

68-236-SPH

I, or we, J.H. Ford & Jessie H. Bohn, 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, hereby petition for a Special Hearing Under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve plan for parking in a residential zone.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Hearing 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.

ORDERED BY the Zoning Commission of Baltimore County, this 21st day of March, 1968, 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 the same 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 13th day of April, 1968 at 11:00 o'clock A.M.

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

Meers, I. M. & Sonie County Office Building
No. 14, 14th W. Chesapeake Avenue
6 Glenview Avenue Towson, Maryland 21204
Pikesville, Maryland 21208

Your Petition has been received and accepted for filing this
21 day of March, 1968.

THE BALTIMORE COUNTIAN
THE BALTIMORE NEWS
BALTIMORE, MD.

THE BALTIMORE COUNTIAN
THE BALTIMORE NEWS
BALTIMORE, MD.

CATONSVILLE, MD.

april 11, 1946

John G. Adams, Sporting Goods Retailer,
of Catonsville, Md., has
been inserted in THE BALTIMORE COUNTIAN, a group of weekly news-
papers published in Baltimore County, Maryland, next to the
solicitation dated before the 1st day of April, 1946, that is to
say the same was inserted in the issues of
March 29, 1946.

THE BALTIMORE COUNTIAN

By *Paul J. Morgan*
Editorial Manager
A. P.

[illegible]

ORDER OF DISMISSAL

Edward D. Hooker
Deputy Zoning Commissioner

Date: April 16, 1968

ORDER RECEIVED FOR FILING

68-236-SPH

Date of Posting: 3-25-68

District: 52

Posted for: Special Hearing

Petitioner: Edna Mae L. Adams, Hella

Location of property: 1/2 Sec. 36 of Greenwood Ave. 162 2 1/2
Hillside Ave. E. - Parcel "B" NW 1/4 of Greenwood Ave. 172 30 1/2 - 1/2 Sec. 36

Location of Signs: 162 2 1/2 Hillside Ave. NW 1/4 of Greenwood Ave.

Remarks: (Edna L. Adams has been living on NW 1/4 of Greenwood Ave. since 1942)

Posted by: M. E. [Signature]

Date of return: 4-4-68

TELEPHONE R23-3000 EXT. 387		INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE <i>Division of Collection and Receipts</i> COURT HOUSE TOWSON, MARYLAND 21204		No. 93058 DATE Mar. 22, 1968
To: Charles Sealshead, Jr. 685 Frederick St. Baltimore, Md. 21226		BILL TO Sealing Dept. of Baltimore, Co.		
CHECK NO. 06-622		RETURN THIS PORTION WITH YOUR REMITTANCE		TOTAL AMOUNT \$25.00
QUANTITY	DETACH ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORD	COBT	25.00	
Position for Voucher for J. H. Ford and Joseph A. Hahn 205-376-076				

INTER-OFFICE CORRESPONDENCE

SUBJECT: Petition #68-236-SPH, Special Hearing for Parking in a Residential Area, Parcel A - Southeast side of Clarendon Avenue 162.75 feet West of Reisterstown Road - Parcel B - Northwest side of Clarendon Avenue 179.50 feet West of Reisterstown Road. Being the property of J.H. Ferd Hahn.

HEARING: Monday, April 15, 1968 (11:00 A.M.)

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

The "posting data for use permit shown on the petitioner's revised plan are, generally, merely a recitation of the requirements of Subsection 409.4 of the Zoning Regulations. We question that the requirements have been met.

First, Parcel B does not appear to be "across" the street "from the business or industry involved." No part of the parcel lies directly opposite any part of the proposed store.

The statement, "Lighting shall be regulated as to location, direction, hours of illumination, glare, and intensity, as required only, during hours of store operation" does not say what the locations, direction, hours of illumination, etc., will actually be. The locations and types of luminaries should be shown on the plan proper, and the hours of illumination should be stated.

The statement that "screening shall be by a fence or shown" is insufficient for us to determine whether it can be "deemed advisable by the Office of Planning."

The type of paving is not specified, and no provision for maintenance is shown.

In sum, the petitioner's plan does not appear to be approvable.

TOWSON, MD. MAR 26 1968, 19__

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 day of April 1968, the first publication appearing on the 28th day of March 1968.

