

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 Variances should be had; and it further appearing that a reason of

to permit a side yard setback of three (3) feet and a rear yard setback of three (3) feet instead of the required thirty (30) feet; and to permit a light height of sixteen (16) feet instead of the permitted height of one-eighth (1/8) distance to the nearest residential zone line

IT IS ORDERED by the Zoning Commissioner of Baltimore County this day of February, 1971, that the herein Petition for Variances should be and the

same is granted, from and after the date of this Order, to permit a side yard setback of three (3) feet and a rear yard setback of three (3) feet instead of the required thirty (30) feet; and to permit a light height of sixteen (16) feet instead of the permitted height of one-eighth (1/8) distance to the nearest residential zone line, subject to the approval of the site plan by the State Roads Commission, the Bureau of Public Services and the Office of Planning and Zoning.

and it appearing that by reason of

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this day of February, 1971, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

MICROFILMED

PETITION FOR A VARIANCE
 EDWARD D. HARDISTY, Petitioner for Variance to the Baltimore County Zoning Regulations, and a Light Building, 404 Patulloch St., Baltimore, Maryland, 21204.
 The Building is a two-story, brick structure, located at the intersection of York Road and Patulloch St. The building is currently used as a residence. The petitioner is requesting a variance to the Baltimore County Zoning Regulations, which require a side yard setback of thirty (30) feet and a rear yard setback of thirty (30) feet. The petitioner is requesting a variance to permit a side yard setback of three (3) feet and a rear yard setback of three (3) feet. The petitioner is also requesting a variance to permit a light height of sixteen (16) feet instead of the permitted height of one-eighth (1/8) distance to the nearest residential zone line.

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 26, 1970

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on; in each of one (1) day before the 11th day of January, 1971, the first publication appearing on the 24th day of December 1970.

THE JEFFERSONIAN,
 Manager.

Cost of Advertisement, \$

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ORIGINAL
 TIMES
 724 YORK ROAD
 TOWSON, MD. 21204
 871-7500

THIS IS TO CERTIFY, that the annexed advertisement of Edward D. Hardisty, Zoning Commissioner of Baltimore County was inserted in THE JEFFERSONIAN, a weekly newspaper published in Baltimore County, Maryland, once a week for one successive week before the 26th day of Dec., 1970, that is to say, the same was inserted in the issue of Dec. 24, 1970.

STROMBERG PUBLICATIONS, INC.

By Ruth Morgan

INVOICE
 BALTIMORE COUNTY, MARYLAND
 OFFICE OF FINANCE
 Revenue Division
 COURT HOUSE
 TOWSON, MARYLAND 21204
 Zoning Dept. of Baltimore County

