PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL E) CEPTION

TO THE ZONENG COMMISSIONER OF BALTIMORE COUNTY:

Partnership,
komenne, Iva. Thousand, Thece, Liniced Liegal ewner... of the property shane in Hat spore MAP
mity and which is described in the description and plat attached hereto and made a part harvot. #12.

Commex for the following reasons: There is a need for a children's day care center (nursery) in the

There is a need for a children's day care conter (nursery) an amount of the content of the conte

and Zoning Regulations of Baltimore County, to use the herein described property, for Childrens Day Care Center (Nursery);

said property being now zoned RA. Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above restrictions and use Special Exception advertising, sting etc., upon filing of this petition, and further agree to and are to be bound by the roning

as and restrictions of Baltimore Cu inty adopted pursuant to the Zoning Law for Baltimore TWO THOUSAND THREE LIMITED PARTNERSHIP BY: Hungh flugte

Legh Furan Commercial State of Furan Lang State of Furan Commercial State of Furan Lang State of Furan Lan Mn. Bruce Osward

Petitioner's Attorney
Suite 400, 204 N. Liberty St

FOR FILING

ORDER RECEIVED

of Massacus January , 196-70, that the sub, " matter of this petition be advantised, as Zoning Law of Baltimore County, in two newspapers of general circulation throughnty, that property be posted, and that the public hearing be had before the Zoning more County in Room 106, County Office Building in Towson, Baltimore 19th day of February

10:00 t

Legal Owner Address 2003 Bear Creek Ridge Road

Dundalk, Maryland 21222

2/19 200

THOUSAND THREE LIMITED #70-156-X
NEESHIT-SH/S of Lynch Rd. 588,75
Pennell Rd.
12th

8 152

SE-4-6

BUREAU OF ENGINEERING

Joning Plat - Comment

78. Property tomer: Two Thousand Three Limited Portnership (1959-1970) Location: Eldg. #2011, in Bear Greek Towns Apts., Lynch & Paulette Eds.

District: 12th Present Zoning: RA Proposed Zoning: 3.F. for Nursery

Since all utilities exist and all highway improvements required at this time have been completes, this office has no further comment.

ME" 5. ". Key Sheet 16 5 ". 25 & 26 Position Sheet 5.T. h 5 200" Scale Topo

FROM THE OFFICE OF GRANGE WILLIAM STEPHENS, JR. & AFSOCIATES, INC. ENGINEERS 2. 0. BOX # 6828, TOWSON, N.D. 21204 #70-156X

seginning for the same at a point which is South 15° 21' 24" East 588. feet from the point of intersection of the center lines of Lynch Road and Pe of the distance along the wall line of building #20t1, in all on the wall line of said building #2041, the three following viz: first South 48° 16' 25 East 131.00 feet to the southeast corner. second, North 41° 43' 35" Easy 40,50 feet to the northeast corner, and third, North 48° 16' 25" West 131.00 feet to the place of beginning Containing 5305 square feet more or less.



BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

CLIVER L. MYERS

DEPOSITMENT OF

STATE BOARD COMM

PUREAU OF

INDUSTRIAL DEVELOPMENT

REALTH DEPARTMENT PROTECT PLANNING BUILDING DEPARTMEN NO AND GE EDITOR

The subject property is presently improved with a 3-story, garden type apartments. The proposed day nursery lies within the interior of this existing complex. All access to the site will be from within the property.

Since all utilities exist and all highway improvements required at this time have been completed, this office has no further

PROJECT PLANNING DIVISION:

Since the zoning density is not being changed there should be no major change in trip density.

BALTIMORE COUNTY, MARYLAND

NTER-OFFICE CORRESPONDENCE

Although Mrs. Purman is requesting a special exception for a day mursery in A adjoining apartments, the size of her center is contingent upon the demand for child care services in the neighborhood. She will begin with a small center, contained in one apartment only, and expand if feasible, 30c has discussed her plans at length with this office and with the Division of Food Control; we find them satisfactory. The numbers claude that she may admit to nore than 20 children to one unstrict stands that she may admit not more than 20 children to one unstrict small be completed with before 1 licenships of the department of the stands of the second stands of the second stands of the second stands and must be sade safe, and that her playground must be femed and of adoquated size for the number of children using it. She agrees to these provisions.

