

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

Walter M. Robinson and

KNOW us, Dorothy H. Robinson, 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 (1) that the zoning map of Baltimore County be amended to reclassify the property to be the zoning law of Baltimore County, and (2) that the zoning map of Baltimore County be amended to reclassify the property to be the zoning law of Baltimore County.

See attached description

For a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for offices, basement and first and second floors.

Property is to be posted and advertised as prescribed by Zoning Regulations. I agree to pay expenses of above re-classification and of Special Exception advertising, posting, and 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.

Walter M. Robinson
Dorothy H. Robinson, Owners
Address: 408 E. Joppa Road
Towson, Maryland 21204

Protestant's Attorney
Address: 408 W. Pennsylvania Avenue
Towson, Maryland 21204

ORDERED By The Zoning Commissioner of Baltimore County, this 21st day of January, 1969, 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 Commission of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 24th day of February, 1969, at 11:30 o'clock.

By: [Signature]
Zoning Commissioner of Baltimore County.

DESCRIPTION

TO ACCOMPANY APPLICATION
FOR SPECIAL
EXEMPTION FOR PROFESSIONAL OFFICES
DR. L. NORMAN GRUBNER, CONTRACT PURCHASER
NO. 408 EAST JOPPA ROAD
WITH ALLEGED DISTRICT
BALTIMORE COUNTY, MARYLAND

Beginning for the same at a point on the north side of Joppa Road as proposed to be widened, said point of beginning being easterly 170' more or less from the east side of Fairmount Avenue, thence leaving the aforesaid north side of Joppa Road as proposed to be widened and running with and binding on a part of the second line, of a parcel of ground which by deed dated July 13, 1949 and recorded among the Land Records of Baltimore County in Book 942K, 1956 at Folio 293 was granted and conveyed by Edwin Elmer Leggett, Jr. et al unto Walter M. Robinson and wife, N 19° 51' 13" W 140.65 feet to an iron pipe at the end thereof, thence running with the third and part of the fourth lines of the last mentioned conveyance the two following courses and distances viz:

- (1) S 70° 07' 47" E 89.00 feet to an iron pipe,
- (2) S 19° 51' 13" W 133.95 feet to a point on the aforesaid north side of Joppa Road, thence running with and binding on said north side of Joppa Road, the two following courses and distances viz:
- (1) by a line curving to the left having a radius of 2507.79 feet and an arc length of 46.72 feet and a long chord bearing and distance of N 75° 51' 13" W 46.72 feet to a point, thence
- (2) N 75° 19' 13" W 53.56 feet to the point of beginning, containing 0.435 acres of land more or less.

11 December 1968

NO JESCHKE, ENGINEER

1424 NORTH DELAWARE STREET, BALTIMORE, MARYLAND 21201

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

January 28, 1969

OFFICE OF THE
ZONING COMMISSIONER
TOWSON, MARYLAND 21204

Oliver L. Myers
CHAIRMAN

MEMBERS

BUREAU OF
KNOWLEDGE

BUREAU OF
TRAFFIC ENGINEERING

STATE BOARD OF
COMMISSIONERS

BUREAU OF
PUBLIC UTILITIES

HEALTH DEPARTMENT

PROTECTIVE PLANNING

BUILDING DEPARTMENT

BOARD OF EDUCATION

ZONING ADMINISTRATION

INDUSTRIAL
DEVELOPMENT

RE: Type of Hearing: Special Exception
for offices, basement and first and second floors.
Location: N/S Joppa Rd., 170' E. of Fairmount Avenue
District: 9th
Petitioner: Walter M. Robinson, et al
Committee Meeting of January 21, 1969
Item 159

Dear Sirs:

The Zoning Advisory Committee has reviewed the plans submitted with the above referenced petition and has made an on site field inspection of the property. The following comments are a result of this review and inspection.

The subject property lies on the north side of Joppa Road, east of Fairmount Avenue. It is bounded on the west by the Donald E. Grempler Realty Building on the east by a one-family dwelling; on the south by vacant land, and a one-family dwelling. To the north the Towson Estates Apartments and Campus Hill homes. At the present time there is no curb and gutter existing along Joppa Road.

