

68-256-A **PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY, Maryland, Tenant,
Edna M. Shock, legal owner, & Western Exterminating Company of
I, or Robert E. Shock and/or _____ 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 to permit a side yard setback
of three feet instead of the required thirty feet on the South
Property line.

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

That the existing building of ancient, frame construction is
now approximately three feet from the side line; that the proposal
to raise the existing building and reconstruct a modern building in
the same relative location to the side line but not back farther from
York Road would constitute a benefit to the public without creating
any detrimental effect; that to require the thirty foot setback
would make it impossible for the tenant's continued use of the
property.

See attached description

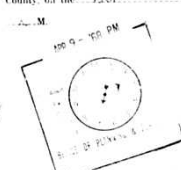
Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this
petition, and further agree to be bound by the zoning regulations and restrictions of
Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

Robert E. Shock, Legal Owner
Address: 1609 York Road, Towson, Maryland 21204
Lutherville, Maryland 21093

Clinton P. Pitts, Esq.,
Towson, Maryland 21204
Deputy Zoning Commissioner of Baltimore County, this 9th day
of April, 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 through-
out 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 13th day of May, 1968, at 10:00 o'clock
A.M.

By _____
Zoning Commissioner of Baltimore County.



CERTIFICATE OF PUBLICATION

TOWSON, MD. _____ 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 _____ successive weeks before the _____
day of _____ 19____, the first publication
appearing on the _____ day of _____
19____.

THE JEFFERSONIAN,

Manager.

Cost of Advertisement, \$_____

PETITION FOR A VARIANCE IN DISTRICT

ZONING: Petition for Variance for
Side Yard

LOCATION: E. side of York Road

DATE & TIME: Monday, May 13,
1968 at 10:00 A.M.

PUBLIC HEARING: Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Md.

The Zoning Commissioner of Baltimore
County, by authority of the
Zoning Act and Regulations of Baltimore
County, will hold a public hearing
on the petition for a Variance from the
Zoning Regulations of Baltimore
County to permit a side yard of
3 feet instead of the required 30
feet on the South property line
of the property situate on the
E. side of York Road, North 22
degrees 36 minutes West 117.50 feet
from the filllet at the northerly
margin of Margate Road and running
thence along said side of York Road,
North 22 degrees 36 minutes West
87.89 feet; thence North 73 degrees
04 minutes 10 seconds East 150.70 feet;
thence South 22 degrees 36 minutes
East 73 feet; thence South 67 degrees
24 minutes West 149.97 feet to the place
of beginning.

Being the property of Robert E.
Shock and Edna M. Shock, as shown
on plat plan filed with the Zoning
Department, Towson, Maryland, May 13,
1968 at 10:00 A.M.

Public Hearing Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Md.

By order of _____
Zoning Commissioner of Baltimore County

April 23, 1968

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 is hereby ordered that the~~

a Variance to permit a side yard of 3' instead of the required 30' should be granted
on the South property line.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 13th day of
May 1968, 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 3' instead
of the required 30' on the South property line, subject to approval of the site plan
by the State Roads Commission, 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 above Variance should NOT BE GRANTED

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this _____ day
of _____ 1968, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: May 3, 1968

FROM: George E. Gowellis, Director of Planning

SUBJECT: Petition 68-256-A, Variance to permit a side yard of 3 feet instead of the
required 30 feet on the south property line. East side of York Road 117.50
feet north of Margate Road. Being the property of Robert E. Shock.

8th District

HEARING: Monday, May 13, 1968 (10:00 A.M.)

If it should be decided to grant the subject petition, we request
that the grant be conditioned upon our approval of the site plan.

DESCRIPTION

BEGINNING for the same at a point on the easterly
side of York Road as now laid out 66 feet wide, North 22
degrees 36 minutes West 117.50 feet from the filllet at the
northerly margin of Margate Road and running thence along said
side of York Road, North 22 degrees 36 minutes West 87.89 feet;
thence North 73 degrees 04 minutes 10 seconds East 150.70 feet;
thence South 22 degrees 36 minutes East 73 feet; thence
South 67 degrees 24 minutes West 149.97 feet to the place of
beginning.

