

77-222-R 225 PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:
JOHN MACLEOD AND ELSIE K. MACLEOD

I, or we, the legal owner(s) 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 (1) that the zoning status of the herein described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an _____ zone to an _____ zone to an _____ zone; for the following reasons:

In classifying the property B.L. the County Council committed errors as set out on the attached exhibit, which is incorporated by reference herein.

See attached description

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for _____.

Property is to be posted and advertised as prescribed by Zoning Regulations. or we, agree to pay expenses of above re-classification and/or Special Exception 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 adopted pursuant to the Zoning Law for Baltimore County.

Contract purchaser _____
Address _____
Catonville, Md. 21228

James D. Nolan, Petitioner's Attorney
204 West Pennsylvania Ave.
Towson, Maryland 21204

ORDERED BY The Zoning Commissioner of Baltimore County, this _____ day of _____, 1973, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commission of Baltimore County in Room 106, County Office Building in Towson, Baltimore County on the _____ day of _____, 1973, at _____ o'clock.

John MacLeod
Elsie K. MacLeod
Address: 816 Frederick Ave.
Catonville, Md. 21228

(over)

RE: PETITION FOR RECLASSIFICATION : BEFORE THE
CATION : ZONING COMMISSIONER
N/S of Hollins Ferry Road, :
25' E of Charleston Avenue - :
13th District : OF
John MacLeod - Petitioner :
NO. 72-222-R (Item No. 25) : BALTIMORE COUNTY

The Petitioner requests a Reclassification from a B. L. Zone to a B. R. Zone for a parcel of property located on the north side of Hollins Ferry Road, twenty-five (25) feet east of Charleston Avenue, in the Thirteenth District of Baltimore County, containing 6.52 acres of land, more or less.

Evidence on behalf of the Petitioner indicated that he planned to construct a retail wholesale type of operation, wherein the merchandise would be warehoused and sold from the same location.

It was further indicated that the property was zoned B. L. by a previous Petition in 1964, and that said zoning was reaffirmed on March 24, 1971, at the time of the adoption of the most recent Comprehensive Zoning Map.

Mr. Hugh Gelston, a qualified real estate broker and appraiser, testified that he felt the Comprehensive Zoning Map, as adopted, was in error in classifying the subject property B. L. zoning. He cited that there is only one (1) parcel of B. R. zoning in the general Lansdowne area and that there is a need for this type zoning in the vicinity.

The subject property is bordered on three (3) sides by residentially zoned and occupied properties and directly across from the subject property is an elementary school on Hollins Ferry Road.

Without reviewing the evidence further in detail but based on all the evidence presented at the hearing, in the judgment of the Zoning Commissioner of Baltimore County, the Comprehensive Zoning Map, as adopted on March 24, 1971, by the Baltimore County Council, was not in error in classifying the subject property B. L. zoning.

RE: PETITION FOR RECLASSIFICATION : BEFORE
from B.L. zone to B.R. zone : COUNTY BOARD OF APPEALS
N/S of Hollins Ferry Road :
25' E of Charleston Avenue : OF
13th District :
John MacLeod : BALTIMORE COUNTY
Petitioner :
No. 72-222-R

ORDER OF DISMISSAL

Petition of John MacLeod and Elsie K. MacLeod for reclassification from B.L. zone to B.R. zone, on property located on the north side of Hollins Ferry Road 25 feet east of Charleston Avenue, in the 13th District of Baltimore County.

WHEREAS, the Board of Appeals is in receipt of an Order of Dismissal of appeal filed August 21, 1973 (a copy of which is attached hereto and made a part hereof), from the attorney representing the Petitioner-Appellant in the above entitled matter.

WHEREAS, the said attorney for the said Petitioner-Appellant requests that the appeal filed on behalf of said Petitioner be dismissed and withdrawn as of August 21, 1973.

IT IS HEREBY ORDERED, this 22nd day of August, 1973, that said appeal be and the same is DISMISSED.

