TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY

L or we. The Rittenhouse Puel Co. legal owner of the property situate in caltimore majo County and which is described in the description and plat attached hereto and made a part hereof, #10 hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant zone to an print to the Zoning Law of Baltimore County, from an R-6

zone: for the following reasons

(1) Error in original zoning, and (2) Change in the neighborhood.

JACCT-1D Pai-_

S/3

RE

See attached description

and (2) for a Special Exception, under the said Zo	
County, to use the herein described property, fo	
Property is to be posted and advertised as	
I be we, agree to pay expenses of above re- posting etc. upon filing of this petition, and fu	lassification and or Special Exception advertising their agree to and are to be bound by the zoni
regulations and restrictions of Baltimore County	adopted pursuant to the Zoning Law for Baltime
County.	
· 1	THE RITTENHOUSE FUEL CO.
Contract purchaser	Byt Legal Owner
Contract purchaser	President Legal Owner

Address

* >

Bernard John Medairy, Jr., Att'y. 204 Courtland Avenue Towson, Md., 21204 (Phone Va-5-8596)

Address 1759 E. Joppa Road

Baltimore, Maryland, 21234

. 196 H, 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 had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore day of February -15th 196 8 at 1:00 o'clock

Zoning Commissioner of Baltimore County

ORIGINAL -

OFFICE OF THE BALTIMORE COUNTIAN

THE HERALD - ARGUS

No. I Newburg Avenue

CATONSVILLE, MD.

January 29, 1968

THIS IS TO CERTIFY, hat the annexed advertises John G. Rose, Zoning Commissioner of Baltimore County

as inserted in THE BALTIMORE COUNTIAN, a group of weekly newspapers published in Baltimore County, Maryland, once a week for One EXCERNICAL weeks/before the 29th day of Jan., 19 68, that is to say the same was inserted in the issues of

January 25, 1968.

THE BALTIMORE COUNTIAN

By Park J. Mergo

theory (coulty, will hade a public Present Energy & 1. A public Energy & less.

Being the property of The Ritter-bests Puel Company, as shown on plat plan filed with the Zoning De-Hearing Date: Thursday, February 18, 1963 og 1:00 P.M.

13, 146 at 1:00 P.M.
Public Housing: Room 101, County
Office Building, 111 W. Chesapeake
Avisons, Tayone, 126
By order of
By order of
JOHN G. ROEE,
Eoning Commissioner of
Jan 14

N FOR RECLASSIFICATION

BONING: From R-4 to B M. Zone. LOCATION: East side of Sweet Atr Bond 101-69 feet Southeast of Jan-

CERTIFICATE OF PUBLICATION

Pursuant to the advertisement, posting of property, and public hearing on the above petition and

the above Reclassification should be had; and decluring appearing that the reasons of

the same is hereby reclassified; from a R-6 ...zone to a ... BM

grone, and samp expectative respections for us.

Trease, free and after the date of this order, subject to approval of the site plan by the the state Roads Commission, Bureau of Pudic Services and the Office of Planning and Zoning,

DEPUTY Zoning Commissioner of Baltimore Courty

Pursuant to the advertisement, posting of property and public hearing on the above petition

the above re-classification should NOT BE HAD, and or the Special Exception should NOT BE

DENIED and that the above described property or area be and the same is hereby continued as and

zone; and or the Special Exception for

be and the same is hereby DENIED

Zoning Commissioner of Baltimore County

MICROFILMED

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this.

and it appearing that by reason of

February 196.8, that the herein described property or area should be and

it appearing that by reason of _____ changes in the area____

TOWSON, MD.... 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 time successive weeks before the 15th appearing on the 25th day of January THE JEFFERSONIAN.

Manager

Cost of Advertisement, \$...

WILLARD M LEE BALTIMORE, MARYLAND 212'4



September 2,196?

E.S. Sweet Air Road 305.60 feet S.E, Jarrettaville Road 10th District Baltimore County, Maryland

Beginning for the same on the east side of Sweet Air Boad at the distance of 105,60 feet measured along the east side of Sweet Air Boad from the south side of Jarrettville Boad thence running and limit the seat side of Sweet Air Boad South 36 degrees 40 minutes East 18,60 feet thence leaving Sweet Air Boad for three lines of division as follows: North 33 degrees 59 minutes East 105 feet, North 48 degrees 10 minutes west 102 feet and South 33 degrees 59 minutes East 140 feet to the place of begind ng.

Containing 1 sore of land more or less.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. John G. Rose, Zoning Commissioner Date February 2, 1968

George E. Gayrelis, Director of Planning

Petition *68-188-R. East side of Sweet Air Road 305.60 feet Southeast of Jerrettsville Road. Petition for Reclassification from R-6 to 8.M. The Rittenhouse Fuel Company - Petitioners

10th District

HEARING: Thursday, February 15th, 1968, (1-00 P.M.)

