

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. Oliver L. Myers Date: July 2, 1969
 FROM: William M. Greenwalt
 SUBJECT: Item 306 - Zoning Advisory Committee Meeting, July 1, 1969

306. Property Owner: The Raven Holding Corp.
 Location: S/W Cor. Back River Neck Rd. & Williams Ave.
 District: 15th
 Present Zoning: RG
 Proposed Zoning: BL
 No. Acres: 0.375 ±

Public water and sewers are available to the site.

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

Food Comments: Prior to construction, renovation and/or installation of equipment for this food service facility, complete plans and specifications must be submitted to the Division of Food Control, Baltimore County Department of Health for review and approval.

William M. Greenwalt
 Chief
 Water and Sewer Section
 BUREAU OF ENVIRONMENTAL HEALTH

WIG/ca

INTER-OFFICE CORRESPONDENCE
 BUREAU OF TRAFFIC ENGINEERING
 Baltimore County, Maryland
 Towson, Maryland, 21204

TO: Mr. John G. Rose
 Attn: Oliver L. Myers
 FROM: C. Richard Moore

SUBJECT: Item 306 - Revised Comments
 Plan dated July 23, 1969
 Property Owner: The Raven Holding Corp.
 Back River Neck Road & Williams Ave.
 From RG to BL

Date: August 14, 1969

Review of the revised plan indicates that parking spaces 1 through 5 are not workable, since any vehicle parked in these spaces must back for some distance before turning around.

C. Richard Moore
 C. Richard Moore
 Assistant Traffic Engineer

CRM:mr

BUREAU OF ENGINEERING

Zoning Dist. - Comment

306. Property Owner: The Raven Holding Corp.
 Location: S/W Cor. Back River Neck Rd. & Williams Avenue

District: 15th
 Present Zoning: RG
 Proposed Zoning: BL
 No. Acres: 0.375 ±

Highways:

Back River Neck Road and Williams Avenue are existing County roads which have been improved in recent years and no further highway improvements are required at this time except the construction of a public sidewalk along the frontage of the subject site adjacent to Williams Avenue.

The entrance locations are subject to approval by the Department of Traffic Engineering.

The alleyways adjacent to the site are for residential use only. Therefore, the Applicant shall provide means to prevent ingress or egress of vehicular traffic.

Storm Drains:

The Applicant must provide necessary drainage facilities (temporary or otherwise) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or other drainage facilities, would be the full responsibility of the Applicant.

Sediment Control:

Development of this property through striping, grading, and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the striping of top soil.

Grading studies and sediment control drawings will be necessary to be reviewed and approved prior to the issuance of any grading or building permits.

Sanitary Sewer:

Public sanitary sewerage is available to serve this property.

Water:

Public water supply is available to serve this property.

Remarks:

"1" S.F. Key Sheet
 1/4" N.P. 33 Position Sheet
 N.E. 1 I 200' Scale Topo

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

July 15, 1969

COUNTY OFFICE BLDG.
 111 W. Chesapeake Ave.
 Towson, Maryland 21204
 Oliver L. Myers
 Chairman

Paul R. Mochlin, Esq.,
 110 E. Lexington Street
 Baltimore, Maryland 21202

MEMBERS
 BUREAU OF
 ENGINEERING
 BUREAU OF
 TRAFFIC ENGINEERING
 STATE ROAD COMMISSION
 BUREAU OF
 FIRE PREVENTION
 HEALTH DEPARTMENT
 PROJECT PLANNING
 BUILDING DEPARTMENT
 BOARD OF EDUCATION
 ZONING ADMINISTRATION
 INDUSTRIAL
 DEVELOPMENT

RE: Type of Hearings: Reclassification
 from an R.C. zone to an B.L. zone
 Location: S/W Cor. Back River Neck Rd. & Williams Avenue
 Petitioner: The Raven Holding Corp.
 15th District
 Committee Meeting of July 1, 1969
 Item 306

Dear Sir:

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 is presently unimproved with the properties to the west improved with the Country Ridge group development. To the south is unimproved vacant property. To the northeast and north are several retail stores, a service station and a fuel oil business. Williams Avenue and Back River Neck Road at this location are improved as far as concrete curb and gutter are concerned.

BUREAU OF ENGINEERING:Highways:

Back River Neck Road and Williams Avenue are existing County roads which have been improved in recent years and no further highway improvements are required at this time except the construction of a public sidewalk along the frontage of the subject site adjacent to Williams Avenue.

The entrance locations are subject to approval by the Department of Traffic Engineering.

