AND/OR SPECIAL EXCEPTION & VARIANCE 69-22-9XA PETITION FOR ZONING RE-CLASSIFICATION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

1, or we, Monle Extercises, Inc. legal owner, of the property situate in Paltimore $m \in \mathcal{F}$. County and which is described in the description and plat attached hereto and made a part hereof, $2 \cdot B$. hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant to estrem zone to an ARCA to the Zening Law of Baltimore County, from an... ...cone; for the following reasons:

Section 232.3(b) To permit a resr-yard setback of two feet (21) instead of the required twenty feet (201).

To provide for ample parking and circulation of traffic, building must be located mear the rear property line.

See atmached description

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.P.M.

odn

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for .. Service Gerege .

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

I, or 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 begulaters and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County adopted pursuant to the Zoning Law for Baltimore

MINIO SHTERPLISES, 1800. Joseph L. Soley, President Legal Owner Contract purchaser . 8001 York Road Baltimore, Maryland 21204 Harrism 29 Petitioner's Attorney

ORDERED By The Zoning Commissioner of Baitimore County, this....18th... 196 9 that the subject matter of this petition be advertised as of Merch 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

County, on the 2 23rd day of April 196 9, at 1:000 clock

Zoning Commissioner of Baltimore County

341 ST Pa 18 100 1207

1:00 169 Usegni

69-229XA

of Liberty

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69-

"X

William G. Ulrick. gr. 18 FULLERTON HEIGHTS AVE. BALTIMORE, MD. 21236

FOR THE PURPOSE OF ZOWI #5 CMI?

Reginning for the same at the intersection of the northeast side of Liberty Road (80 feet wide) and the northwest ride of Rockdale Terrace as shown on plat ho. 25137 of the State Roads Commission of Maryland entitled MD. RTE. 26 - Baltimore Beltway to Randallstown running thence and binding on the right of way line of Liberty Road north 65 degrees 46 minutes 09 seconds west 108.20 feet thence leaving the liberty Road and running north 41 degrees 48 minutes 20 seconds east 208.37 feet and south 48 degrees 14 minutes 20 seconds east 108.91 feet to the northwest side of Rockdale Terrace as shown on said State Roads Commission Plat heretofore mentioned running thence and binding on the northwest side of hockdale Terrace as shown on said plat the four following courses and distances viz: south 55 degrees 48 minutes $\mathcal{O}_{\mathcal{F}}$ seconds west 3.90 \checkmark feet, south 41 degrees 45 minutes 56 seconds west 94.09 feet, by a curve to the left having a radius of 175.00 feet and an arc pistance of 53.56 feet and south 69 degrees 13 minutes 51 seconds west 28.28 Feet to the place of beginning. Containing 0.479 of an acre of land more or less.

RE: PETITION FOR SPECIAL EXCEPTION : and VARIANCE from Section 232,3(b) of the Baltimore County Zoning

COUNTY BOARD OF APPEALS Northeast Corner of Liberty Road and : OF

Menlo Enterprises, Inc.

ORDER OF DISMISSAL

Petition of Menio Enterprises, Inc. for Special Exception for Service Garage and Variance from Section 232.3(b) of the Baltimore County Zoning Regulations, on property located on the northeast corner of Liberty Road and Rockdale Terrace, in the Second District of Baltimore County.

WHEREAS, the Board of Appeals is in receipt of the Order of Dismissal of appeal filed November 19, 1969 (a copy of which is attached hereto and made a part hereof), from the attorney representing the Protestant-Appellant in the above entitled

WHEREAS, the said attorney for the said Protestant-Appellant requests that the appeal filed on behalf of said Protestant be dismissed and withdrawn as of November 19, 1969.

Ir is hereby ORDERED, this 19th day of November, 1969 that said appeal be and the same is DISMISSED.

> COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY

John A. Slowik, Acting Chairman

PETITION FOR SPECIAL EXCEPTION * AND VARIANCE

BALTIMORE COUNTY

No. 69-229-XA

BEFORE

ORDER OF DISMISSAL

Mr. Clerk:

Please dismiss the Appeal heretofore entered in the above case by Jonathan Williams - Protestaat.

