

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

I, Joseph Ruggiero, 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 hereby petition for a Variance from Section 238.2 Side Yard requests (1) feet instead of required (30) feet, 409.2 b (3) requests (65) parking spaces instead of required 186 parking spaces.

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

Additional Construction would eliminate (2) existing parking spaces
Location of proposed cinder block storage shed to conform with Section 238.2 would eliminate (4) existing parking spaces and create a practical difficulty.

See attached description

Property is to be posted and advertised as prescribed by Zoning Regulations.
I, or we, agree to pay expenses of above Variance 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 Joseph Ruggiero Legal Owner
Address 7600 Eastern Avenue

Petitioner's Attorney _____ Protestant's Attorney _____
Address _____

ORDERED By The Zoning Commissioner of Baltimore County, this 1st day

of November 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 throughout Baltimore County, that property be posted, and that the public hearing be held before the Zoning Commissioner of Baltimore County in Room 108, County Office Building in Towson, Baltimore County, on the 11th day of December 1966 at 10:00 o'clock A.M.

John G. Rose
Zoning Commissioner of Baltimore County.

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of the following finding of facts, hardship exists:

the above Variance should be had; and it is hereby ordered that the Variance be granted.

a Variance to permit a side yard of zero feet instead of the required 30 feet; and to permit 63 parking spaces instead of the required 186 spaces.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 1st day of December 1966 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 zero feet instead of the required 30 feet; and to permit 63 parking spaces instead of the required 186 spaces, subject to approval of the site plan by the Bureau of Public Services and the Office of the DEPUTY Zoning Commissioner of Baltimore County Planning and Zoning.

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 _____ day of _____ 1966 that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

To: Ruggiero's Restaurant & Tavern
7600 Eastern Ave.
Baltimore, Md. 21224

BILLED BY: Zoning Dept. of Balto. Co.

QUANTITY	DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT DUE
1	Advertising and posting of property #67-116-A	\$61.00
1	12-600 3224 42273 TIV-	\$1.00

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.

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
COUNTY OFFICE BUILDING
TOWSON, MARYLAND 21204

Subject: Variance to Sections 238.2 and 409.2b (3) for Joseph Ruggiero, located 7600 Eastern Ave., and Ashby Ave. 12th District.
(Time is November 1, 1966)

Dear Sir:

The Zoning Advisory Committee has reviewed the subject petition and makes the following comments:

BUREAU OF TRAFFIC ENGINEERING:
Any variance to Section 409.2b is undesirable, because it has been the experience of this office that the parking required in the zoning regulations are a minimum.

The above comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems that may have a bearing on this case. The Director and/or the Deputy Director of the Office of Planning and Zoning will submit recommendations on the appropriateness of the requested zoning 10 days before the Zoning Commissioner's hearing.

The following members had no comment to offer:

Bureau of Engineering
Fire Prevention Bureau
Health Department
State Roads Commission
Industrial Development
Board of Education
Building Permits and Licenses