The alleyways adjacent to the site are for residential use only. Therefore, the Applicant shall provide means to prevent ingress or egress of vehicular traffic.

Paul R. Mochlin, Esq.,
 110 E. Lexington Street
 Baltimore, Maryland 21202
 Item 306 Page 2

July 15, 1969

Storm Drains:

The Applicant must provide necessary drainage facilities (temporary or otherwise) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or other drainage facilities, would be the full responsibility of the Applicant.

Sediment Control:

Development of this property through striping, grading, and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the striping of top soil.

Grading studies and sediment control drawings will be necessary to be reviewed and approved prior to the issuance of any grading or building permits.

Sanitary Sewer:

Public sanitary sewerage is available to serve this property.

Water:

Public water supply is available to serve this property.

PROJECT PLANNING DIVISION:

The plan must be revised prior to the hearing to show:

1. 30' entrances, and
2. The parking revised. More efficient parking can be obtained by shifting the building to the East so that rear-in parking can be obtained along the West side of the building.

BUREAU OF TRAFFIC ENGINEERING:

Review of the subject site indicates parking spaces No. 1 & 2 are not satisfactory. The plan should be revised to show 30 foot entrances instead of the proposed 35 foot entrances.

FIRE PREVENTION BUREAU:

Petitioner shall be required to comply with all Fire Department requirements when construction plans are submitted for approval.

Paul R. Mochlin, Esq.,
 110 E. Lexington Street
 Baltimore, Maryland 21202
 Item 306 Page 3

July 15, 1969

BUILDING ENGINEER'S OFFICE:

Must meet all requirements of Baltimore County Building Code.

BOARD OF EDUCATION:

Acres too small to have an effect on student population.

HEALTH DEPARTMENT:

Public water and sewers are available to the site.

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

Food Comments: Prior to construction, renovation and/or installation of equipment for this food service facility, complete plans and specifications must be submitted to the Division of Food Control, Baltimore County Department of Health for review and approval.

ZONING ADMINISTRATION DIVISION:

Revised plans must be submitted to this office in accordance with the Department of Traffic Engineering's comments prior to the hearing.

This petition is accepted for filing on the date of the enclosed filing certificate. Notice of the hearing date and time, which will be held not less than 30, nor more than 90 days after the date on the filing certificate, will be forwarded to you in the near future.

Very truly yours,

Oliver L. Myers
 OLIVER L. MYERS, Chairman

OLM:JD
Enc.

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE		No. 64619	
Division of Collection and Receipts COURT HOUSE TOWSON, MARYLAND 21204		DATE: July 15, 1969	
To: <i>Paul R. Mochlin, Esq., 110 E. Lexington Street Baltimore, Md. 21202</i>		Billed By: <i>Building Dept. of Baltimore County</i>	
REPORT TO ACCOUNT NO. 64-422	RETURN THIS PORTION WITH YOUR REMITTANCE	TOTAL AMOUNT \$25.00	
QUANTITY	DETACH ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS	COST	
12	Petition for Reclassification for The Raven Holding Corp. 7/15-25-69	25.00	
4			
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204			

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE		No. 64650	
Division of Collection and Receipts COURT HOUSE TOWSON, MARYLAND 21204		DATE: July 15, 1969	
To: <i>Paul R. Mochlin, Esq., 110 E. Lexington Street Baltimore, Md. 21202</i>		Billed By: <i>Zoning Dept. of Baltimore County</i>	
REPORT TO ACCOUNT NO. 64-422	RETURN THIS PORTION WITH YOUR REMITTANCE	TOTAL AMOUNT \$25.00	
QUANTITY	DETACH ALONG PERFORATION AND KEEP THIS PORTION FOR YOUR RECORDS	COST	
12	Advertising and posting of property for The Raven Holding Corp. 7/15-25-69	25.00	
4			
IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204			

Paul R. Mochlin, Esq.,
 110 E. Lexington Street
 Baltimore, Maryland 21202
 BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
 County Office Building
 111 W. Chesapeake Avenue
 Towson, Maryland 21204

Your Petition has been received and accepted for filing this
 1st day of July, 1969.

Petitioner: The Raven Holding Corp.

Petitioner's Attorney: Paul R. Mochlin, Esq.