No. 75467
 DATE Jan. 11, 1971

TO: Edward D. Hardisty, 404 Patulloch St., Baltimore, Md. 21204

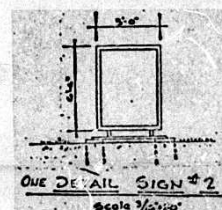
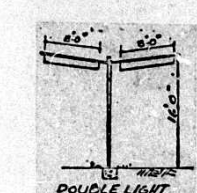
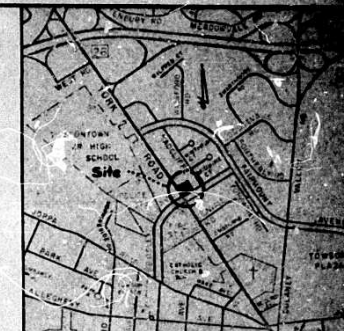
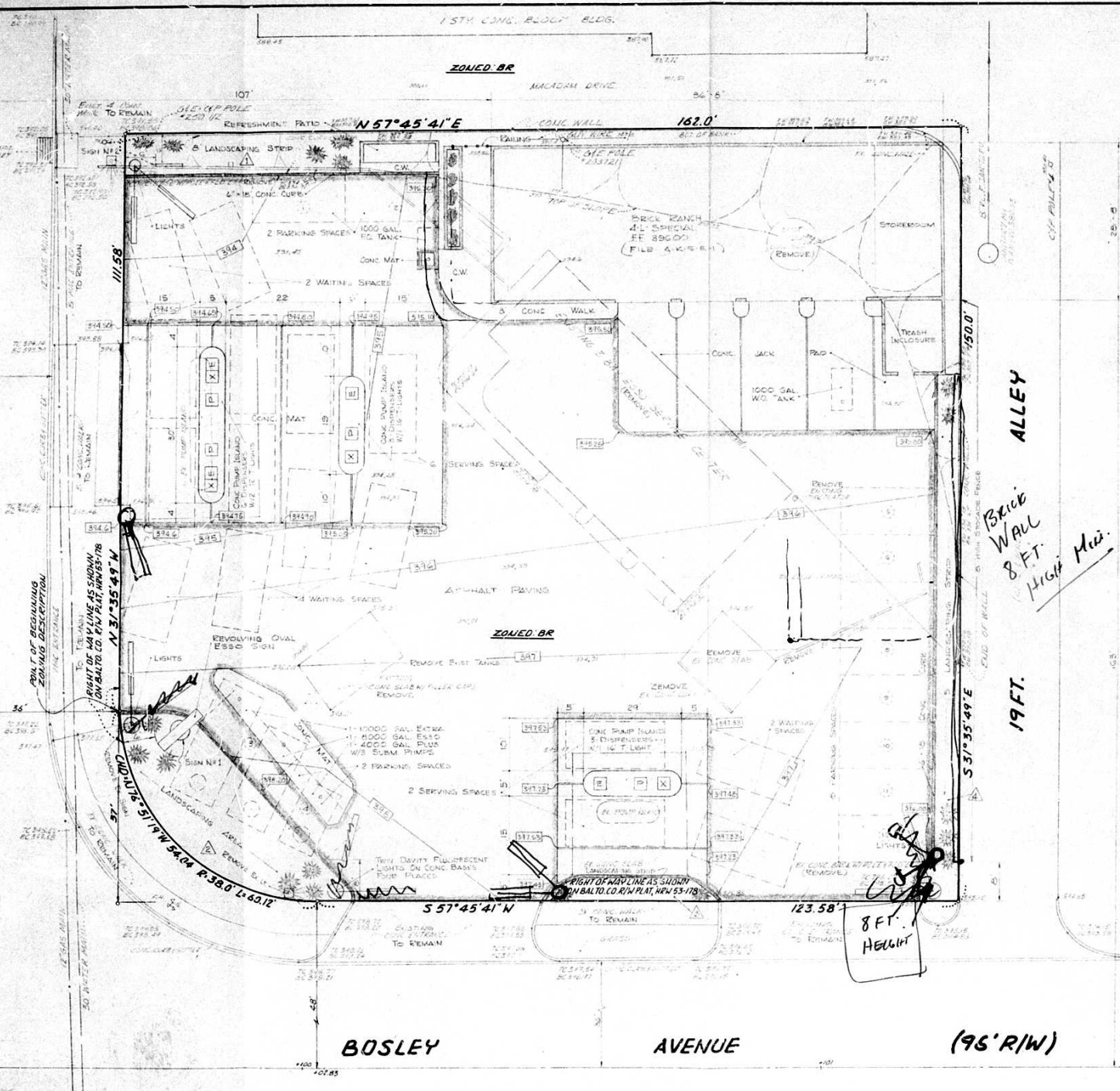
QUANTITY	DESCRIPTION	TOTAL AMOUNT
1	Advertisement and posting of property for Mobile Oil & Ref. Co. 871-193-A	\$65.50
		65.50

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND
 MAIL TO OFFICE OF FINANCE, REVENUE DIVISION
 COURTHOUSE, TOWSON, MARYLAND 21204

ORDER RECEIVED FOR FILING

71-193-A
 71-193-A
 71-193-A

YORK ROAD (72' R/W)
(AND 45')

