat being recorded among said Land Records in Plat Book R.R.G.
30, page 96, running thence and binding on part of said last line (1)
N 18° 26' 40" W - 160.00 feet, thence for lines of division the five
following courses and distances: (2) S 69° 47' 05" E - 32.02 feet, (3)
N 71° 33' 20" E - 125.00 feet, (4) S 18° 26' 40" E - 164.14 feet to
intersect the north side of Scott Adam Road, thence binding thereon

Water Supply & Sewerage & Drainage & Highways & Structures & Developments & Investigations & Reports

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

District
Posted for
Petitioner
Location of property
Location of Signage
Remarks
Posted by
Signature
Date of Posting
Date of return

CERTIFICATE OF PUBLICATION

TOWSON, MD. July 12, 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., on the 11th day of
August, 1966, before the 1st day of August, 1966, the first publication
appearing on the 11th day of July, 1966.

THE JEFFERSONIAN.

By Edmund J. Morgan
Manager.

Cost of Advertisement, \$.....

Leister, Matz, P. E.
John C. Childs, L. S.
Associates
George W. Blumby, L. S.
Robert W. Craden, P. E.
Lester W. Glass, P. E.
Norman P. Lammann, L. S.
Paul Lee, P. E.
Paul R. Stratton

MCA
MATZ, CHILDS & ASSOCIATES, INC.

(5) westerly by a curve to the left with a radius of 700.00 feet for a
distance of 140.95 feet, said arc being subtended by a chord bearing
S 77° 19' 26" W - 140.71 feet to the southeast end of the aforementioned
gusset line, thence binding thereon (6) N 63° 26' 40" W - 14.14 feet to
the place of beginning.

Containing 0.5362 part of an acre of land.

J.O. #65078

JMA:lm

6/10/66

OFFICE OF THE BALTIMORE COUNTIAN

THE COMMUNITY NEWS
Ridgely, Md.

THE HERALD - ARGUS
Catonsville, Md.

No. 1 Newburg Avenue

CATONSVILLE, MD.