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

In the past, we have tended to support commercial classification of property closely related to a rural commercial center. In this instance, however, more than sufficient land has been classified as commercial at Jacksonville, much of the property remaining undeveloped for commercial sue. To endorse still further commercial zoning at the periphery of the land stready so classified would be to sanction a pattern of dispersal. We do not believe that the subject property should be reclassified. Even if it is should be, however, the more appropriate zoning status would be R.A., with a special exception for an office building.



BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 51782 DATE POL 15. 1988

Division of Collection and Receipts
COURT HOUSE

DEPOSIT TO	ACCOUNT NO. 01-622	STOTAL AMOUNT
- GOMMITTY	DETACH ALONG PERFORATION AND KEEP THIS POSITION FOR YOUR REMORDS	COST
21 11126	Adverting and posting of property for Robert F. Zporaki 168-186-A	38.84
38844	4	
The Later I	MPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY MARYLAND	

MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

Bernard John Hedeiry, Jr., Esq., 204 Courtland Avenue Towson, Maryland 21204

SUBJECT: Reclassification from R-6 to B.M. for the Rittenhouse Fuel located ES Sweet Air Road West of Jacksonville Road 10th District (Item 44, December 12th, 1967)

The Zoning Advisory Committee has reviewed the subject patition and has

BUREAU OF ENGINEERING:

BUREAU OF TRAFFIC ENGINEERING:
If the land is zoned Business helps, the site could generate a thousand trips per dey.
However, if the property was zoned R.A., with a Special Exception for offices, it would generate approximately 250 trips per way.

HEALTH DEPARTMENT

Filer to an upprover of a il. sPPLication for this site, soil tests must be conducted to determine the surrectify of the soil for underground sewege disposal,

STATE 80.05 COMMISSION.

The entrance must be local directly appeals the existing entrance on the South Side of Sweet Air Rend. The fruntage must be curbed with concrete. The resolution free of curb is to be 13 from and parallel to the centerline. Sweet Air Red. There is a proposed R/M of 120 based on the existing conterline of former Air Red, which must be indicated on the plan. The plan must be revised prior to a hearing date being easign The entrance is subject to State Roads approvil and penult.

FORTIC ADMINISTRATION DIVISION:
Any storage of fuel oil must be indicated on revised plans and siste whether or/it will
be above ground or underground storage. Screening around the parking area which shots
residential zone must be indicated on revised plan. In view of the two
will be no further processing of the patition and a hearing date will be of withheld
until revised plans are received by this office.

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 and the parties are proposed to the parties of Planning and Joning will submit recommendations on the appropriateness of the requested zening of over singer the looning Commissionar's

The following members had no comment to offer:

Project Planning Sivision Bureau of Fire Prevention Building Engineer Board of Education Industrial Development

Very truly yours.

cc: Carlyle Brown-Bor, of Engr.;
C. Richard Moor.-Bur. of Traff. Engr.; Ms. Greenwalt-Health Gept.; John Meyers-Sta

BALTI ORE COUNTY, MARY AND OFFICE OF FINANCE Dirition of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

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

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY # 68-188

District 10 st Date of Posting Jun 26 Posted for Hearing Hours be 15, 1948 6 160 2:16. Petitioner The Wilter Suck Soul to Location of property Els & Sout Cas Bil. 305.60 SE of farrettenth RI

Location of Signe I Some Posted on Good Soil of Second Care They to Show may

Posted by Med H. New Date of eturn July 3 1948

THE COMMUNITY NEWS

Jone, LOCATION: Last side of Sweet Mr. Road 305,60 feet Southerst of Jarrettsville Road, DATE & TIME: THERSDAY, FEIRIE MY 15, 1968 at 1,00 P.M.

FFIGURIN 15, 1968 at 150 FM, 21, 21, 22 FM, 21, 23 FM, 21, 24 FM, 25 FM, 26 FM, 27 FM,

PETITION FOR BLCLASSFICATION 10th DISTRICT ONING: From R-6 to R.M.

Forth District of Maltimore District of the same outle begaining for the same outle east side of Sweet Air Boad at the distance of 305,60 feet measured along the east side of sweet Air Boad at the cast side of savertswith Boad thence tunning and binding on the east side of Sweet Air Boad words 28 degrees 20 minutes Sweet Air Boad of the east side of district of the sweet Air Boad of the east side of district of the sweet Air Boad of the east side of district of the east side of district and district of the east side of district and sweet Air Boad of the east side of district and sweet Air Boad of the east side of the east side

