67-88 A PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

1. or	we. J.G.	4. V. 36	FFELL.	legal	owner A of	the property	situate in	n Baltimor
ounty a	nd which i	s described	in the de	scription and	plat attache	d hereto and	1 made a	part hereo

hereby petition for a Variance from Section 2.	238.2. 238.3.4.402.35(6)	
(231.2)-5, 8, 200-14 instead of required 30'si	de yart, and 10' al 20' inc ead	of required
30' rear yard/ (238.3 and 409.3b-0 units of o	fistreet parking instead of the	required

of the Zoning Regulations of Paltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hard-hip or practical difficulty)

fractical difficulty of using plot of ground for other use, change in the general area and nature of the use (already zoned 3.4. on bota adjoining sides)

Bornard Kirsh, Fres. Kirsh Fallorn, Inc.	Mas . SAV ALL
Contract purchaser	Tind In A SZZ Legal Owners
Address 1540 fork soad	Address691091x
Lutherville, .4. 21093	natabaratowa, wda
Petitioner's Attorney	Protestant's Attorney
Address 201 also avenue 21232	***************************************
ORDERED By The Zoning Commissioner of E	Saltimore County, this 6th day

٠.,

All that parcel of land in the ighth District of Baltimore

See attached description 196.6., that the subject matter of this petition be advertised, as of ... 30cl 2007.

166.2. that the subject matter of time pertion one ancertises, as required by the Zening Lao of Ballioner County, it to to nesspapers of general circuit on through out Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Ballimore County in Boom 106, County Office Building in Townon, Ballimore County, of the ... 1265. ... 1265 Zoning Comr issioner of Baltimore County. TI. HIDN NATIAMANE
BOS INSTRUCT
DOSMIC Problemer Varience
for Sake and How Varie and GliControl of the Control of GliControl of Gli
Control of GliControl of Gli
Control of Gli-ORIGINAL. THE BALTIMORE COUNTIAN CATONSVILLE, MD.

October 3.

19 66

JAMES G. W/S York

SAFFELL

THIS IS TO CERTIFY, that the annexed advertisement of John G. Rose, Coming Commissioner of Baltimore County

was inserted in THE BALTIMORE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Maryland, once a week for successive weeks before day of October, 19 66, that is to say the same was inserted in the issuer of

September 29, 1966.

THE BALTIMORE COUNTIAN

By Paul J Morgany Editor and Manager 2 74.

Pursuant to the advertisement, posting of property, and oublic hearing on the above petition and it appearing that by reason of the following finding of facts _that strict compliance with the Saltimore County Zoning Regulations would result in practical difficulty and unreasonab hardship upon the petitioner and the variances requested to permit a side yard of 5'/instead of the required 30 feet; to permit a rear yard of 10' instead of the required 30 feet and to permit B off-street parking spaces instead of the required the above Variance should be had; and disfurther appearing disk by reasons IT IS ORDERED by the Zoning Commissioner of Baltimore County this 2014 October 198 ... that the herein Petition for & Veriances same is granted, from and after the date of tals order. , which perset to a side yard of 51 8" same is granted, from and after the date of tals order, which pergit a site yard of 5 to instead of required 30 to reary yard of 10 instead of regired 30 to pergit a 3 off-street parking spaces, instead of the 30 to regired 30 to pergit a 3 off-street parking spaces, instead of the 30 to regired 30 to pergit a 3 off-street parking spaces. As a site yard of 5 to 5 of 10 to 10 Pursuant to the advertisement, posting of property and public hearing on the above petition 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 MICROFIL

67-59 A

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

District S	Date of Posting Ave. 30.1
Posted for:	///
Petitioner: - Parities Scarce Sept.	ild 72' 5 of Leyandane
Location of property: 440. 4016.	,
Location of Signs: 14/2.	16 55 3 of Juntar
	CAMED CHURCH LANE (P. STED)
1 /2	
Posted by Signature	



Baltimore, Md. 21204, Tel. 301 823-0900

DESCRIPTION

0, 172 ACRE PARCEL LOCATED ON THE WEST SIDE OF YORK ROAD

AND SOUTH OF TEXAS LANE, EIGHTH ELECTION DISTRICT,

BALTIMORE COUNTY, MARYLAND,

PRESENT ZONING B-R

PROPOSED ZONING

B-R WITH SIDE AND REAR YARD VARIANCES

& PARKING VARIANCE

Beginning for the same at a point on the west size of York Road 66 feet wide and southerly 77 feet more or less from the intersection of the west side of York Road and the south side of Texas Lane 30 feet wide, running thence and binding on said west side of York Road (1) S 13°15' E 53 feet 11 inches thence leaving said west side of York Road for the six following courses and distances, (2) S $77^{\circ}12^{\circ}$ W 50feet 3 inches, (3) N 86°04' W 111 feet 5 inches, (4) N 11°57' E 37 fact 5 inches, (5) N 81°02' E 70 feet 2 inches, (6) S 08°58' E 3 fee and (7) 11 81 02 E 71 feet 2 inches to the place of beginning.

