

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

Ruby M. Winningham and Norman A. Winningham, legal owners 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 for a Variance from Section 211.2 - Front Yard, for a variance for a front building line of 17' from front lot line in lieu of the required 25'. And of 42' from the center line of the street in lieu of the required 50'.

And a variance from Section 211.4 - Rear Yard - for a variance of 8' from rear lot line in lieu of the required 30'.

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

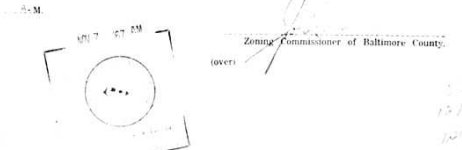
Strict compliance with the zoning regulations for Baltimore County would result in great practical difficulty and unreasonable hardship to your Petitioners.

See attached description

Property is to be posted and advertised as prescribed by Zoning Regulations. I or my agent 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: *Norman A. Winningham*
 Address: *405 Myrtle Ave. Baltimore 21221, Md.*

ORDERED by The Zoning Commissioner of Baltimore County, this 7th day of November 1967, 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 106, County Office Building in Towson, Baltimore County on the 4th day of December 1967, at 10:30 o'clock A.M.



INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON, MARYLAND 21284

TO: James D. Nolan, Esq., 204 W. Pennsylvania Ave., Towson, Md. 21284
 Zoning Dept. of Balto. Co.

REPORT TO ACCOUNT NO.	QUANTITY	TOTAL AMOUNT
01-622	Petition for Variance for Norman A. Winningham #68-122-A	25.00
		\$25.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
 MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21284

68-122-A
 ORDER RECEIVED FOR FILING
 DATE 11/14/67
 BY [Signature]
 ASSISTANT ZONING COMMISSIONER

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 that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner and the variance requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

the above Variance should be had; and it further appearing that by reason of the following facts that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner and the variance requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 4th day of December, 1967, that the herein Petition for a Variance should be and the same is granted, from and after the date of this order, to permit above mentioned, subject to approval of the site plan by the Bureau of Public Services and the Office of 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 following finding of facts that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner and the variance requested would grant relief without substantial injury to the public health, safety and general welfare of the locality involved.

the above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 7th day of November, 1967, that the above Variance be and the same is hereby DENIED.

MICROFILMED

DESCRIPTION OF PROPERTY
 Norman A. Winningham
 Ruby M. Winningham
 Myrtle Avenue
 Baltimore 21221 Maryland

Being known and designated as Lot No. 6 on the Plat of Part of Essex Lands' Subdivision, prepared by Louis J. Jira, Attorney, September, 1920, which Plat is recorded among the Land Records of Baltimore County in Plat Book W, P, C, 5 Folio 52. Said Lot being on the southwest corner of Myrtle Avenue and George Avenue, being 50' on Myrtle Avenue and 150' on George Avenue.

PETITION FOR A VARIANCE - 15th DISTRICT
 ZONING: Petition for a Variance for Front and Rear Yards.
 LOCATION: Southwest corner of Myrtle and George Avenues.
 DATE & TIME: MONDAY, DECEMBER 4, 1967 at 10:30 A.M.
 PUBLIC HEARING: From 10:30 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 on the above petition for a Variance from the Zoning Regulations of Baltimore County to permit a front yard of 17 feet from the front lot line instead of the required 25 feet and 42 feet from the center line of the street instead of the required 50 feet and to permit a rear yard of 8 feet from rear lot line instead of the required 30 feet.

The zoning regulations to be excepted as follows:
 Section 211.2 - Front Yard - For detached, the front building line shall be not less than 25 feet from the front lot line and not less than 50 feet from the center line of the street.
 Section 211.4 - Rear Yards - 30 feet.
 All that parcel of land in the Fifteenth District of Baltimore County, being known and designated as Lot No. 6 on the Plat of Part of Essex Lands' subdivision, prepared by Louis J. Jira, Attorney, September, 1920, which Plat is recorded among the Land Records of Baltimore County in Plat Book W, P, C, 5 Folio 52. Said Lot being on the southwest corner of Myrtle Avenue and George Avenue, being 50' on Myrtle Avenue and 150' on George Avenue.

Being the property of Norman A. Winningham and Ruby M. Winningham, as shown on plat plan filed with Zoning Department.
 Hearing: Monday, December 4, 1967 at 10:30 A.M.
 Public Hearing: From 10:30 County Office Building, 111 W. Chesapeake Avenue, Towson, Md.
 BY ORDER OF
 JOHN G. ROSE
 ZONING COMMISSIONER OF BALTIMORE COUNTY

CERTIFICATE OF PUBLIC ATION

OFFICE OF
The Eastern Beacon
 809 E.E. Eastern Ave. November 22 1967
 Balto 21, Md.

THIS IS TO CERTIFY that the annexed advertisement of Petition for Variance - Norman Winningham was inserted in **The Eastern Beacon** a weekly newspaper published in Baltimore County, Maryland, once a week for one (1) successive weeks before the 4th day of December 19 67; that is to say, the same was inserted in the issue of Nov. 15, 1967.

Stromberg Publications, Inc.
 Publisher.
Wm. Glenn Smith

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: November 20, 1967
 FROM: George E. Gavelis, Director of Planning
 SUBJECT: Petition #68-122-A. Southwest corner of Myrtle and George Avenues. Petition for Variance to permit a front yard of 17 feet from the front lot line instead of the required 25 feet and 42 feet from the center line of the street instead of the required 50 feet and to permit a rear yard of 8 feet from rear lot line instead of the required 30 feet.
 15th District
 HEARING: Monday, December 4, 1967 (10:30 A.M.)