NE/corner of Liberty Road and Rockdale

Menlo Enterprises, Inc. - Petitioner

Jonathan Williams - Protestant

Harry S. Swartzwelder, Jr. 34, St. Paul Place Baltimore, Maryland 21202 727-4929 Attorney for Protestant

REFORE THE

BALTIMORE COUNTY

Case No. 69-229-XA

BALTIMORE COUNTY, MARYLAND

NTER-OFFICE CORRESPONDENCE

464-224×F

TO. Mr. John G. Rose, Zoning Commissioner Date April 11, 1959

FROM George E. Gavrelit, Director of Planning

Petition 169-227-XA. Northeast corner of Liberty Road and Rockdale Terra o. Petition for Spe ital Exception for Garage, Service. Petition for Variance to permit a rear yard of 2 feet intend of the equired 20 feet. Men

2nd District

HEARING: Wednesday, April 23, 1969 (1:00 P.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition for a special exception and variance for a service garage. It has the following advisory comments to make with respect to pe timent

The planning staff is not satisfied that the site plan as presented in connection with the request for a special exception and variance represents an approvable schem. We recommend therefore that no action be taken with respect to this petition until such time as a plan can be

DEROME DOOR OF MEMORY

JEROME DE COMMERCIO

AND PROFESSOR

B MALTEN BOOLES JA

HANCEY BRINGSTELD

LESUS M EVANS

JOHN J MINUSER

ANTHUR E PRINCE, JA

ANTHUR E PRINCE, JA

STATE OF MARYLAND BALTIMORE MD 21201

1's in 19, 1969

Hr. John G. Rose, Zoning Commission County Office Bldg. Towson, Maryland 21204

Attention: Mr. O. L. Myers

Ret Zoning "dvisory Committee Meeting - Mar. 4, 1369 ITEM 204: Property Owner: Menlo Enterprises NE/S Liberty %od (Route 26) and NW/S of Rockdale Terrace Present Zoning: BL Present Zoning: BL Proposed Zoning: S.E. for Service Garage

MALTER J ANDIBON

This office desires to change the comments of March 5, 1969 as

Although we feel that one point of access from Liberty Road would be sufficient to serve the type of facility proposed, two points of access can be provided, dowever, the plan should be privated prior to the hearing to indicate a concrete curb along the Right of Jay State private or the parking area at the corner of Rockales To Road, any/or the plan should also indicate the entraices as being depressed curb types.

The entrances will be subject to State Roads Commission approval

Very truly yours. Charles Lee, Chief Development Engineeri-g Section

CLIJENIN

HARRY S. SWARTZWELDER, JR.

727:492 Tune 10 1969



ZONING COMMISSIONER County Office Building Towson, Maryland 21204

Petition for Special Exception and Variance NEfcorner of Liberty Road and Rockdale Terrace - 2nd District Menlo Enterprises, Inc. - Petitioner NO. 69-229-XA (Item No. 204)

BEL A.R. MO. 21014

Please enter an appeal from the Order granting zoning in the above case passed on May 12, 1969, on behalf of Jonathan Williams, protestant,

HSS/bs

cc: W. Lee Harrison, Esquire 306 West Joppa Road Towson, Maryland 21204

69-129-XA

CERT FICATE OF POSTING Towner, Maryland

	District. 2 Md.
	Posted for VAYIANCE & Sere Greentien
•	District. T. Date of Posting. 4-3-69 Posted for VALIANCE & See Enception. Petitioner MENIC ENC. Location of property: NEEST LIBERTY Pol & REPORTER TEXTRE
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	Location of Signe 50" Eddebedy ld or MED of heck Dete levere 35" Naf Rose Walk Torcase on NAS of Liberty Ad
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	Remarks:
	Posted by Semestre Date of return. 4-10-69

69-229-XA 2 Signs

CERTIFICATE OF POSTING PARTMENT OF BALTIMORE COUNT

	Touris, maryiana
District 2 nd	Date of Posting. 6-36-69
Petitioner: NEN/a Entry Location of property: NE/ccr I	Dies of Posting Constant Const
	y Rd a N/E 5 of ROCKEAGE TOLK
Remarks:	

GF G:cm

RE: Type of Hearing: Special Exception and Variance for Service Eurage Location: NE/S Liberty Rd. 5 NW/S of Rockdate Terrace

2nd District Petitioner: Menlo Enterprises, Inc.

Committee Meeting of March 4, 1969 Item 204

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

Rockdale Terrace is fully improved with ultimate improvements combination curb and gutter and 30 feet of macadam paving on a 50-feet right-of-way for the limits of this preparty.