Date. January 7, 1970

November 3, 1969

William Bruce Oswald, Esq., Suite 400, 204 No. Liberty St., Baltimore, Haryland 21201

RE: Type of Hearing: Special Exception for Children's Day Care Conter (Nursery) Location: Bidg, #2011, in Bear Creek Petitioner: Two Thousand Three Limited Partnership Committee Heating: October 21, 1969 Item 79

The Zoning Advisory Committee has reviewed the plans substitted 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.

BUREAU OF ENGINEERING:

General:

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

DEPT.OF TRAFFIC ENGINEERING:

BOARD OF EDUCATION:

No bearing on student population,

William Bruce Oswald, Esq., Suite 400, 204 No. Liberty St., Baltimore, Maryland 21201 Item 78 Page 2

FIRE DEPARTMENT:

Owner shall be required to comply with all Fire Department requirements in accordance with Life Safety Code, 1967 edition, Chapter 9, "Education Occupancies", when plans are submitted for approval.

BUILDING ENGINEERS' OFFICE:

Petitioner shall comply to Baltimore County Building Codes, Rules and Regulations. No other comments until plans are submitted.

HEALTH DEPARTMENT:

It is recommended that a hearing date be withheld v...() a revised plan is submitted to Miss Eve Smith, Supervisor of Day Care Custors, for review and approval. The plan should indicate the arry to be used by children, isolation room, number of toilet facilities, and if a food service is planned.

For further information, the petitioner should contact Hiss Eve Smith at VA 3-3000, extension 736.

ZONING ADMINISTRATION DIVISION:

Due to communts by the Health Department, this office is withholding a hearing date until such time as revised plans are received in accordance with those comments.

OLIVER L. MYERS, Chairman

BALTIMORE COUNTY, MARYLAND

Date October 31, 1969

FROM PROJECT PLANNING DIVISION

SUBJECT. Zoning Advisory Agenda Item !78

tober 21, 1969

This plan has been reviewed and there are no site-planning

RICHARD B. WILLIAMS

RRW A

Eve 3mith 5 5.

Zoning Petition for Mrs. Kathleen SUBJECT Furman, Bear Creek Apts., Duntalk

BATTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Date January 12, 1970 TO Mr. Oliver L. Myers

FROM William M. Greenwalt

SUBJECT Item 78 - Zoning Advisory Committee Meeting, October 21, 1969

Health Department Commerts: (ADDITIONAL)

78. Property Owner: Two Thousand Three Limited Partnership
Location: Bldg, #2011, in Bear Creek Towne Apts.
Lynch & Paulette Rds.
District: 12th
Present Zoning: PA
Proposed Zoning: S.E. for nursery

For your information I as attaching a copy of a memorandum from Miss Eve Saith concerning the proposed day nursery located at the above address. Niss Saith indicates that she is satisfied with the proposal submitted by the owner, therefore, the Department of Health has no jections to the assignment of a hearing date.

If there are any further questions concerning this matter please contact this office or Miss Eve Smith.

Acting Director
Division of Sanitary Engineering
BUMBAU OF ENVIRONMENTAL HEALTH

WMG/ca Attachment

CC--Mr. Leo Schuppert Miss Eve Smith

Pursuant to the advertisement, posting of preperty, and public hearing on the above petition and mesons the petitioner having complied with the requirements of Section 502.1 of the Baltimore County Zoning Regulations a Special Exception for a Nursery School IT IS ORDERED by the Zoning Commissioner of Baltimore County this ... 2.5. day of February Het the Sweets Special Exception for a. Nursery School should be and the same is ranied from and after the date of this order, subject to compliance with the Regulations of the Balto. Co. Fire Bureau and the Baltister Co. Health Dept. concerning operation of Day Nurseries; approval Zoning Commissioner of Baltimore County of site plan Bureau of Puolic Services and Oglik. of Planning and Zoning.

