PETITION FOR SPECIAL HEARING

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

MARKN MOUSE, INC. legal owner 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 for a Special Rearing Under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve off street parking is a residential R - 6 and R - A

See attached description

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

I, or wa, agree to pay expenses of above Special Hearing advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County unopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser President Legal Owner 1--1-4----------

- I Away & Watter + Catery 236 Equivable Building, Maryland 2120: Peritioner's Attorney

Address 401 Reisterstoom Road Baftimore, Maryland 21208 Projestant's Attorney

WARRE I HOUSE INC.

ORDERED By the Zoning Commissioner of Baltimore County, this 6th day of 30031 1969 that the subject matter of this petition be advartised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore county, that property he posted, and that the public hearing be had before the Zoning property he posted, and that the public hearing be had before the Zoning newspapers. In Rose 106, Poster County, and Lucy of Louisian 196, 2, at 1209 of clock fa. N.

ME + - Ed on -

get V Gre Zoning Commissioner of Baltimore County

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BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. John G. Rose, Zoning Commissioner Date September 19, 1969 FROM Mr. George E. Gavrelis, Director of Planning

SUBJECT Polition 770-64-SPH. Special Hearing for off-street parking in a residential zone. Southeast side of Warren Lane 526 feet northeast of Reisterstown Road. Warre: House, Inc., Petitioners.

3ra District

Wednesday, September 24, 1969 (1:00 P.M.) HEARING:

The Planning staff will offer no comment on the subject petition.

GFG-hm



70-14

SAH

To le

DESCRIPTION

1. 32 ACRE PARCEL, MORE OR LESS, SOUTHEAST SIDE OF WARREN LANE #26 FEET, MORF OR LESS, NORTHEAST OF REISTERSTOWN ROAD.

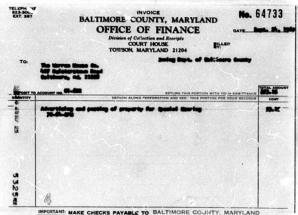
THIS DESCRIPTION IS FOR A PARKING PERMIT IN AN "R-6" AND AN "R-A" ZONE

Beginning for the same at a point on the southeast side of Warren Lane (25' Wide) 526 feet, more or less, northeasterly from the intersection of the south-ast side of Warren Lang and the northeast side of Reisterstown Road less, to a point at the end of Warren Lane, thence binding on the northwest side of Warren Lane N 47° 19' W - 25 feet, more or less, thence N 58° 15' East -27 Feet, thence S 47° 19' E - 205 feet, more or less, thence S 58° 15' W -327 feet, more or less, theuce N 31* 20' W - 181 feet, more or less, to the place of beginning.

Containing 1, 32 acres of land, more or less,

J. O. #67073

5/22/69



MAIL TO DIVISION OF CULLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

CERTIFICATE OF PUBLICATION

SEP 4 1969

appearing on the lith day of Aeptember

THE JEFFERSONIAN, Il South Some Time

Cost of Advirtisement \$

Re: Petition for Special Hearing S/E Side Warren Lane 526' N/E Reisterstown Road. 3rd District -Warien House, Inc.

Before

Baltimore County No. 70-64-SPH

ORDER OF DISMISSAL

etitione, in the aforegoing case has withdrawn his

petition and the matter is dismissed without prejudice Eduar D. Hardis

Date, October 17, 1969

1969

Qct.17

ORD

3 SIENS 70-64-524

CENTIFICATE OF POSTING TMENT OF BALTIMORE COUNTY Towns, Maryland

District. 374 Date of Posting SEPT. 6 69 Posted to: STEEMS MEARINS FOR OPE STREAT BARKING IN A NEW MOTOR 2005 Petitioner: WARDEN House Jue Location of property SILS OF MANDEN B.d. SAL' REAL NEALERS TRAN RI toration of Super D: Moss # 23 - @ House # 21 - @ House # 17

Posted by Chiefs 2 Med Date of return SEPT 10-67

County Office Building Your Petition has been received and accepted for Filing times JOHN G. ROSE, Chairman of My

Advisory Committee

Minley F. Galely ATTORNEY AT LAW

233 EQUITABLE BLOG-BALTIMORE, MD. 21202

October 9, 1969

Mr. Jack Rose, Zoning Officer Baltimore County Office Building 111 West Chesapeake Avenue Towson, Maryland 212C4 O SPACIMEN

- III 10 F9 **

19

ATTN: Mrs. Jeanette C. Harris

RE: Special Hearing for C44-Street Parking SE/S of Warren Lane, 526' NE of Reisterstown Pond - 3rd Cistrict Petitioners: Warren House, Increpreted

Dean Man Hannis.