Oliver L. Myers
 Chairman of
 Advisory Committee

CERTIFICATE OF POSTING
 ZONING DEPARTMENT OF BALTIMORE COUNTY
 Towson, Maryland

#70-28R

District: 15th Date of Posting: July 24-69
 Posted for: *Advertising 7/24-69 on 12-24-69*
 Petitioner: *The Raven Holding Corp.*
 Location of property: *S/W Cor. Back River Neck Road & Williams Ave.*
 Location of Signs: *On 1/2 Block on Back River Neck Road & 1/2 Block on Williams Ave.*
 Remarks:
 Posted by: *Paul R. Mochlin* Date of return: *July 31, 1969*

PETITION FOR
RECLASSIFICATION
15th DISTRICT
ZONING: From R.G. to B.L.
Zone
LOCATION: Southwest corner of
Back River Neck Road and Williams
Avenue
DATE & TIME: MONDAY,
AUGUST 11, 1969 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.
Present Zoning: R.G.
Proposed Zoning: B.L.
All that parcel of land in the
Fifteenth District of Baltimore
County
Beginning at the same
southeasterly 80 feet, more or less,
(as measured) along the
southeasterly side of Back River
Neck Road 60 feet wide) from the
intersection of the center line of
Williams Ave., 60 feet wide, with
and southeasterly side of Back
River Neck Road and running
thence binding on the
southeasterly side of Back River
Neck Road and along a curve to the
left with a radius of 5750.58 feet for
a distance of 52.52 feet, said curve
being subtended by a chord bearing
South 34 degrees 34' 25" East 12.52
feet; thence still binding on the
southeasterly side of Back River
Neck Road South 34 degrees 34'
00" East 46.49 feet to the center of
a 20 foot "cusp-shaped" curved
southeasterly binding on the center
line of said right-of-way and binding
reversely on the northeasterly
extension of the easterly outline of
Part of Blocks "L" and "M" of
Section Two Country Ridge dated
June 1968 and recorded among the
Plat Records of Baltimore County in
Liber G.L.B. 25, Page 57, South 88
degrees 01' 15" West 126.81 feet;
thence binding on the northeasterly
side of an alley, 15 feet wide, shown
on the above described plat North
48 degrees 37' 20" West 125.52 feet
to the southeasterly side of Williams
Avenue, 60 feet wide, thence
binding on the southeasterly side of
Williams Avenue the two following
courses, viz: first along a curve to
the right with a radius of 662 feet
for a distance of 74.16 feet, said
curve being subtended by a chord
bearing North 37 degrees 28' 12"
East 74.12 feet, and second North
40 degrees 41' 20" East 60.00 feet;
thence along the cutoff from
Williams Avenue to Back River Neck
Road South 77 degrees 17' 12" East
20.44 feet to the place of beginning.
Containing 0.375 acres of land,
more or less.
Being the property of The Raven
Holding Corporation, as shown on
plat plan filed with the Zoning
Department.
Hearing Date: Monday, August
11, 1969 at 10:00 A.M.
Public Hearing: Room 106,
County Office Building, 111 W.
Chesapeake Avenue, Towson, Md.
BY ORDER OF
JOHN G. ROSE
Zoning Commissioner of
BALTIMORE COUNTY
July 24, 1969

ORIGINAL

OFFICE OF
THE ESSEX TIMES

ESSEX, MD. 21221 July 28, 19 69

THIS IS TO CERTIFY, that the annexed advertisement of
John G. Rose, Zoning Commissioner of
Baltimore County
was inserted in THE ESSEX TIMES, a weekly newspaper published in
Baltimore County, Maryland, once a week for One ~~XXXXXX~~
week before the 28th day of July, 1969 that is to say, the same
was inserted in the issue of July 24, 1969.

STROMBERG PUBLICATIONS, Inc.