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

Clinton P. Pitts, Esq., County Office Building
Jennifer Building 111 W. Chesapeake Avenue
Towson, Maryland 21204 Towson, Maryland 21204

Your Petition has been received and accepted for filing this

9th day of April, 1968.

John G. Rose,
Zoning Commissioner

Petitioner: Robert E. Shock

Petitioner's Attorney: Clinton P. Pitts, Esq.

Reviewed by: James S. Myers
Chairman of
Advisory Committee

TELEPHONE
823-3000
EXT. 387

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 54307

DATE: April 19, 1968

To: Clinton P. Pitts, Esq.,
Jennifer Building
Towson, Md. 21204

Zoning Dept. of Balto. Co.

DEPOSIT TO ACCOUNT NO. 01-622

QUANTITY

Petition for Variance for Robert E. Shock
68-256-A

TOTAL AMOUNT

\$25.00

COST

25.00

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

THE TOWSON TIMES 724 York Road Towson, Md. 21204

May 2, 1968

THIS IS TO CERTIFY, that the annexed advertisement of
John G. Rose, Zoning Commissioner of Baltimore County
was inserted in THE TOWSON TIMES a weekly news-
paper published in Baltimore County, Maryland, once a week
for One successive week before the
2nd day of May, 1968, that is to say,
the same was inserted in the issue of
April 25, 1968.

STROMBERG PUBLICATIONS, Inc.

Publisher.

By: Ruth Morgan

PETITION FOR A VARIANCE IN DISTRICT

ZONING: Petition for Variance
for a Side Yard

LOCATION: East side of York
Road 117.50 feet North of Mar-
gate Road.

DATE & TIME: MONDAY,
MAY 13, 1968 at 10:00 A.M.

PUBLIC HEARING: Room 106,
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 petition for a Variance from the
Zoning Regulations of Baltimore
County to permit a side yard of
3 feet instead of the required 30
feet on the South property line
of the property situate on the
E. side of York Road, North 22
degrees 36 minutes West 117.50 feet
from the filllet at the northerly
margin of Margate Road and running
thence along said side of York Road,
North 22 degrees 36 minutes West
87.89 feet; thence North 73 degrees
04 minutes 10 seconds East 150.70
feet; thence South 22 degrees 36
minutes East 73 feet; thence South
67 degrees 24 minutes West 149.97
feet to the place of beginning.

Being the property of Robert E.
Shock and Edna M. Shock, as shown
on plat plan filed with the Zoning
Department, Towson, Maryland, May 13,
1968 at 10:00 A.M.

Public Hearing Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Md.

By order of _____
Zoning Commissioner of Baltimore County

April 23, 1968

By: Ruth Morgan

By: Ruth Morgan

By: Ruth Morgan

By: Ruth Morgan

By: Ruth Morgan

By: Ruth Morgan

By: Ruth Morgan

By: Ruth Morgan

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April 17, 1968

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

Clinton P. Pitts, Esq.,
Jennifer Building
Towson, Maryland 21204
SUBJECT: Side yard Variance for Robert E. Shock,
located on the E/S York Road 117' NE of
Margate Road
8th District
(Item 145, April 9, 1968)

Dear Sirs:

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

STATE ROADS COMMISSION:
The existing entrance channelization is acceptable to this office.

PROJECT PLANNING DIVISION:
The servicing of the existing parking lot does not appear to meet the standards
required in the Zoning Regulations for a dustless and durable surface properly
drained.

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

HEALTH DEPARTMENT:
Existing public utilities should be indicated on the 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 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 numbers had no comment to offer:

Bureau of Traffic Engineering
Bureau of Engineering
Bureau of Fire Prevention
Building Engineer
Board of Education
Industrial Development

Very truly yours,

James S. Myers
Zoning Supervisor

JED:jd
cc: John Meyers-State Roads Com.; Albert V. Quinby-Project Planning Division;
William Greenwalt-Health Dept.

TELEPHONE
823-3000
EXT. 387

INVOICE BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

No. 54358

DATE: May 12, 1968

To: Clinton P. Pitts, Esq.,
Jennifer Building
Towson, Md. 21204

Zoning Dept. of Balto. Co.