Physical to the advertisement, posting of property and public hearing on the above petition and if appearing that by reason of...... 1/2 3 the above re-classification should NOT BE HAP, and/or the Special Exception should NOT BE GRANTED. IT IS ORDERED by the Zoning Commissioner of Baltimore County, this.................day DENIED and that the above described property or area be and the same is hereby continued as and to remain azone; and/or the Special Exception forbe and the same is hereby DENIED

0

MICROFILMED

Zoning Commissioner of Baltimore County

No. 69293 BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE RETURN THIS PORTION WITH YOUR REMITTA IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

Date of Posting Jan, 29-70 Posted for: Hearing Thurs. Feb. 19, 1970 @ 10:00 A.K. Two Thousand Three Limited Partnership. Location of property SW/S Of Lynch Road 588.75' From Paulette Road, Location of Signs 1 Sign posted beside walk way at 2011

Posted by Merl H. Hess. Date of return: Feb. 5th 1979

1 Sign

CESTIFICATE OF POSTING

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF TRAFFIC ENGINEER
JEFFERSON BUILDING
TOWSON, MARYLAND 21204
INTER-OFFICE CORRESPONDE

Hr. John G. Rose Attn: Oliver L. Hyers

C. Richard Moore FROM:

SUBJECT: Item 78 - ZAC - October 21, 1969
Property Other: Two Thousand Three Limited Partnership
Bldg. # 2011, in Bear Creek Towne Apts., Lynch & Paulette Rds.
S.E. for Nursery

Since the Zoning density is not being changed there should be no major change in trip density.

Date October 30, 1969

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Date October 23, 1969

TO Nr. John Rose,

FROM. Ied Strabura Plana Series

SUBJECT (7). Two Incommend Three Limited Fartnership Building Folil, in Bear Creek Towne Apts. Lynch & Faulette Reads District 12

e-lations. No other comments until Figns are rebuilted.

Charles & God Auntian

BALTIMORE COUNTY BOA. OF EDUCATION

ZONING ADVISORY COMMITTEE PRETING OF Oct 21 1969

Petitioner: Two Theesard There Limited Presidential

Location: Beer # Jen, in Bear Creek Towne Aus., Lines of Processe Ros

District: Present Zoning: RA

Proposed Zoning: S.C. For worsen's

No. of Acres: -

Coments: NO BEARING ON STUDENT POPULATION

BALTIMORE COUNTY, MARYLALD

INTER-OFFICE CORRESPONDENCE

SUBJECT. Item 78 - Zoning Advisory Committee Meeting, October 21, 1969

78. Property Owner: Two Thousand Three Limited Partnership Location: Bidg. 5031. in bear C.ceek Towne Apts. Lynch / Paulette Eds.
District: 12th
Present Zoning: RA
Proposed Zoning: S.S. for nulsery

It is recommended that a hearing date be withheld until a revised plan is submitted to Miss Eve Smith, Supervisor of Day Care Centers, for review and approval. The plan should indicate the area to be used by children, isolation room, number of toilet facilities, and if a food service is planned.

For further information the petitic er should contact Miss Eve Smith at VA 3-3000, extension 736.

Date October 22, 1969

William M. Durant Chief water and Sewer Section EUREAU OF ENVIRONMENTAL HEALIN

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CURRESPONDENCE

Mr. Edward D. Hardesty, Zoning Commissioner Date February & 1970

FROM Mr. George E. Gavrelis, Director of Planning

SUBJECT. - Patition #70-156-Xe. Southwest side of Lynch Road 588,75 feet from Penhall Road.
- Patition for Special Exception for a Novery School.