Very truly yours,
James E. Han
John E. Han, Principal
Zoning Technician

cc: Richard Moore - Bureau of Traffic Engineering

7600 EASTERN AVENUE,
BALTIMORE COUNTY, MARYLAND

BEGINNING FOR THE SAME AT A POINT IN THE NORTHEASTERMOST LIMITS OF ASHBY AVENUE BEING 60' IN WIDTH RUNNING THENCE AND BINDING ALONG A PART OF THE AFOREMENTIONED NORTHEASTERMOST LIMITS (ASHBY AVENUE) N 47 DEGREES - 48' - 50" W, 102.97' THENCE BY A CURVE TO THE RIGHT HAVING A RADIUS OF 335.00' FOR A DISTANCE OF 68.97' BAID CURVE BEING SUSTAINED BY A CHORD BEARING N 41 DEGREES - 54' - 57" W, 68.65' TO INTERSECT THE SOUTHEASTERMOST LIMITS OF AN ALLEY BEING 16' IN WIDTH RUNNING THENCE AND BINDING THEREON THE THREE (3) FOLLOWING COURSES AND DISTANCES: V.11 N 54 DEGREES 16' - 22" E, 150.60', N 41 DEGREES - 06' - 40" W, 1.85', N 41 DEGREES - 06' - 40" E, 47.91' TO THE SOUTHWESTERMOST SIDE OF AN EXISTING GARAGE RUNNING THENCE AND BINDING ALONG THE AFORESAID SOUTHWESTERMOST SIDE OF SAID EXISTING GARAGE S 47 DEGREES 59' - 02" E, 45.88' TO THE SOUTHERNMOST CORNER OF THE AFORESAID EXISTING GARAGE RUNNING THENCE AND BINDING ALONG THE SOUTHEASTERMOST SIDE OF SAID EXISTING GARAGE N 42 DEGREES - 00' - 58" E, 1.90', THENCE LEAVING SAID EXISTING GARAGE S 47 DEGREES 48' - 50" E, 93.24' TO INTERSECT THE NORTHEASTERMOST LIMITS OF EASTERN AVENUE RUNNING THENCE AND BINDING THEREON THE THREE (3) FOLLOWING COURSES AND DISTANCES: V.11 S 37 DEGREES - 49' - 40" W, 50.15', S 37 DEGREES - 49' - 40" W, 10.71', S 41 DEGREES - 57' - 40" W, 82.57', THENCE BY A CURVE TO THE RIGHT HAVING A RADIUS OF 1,098.70' FOR A DISTANCE OF 38.52' BAID CURVE BEING SUSTAINED BY A CHORD BEARING S 44 DEGREES - 31' - 00" W, 38.51' THENCE CONTINUING BY A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00' FOR A DISTANCE OF 38.69' BAID CURVE BEING SUSTAINED BY A CHORD BEARING S 87 DEGREES - 50' - 57" W, 34.90' TO THE PLACE OF BEGINNING. CONTAINING 0.832 AC.±

Joseph Ruggiero
7600 Eastern Avenue
Baltimore, Maryland

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 _____ day of Nov, 1965.

Petitioner Joseph Ruggiero
Petitioner's Attorney _____ Reviewed by James E. Han
Chairman of Advisory Committee

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

To: Cash

BILLED BY: Zoning Dept. of Balto. Co.

QUANTITY	DETAILED UPPER SECTION AND RETURN WITH YOUR REMITTANCE	TOTAL AMOUNT DUE
1	Petition for Variance for Joseph Ruggiero	25.00
1	9-760 8369 40613 TIV-	5.00

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 12th Date of Posting 11/7/66

Posted for James E. Han 11/7/66 AT 10:00 A.M.

Petitioner: Joseph Ruggiero

Location of property: NE corner Eastern & Ashby Aves.

Location of Sign: On the parking area Ashby Ave. and Eastern Ave. from the driveway #2 on Eastern Ave. at the beginning.

Remarks: John G. Rose

Posted by Robert J. Paul Date of return 11/16/66

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Mrs. John G. Rose, Zoning Commissioner Date: November 25, 1966

FROM: George E. Gegg

SUBJECT: Petition #67-116-A. Variance to permit a side yard of zero feet instead of the required 30 feet; to permit 63 parking spaces instead of the required 186 spaces. Northeast corner of Eastern and Ashby Avenues. Being the property of Joseph Ruggiero.

12th District

HEARING: Wednesday, December 7, 1966 (10:00 A.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for variance to parking and side yard requirements. It offers no comment on the petition as such. However, the petitioner should clearly show that the 63 parking spaces provided can in fact accommodate his business and that overflow parking will not create problems of congestion elsewhere.