DEPOSIT TO ACCOUNT NO. 01-622

QUANTITY

Advertising and posting of property for Robert E. Shock
68-256-A

TOTAL AMOUNT

\$45.19

COST

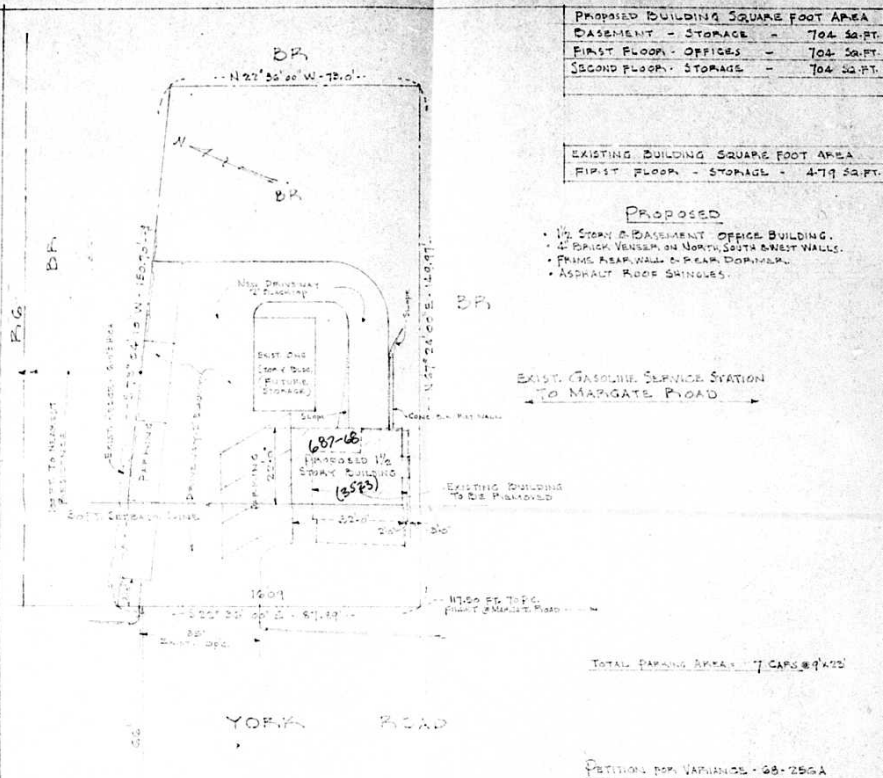
45.19

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

District: 8th
Posted for: Hearing Monday May 13, 1968 at 10:00 A.M.
Petitioner: Robert E. Shock
Location of property: E. side of York Road 117.50' N. of Margate Rd.
Location of Signs: 1 sign on E. side of York Road 117.50' N. of Margate Rd.
Remarks:
Posted by: Mel H. New
Date of return: May 31, 1968