The planning staff of the Office of Planning and Zoning will offer no comment on this petition.

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
 COUNTY OFFICE BUILDING
 TOWSON, MARYLAND 21284

James D. Nolan, Esq., 204 W. Pennsylvania Avenue, Towson, Maryland 21284
 SUBJECT: Front and rear yard Variance for Norman A. Winningham, located S/W corner of Myrtle Avenue and George Avenue 15th District (Item 10, November 7, 1967)

Dear Sir:
 The Zoning Advisory Committee has reviewed the subject petition and has the following comments to offer:

BUREAU OF ENGINEERING:
 Road - Myrtle Ave. is an existing road improved with a 30' cross-section on a 50' 1/4" George Ave. is to be developed as a minimum 30' road on a 50' 1/4".

PROJECT PLANNING DIVISION:
 In keeping with the general character of the neighborhood involved a front rear building orientation facing Myrtle Avenue should be established.

ZONING ADMINISTRATION DIVISION:
 If the petition is granted, no occupancy may be made until such time as plans have been submitted and approved and the property inspected for compliance to the approved plan.

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 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 numbers had no comment to offer:
 Bureau of Traffic Engineering
 Health Department
 Bureau of Fire Prevention
 State Roads Commission
 Building Engineer
 Board of Education
 Industrial Development

Very truly yours,
James E. Gavelis
 JAMES E. GAVELIS
 Principal Planning Technician

JSG:jd
 cc: Carlyle Brown-Sur. of Engr.; Albert V. Quinby-Project Planning Division

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
 Towson, Maryland

District: 15th
 Date of Posting: 11-16-1967
 Posted for: *Norman A. Winningham*
 Petitioner: *Norman A. Winningham*
 Location of property: *SW corner of Myrtle & George Ave.*
 Location of Sign: *Public on 405 Myrtle Ave.*
 Remarks:
 Posted by: *Paul H. Hesse* Date of return: 11-24-1967

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
 Division of Collection and Receipts
 COURT HOUSE
 TOWSON, MARYLAND 21284

TO: James D. Nolan, Esq., 204 W. Pennsylvania Ave., Towson, Md. 21284
 Zoning Dept. of Balto. Co.

REPORT TO ACCOUNT NO.	QUANTITY	TOTAL AMOUNT
01-622	Advertising and posting of property for Norman A. Winningham #68-122-A	41.30
		\$41.30

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
 MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21284

PETITION FOR A VARIANCE 15th DISTRICT

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BY ORDER OF
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 ZONING COMMISSIONER OF BALTIMORE COUNTY

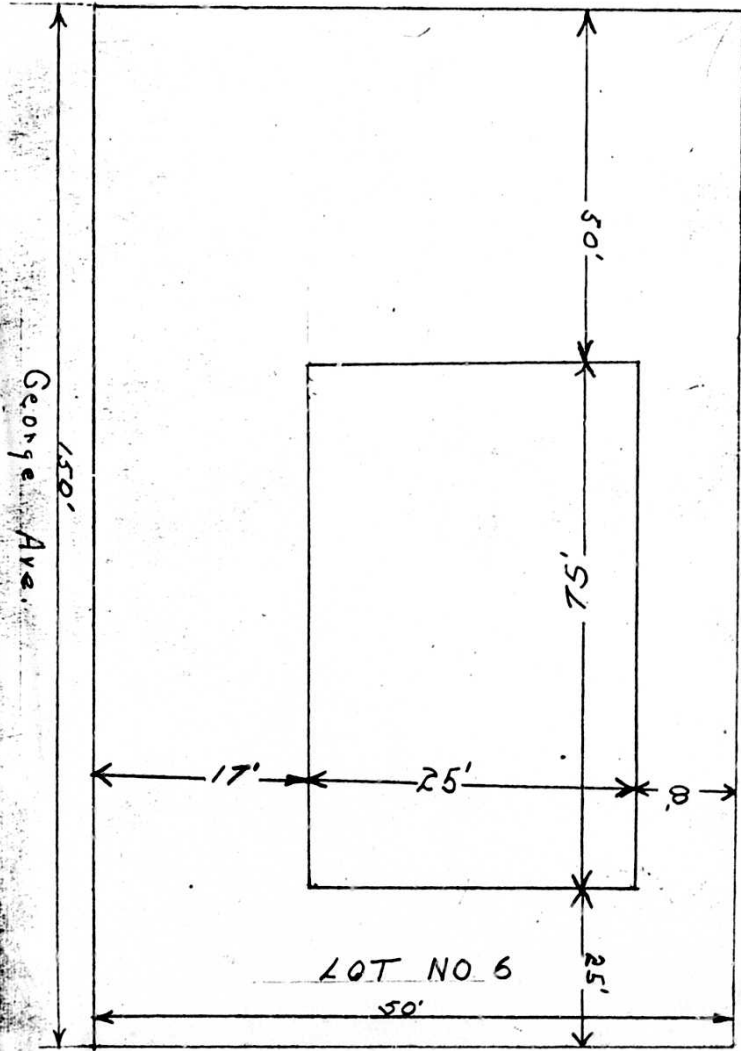
CERTIFICATE OF PUBLICATION

TOWSON, MD. 405 19 67

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 one time successive weeks before the 4th day of December 19 67; the first publication appearing on the 16th day of November 19 67.

THE JEFFERSONIAN
Wm. Glenn Smith
 Manager.

Cost of Advertisement, \$.....



George Ave.

LOT NO. 6

MYRTH AVE.