By Ruth Morgan

PETITION FOR RECLASSIFICATION
15th DISTRICT

ZONING: From R.G. to B.L. Zone
LOCATION: Southwest corner of
Back River Neck Road and
Williams Avenue
DATE & TIME: Monday, August 11,
1969 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.
Present Zoning: R.G.
Proposed Zoning: B.L.
All that parcel of land in the
Fifteenth District of Baltimore
County
BEGINNING for the same south-
easterly 80 feet, more or less, (as
measured) along the southeasterly
side of Back River Neck Road 60
feet wide) from the intersection of
the center line of Williams Ave.,
60 feet wide, with said southeasterly
side of Back River Neck Road and
running thence binding on said
southeasterly side of Back River
Neck Road and along a curve to the
left with a radius of 5750.58 feet
for a distance of 52.52 feet, said
curve being subtended by a chord
bearing South 34' 34' 25" East 12.52
feet; thence still binding on the
southeasterly side of Back River
Neck Road South 34' 34' 00" East
46.49 feet to the center of a 20
foot right-of-way, thence south-
easterly binding on the center line
of said right-of-way and binding
reversely on the southeasterly
extension of the easterly outline of
Part of Blocks "L" and "M" of
Section Two Country Ridge dated
June 1968 and recorded among the
Plat Records of Baltimore County in
Liber G.L.B. 25, Page 57, South
88 degrees 01' 15" West 126.81 feet;
thence binding on the northeasterly
side of an alley, 15 feet wide, shown
on the above described plat North 48'
37' 20" West 125.52 feet to the
southeasterly side of Williams Ave-
nue, 60 feet wide, thence binding
on the southeasterly side of
Williams Avenue the two following
courses, viz: first along a curve to
the right with a radius of 662
feet for a distance of 74.16 feet,
said curve being subtended by a
chord bearing North 37' 28' 12"
East 74.12 feet, and second North
40' 41' 20" East 60.00 feet; thence
along the cutoff from Williams Ave-
nue to Back River Neck Road South
77' 17' 12" East 20.44 feet to the
place of beginning.
Containing 0.375 acres of land,
more or less.
Being the property of The Raven
Holding Corporation, as shown on
plat plan filed with the Zoning
Department.
Hearing Date: Monday, August
11, 1969 at 10:00 A.M.
Public Hearing: Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Md.
By order of
JOHN G. ROSE
Zoning Commissioner of
Baltimore County
July 24,

CERTIFICATE OF PUBLICATION

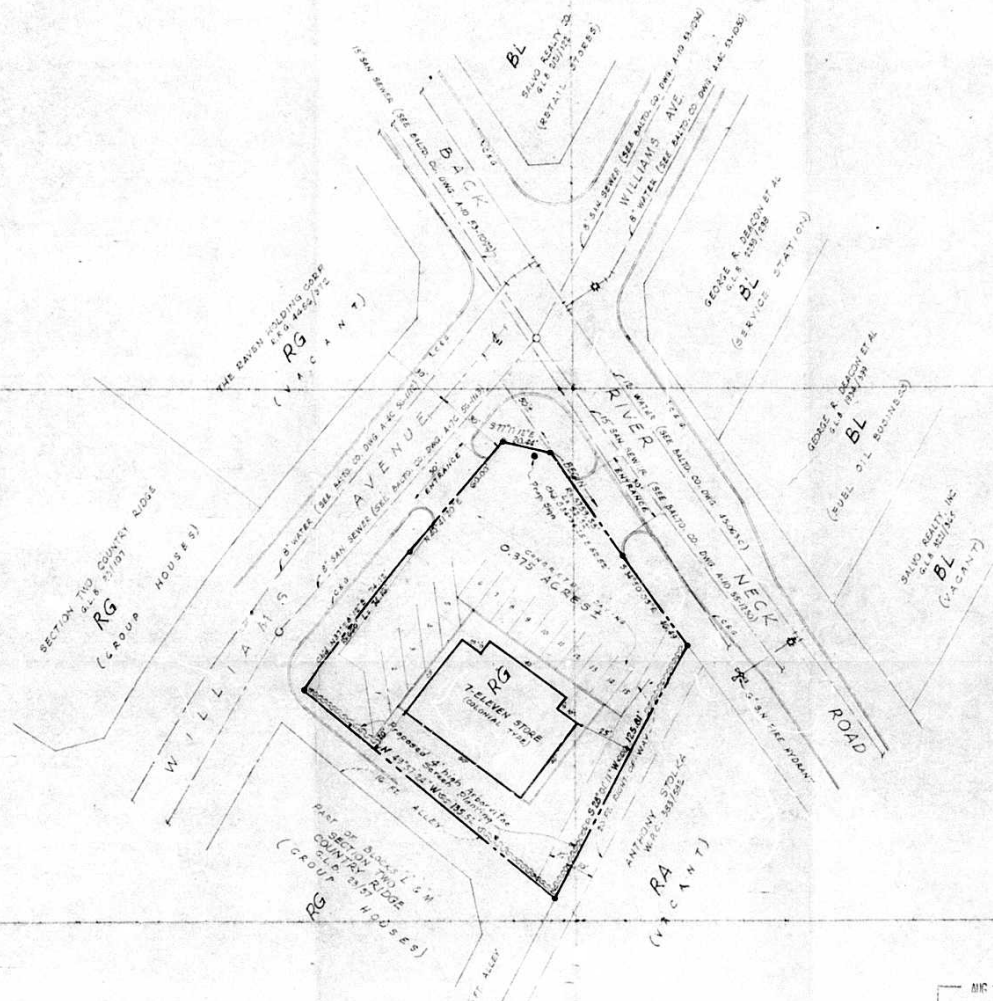
JUL 24 1969
TOWSON, MD. _____ 19__

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 one time ~~successive weeks~~ before the 24th
day of August, 19__ ~~69~~ the first publication
appearing on the 24th day of July
19__ ~~69~~