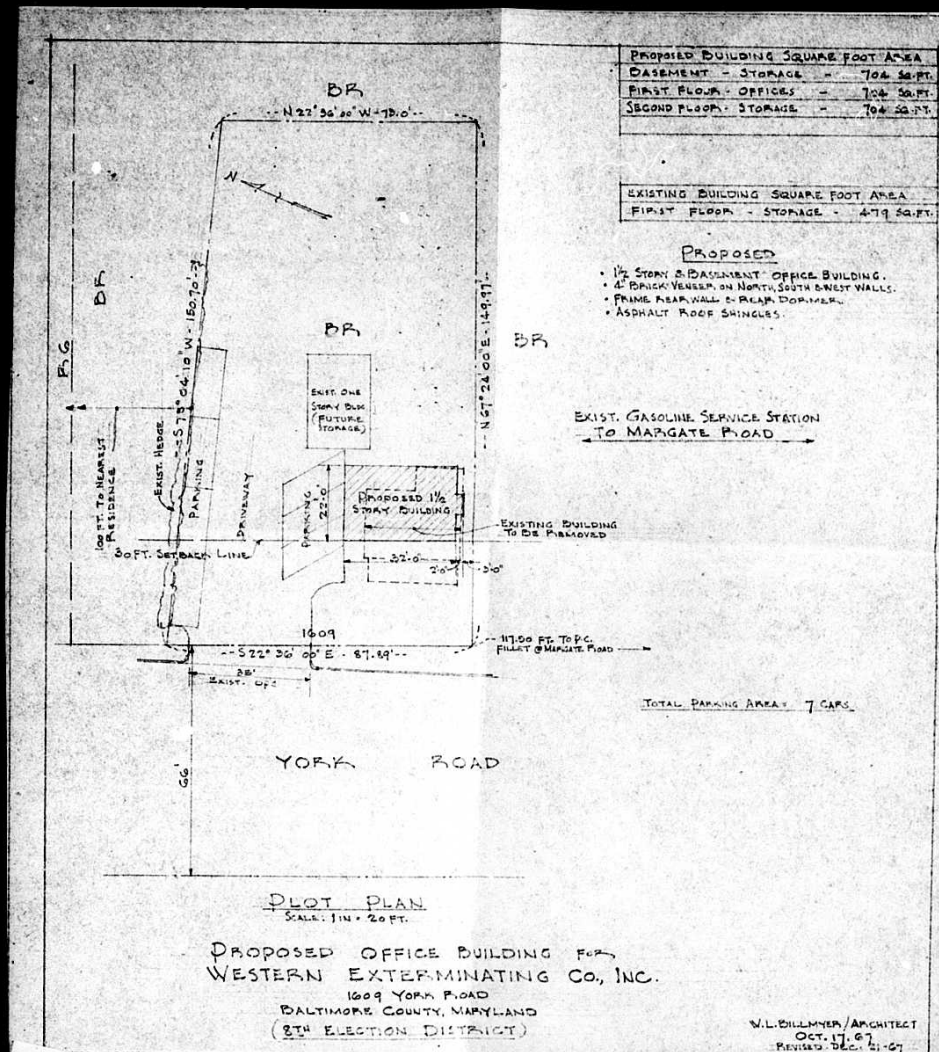
PLANS APPROVED
OFFICE OF PLANNING & ZONING
BY George H. Egan
DATE 11/12/55

File No. 48-254

PROPOSED OFFICE BUILDING FOR
WESTERN EXTERMINATING CO., INC.
1609 YORK ROAD
BALTIMORE COUNTY, MARYLAND
(8TH ELECTION DISTRICT)

MICROFILMED

W.L. BILLMYER/ARCHITECT
OCT. 17, 57
REVISED DEC. 21, 57



PLOT PLAN
SCALE: 1/4\"/>

PROPOSED OFFICE BUILDING FOR
WESTERN EXTERMINATING CO., INC.
1609 YORK ROAD
BALTIMORE COUNTY, MARYLAND
(8TH ELECTION DISTRICT)

W.L. BILLMYER/ARCHITECT
OCT. 17, 57
REVISED DEC. 21, 57

PROPOSED BUILDING SQUARE FOOT AREA		
BASEMENT - STORAGE	-	704 SQ. FT.
FIRST FLOOR - OFFICES	-	704 SQ. FT.
SECOND FLOOR - STORAGE	-	704 SQ. FT.

EXISTING BUILDING SQUARE FOOT AREA		
FIRST FLOOR - STORAGE	-	479 SQ. FT.

PROPOSED

- 1 1/2 STORY 2-BASEMENT OFFICE BUILDING.
- 4" BRICK VENEER, ON NORTH, SOUTH & WEST WALLS.
- FRAME REAR WALL & REAR PORCHES.
- ASPHALT ROOF SHINGLES.

EXIST. GASOLINE SERVICE STATION
TO MARGATE ROAD

EXISTING BUILDING
TO BE REMOVED

TOTAL PARKING AREA = 7 CARS @ 9'x22'

PETITION FOR VARIANCE - 68-256A

PLANS APPROVED

OFFICE OF PLANNING & ZONING

BY George H. Pugh

DATE 11/18/68

File No. 68-256

PLOT PLAN
SCALE: 1 IN. = 20 FT.

PROPOSED OFFICE BUILDING FOR
WESTERN EXTERMINATING CO., INC.

1609 YORK ROAD
BALTIMORE COUNTY, MARYLAND
(8TH ELECTION DISTRICT)

W.L. BILLMYER / ARCHITECT

OCT. 17, 67
REVISED DEC. 21, 67

REVISED NOV. 8-68