BUREAU OF ENGINEERING:

Highways: Access to this property is from Joppa Road, which is currently planned for improvement in the Capital Improvement Program. The plan shows the highway widening required as established by the proposed improvements.

Storm Drains: No drainage problems are evident. All drainage improvements on site shall be the full responsibility of the Developer.

A sufficient control plan must be presented for review and approval to the Bureau of Engineering and to the Soil Conservation Service.

BUREAU OF TRAFFIC ENGINEERING: (See Page #2)

Louis E. Stengel, Esq.,
208 W. Pennsylvania Avenue
Towson, Maryland 21204
RE: Item 159

January 28, 1969

BUREAU OF ENGINEERING: (Continued)

Water and Sewer: Both public water and sanitary sewer are existing at this site. Additional fixtures may be added upon application for a plumbing permit.

PROJECT PLANNING DIVISION:
The 18' entrance is substandard for two-way traffic. We question whether it will be physically possible to get the proposed driveway in past the garage with the existing grades.

BOARD OF EDUCATION:
Will not affect school population.

FIRE DEPARTMENT:
Owner shall be required to comply with all Fire Department requirements when construction plans are submitted for approval.

BUILDING ENGINEER'S OFFICE:
No comment from this office.

ZONING ADMINISTRATION DIVISION:

Due to the comments by the Project Planning office, the proposed entrance must be revised and revised plan submitted to this office prior to the hearing.

Very truly yours,

[Signature]
OLIVER L. MYERS, Chairman

OLM:JD
Enc.

BUREAU OF TRAFFIC ENGINEERING:
Since the property is presently BA and the petition is only for special exception for offices, trip generation for this parcel will not be greatly increased, therefore, should not create any major traffic problems.

CERTIFICATE OF PUBLICATION

TOWSON, MD. FEB 6 1969, 1969

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, consecutive weeks before the 24th day of February, 1969, the 1969 publication appearing on the 6th day of February, 1969.

THE JEFFERSONIAN
[Signature]
Manager

Cost of Advertisement, \$.....

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. John G. Rose, Zoning Commissioner Date: February 14, 1969

FROM: George E. Grogan, Director of Planning

SUBJECT: Petition #69-176-X, Special Exception for offices and office building, North side of Joppa Road 170 feet east of Fairmount Avenue. Walter M. Robinson, Petitioner.

9th District

HEARING: Monday, February 24, 1969 (11:30 A.M.)

If granted, the granting of this petition should be conditioned upon a plan of end compliance with an overall site plan. The granting further should be conditioned on conversion only of the existing structure for office purposes.

GEG:ams

OFFICE OF

THE TOWSON TIMES

TOWSON, MD. 21204 February 10, 1969

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 newspaper published in Baltimore County, Maryland, once a week for ONE

week before the 10th day of Feb., 1969 that is to say, the same

was inserted in the issue of February 6, 1969.

STROMBERG PUBLICATIONS, Inc.

[Signature]
Beth Morgan

INVOICE		BALTIMORE COUNTY, MARYLAND		OFFICE OF FINANCE		Division of Collection and Receipts		COURT HOUSE		TOWSON, MARYLAND 21204	
TO: John L. Adams, Esq., 208 W. Pennsylvania Ave., Towson, Md. 21204		DATE: 2/2/69		INVOICE NO. 60863		TOTAL AMOUNT \$50.00		PAID \$50.00		BALANCE \$0.00	
FROM: [Signature] Zoning Dept. of Baltimore County		REMARKS: Advertising and posting of property for Walter M. Robinson #69-176-X		QUANTITY: 1		UNIT PRICE: \$50.00		TOTAL: \$50.00		REMARKS: [Signature]	
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204											

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TO: [Signature] Zoning Dept. of Baltimore County		DATE: Feb. 3, 1969		INVOICE NO. 60812		TOTAL AMOUNT \$50.00		PAID \$50.00		BALANCE \$0.00	
FROM: [Signature] Zoning Dept. of Baltimore County		REMARKS: Petition for Special Exception for Walter M. Robinson #69-176-X		QUANTITY: 1		UNIT PRICE: \$50.00		TOTAL: \$50.00		REMARKS: [Signature]	
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