THE JEFFERSONIAN.

Cost of Advertisement, \$_____

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

The Delta B. Baker Co.,
305 S. Main Street
Baltimore, Md. 21201

OFFICE OF FINANCE
Division of Collections and Receipts

No. 54305

PROBING For the same on the northwest corner side of Clarendon Avenue
50 seconds west from the southwest corner side of Heisterstown Road (66
feet wide) at a point distant 179.50 feet south 57 degrees 42 minutes
west from the intersection of said division line between Lots No 199 and
200 as shown on the plat of said lots, thence bliding on said division
line north 88 degrees 17 minutes east 120.00 feet to the intersection of
said division line with Lot No 199, thence bliding on said division line
north 88 degrees 17 minutes east 120.00 feet to the intersection of said
division line with Lot No 197, thence bliding on said division line north
88 degrees 17 minutes east 120.00 feet to the intersection of said division
line with Lot No 198 and 208 and the division line
between said lot No 198 and 208, thence bliding on said plat north 57 degrees
42 minutes 50 seconds east 120.00 feet to said plat north 57 degrees
42 minutes 50 seconds as shown on said plat, thence bliding on said division
line south 32 degrees 17 minutes 10 seconds east 119.00 feet to the place of
beginning.

CONTAINING 14,280 square feet of land more or less.

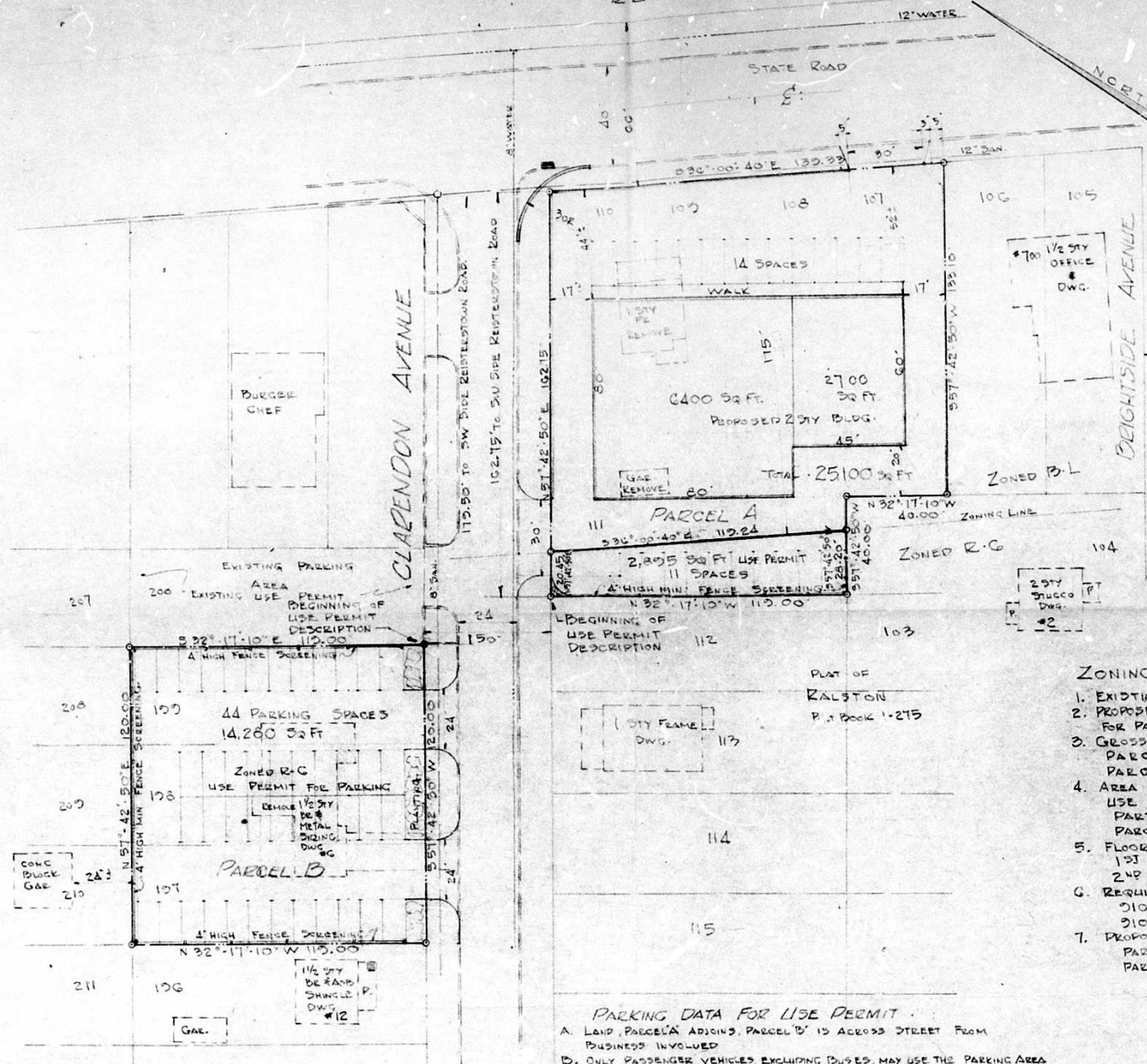
BEING Lots No 197, 198 and 199 as shown on the Plat of Balston as filed among the Land Records of Baltimore County in Plat Book No 1 folio 275 being all of the first and second parcels of that tract of land which by deed dated February 9, 1946 and recorded among the Land Records of Baltimore County in Liber NJS No 1438 folio 115 etc. was conveyed by Clara M. Hahn, widow, etal to I. H. Ferdinand Hahn and wife.

