#68-281R PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

i, or we. Education and place attached hereto and made a part hereof. 2-B hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant one to an to the Zoning Law of Baltimore County, from an ... RA ARRA NW-6-6 Requested change of classification is made by reason of the fact was that there was an error in the original zoning map and in addition thereto there have been changes in the neighborhood since the

approval of the original zoning map.

See attached description

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for . a shopping centur ... roperty is to be posted and advertised as prescribed by Zoning Regulations. in we, agree to pay expenses of above re-classification and/or Special Exception advertising. posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning and restrictions of Baltimore County adopted pursuant to the Zoning Law for Bal Paul C. Beaty and B Beats Address ... B212 Liberty Road ... Baltimore, Maryland 21207 Petitioner's Attorney
Ralph E. Deitz Protestant's Attorney 212 Washington Avenue Towson, Maryland 21204 196.8.. that the subject matter of this petition be advertised, as out Baltimore County, that property be posted, and that the publi. Searing be had before the Zoning oner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 27th day of Bay 196. 8 at 1;00 o'clock 1001 5/27/68

BALTIMORE CUNTY OFFICE OF PLANNING OF ZONING

ORDER F

County Office Building 111 W. Chesapeake Avenu Towson, Maryland 21204

Your Petition has been received and accepted for filing this

BACTIMORE COUNTY, MACYLAND OFFICE OF FINANCE

Ma. 54344

\$68-251

Division of Collection and Receipts
OOURT HOUSE

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. John G. Rose, Zoning Commissioner Date May 16, 1968

FROM George E. Gavrelis, Director of Planning

SUBJECT Petition ⁶68-281-R. North side of Marriotts Lane 279, 13 feet Northeast of Liberty Road. Petition for Reclassification from R.A. to B.L. Paul C. Beaty - Petitioner

2nd District

HEARING: Monday, May 27, 1968 (1:00 P.M.)

The planning staff of the Office of Planning and Zoning has reviewed the subject petition

From a planning viewpoint, it would not be desirable to rezone the subject property to the full extent requested. Relief could be afforded by providing sufficient 84. scaning to accommodate the proposed commercial construction, but leaving a rectangular buffer approximately 100 feet in depth from Marriotts Lame which could be utilized for perting under a use penelt. This would afford protection for residential property on the other side of Marriotts.

Page 1 E. F. RAPHEL & ASSOCIATES Registered Land San 201 COURTLAND A

DESCRIPTION TO ACCOMPANY ZONING APPLICATION 5.465 ACRE PARCEL OF LAND PROPERTY OF PAUL C. BEATY & WIFE ROCKDALE, BALTIMORE COUNTY, MARYLAND

MAP COTT 1.2. B

WESTERM

NW-6-6

NW- 6-H

ARCA

4/2/68

BL BEGINNING for the same at a point formed by Right or way line of Liberty Road (80' wide) as shown on the Maryland Nagno or May line or interfer mome too may as shown on our nary as State Road Commission Plate 25139 & 25140 and the center line of Marrichts Lene (30' wide/ running thence and binding on the north-east hight of Way line of Liberty Road as shown on the arcrisaid Plate NG4-57-30'M 485-06' to the end of the fourth line of the land which by deed dated June 2, 1932 and recorded among the Land Records of Baltimore County in Liber L.McL.M. 895, folio 442, was conveyed by St. James E. L. Church of Rocidale, Maryland to Erven E. Mullencaux and wife thence leaving the northeast Right or Way line of Liberty Road and binding reversely on the fourth and part of the third lines in afore fild deed the two following courses and distances
1) N31-33-50"E 172-22 and 2) N44-44-50"W 71.88 to intersect the northeast Right of Way line of Rolling Road as shown on the Baltimore County Sureau of Land Acquisition Plat AMRW 62-188-2 theace leaving the third line in aforesaid deed St. James E. L. Church to Kulleneaux and binding on the northeast Right of Way line of Rolling Road (70' wide) as shown on the aron said plat by a curve to the note (70° wide) as shown on the accressic plat by a curve to the left with a radius of 726.49° for a distance of 249.93° (the cherd of said are being N18°22'25°2 248.70°) thence leaving the northeast Right of Way line of Rolling Road and running for the lines or ragin of may like or working near and remining the three the division through the property of Paul C. Beary and the the chrus collowing courses and distances: 1) 585-04-303 bit.79 2) thence by a curve to the right with a radius of 470-we' for distance of by a curve to the right with a radius of A77.88 for distunce of 227.73 (the chord of gaid are being 655.91192 207.29) and 31 ggs-10190-2 205.21 for the northwest side of Marriotts Lune running thance and binding of the perinness side of Marriotts Lune (101 vice) care-971007 205.22 themse leaving the morthwest side of Marriotts Lune (101 vice) care-971007 205.22 themse leaving the morthwest side of Marriotts Lune 364-05:3005 18.87) to the center line of Marriotts lane run-

2 Signi

CENTIFICATE OF POSTU MENT OF BALTIM

Posted for: Rechasitienties Location of property: M/S of Marriells LANG 279 " NE of Suberty Pol Location of Signa (1. 296 "Marriett's Louise on Mis of Minerie Me Louise
(2) 380 " Marriett's Lance on ME/2 of Liberty

N FOR RECLASSIFICATION ZONING: From R.A. to R.I. Zone.
LOCATION: Nexth ade of Harrietts
Libse 278.11 fact Northeast of
Libse 178.12 fact Northeast of
Libse 178.12 fact Northeast of
Libse 188.11 fact Northeast of
Libse 188.11 fact Northeast
PUBLIC EMALING: Somm 164, Commty Office Suiding, 111 W. Cheep
paths Avenue, Toyana, Maryland The Sening Codimensor of Rai timere County, by netherity of the Ecotog Art and Regulations of Rai Louing Art and Regulations of Rai Louing County, will hold a public

THIS IS TO CERTIFY, that the annexed advertisement was

1968 the first publication appearing on the 2th day of Max

CERTIFICATE OF PUBLICATION

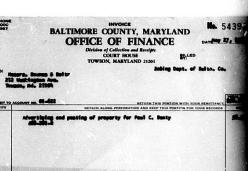
THE JEFFERSONIAN,

ing thence and binding of the denter line of Morriotts Lame (30 wide) \$42*37:30*W 104.13' to the place of beginning. CONTAINING 5.485 Acres of land more or less.