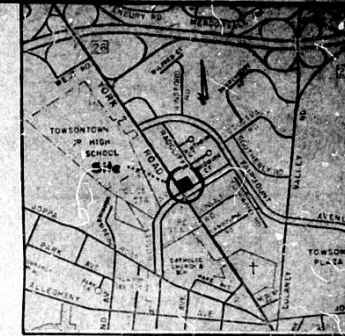
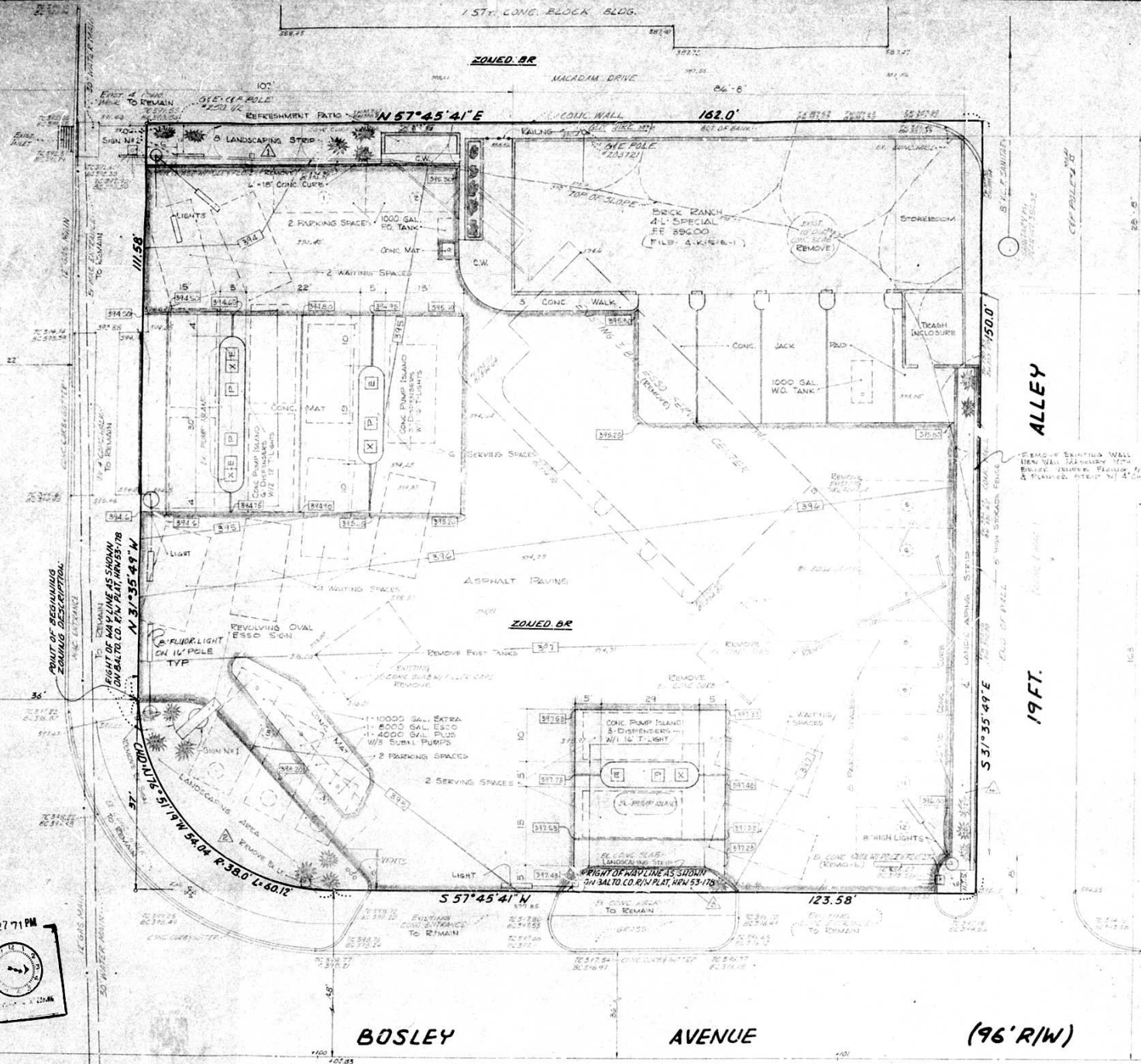


ZONING NOTES	
EXISTING ZONING: BR	ACCESS POINTS:
EXISTING ZONING DISTRICT: NONE	YORK TO 2 ST. ENTRANCES 2-45' (145.5')
PROPOSED ZONING: BR	BOSLEY TO 2 ST. ENTRANCES 2-45' (145.5')
PROPOSED ZONING: BR	EX. ENTRANCES TO REMAIN - NO CHANGE
AREA REQUIRMENTS:	LANDSCAPING:
3 DISPENSER ISLANDS WITH 2	CONSISTS OF GRASS & SMALL SHRUBS
DISPENSER PUMPS SERVING 2 CARS AT	AREA 1 - 150 SQ. FT.
ONE TIME.	AREA 2 - 480 SQ. FT.
TOTAL SERVICING SPACES: 8	AREA 3 - 180 SQ. FT.
TOTAL SERVICING BAYS: 4	AREA 4 - 800 SQ. FT.
TOTAL BAYS AND SPACES: 12	TOTALS: 1670 SQ. FT. = 7 2/3 OF UNITS
SITE AREA REQUIRED: 11,300 SQ. FT.	5% OF 7000' = 1215' = 84.75' WIDEWAY
50,000 SF MINIMUM	PARKING:
70,000 ACRES SITE: 23,460 SF	PARKING SPACES REQUIRED = 47
AUXILIARY USES:	PARKING SPACES PROVIDED = 42
1. VENDING MACHINES	LOADING:
2. TIRE SALES & INSTALLATION	2 FLOORS WITH FLOORING ON
3. SALE AUTO PARTS & ACCESSORIES	CONCRETE BAY:
4. VEHICLE REPAIR SERVICE	ELECTRIC DISTRICT:
5. MINOR ACCESSORY USES	
6. LAWN HOME SALES & REPAIR	
ADDITIONAL AREA ACQUIRED: NONE	
PROPOSED COMBINATION USES: NONE	
TOTAL AREA REQUIRED: 10,000 SF MINIMUM	
TOTAL AREA OF TRACE: 23,460 SF	

