

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 Variances 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 further appearing that the reason of

to permit the sum of the widths of both side yards of the proposed building to be less than the eighty feet required, said sum to be reduced to seventy-five feet; to permit the proposed building to be thirty feet distant from the adjacent residential zone line instead of the required one hundred feet; and to permit off-street parking with a zero setback from the adjacent residential zone line instead of the required twenty-five feet

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 15th day of September, 1969, that the herein Petition for a Variance should be and the

same is granted from and after the date of this order, to permit the sum of the widths of both side yards of the proposed building to be less than the eighty feet required, said sum to be reduced to seventy-five feet; to permit the proposed building to be thirty feet distant from the adjacent residential zone line instead of the required one hundred feet; and to permit off-street parking with a zero setback from the adjacent residential zone line instead of the required twenty-five feet, subject to a review of the site plan by the Bureau of Public Services and the Office of Planning and Zoning.

the above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 15th day of September, 1969, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

To: Atlantic Coast Hotel, Inc.
2000 Lombard Ave.
Baltimore, Md. 21207

REPORT TO AGENT IN CHARGE
QUANTITY
77.75

77.75

Advertising and posting of property
\$77.75

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: 11M Date of Posting: Aug 13 - 69
Posted for: Henry Shuridge, Sept. 11, 1969, 8:15 A.M.
Petitioner: Atlantic Coast Hotel, Inc.
Location of property: 2000 Lombard Ave. 2000 Lombard Ave.
Location of Sign: Sign posted on Center of Frontal Lot
Remarks: Sign posted on Center of Frontal Lot
Posted by: Daniel H. New
Signature: Date of return: Aug 20 - 69

INVOICE
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE
Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204

To: Cash

REPORT TO AGENT IN CHARGE
QUANTITY
25.00

25.00

25.00

Important: Make checks payable to Baltimore County, Maryland
Mail to Division of Collection & Receipts, Court House, Towson, Maryland 21204

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

Your Petition has been received and accepted for filing this 15th day of September, 1969

Petitioner: Atlantic Coast Hotel, Inc.
Petitioner's Attorney: Charles E. Myers
Chairman of Advisory Committee

OFFICE OF THE TOWSON TIMES
TOWSON, MD. 21204 August 19, 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 18th day of August 1969 that is to say, the same was inserted in the issue of August 14, 1969.

STROMBERG PUBLICATIONS, Inc.
By Ruth Morgan

Advertisement for Variance
111 DISTRICT
ZONING: Petition for Variance from the Baltimore County Zoning Regulations, District 11, to permit the sum of the widths of both side yards of the proposed building to be less than the eighty feet required, said sum to be reduced to seventy-five feet; to permit the proposed building to be thirty feet distant from the adjacent residential zone line instead of the required one hundred feet; and to permit off-street parking with a zero setback from the adjacent residential zone line instead of the required twenty-five feet, subject to a review of the site plan by the Bureau of Public Services and the Office of Planning and Zoning.

CERTIFICATE OF PUBLICATION
TOWSON, MD. AUG 14 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 the 10 days before the 18th day of August 1969 that is to say, the same was published in the issue of August 14, 1969.

THE JEFFERSONIAN
Manager

Advertisement for Variance
111 DISTRICT
ZONING: Petition for Variance from the Baltimore County Zoning Regulations, District 11, to permit the sum of the widths of both side yards of the proposed building to be less than the eighty feet required, said sum to be reduced to seventy-five feet; to permit the proposed building to be thirty feet distant from the adjacent residential zone line instead of the required one hundred feet; and to permit off-street parking with a zero setback from the adjacent residential zone line instead of the required twenty-five feet, subject to a review of the site plan by the Bureau of Public Services and the Office of Planning and Zoning.

STATE OF MARYLAND
STATE ROADS COMMISSION
300 WEST PENNSYLVANIA STREET
BALTIMORE, MD. 21201

November 22, 1968

Mr. John G. Rose, Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Rose:

This office has reviewed the subject plot plan and the following comments are with respect thereto:

There is a poor stopping sight distance at the location due to the over vertical curve to the south. The best sight distance is near the north property line, therefore, the southerly point of access must be eliminated.

The entrance must have a minimum width of 25' with a minimum of 10' radius returns. If large trucks are to use the facility, it is recommended that the entrance be widened to 30 or 35'.

The frontage of the site must be curved with concrete from the north property line to the beginning of the row of large trees as has been indicated on the attached plan. The roadside curb is to be 24' from and parallel to the centerline of Philadelphia Road.