THE JEFFERSONIAN,

L. L. L. L. L.
Manager.

Cost of Advertisement, \$ _____



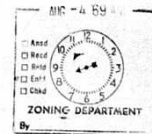
PARKING REQUIREMENTS:

ONE SPACE PER 125 SQ. FT. OF BUILDING.
 BUILDING AREA - 10,440 SQ. FT. - 84 - 240 SQ. FT.
 240 - 200 - 13 - 14 SPACES REQUIRED
 PARKING SPACES PROVIDED: 15
 EX. ZONING - RG
 PROP. ZONING - BL
 EX. USE - VACANT
 PROP. USE - FOOD STORE

GEORGE WILLIAM STEPHENS, JR.
 AND ASSOCIATES, INC.
 303 E. CONVENT AVE.
 TOWSON 4, BALTIMORE

BALTIMORE COUNTY, MD.
 SCALE: 1" = 30'

PLAT TO ACCOMPANY ZONING APPLICATION **RECLASSIFICATION FROM RG TO BL** **NEW 7-ELEVEN STORE** **BACK RIVER NECK ROAD & WILLIAMS AVENUE**



#70-28R
 OFFICE COPY
 #306
 Raven Holding Corp.

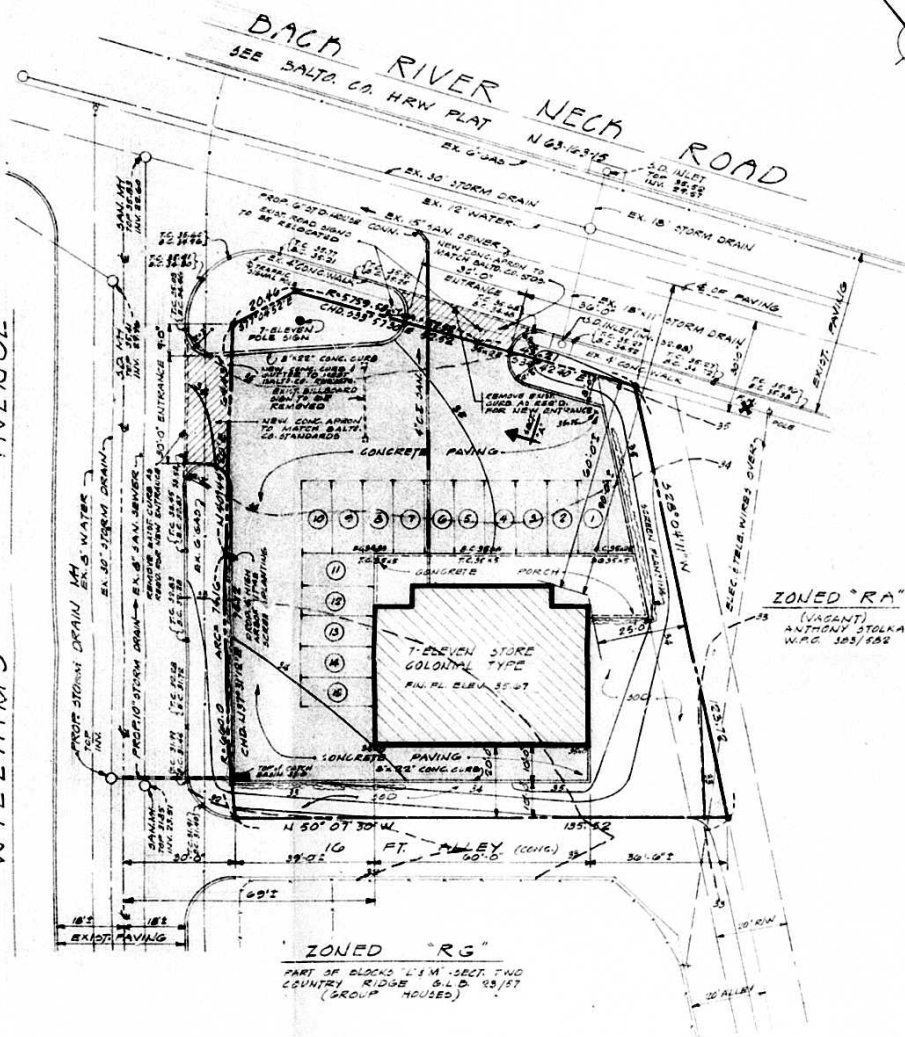
MAP
 A-B
 EASTERN
 AREA
 NE-2-I
 NE-1-I
 2L