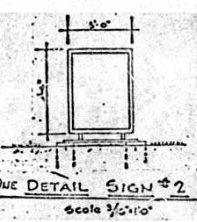
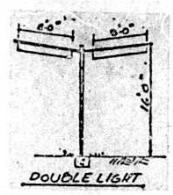
THIS BLUEPRINT IS LOANED TO YOU AND MUST BE RETURNED WHEN IT HAS SERVED THE PURPOSE FOR WHICH INTENDED	PREPARED BY: MARYLAND SURVEYING AND ENGINEERING CO., INC. SUBSIDIARY OF LYON ASSOCIATES, INC. 6707 WHITE STONE ROAD BALTIMORE COUNTY, MARYLAND 21207 TELEPHONE 301-944-8881	REVISIONS:	HUMBLE OIL & REFINING CO. 7720 YORK ROAD TOWSON, MARYLAND 21204	DATE: 5-24-71
	DRAWN BY: _____ CHECKED BY: _____ APPROVED BY: _____ SCALE: 1" = 10'			SHEET NO.: 5047 DWS NO.: _____



YORK ROAD (MD 45) (72' R/W)



LOCATION MAP
Scale: 1"=100'



ZONING NOTES	
ZONING STATUS	ACCESS POINTS
EXISTING ZONING: B-1C EXISTING ZONING DISTRICT: NONE PROPOSED ZONING: B-1C/SPECIAL EXCEPTION FOR AUTOMOTIVE SERVICE STATION. VARIANCE TO ACT 2302 FOR SIDE AND REAR SETBACKS VARIANCE TO ACT 4054 FOR LIGHTING	YORK RD 2.35 ENTRANCES 2'-45" (142.58) BOSLEY AVE 2.35 ENTRANCES 2'-45" (142.58) EX ENTRANCES TO REMAIN - NO CHANGE
AREA REQUIREMENTS	LANDSCAPING
3 DISPENSER ISLANDS WITH 8 DISPENSER PUMPS SERVING 8 CARS AT ONE TIME.	CONSISTS OF GRASS & SMALL SHRUBS
TOTAL SERVICING SPACES = 8	AREA 1 = 370 SQ. FT.
TOTAL SERVICING DAYS = 4	AREA 2 = 480 SQ. FT.
TOTAL DAYS AND SPACES = 42	AREA 3 = 150 SQ. FT.
SITE AREA REQUIRED = 13,000 SQ. FT. MINIMUM	AREA 4 = 800 SQ. FT.
TOTAL AREA SITE = 25,480 SQ. FT.	
ANCILLARY USES	
1. VENDING MACHINES 2. TIRE SALES & INSTALLATION 3. SALE AUTO PARTS & ACCESSORIES 4. VEHICLE REPAIR SERVICE 5. MINOR ACCESSORY USES 6. LAWN MOWER SALES & REPAIR	
ADDITIONAL AREA REQUIRED = NONE	
PROPOSED COMBINATION USES = NONE	
TOTAL AREA REQUIRED = 15,000 SQ. FT. MINIMUM	
TOTAL AREA OF TRACT = 25,480 SQ. FT.	



Robert Beall 1/25/71

THIS BLUEPRINT IS LOANED TO YOU AND MUST BE RETURNED WHEN IT HAS SERVED THE PURPOSE FOR WHICH INTENDED	PREPARED BY: MARYLAND SURVEYING AND ENGINEERING CO., INC. SUBSIDIARY OF LYON ASSOCIATES, INC. 6707 WHITE STONE ROAD BALTIMORE COUNTY, MARYLAND 21207 TELEPHONE 301-946-8291	REVISIONS: 1. DIMENSIONS REVISION 1/25/71	HUMBLE OIL & REFINING CO. 7720 YORK ROAD TOWSON, MARYLAND 21204	DATE: 1/25/71
	DOWN BY: CHECKED BY: APPROVED BY: SCALE: 1"=100'			FILE NO.: 5047 SHEET NO.: OF: DWS. NO.:

MICROFILMED