The entrance and the area between the existing edge of paving and the curb must be paved with bituminous concrete.

The plan must be revised prior to a hearing date being assigned.

The entrance will be subject to State Roads Commission approval and permit.

Very truly yours,
Charles Lee, Chief
Development Engineering Section
by John E. Meyers
Asst. Development Engineer

STATE OF MARYLAND
STATE ROADS COMMISSION
300 WEST PENNSYLVANIA STREET
BALTIMORE, MD. 21201

November 22, 1968

Mr. John G. Rose, Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Rose:

This office has reviewed the subject plot plan and the following comments are with respect thereto:

There is a poor stopping sight distance at the location due to the over vertical curve to the south. The best sight distance is near the north property line, therefore, the southerly point of access must be eliminated.

The entrance must have a minimum width of 25' with a minimum of 10' radius returns. If large trucks are to use the facility, it is recommended that the entrance be widened to 30 or 35'.

The frontage of the site must be curved with concrete from the north property line to the beginning of the row of large trees as has been indicated on the attached plan. The roadside curb is to be 24' from and parallel to the centerline of Philadelphia Road.

The entrance and the area between the existing edge of paving and the curb must be paved with bituminous concrete.

The plan must be revised prior to a hearing date being assigned.

The entrance will be subject to State Roads Commission approval and permit.

Very truly yours,
Charles Lee, Chief
Development Engineering Section
by John E. Meyers
Asst. Development Engineer

STATE OF MARYLAND
STATE ROADS COMMISSION
300 WEST PENNSYLVANIA STREET
BALTIMORE, MD. 21201

November 22, 1968

Mr. John G. Rose, Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Rose:

This office has reviewed the subject plot plan and the following comments are with respect thereto:

There is a poor stopping sight distance at the location due to the over vertical curve to the south. The best sight distance is near the north property line, therefore, the southerly point of access must be eliminated.

The entrance must have a minimum width of 25' with a minimum of 10' radius returns. If large trucks are to use the facility, it is recommended that the entrance be widened to 30 or 35'.

The frontage of the site must be curved with concrete from the north property line to the beginning of the row of large trees as has been indicated on the attached plan. The roadside curb is to be 24' from and parallel to the centerline of Philadelphia Road.

The entrance and the area between the existing edge of paving and the curb must be paved with bituminous concrete.

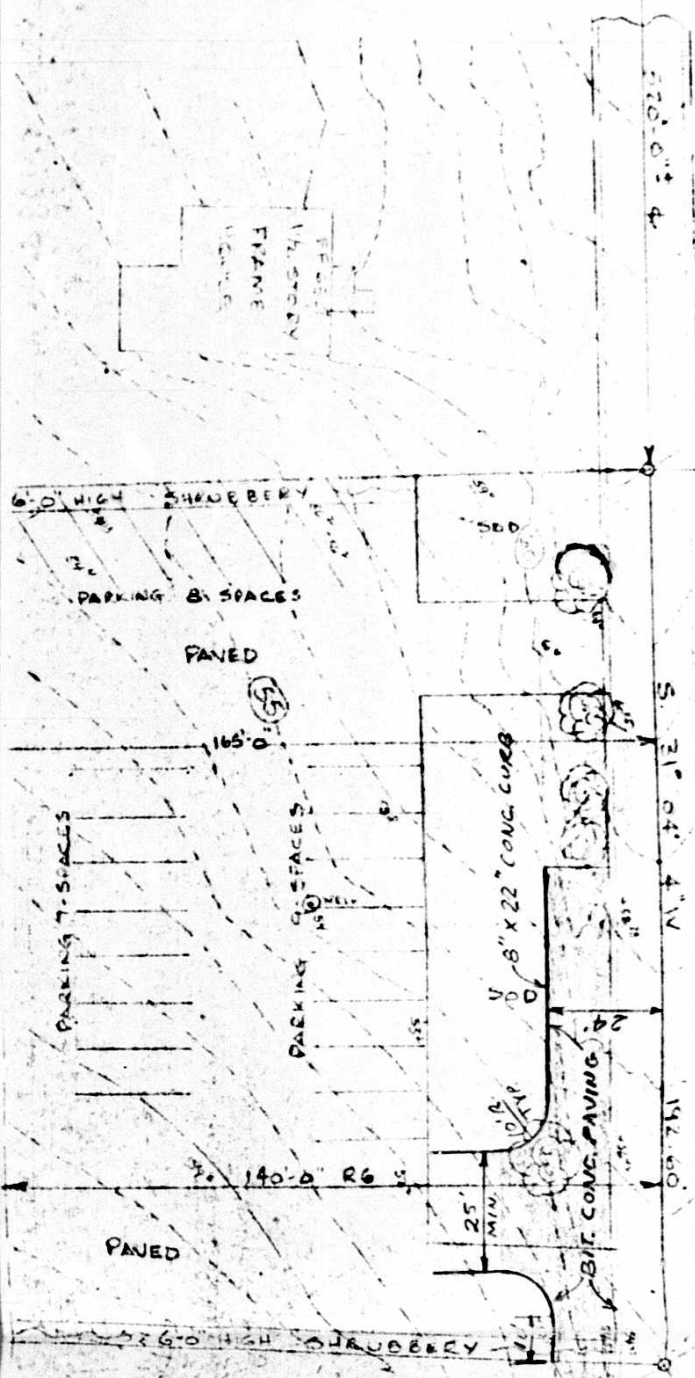
The plan must be revised prior to a hearing date being assigned.