OFFICE COPY

February 23, 1968

DAVID W. BALLAS, JR.
CIVIL ENGINEER
8718 OLD MANHATTAN RD. BEAVER CREEK, CO. 80521

REISTERSTOWN ROAD



ZONING DATA

1. EXISTING ZONING BL & R.C
2. PROPOSED ZONING BL & R.C WITH USE PERMIT FOR PARKING IN AN R.C ZONE
3. GROSS ACCEGE OF TRACTS 32380 SF 0.004AC
4. AREA OF PARCELS ZONED R.C REQUESTING USE PERMIT.
 - PARCEL A 2895 SF
 - PARCEL B 14280 SF
5. FLOOR AREA OF PROPOSED BUILDING
 - 1ST FLOOR 9100 SF
 - 2ND FLOOR 9100 SF
6. REQUIRED PARKING
 - 9100 SF/200 = 45.5
 - 9100 SF/500 = 18.2
7. PROPOSED PARKING
 - PARCEL A 25 SPACES
 - PARCEL B 44 SPACES

PARKING DATA FOR USE PERMIT

- A. LAND, PARCELS ADJOINING PARCEL B' IS ACROSS STREET FROM BUSINESS INVOLVED
- B. ONLY PASSENGER VEHICLES EXCLUDING BUSES, MAY USE THE PARKING AREA
- C. NO LOADING, SERVICE, OR ANY USE OTHER THAN PARKING SHALL BE PERMITTED.
- D. LIGHTING SHALL BE REGULATED AS TO LOCATION, DIRECTION, HOURS OF ILLUMINATION, GLARE, AND INTENSITY, AS REQUIRED, ONLY DURING HOURS OF STORE OPERATION.
- E. SCREENING SHALL BE BY A FENCE AS SHOWN.
- F. A PAVED SURFACE, PROPERLY DRAINED, SHALL BE PROVIDED
- G. PLAN SHOWING PARKING ARRANGEMENT IS SHOWN.
- H. PARKING SHALL BE FOR STORE CUSTOMERS DURING HOURS OF STORE OPERATION ONLY. SUPERVISION SHALL BE BY OWNER & STORE MANAGERS.

ZONING PLAT 708 REISTERSTOWN RD.

3RD ELECTION DISTRICT BALTO. COUNTY, MD
 SCALE 1" = 30' FEB 12 1968
 PROPERTY OF REV MAR 20 1968
 I. H. FERDINAND • HAHN
 C. CLAZENDEN AVENUE
 BALTO. MD. PHONE 685-0337



David W. Dallas, Jr.
 CIVIL ENGINEER
 8713 OLD HARTFORD RD. BALTO., MD.
 MD 5-7422



REVISED PLANS

OFFICE COPY