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

Walter A. Keller, Jr.
John A. Miller
Robert L. Gifford

PETITION FOR RECLASSIFICATION : BEFORE THE
N/S of Hollins Ferry Road, 25' E : COUNTY BOARD
of Charleston Avenue, 13th District :
John MacLeod - Petitioner : OF APPEALS
No. 72-222-R (Item No. 25) :

ORDER OF DISMISSAL WITHOUT PREJUDICE

Mr. Clerk:

Please enter the above entitled appeal "Dismissed Without Prejudice" on behalf of the Appellants John MacLeod, Elsie K. MacLeod and the Contract-Lessees Mr. Alvin Lapidus, et al.

James D. Nolan
Attorney for the Petitioner and Lessees
Nolan, Plunhoff & Williams
204 West Pennsylvania Avenue
Towson, Maryland 21204
Telephone: 823-7800

I HEREBY CERTIFY that on this 22nd day of August, 1973, a copy of the foregoing Order of Dismissal Without Prejudice was mailed to Mr. Benjamin Volluse, President, Patapasco Terrace Improvement Association, Inc., 3271 Ryerson Circle, Baltimore, Maryland 21227, and Ms. Janice Balderson, 3132 Ryerson Circle, Baltimore, Maryland, 21227.

James D. Nolan
James D. Nolan

LAW OFFICES
NOLAN, PLUNHOFF
& WILLIAMS
TOWSON, MD.

245 pm

POINTS OF ERROR COMMITTED BY THE COUNTY COUNCIL IN CLASSIFYING THE SUBJECT TRACT B.L.

The Petitioners state that the County Council committed at least the following errors in classifying the subject parcel of 6.11 acres in a B.L. classification:

1. That a review of Lansdowne-Baltimore Highlands Map 2A reveals that no B.R. zoning whatsoever was placed on the said map by the Council despite a patent need for such zoning in this area.
2. That the available utilities are more than adequate to allow this property to be developed on a B.R. basis.
3. That a review of the Zoning Map in this area shows that the area is heavily saturated with B.L. zoning and various districts, but the need for B.R. zoning is totally unmet.
4. That the Council's error in placing this subject tract in a B.L. zone is readily understood when viewed against the background under which the Council labored during 1970-1971; including, but not only, a hostile press, an emotional and misinformed public, improper pressures, including even physical threats from every quarter, not to mention the magnitude of the task versus the time and resources available to the Council.
5. That the Council, in addition to its other handicaps, did not have the benefit of an adequate, adopted Master Plan as required by Section 22.12 et seq. of the Baltimore County Code (1968 edition); and, thus, the Council was like a ship without a rudder trying to navigate in a typhoon.
6. That the Council hearing of March 24, 1971, was not a proper, legally conducted legislative hearing, and this subject property and many other properties were not adequately or properly considered at that meeting, constituting further error by the Council.

It is obvious that the subject property was studied by the Baltimore County Council at the time of the adoption of the Comprehensive Zoning Map in 1971, and reaffirmed the Order of 1964 granting B. L. zoning for the said property.

The Comprehensive Zoning Map as adopted on March 24, 1971, is presumed to be correct and the burden of proving error is borne by the Petitioner. This burden has not been met.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 22nd day of March, 1973, that the above reclassification 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 a B. L. Zone.

John A. Miller
Zoning Commissioner of
Baltimore County

Re: PETITION FOR RECLASSIFICATION * BEFORE THE
N/S of Hollins Ferry Road, 25' E * ZONING COMMISSIONER
of Charleston Avenue, 13th District * OF BALTIMORE COUNTY
John MacLeod - Petitioner *
No. 72-222-R (Item No. 25) *

ORDER FOR APPEAL

Mr. Commissioner:

Please enter an Appeal to the Board of Appeals from your Order of March 2, 1973, and each and every part thereof, on behalf of the Petitioner, Mr. John MacLeod and the Lessees, Mr. Alvin Lapidus, et al.

James D. Nolan
Attorney for the Petitioner and Lessees
Nolan, Plunhoff & Williams
204 West Pennsylvania Ave.
Towson, Maryland 21204
Telephone: 823-7800



7. For such other and further reasons as may be disclosed upon minute study throughout this case, and further error by the Council is hereby assigned and will be noted when and as found.