Menlo Enterprises, Inc. 8001 York Road Baltimore, Maryland 21204 Item 204

March 18, 1969

BUREAU OF ENGINEERING: (Continued)

Storm Drains:

No public drains appear necessary for this property. All on site drainage is the full responsibility of the Applicant.

- Page 2 -

Public water is available. There is an existing 8-inch main in Rockdale Terrare and an existing 12-inch main in Liberty Road. A service connection may be provided upon application for a water meter.

Public sanitary sever is available. There is an existing 8-inch main in both Liberty Road and Rockdale Terrace. A service connection may be provided upon application for a plumbing permit.

PROJECT PLANNING DIVISION:

We will withhold comment pending submittal of a revised plan.

BUREAU OF TRAFFIC ENGINEERING:

Review of the subject petition indicates no circulation on the site and an unsatisfactory parking layout. One entrance to Literty Road would appear to be satisfactory for this type of uses.

BUILDING ENGINEER'S OFFICE:

Must meet all requirements of the Baltimore County Building Code.

FIRE DEPARTMENT:

Petitioner shall be required to comply with all Fire Department regulations pertaining to Service Garage.

HEALTH DEPARTMENT:

Public water and severs are available to the site.

Air Pollution Comments: The building or buildings on this site may be subject to registration and compliance with the Paryland State Holth Air Pollution Control Regulations. Additional information may be obtained from the Division of Air Pollution, Baltimore County Opportune to it Health.

34	OFFICE OF FINA Division of Collection and Reconstruction COURT HOME TOWNON, MARYLAND 2120 124. Paul Pison Hammer, Md. 31202	Office of	d Planning & mty Office B iro, Md. 212	Mg
17 TO	ACCOUNT NO. 01-622 RETURN DETACH ALONG EXPORATION AND P	THIS PORTION WE	TH YOUR REMITTAN	107AL AM 280. 00
	Coat of appeal - Mecle Enterprises	/	\$70,00	
	No. 69-229-XA	2 stern	10.00	\$80.0
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M. TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

(1) (1)	DALL TURE COUNTY, MAR AND	62124
To:	Justic Enterprises, Day, Call States Call	TOTAL AMOUNT
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50000	4	

SPERTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAR. TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

SALTIMORE COUNTY OFFICE OF PLANNING AND ZONING County Office Suilding 111 W. Chesapeake Avenue Towson, Maryland 21204 Your Petition has been received and accepted for filing this Petitioner's Attorney

>` .	O	FFICE OF FINA Division of Collection and Recei COURT HOUSE TOWSON, MARYLAND 2120	Mr. 200	
To:	ndo Saterprices, Inc. 20 Varia Inc. 21 Varia Inc.		Iming Ropts of Britism THIS PORTION WITH YOUR REMITTAN EXEP THIS PORTION FOR YOUR RECORD	
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50.62	4			

- Page 3 -

Menlo Enterprises, Inc. 8001 York Road Baltimore, Haryland 21204 Item 204

Harch 18, 1969

BOARD OF EDUCATION:

No bearing on school population.

STATE ROADS COMMISSION:

One point of access from Liberty Road would be sufficient to serve the type of facility proposed.

The entrance must be of a depressed curb type with 24" depression

The Right of Way line of Liberty Road and/or the perimeter of the parking area at the corner of Rockdale Terrace must be surbed with concrete.

The plan must be revised prior to the hearing.

ZONING ADMINISTRATION DIVISION:

This office is withholding a hearing date until such time as the comments by the Sureau of Traffic Engineering and State Roads Commissi have been complied with and revised plans are received in this office.

Very truly yours,

OLIVER L. MYERS, Chairman

CERTIFICATE OF PUBLICATION

blished in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., once in each

of one time successive vessels before the ... 23rd day of _____April ______ 1959_, the must publication appearing on the 3rd day of April

19 69

Cost of Advertisement, \$

TOWSON, MD. APR 3 1969 ..., 19....

THE JEFFERSONIAN,

OLM:JD

PETITION FOR SPECIAL EXCEPTION AND VARIANCE

SPECIAL PACEPTION
AND ANALYSIS

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CERTIFICATE OF PUBLICATION

April 3 ____, 19⁶⁹ Pikesville, Md.

THIS IS TO CERTIFY, that the annexed advertisement was published in THE NORTHWEST STAR, a weekly newspaper printed and published in Pikesville, Beltimore County, Maryland, once in each of --- one time before the 23rd April the first publication appearing on the April

THE NORTHWEST STAR

Cost of Advertisement, \$__15.12