GEG:bms

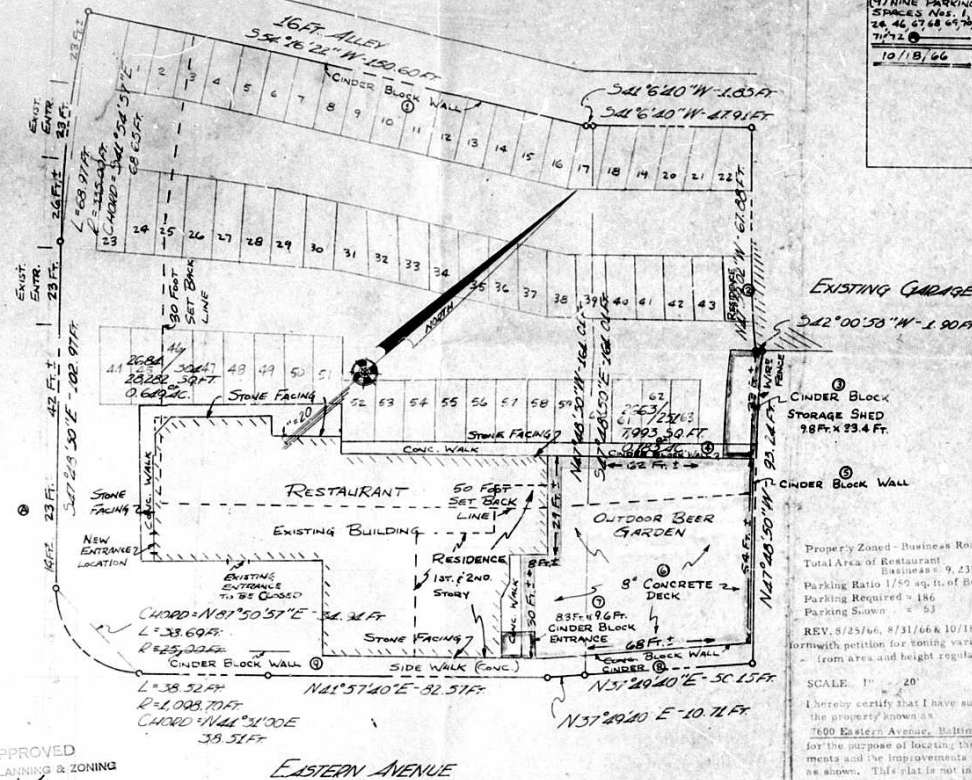
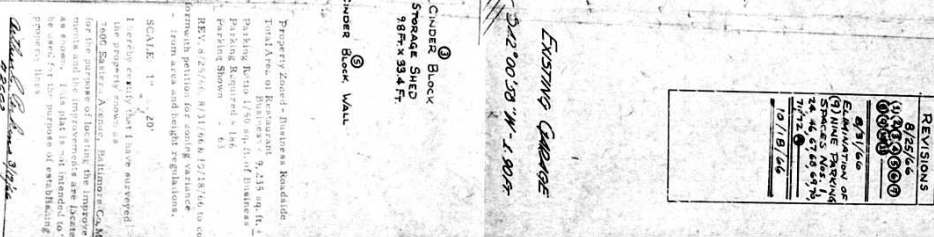
CERTIFICATE OF PUBLICATION

TOWSON, MD. November 17, 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 _____ successive weeks before the _____ day of _____ 1966, the first publication appearing on the _____ day of _____ 1966.

THE JEFFERSONIAN
Richard Moore Manager

Cost of Advertisement, \$ _____



William L. Perkins 3/17/77
42602

REVISIONS

8/25/66

(1) 2 3 5 6 7

(1) 4 5

8/31/66

ELIMINATION OF

(9) NINE PARKING

SPACES NOS. 1,

24, 46, 67, 68, 69, 70

71, 72

10/18/66

[illegible]

CERTIFICATE OF PUBLICATION

**OFFICE OF
The Community Press**

DUNDALF, MD., November 16,

196

THIS IS TO CERTIFY, that the annexed advertisement of

the same was inserted in the issue of 11-16-66

Stromberg Publications, Inc.
Publisher.

B. Mrs. Palmer Price
The Palmer Price