Two Thousand Three Limited Partnership - Patitioners

12th District

HEARINGs Thursday, February 19, 1970 (10:00 A.M.)

The staff of the Office of Florning and Zoning has reviewed the subject settling for a Special Exception for a Day Core Center in the tensor flord / sold subject and subject settling agrament heurists. It quantitates whether or not the proposed use a "subject on odverse affect an other operatures in some project. If generally, the special product is considered point proposed by the appropriate State as "County agranters."



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO Mr. John Q. Roge, Zoning Commissioner Date. October 23, 1969 Attn: Mr. Nyers

FROM Inspector John Lilley

SUBJECT Property Owner Two Thousand Three Limited, partnership

Location: Building #2011, in Bear Creek Towne Apartments. Lynch and Paulette

Present Zoning RA Proposed Zoning S.E. for Nursery

Item #78 Zoning Agunda Gotober 21, 1969

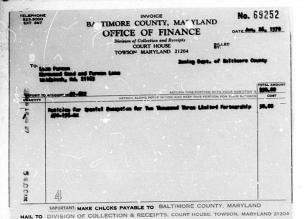
Owner shall be required to comply with all Fire Department requirements in accordance with Life Safety Code, 1967 edition, Chapter 9, "Education Occupancies," when plans are submitted for a proval.

CC--Mr. Leo Schuppert Miss Eve Smith

TO Mr. Oliver L. Myers

FROM William M. Greenwalt

Health Department Comments:



CERTIFICATE OF PUBLICATION

CONTROL TO STORM AND A SPECIAL INCONTROL TO STORM AND A

Cost of Advertisement, \$______



OFF.JE OF DUNDALK I I I S DUNDALK. MD. 21222 February 2 - 1970

THIS IS TO CERTIFY, that the annexed advertisement of

Binnet B. Bardouty
beputy Zening Cornelationer of Baltimore County
was inserted in THE DUNDALK TIMES, a weekly newspaper published
in Baltimore County, Maryland, once a week for one

weekly before the 2nd day of Feb. 19 70, that is to say, the same

weeky before the 2nd day of Feb. 19 70, that is to say, the same was inserted in the issue/ of January 29, 1970.

STROMBERG PUBLICATIONS, Inc.

By Real Mayan

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

Movember 3, 1969

CHINTY OFFICE BLIK
BIT Chrispean Ave.
Trusse Markind 2120
side
OLIVER L MYEES

VENNERS

STATE BOADS COMES

BUSINESS OF FIRE PREVENTION

BEAUTIC DEPARTMENT

PROTECT PLANSING

BUILDING TO DESCRIPTION

DOMED OF EDUCATION

20NING ATMINISTRATIO

William Bruce Oswald, Esq., Suite 400, 204 No. Liberty St., Baltimore, Maryland 21201

RE: Type of Hearing: Special Exception for Childrens' Bay Caro Center (Horsery) Location: Oldg. #2011, in Bear Creek Tome Apts., Lynen & Paulette Rés. Petitioner: Non Thousand Three Lielted Partnership Committee heating: October 21, 1969

Dos- Siri

The loning 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 improved with a 3-story, garden type epartments. The proposed day nursery lies within the interior of this existing complex. All access to the site will be from within the property.

BUREAU OF ENGINEE. ING:

General:

Since all utilities exist and all highway improvements required at this time have been completed, this office has no further comment.

PROJECT PLANNING DIVISION:

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

DEFT.OF TRAFFIC ENGINEERING:

Since the zoning density is not being changed there should be no major change in trip density.

BOARD OF EDUCATION:

No bearing on student population.

William Bruce Oswald, Esq., Suite 400, 204 No. Liberty St., Baltimore, Maryland 21201 Item 78 Page 2

November 3, 1969

FIRE DEPARTMENT:

Owner shall be required to comply with all Fire Department requirements in accordance with Life Safety Code, 1967 edition, Chapter 9, "Education Occupancies", when plans are submitted for approval.