ELEC. DIST. NO. 15
 DATE: MAY 23, 1953
 Revised: JUNE 11, 1953
 Revised: JUNE 15, 1953 - Green Platoon Area
 Revised: JUNE 23, 1953 - Parking layout and
 entrances changed

ZONED "RG"
THE RAVEN HOLDING CO.
1800 W. 11TH ST.
BALTO. 22/107
(VACANT)

ZONED "RG"
SECTION TWO
COUNTRY RIDGE
G.L.D. 22/107
(GROUP HOUSES)

WILLIAMS AVENUE

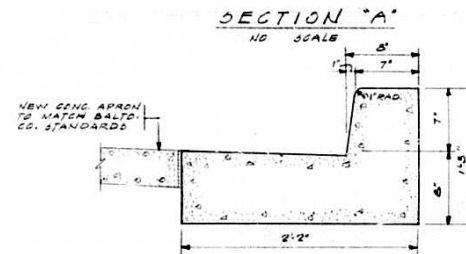
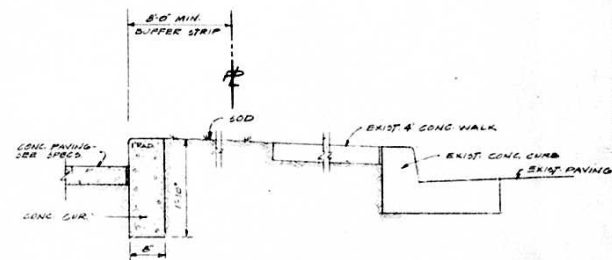


PLOT PLAN

SCALE: 1"=20'

15th ELECTION DISTRICT BALTIMORE CO., MD.
AREA: 0.34 AC ±
ZONED "RG"
VICTOR POJNER
R.R.G. 4354/326

PLANS APPROVED
OFFICE OF PLANNING & ZONING
BY: [Signature]
DATE: 11/1/20



SECTION THRU CONC. CURB & GUTTER WITHIN BALTO. COUNTY R/W NO SCALE

PROXIMITY MAP NO SCALE

GENERAL NOTES

1. BOUNDARY & TOPOGRAPHIC INFORMATION SHOWN HEREON WAS TAKEN FROM A SURVEY BY EVANS, HAGEN & HOLDREY, SURVEYORS & CIVIL ENGINEERS, BALTO. MD., DATED 10/1/97.
2. ALL WORK WITHIN R/W'S SHALL BE IN STRICT ACCORDANCE WITH BALTIMORE COUNTY STANDARDS.
3. ALL UNPAVED AREAS WITHIN THE R/W SHALL BE SODDED TO OBTAIN A THICK STAND OF GRASS.
4. EXIST. GRADES SHOWN THUS --- 34 ± 34.0
5. FINISH GRADES SHOWN THUS --- 34 ± 34.0
6. THE CONTRACTOR SHALL VERIFY THE AVAILABILITY LOCATION & INVERTS OF ALL UTILITIES BEFORE BEGINNING CONSTRUCTION.
7. PROPERTY SHALL BE CLEARED OF ALL TREES, SHRUBBERY, ETC., AS REQUIRED.
8. HATCHED AREAS FROM THE EDGE OF THE TRAVELED ROAD THROUGH THE ENTRANCES TO THE R/W LINES SHALL BE PAVED WITH CONC. IN ACCORDANCE WITH BALTO. CO. REQUIREMENTS.
9. ALL NEW CONC. CURBS & GUTTERS WITHIN THE R/W SHALL BE CONSTRUCTED IN ACCORDANCE WITH BALTO. CO. STANDARDS - SEE DETAIL.
10. ALL SIGNS, UTILITY POLES, GAS BOXES, TRAFFIC SIGNS AND STORM DRAINS, FIRE HYDRANTS, ETC. SHALL BE REMOVED & RELOCATED AS REQD. TO SUIT NEW CONSTRUCTION. LOW WIRE ON POLES SHALL BE RAISED AS REQUIRED.
11. T.O. INDICATES - TOP OF CURB
B.O. INDICATES - BOTTOM OF CURB
12. PARKING COMPUTATIONS:
BUILDING AREA: 2040 SQ. FT.
ONE PARKING SPACE REQD. PER 200 SQ. FT. OF BUILDING
2040 ÷ 200 = 10.2 - 11 SPACES REQUIRED
15 PARKING SPACES 8'-0" x 20'-0" PROVIDED
13. CONNECT TO WATER & SAN. SEWER IN BACK RIVER NECK RD.
14. SCREEN PLANTING SHALL BE 4" HIGH ARBORVITAE.