In reference to the above captioned case on which a Hearing has been held but an opinion not rendered by Mr. Rose, and, due to recent events, we herewith request withdrawal of the Petition without prejudice at this time.

original OFFICE OF SCOMMUNITE EMES RANDALLSTOWN, MD. 21133 Sept. 8, THIS IS TO CERTIFY, that the appeared advertisement of Zoning Commissioner of Paltimore County was inserted in THE COMMUNITY TIMES, a weekly newspaper published

was inserted in the issued of Sept. 4, 1969.

STROMBERG PUBLICATIONS. Inc.

B, Leth Morgan

BALT AORE COUNTY, MARY AND No. 64684 OFFICE OF FINANCE Division of Collection and Ecceipte
COURT HOUSE
TOWSON, MARYLAND 21204 25.00 Ř PORTANT MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND

RECEIPTS COURT HOUSE, TOWSON, MARYLAND 21204

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

COUNTY OFFICE BLDG. 121 W. Chraspake Ave. Tewson, Maryland 21234 e0o

Oliver

Chairman Chairman

BUREAU OF ENGINEFRING BUREAU OF TRAFFIC ENGINEFRING

STATE HOADS COMMISS
BUREAU OF
FIRE PREVENTION
BEALTH DEPARTMENT

HEALTH DEPARTMENT
PROJECT PLINNING
BUILDING DEPARTMENT
BOARD OF FOLCATION
ZONING ADMINISTRATIO
DISCUSSIONAL
DEVELOPMENT

Manley F. Gately, Esquire 236 Equitable Building Baltimore, Maryland 21202

> RE: Type of Hearing: Special Hearing for Off-Street Parking Location: SE/S of Warr:n Lare, 526' NE of Reisterstown Road - 3rd District Petitioners: Warren House, Incorporated Committee Meeting of June 24, 1969

July 3, 1969

Dear Mr. Gaicly:

The Zoninr 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 south side of Warren Lame. Immediately to the east, the property is improved with a high rise apartment building which is presently under construction. To the south, the properties are improved with news in the ten to twenty year brackett in good repair. The property to the west is immediately to the north, the property owned by the Petitioners. Immediately to the north, the property is partially vacant; however, it has an existing Special Exception for high rise apartment buildings on the property. Warren Lane is not improved as far as concrete curb and gutter are concerned.

BUREAU OF ENGINEERING:

Highways:

Warren Lane is an existing County road which will be improved as a thirty foot closed section with flexible typ pavement on a fifty foot right-of-way, and will terminate at the easternmost property line of this site. A permanent curbed tee turn-around incorporated with the easternmost entrance will be required in lieu of a cul-de-sac. The subject plan should be revised to show the proposed highway cross-section.

Manley F. Gately, Esquire July 3, 1969

Page 2

Item 301

The entrance locations are subject to approval by the Bureau of Traffic Engines ing.

Storm Drains:

No provisions for accommodating storm water or Grainage have been indicated on the subject plan; however, storm drainage facilities will be required.

The Applicants 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 imprope grading or other drainage facilities, would be the full responsibility of the Applicants.

Sediment Control:

Development of this property through stripping, 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 stripping 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 Sewers:

· Public sanitary sewerage is available to serve this proper-

Ly.

Water:

Public water supply is available to serve this property.

PROJECT PLANNING DIVISION:

This plan has been reviewed and there are no site-planning factors requiring comment.

Manley F. Gately, Esquire July 3, 1969 Page 3

Item 301

DEPARTMENT OF TRAFFIC ENGINEERING:

This office considers the parking permit to the subject site undesirable since all access is via the existing twelve foot read.

FIRE PREVENTION BUREAU:

This office has no comment at this time

BUILDING ENGINEER'S OFFICE:

This office has no comment.

DUCATION:

No effect on student population.

BOARD OF EDUCATION:

HEALTH DEPARTMENT:

Public water and sewers are available to the site.

Air Pollution:

The building or buildings on this site ma_f 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.

ZONING ADMINISTRATION DIVISION:

This office is withholding a hearing date until such time as the Petittimers aubmit revised plans showing the following items: the proposed widening and cross-section of Warren Lane and all of the requirements of Section 409.4 of the Baltimore County Zoning Regulations. These requirements must be noted on the Petitioners' site plan.

Very truly yours,

OLIVER L. MYERS

OLM/srl

Enclosur

MITSR-OFFICE CORRESPONDENCE
BUREAU OF TRAFFIC ENGINEERING
Bultimore County, Maryland

Dute August 14, 1969

Mr. John G. Rose : Attn: Oliver L. Myers

OM: C. Richard Moore

SUBJECT: Item 301 - Revised Comments Plan dated August 1, 1969 Property Owner: Warren House, Inc. Warren Lene N, of Reisterstown Road Offstreet parking

Tince there are no plans to widen Warren Lane from the subject site to Reisterstown Road, the previous comments remain valid.

C. Richard Moore

CRM:nr