SAVING and excepting from the above described parcel all that portion previously zoned Business Local.

BEING the land of Paul C. Beaty and Anna E.





MORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND AR TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLA

April 25, 1968

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

SUBJECT Reclassification from an RA zone to BL roce, a for a Special Exception for a shopping center for Paul C. Besty, located NV/Cor. Liberty Rd. 6 Marriotts Land 2nd Olstrict (Item 164, April 23, 1968)

Dear Sirs

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

BUREAU OF ENCINEERING

Water - Existing 12" water in Liberty Road, Existing 8" water in Perriotts Lame
Saver - Existing 8" sanitary sewer in both Liberty Load and Marriotts Lame.
Adequecy of existing utilities to be determined by developer or his engineer.
Road - Concrete cur's does not exist on the south side of foling Road as indicated
on the submitted plans. Reling Hoad is to be developed as an enfinem k2" road
in the submitted plans. Reling Hoad is to be developed as an enfinem k2" road
instruments. The plan should be revised to show both existing and proposed improvements. Marriots Lane is to be developed as a minimum 40' road on a 50' R/N.

STATE ROADS COMMISSION:
The westerly entrance must be closed with curb and gutter. Either the R/W line or the boundary or 8 ft. setbeck of the permitted parking adjacent to a R/W must be curbed with 8 % x 22° concrete. The proposed monumental entrages must be located of restly opposite the darking entrance for the dry cleaners on the opposite side of ibetr's Road. All access to Liberty Road will be subjr... to State Roads Commission approved and permit.

BUREAU OF TRAFFIC ENCINEERING: This bureau is in complete agreement with the State Roads Commission. In addition -the entrance on Marriotts Lene should be mo.ad in an easterly direction so as to lime up with the drive in front of the proposed stores.

ZONING ADMINISTRATION DIVISION: The chove comments by the Bureau of Traffic Engineering and the State Roads Commission should be compiled with on revised plans prior to the hearing.

If the petition is granted, no occupancy may be made until such time as plans submitted and approved and the property inspected for compliance to approved p

The above comments are not intended to indicate the appropriateness of the ze action requested, but to assure that all arties are made aware of plans or proble that may have a bearing on this case. The Diffector of Office of Flaming 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 offers

Project Planning Division Health Department Bureau of Fire Prevention Building Engineer Board of Education

Very truly yours,

wes Carlyle Brown-Bur. of Engr.; C. Richard Moore-Bur. Traffic Engr.; John

the above Reclassification should be had; and the furthern appearing that being	restativo(
a Special Exception for x	skewid benerante
IT IS ORDERED by the Zoning Commissioner of Baltimore County this	28
day of May , 196-8, that the herein described property	
the same is hereby reclassified; from a RA zone to a_	BL
Szone, and the sate poetal Acception for ac	
granton from and after the date of this order, subject to approval o	
sids Commission, Bureau of Public Services and the Office of	
Nused X	. Holde
DEPUTY Zoning Commissione	r of Baltimore County
Pursuant to the advertisement, posting of property and public hearin	
and it appearing that by reason of	
>	
the above re-classification should NOT BE HAD, and/or the Special Exc	eption should NOT E
GRANTED.	
IT IS ORDERED by the Zoning Commissioner of Baltimore County, the	nisd
of, 196 that the above re-classification be an	nd the same is herel
DENIED and that the above described property or area be and the same is	hereby continued as a
to remain azone; and/or the Special	Exception for
he and the s	ame is hereby DENIE

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 changes in the area

LEGAL NOTICES

RECLASSIFICATION
2nd DISTRICT
20MMS: From R.A. to B.L. Zone.
LOCATION: Burth side of Merrian
Lone 27,13 feet Merrianes of
Lone 27,13 feet Merrianes of
Lone 2 Mall: MONDAY, MAY 27,
of 100 P.M.
PUBLIC MERLING: Repen 108, CourPUBLIC MERLING: Repen 108, Cour-

ty Office Building, 121 W. Chanepade Avonue, Towan, Marylond, The Zening Commissioner of Beltimore County, by authority of the Zening Act and Requiserious of Beltimore County, will held a public hearing.

JOHN G. ROSE ZOHMO COMMISSIONER OF BALTMORE COUNTY

CERTIFICATE OF PUBLICATION

Pikesvil	le, Md	May 9	, 19 <u>69</u>
THIS IS TO CERTIFY,	that the an	nexed adve	rtise-
ment was published	in THE NORTH	WEST STAR,	a
weekly newspaper pr	inted and pul	blished in	71kes-
ville, Baltimore Co	unty, Maryla	nd, once i	n each
of one time	before the	e27t	h
day of	May	, 19	68
the first publicati	on appearing	on the _	9th

THE NORTHWEST STAR

Grandel Jandar Ronager ARNOLD LANDAH Gord Me

Cost of Advertisement, \$ 16.80