REVISIONS

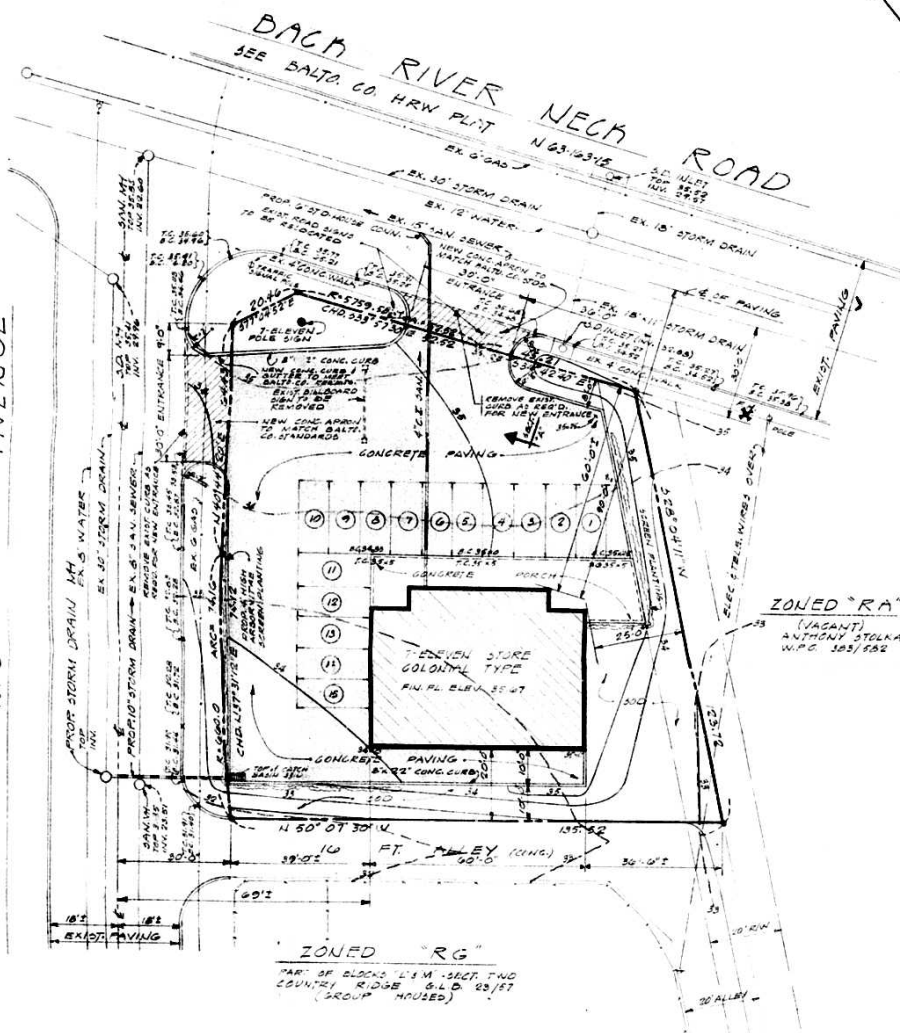
40'x60' COLONIAL	7-ELEVEN STORE
BACH RIVER US&A RD. WILLIAMS AVE. BALTO. CO., MD.	
THE SOUTHLAND CORPORATION	
2820 N. MADRELL	DALLAS TEXAS
PROJECT NO. 9900	ROGERS & VAETH ARCHITECTS
DATE: DEC 24, 200	BY: SOUTH CALVERT ST
BALTIMORE	MARYLAND
	SHEET NO. A-1
	OF 1 SHEET

ZONED "RG"
THE RAVEN HOLDING CO.
R.R.S. 455/472
(VACANT)

ZONED "RG"
SECTION TWO
COUNTRY RIDGE
G.L.D. 25/107
(GROUP HOUSES)

AVENUE

WILLIAMS



PLOT PLAN

SCALE: 1"=20'

15th ELECTION DISTRICT BALTIMORE CO., MD.

AREA: 0.394 A.C.