BUILDING ENGINEERS OFFICE:

Petitioner shall comply to Baltimore County Building Codes, Rules and Regulations. No other comments until plans are submitted.

HEALTH DEPARTMENT:

It is recommended that a hearing date be withheld until a revised plan is submitted to Miss Eve Smith, Supervisor of Day Care Centers, for review and approval. The plan should indicate the area to be used by children, isolation room, number of toilet facilities, and if a food service is bleamed.

For further information, the petitioner should contact Miss Eve Smith at VA 3-3000, extension 735.

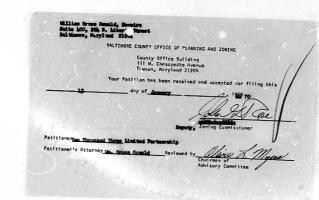
ZONING ADMINISTRATION DIVISION:

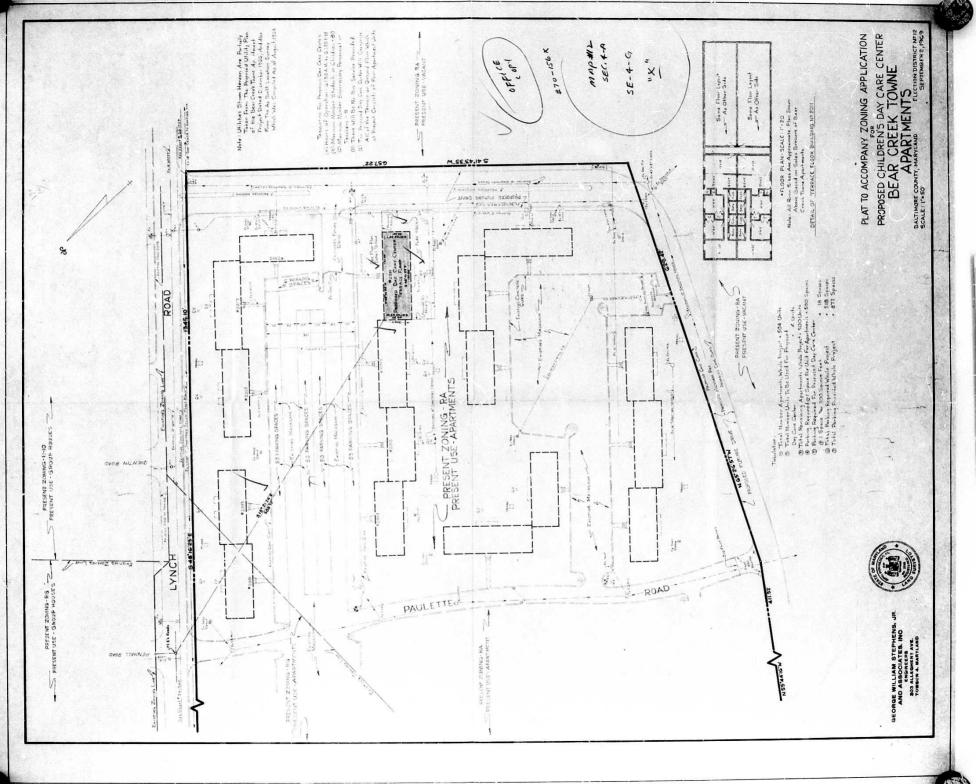
Due to comments by the Health Department, this office is withholding a hearing date until such time as revises plans are received in accordance with those comments.