The entrance will be subject to State Roads Commission approval and permit.

Very truly yours,
Charles Lee, Chief
Development Engineering Section
by John E. Meyers
Asst. Development Engineer

SEE BLANKET 15

PHILADELPHIA ROAD



N 37 00 00

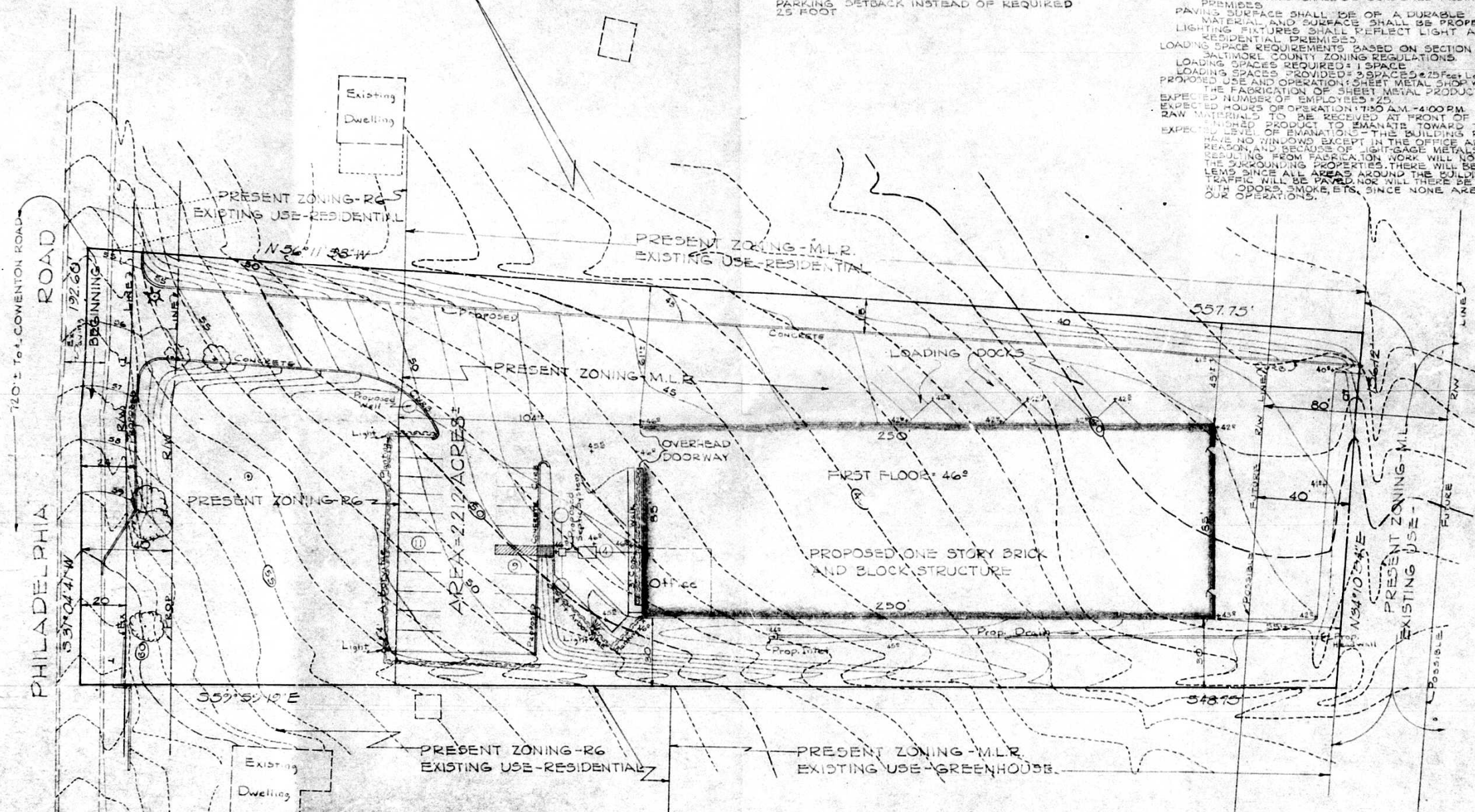


REQUESTED VARIANCES

VARIANCE FROM SECTION 250.2 OF THE BALTIMORE COUNTY ZONING REGULATIONS TO PERMIT THE SUM OF BOTH SIDE YARDS TO BE 75 FEET
 VARIANCE FROM SECTION 250.4 OF THE BALTIMORE COUNTY ZONING REGULATIONS TO PERMIT THE PROPOSED STRUCTURE TO BE 50 FEET FROM RESIDENTIAL ZONE LINE INSTEAD OF REQUIRED 100 FEET
 VARIANCE FROM SECTION 250.6 OF THE BALTIMORE COUNTY ZONING REGULATIONS TO PERMIT 0 FOOT PARKING DETACK INSTEAD OF REQUIRED 25 FOOT

TABULATION & NOTES

(BASED ON PROPOSED ONE STORY BUILDING)
 PARKING REQUIREMENTS BASED ON SECTION 409.2 ITEM 7 OF THE BALTIMORE COUNTY ZONING REGULATIONS
 AREA OF PROPOSED BUILDING:
 250 FEET x 65 FEET = 16,250 SQUARE FEET
 PARKING REQUIRED PER 3 EMPLOYEES = 8 SPACES
 PARKING PROVIDED = 24 SPACES
 PARKING SPACES SHALL NOT BE LESS THAN 8 FT. WIDE BY 13 FT. LONG
 PARKING FACILITIES SHALL BE SCREENED FROM RESIDENTIAL PREMISES
 PAVING SURFACE SHALL BE OF A DURABLE AND DUSTLESS MATERIAL AND SURFACE SHALL BE PROPERLY DRAINED