Containing 0, 172 Acre of Land.



BALLIMORE COUNTY CFFICE OF PLANNING AND ZONING

George T. Camaras, Sequire 201 Wise Avenue Beltamore, Maryland 21222

SUBJECT:

Bear, Side, and Parking Varie
for James 3. Saffell, located
W/S York Road 77' 8 of Yexas
Lame, 8th Bistrict
(Item 5, September 6, 1966)

The Zoning Advisory Committee has reviewed the subject petition and makes

FIRE BURNAU: This office will review and submit comments at a later date.

SHATE ROADS CONMISSION: The entrance will be subject to State Roads Commission pormits

PROJECT PLANSING DIVINION: It is the opinion of this office that a building of the size requested would definitely reversored the site and would not be in strict 'arrowny with the spirit and intent of the soming regulations. The above comments are not intended to indicate the appropriateness of the soning sotion requested, but to assure that all parties are unde source of plans or problems that may have a bearing on this case. In Director and/or the Dought Director of the Office of Planning and Joning till muchat recommendations on the syrrepriateness of the requested soning 20 days before the Connag Continuinear's bearing

The following members had no convent to offers

Yery truly yours,

cos Lt. Kerris-Fire Bureau John Meyers-State Boads Commission Albert V. Quimby-Project Planning Division

Parking.
LOCATION: West side of York Road
The feet from the South side of
TEST THE TIME A.

DATE A TIME. Wednesday, October
THE TIME A.

PUBLIC HEARTING ROM
TO Office Building, 111 W Cossapeaks Avenue, Townon, Marjand to Other Statistics, 111 in Course vision from the Course Vision of the 19.66...

CONING: Petition for Variance for Side and Rear Vard and Off Street Parking.

CERTIFICATE OF PUBLICATION THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., sacociaxeach day of _____October _____1966__, the **** publication

appearing on the 29th day of September THE JEFFERSONIAN, .

TC WSON, MD. Sertember 29, 1966

Cost of Advertisement, \$...

BALTORE COUNTY, MAINLAND OFFICE OF FINANCE

No.40657 DATE 9/23/66

Division of Collection and Receipt COURT HOUSE TOWSON, MARYLAND 21204

BYZoning Sept. of Belto. Co.

QUANTITY	DETACH UPPER SELITION AND RETURN WITH YOUR REMITTANCE	\$25.00
	Patition for Beriance for J-we C. bffell	25.00
	PRIB-bellin-Contains - Objects	Change
	9-2560 9288 * 60657 TH-	25.00
	4	-10004.0

MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

BALTIMORE COUNTY, MARYLAND

то	Mr.	John	G.	Rose,	Zoning	Commissioner	Date.	October 7,	
						*******	Date.		

Leslie H. Greef, Deputy Director

Petition #67-89-4 West side of York Road 77 feet South of Texas Lone Petition to -89-A. West side of York Road // feel South of Texes Lan Petition for Variance to primit a side yard of 5 feel 8 inclaes instead of the required 30 feet; and to permit a rear yard of 10 feet instead of the required 30 feet; and to permit 8 units off-street parking instead of the required 11 units.

James G. Saffell - Petitione

8th District

HEARING: Wednesday, October 19, 1966 (11:00 A.M.)

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

- We note that the proposed use of the subject property is a "clee...ing plant and store." If this involves a retail dry cleaning or laundry operation, we cannot favor the variance requested. Experience throughout the County has shown that retail dry-cleaning or laundry establishments actually require considerably meep parking specs; than are specified in the Zoring Regulations. A unitance from the packing regulations with respect to a retail dry-cleaning or laundry establishment would effinitely not be within the spirit of Subsection (60°2.4, which states the stable of the stable specified in the Zoring and the stable spirit of subsection of the stable spirit of subsection (60°2.4, which states the spirit of size of the stable spirit of subsection (60°2.4), which states the spirit of size of the spirit o hereinafter set forth are and shall be taken as absolute minimums, to be
- We question that the requested variance would allow for sufficient parking or for proper vehicle circulation a chronic problem with retail laundry and dry-cleaning establishments.

George T. Canaras, Esquire 201 Wise Avenue Baltimore, Maryland 21222

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

6 day of Sept, 196

JOHN G. ROSE
Zoning Commissioner

Petitioner James G. Saffell
Petitioner's Attorney George T. Canaras Reviewed by

Chairman of Advisory Committee

TELEPHONE 823-3000 BALTITOPE COUNTY, MARCLAND

OFFICE OF FINANCE

Division of Collection and Receipts
COUKT HOUSE
TOWSON, MARYLAND 21204

morpe T. Causres, Est.

BILLED Zentes Sept. of Salta. Co

No.42234

DATE 11/3/60

DEPOSIT TO ACCOUNT NO. 9-222

QUANTITY

DETACH UPPER SECTION AND RETURN WITH YOUR REMITTANCE

COMMISSION OF PROPERTY FOR June 6, Section 44,57

Application of

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.