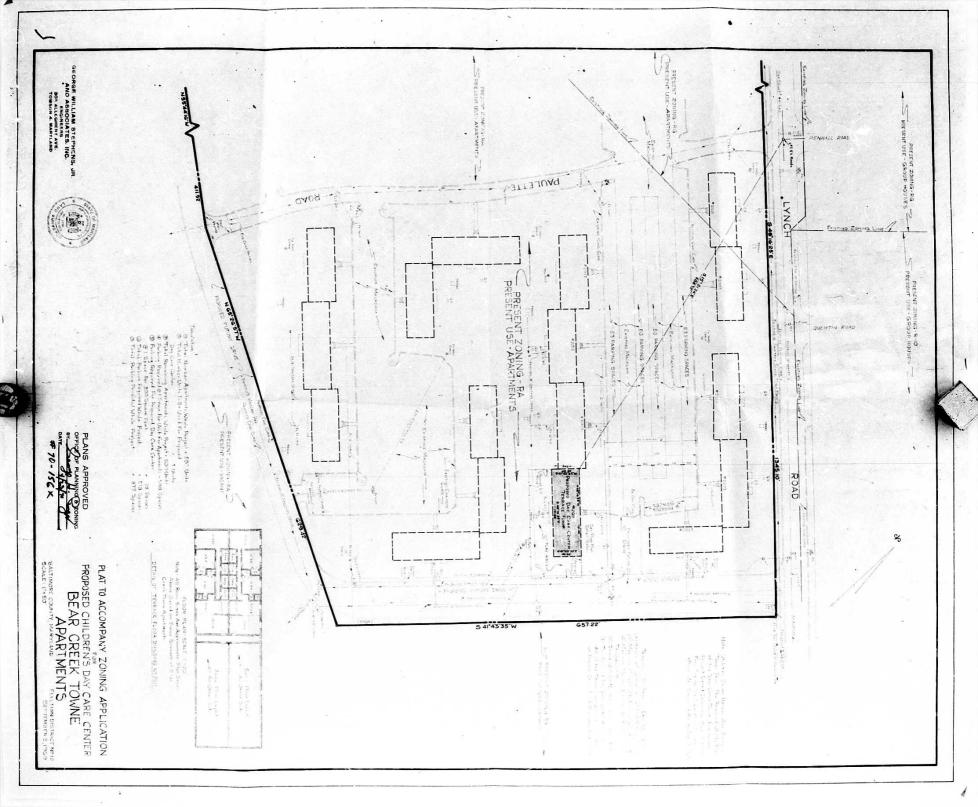
Very truly yours,

OLIVER L. HYERS, Chairman

OLH:JD Enc. .







it appearing that house sometiments the petitioner having complied with the requirements
of Section 502.1 of the Baltimore County Zoning Regulations
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Commence of the commence of th
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the subgree Decis selfication when the best and combine that the three cappearing that the recession of 2000 XX
POESMENT TOTAL STREET HE REGISTER TOTAL STREET, SHE TEXTS AND SHE SAND STREET, SAND
45 - 47 85 - 7
the transfer of the state of th
a Special Exception for a Nursery School should be granted.
IT IS ORDERED by the Zoning Commissioner of Baltimore County this 2.5
day of February , 196% , that the hundre described property are known became
the same is keeply replacified from a conconnection and a consecutive same state.
that Second Second Special Exception for a Nursery School should be and the same is
granted from and after the date of this order, subject to compliance with the Regulation
V IL
Baltimore Co. Health Dept. concerning dual D. Saulesty
operation of Day Nurseries; approval Zoning Commissioner of Baltimore County
of sit plan Bureau of Public Services and Office of Planning and Zoning.
It is this day of January, 1972, by the Zoning
and Commissioner of Baltimore County, ORDERED that the aforesaid
petition for Special Exception, granted February 2, 1970,
be and the same is hereby extended to expire February 25, 1975,
subject to compliance with the Regulations of Baltimore County Fire Bureau and the Baltimore County Health Department, concerning
the operation of Day Nurseries.
£ 11. 11.
A Lille //lum
the Zoning Commissioner of E Baltimore County
GR Substitute Southly
IT IS ORDERED by the Zoning Commissioner of Baltimore County, thisday
of, 196, that the above re-classification be and the same is hereby
DENIED and that the above described property or area be and the same is hereby continued as and
to remain azone; and/or the Special Exception for
be and the same is hereby DENIED.

Zoning Commissioner of Baltimora County