 LIGHTING FIXTURES SHALL REFLECT LIGHT AWAY FROM RESIDENTIAL PREMISES
 LOADING SPACE REQUIREMENTS BASED ON SECTION 409.3 OF THE BALTIMORE COUNTY ZONING REGULATIONS
 LOADING SPACES REQUIRED = 1 SPACE
 LOADING SPACES PROVIDED = 3 SPACES x 25 FEET LONG BY 10 FEET WIDE
 PROPOSED USE AND OPERATION: SHEET METAL SHOP/WORKSHOP FOR THE FABRICATION OF SHEET METAL PRODUCTS
 EXPECTED NUMBER OF EMPLOYEES = 25
 EXPECTED HOURS OF OPERATION: 7:30 A.M. - 4:00 P.M.
 RAW MATERIALS TO BE RECEIVED AT FRONT OF BUILDING AND FINISHED PRODUCT TO EMANATE TOWARD THE REAR
 EXPECTED LEVEL OF EVAPORATION - THE BUILDING PROPOSED WILL HAVE NO WINDOWS EXCEPT IN THE OFFICE AREA. FOR THIS REASON, AND BECAUSE OF LIGHT-GAGE METALS USED, NOISES RESULTING FROM FABRICATION WORK WILL NOT BE HEARD ON THE SURROUNDING PROPERTIES. THERE WILL BE NO DUST PROBLEMS SINCE ALL AREAS AROUND THE BUILDING TO BE USED BY TRAFFIC WILL BE PAVED, NOR WILL THERE BE ANY PROBLEMS WITH ODORS, SMOKE, ETC., SINCE NONE ARE CAUSED BY OUR OPERATIONS.



GEORGE WILLIAM STEPHENS, JR.
 AND ASSOCIATES, INC.
 ENGINEERS
 808 ALLEGHENY AVE.
 TOWSON 4, MARYLAND



PLAT TO ACCOMPANY ZONING APPLICATION
 ALLSTATE SHEET METAL, INC.
 PHILADELPHIA ROAD
 BALTIMORE COUNTY, MARYLAND
 ELECTION DISTRICT NO. 11
 SCALE: 1" = 50'
 JUNE 20, 1969