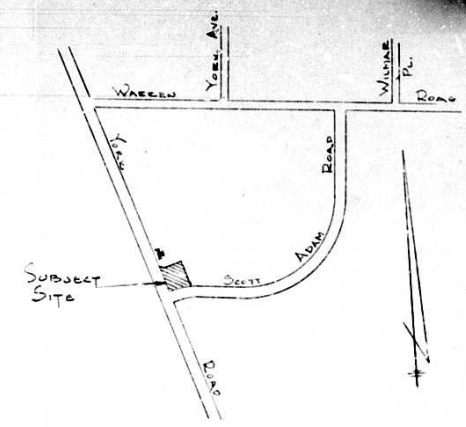
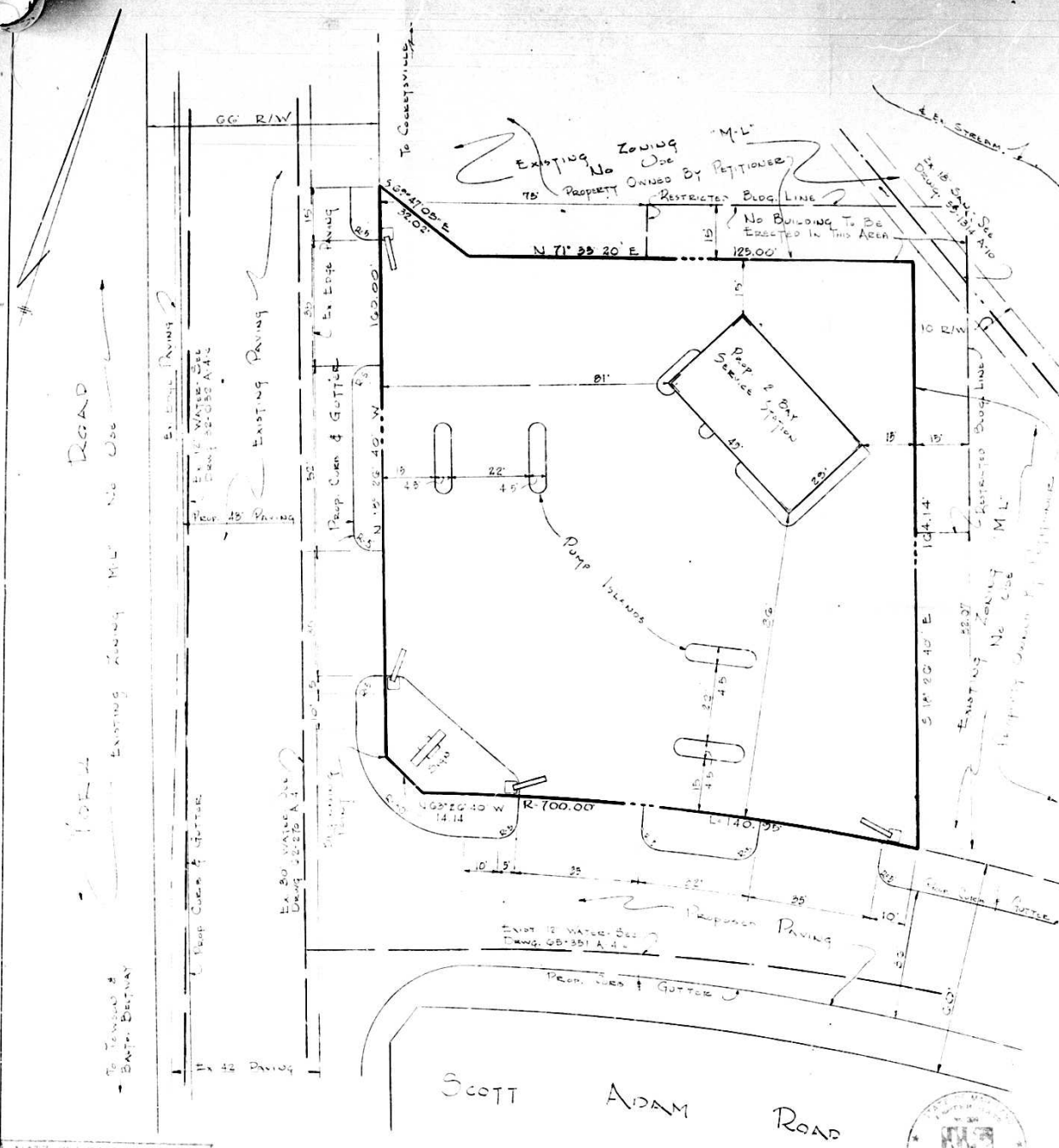
July 20, 1966.

THIS IS TO CERTIFY, that the annexed advertisement of
Edward D. Hardisty, Deputy Zoning Commissioner
of Baltimore County

was inserted in THE BALTIMORE COUNTIAN, a group of
weekly newspapers published in Baltimore County, Mary-
land, once a week for one week before
the 27th day of July, 1966, that is to say
the same was inserted in the issues of
July 14, 1966.

THE BALTIMORE COUNTIAN

By Edmund J. Morgan
Editor and Manager.



LOCATION PLAN
SCALE: 1"=500'

GENERAL NOTES

1. Acreage of Parcel Equals 0.5552 Acres
2. Existing Zoning of Parcel "M-L"
3. Existing Use of Parcel "No Use"
4. Proposed Zoning of Parcel "M-L" with Special Exception
5. Proposed Use of Parcel "Service Station"

Plan To Accompany Petition
SPECIAL EXCEPTION
To Property Vicinity
SCOTT ADAM ROAD & YORK ROAD
Election District 8 BALTIMORE CO., MD.
Scale: 1"=20'
June 14, 1966
Revised: June 10, 1966



MATZ CHILD & ASSOCIATES
1020 DUNNELL II - DCA ROAD
BALTIMORE, MARYLAND 21204
J. D. M. - OWNER
65078 RLS PL