ZONED "RG"

VICTOR POWNER

R.R.S. 455/472

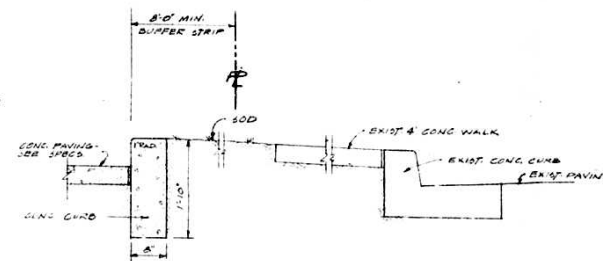
PLANS APPROVED

OFFICE OF PLANNING & ZONING

BY: [Signature]

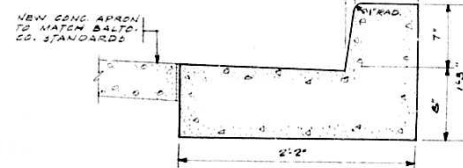
DATE: 11-1-61

ZONING FILE # 70-28



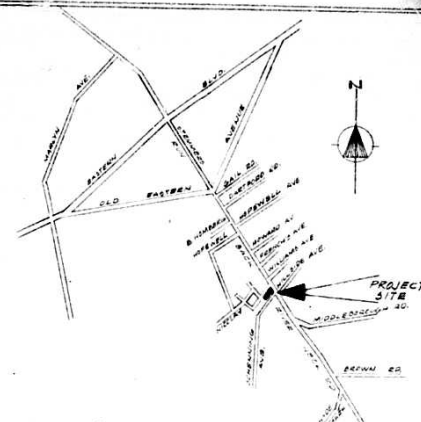
SECTION "A"

NO SCALE



SECTION THRU CONC. CURB & GUTTER WITHIN BALTO. COUNTY R/W

NO SCALE



PROXIMITY MAP NO SCALE

GENERAL NOTES

- BOUNDARY & TOPOGRAPHIC INFORMATION SHOWN HEREON WAS TAKEN FROM A SURVEY BY EVANS, HAGEN & HOLDREGE, SURVEYORS & CIVIL ENGINEERS, BALTO., MD., DATED 10/14/61.
- ALL WORK WITHIN R/W SHALL BE IN STRICT ACCORDANCE W/ BALTIMORE COUNTY STANDARDS.
- ALL UNPAVED AREAS WITHIN THE R/W SHALL BE SLOPED TO OBTAIN A THICK STAND OF GRASS.
- EXIST. GRADES SHOWN THUS --- 34' & 34.0
- FINISH GRADES SHOWN THUS --- 34' & 34.0
- THE CONTRACTOR SHALL VERIFY THE AVAILABLE LOCATION & INVERTS OF ALL UTILITIES BEFORE BEGINNING CONSTRUCTION.
- PROPERTY SHALL BE CLEARED OF ALL TREES, SHRUBS, ETC., AS REQUIRED.
- HATCHED AREAS FROM THE EDGE OF THE TRAVELLED ROADS THROUGH THE ENTRANCES TO THE R/W LINES SHALL BE PAVED WITH CONC. IN ACCORDANCE W/ BALTO. CO. REQUIREMENTS.
- ALL NEW CONC. CURBS & GUTTERS WITHIN THE R/W SHALL BE CONSTRUCTED IN ACCORDANCE WITH BALTO. CO. STANDARDS - SEE DETAIL.
- ALL SIGNS, UTILITY POLES, GAS COCKS, TRAFFIC SIGNS, STORM DRAINS, FIRE HYDRANTS, ETC. SHALL BE REMOVED & RELOCATED AS REQ'D. TO SUIT NEW CONSTRUCTION. LOW WIRTS ON POLES SHALL BE RAISED AS REQUIRED.
- T.O. INDICATES - TOP OF CURB
B.O. INDICATES - BOTTOM OF CURB
- PARKING COMPUTATION:
BUILDING AREA: 2040 SQ. FT.
ONE PARKING SPACE REQ'D. PER 200 SQ. FT. OF BUILDING
2040 ÷ 200 = 10.2
14 SPACES REQUIRED
12 PARKING SPACES 5'0" X 20'0" PROVIDED
- CONNET. TO WATER & SAN. SEWER IN BACK RIVER NECK RD.
- SCREEN PLANTING SHALL BE 4' HIGH ARBUTUS.

REVISIONS



40'-60' COLONIAL 7-ELEVEN STORE BACK RIVER NECK RD. & WILLIAMS AVE. BALTO. CO., MD. THE SOUTHLAND CORPORATION 2825 N. HADSELL DALLAS, TEXAS	
PROJECT NO. 6920	ROGERS & VAETH ARCHITECTS
DATE OCT 24/1969	SIX SOUTH CALVERT ST. BALTIMORE MARYLAND
SHEET NO. A-1	OF 1 SHEET