Respectfully submitted,
James D. Nolan
Attorney for the Property Owners

LAW OFFICES
NOLAN, PLUNHOFF
& WILLIAMS
TOWSON, MD.

ORDER RECEIVED FOR FILING

DATE March 2, 1973
BY John A. Miller

ORDER RECEIVED FOR FILING

DATE March 2, 1973
BY John A. Miller



101 SHELL BUILDING • 200 EAST JOPPA ROAD
TOWSON, MARYLAND 21204 • VAILLY 3-8820

DESCRIPTION FOR REZONING, HOLLINS FERRY ROAD AND
CHARLESTON AVENUE, 13TH DISTRICT, BALTIMORE COUNTY,
MARYLAND

BEGINNING for the same at a point on the North side of Hollins Ferry Road,
70 feet wide, at the distance of 25 feet measured Easterly from the East side of Charleston
Avenue, 60 feet wide, said point being at the cut off connecting the North side of Hollins
Ferry Road and the East side of Charleston Avenue and running thence and binding on said
cut off North 44 Degrees 09 Minutes 14 Seconds West 36.84 feet to the East side of Charleston
Avenue herein referred to and running thence and binding thereon North 3 Degrees 18 Minutes
40 Seconds East 47.25 feet, Northerly by a curve to the left with a radius of 730.00 feet the
distance of 84.08 feet, and North 3 Degrees 20 Minutes 18 Seconds West 177.32 feet thence
leaving the East side of Charleston Avenue and running North 87 Degrees 06 Minutes 09 Seconds
East 879.55 feet and South 10 Degrees 34 Minutes 00 Seconds West 67.29 feet to the North
side of Hollins Ferry Road herein referred to and running thence and binding thereon Due West
306.29 feet, Westerly by a curve to the left with a radius of 2535.00 feet the distance of
113.07 feet and South 87 Degrees 26 Minutes 40 Seconds West 338.69 feet to the place of
beginning.

CONTAINING 6.52 acres of land, more or less.



10,14,71

1.

LAW OFFICES OF
NOLAN, PLACHOFF & WILLIAMS
704 WEST PENNSYLVANIA AVENUE
TOWSON, MARYLAND 21204

JAMES D. NOLAN
704 WEST PENNSYLVANIA AVENUE
TOWSON, MARYLAND 21204

AREA CODE 410
TELEPHONE
833-7900

August 23, 1972

The Honorable S. Eric DiNenna
Zoning Commissioner, Baltimore County
County Office Building
Towson Maryland 21204

Re: Petition for Reclassification for
John McCleod #72-222-R
Hollins Ferry Road and Charleston Avenue

Dear Commissioner DiNenna:

It is my understanding that the DR 16 Reclassification on
First Cycle Case No. 47, namely, a petition by John McCleod cover-
ing a 3.79 acre tract immediately to the west of the tract in this
case was granted, and that no appeal has been taken.

We would respectfully direct your attention to this case,
both as a zoning change in the neighborhood and as all the more
reason to permit this office's client, Mr. St. John, to construct
the commercial enterprise which he proposes on the neighboring
tract.

Thanking you for your consideration of this nearby zoning
change, I am, with best personal regards,

Sincerely,

James D. Nolan

JDN:ak
cc: Alvin Lapidus, Esquire
cc: Mr. Edward St. John



BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

November 8, 1971

Mr. George E. Gavelis, Director
Office of Planning & Zoning
Room 301, Jefferson Building
Towson, Maryland 21204

RE: Property Owner: John and Elsie K. Macleod
Location: N/E Cor. Hollins Ferry Rd. and
Charleston Ave.
Present Zoning: B.L.
Proposed Zoning: Reclass. to B.R.
13th District Sector: Southwestern
No. Acres: 6.52
Item No. 25

The following comments were compiled after a field investigation and
an in-office review which will provide the Planning Board and/or the petitioner
with pertinent information of possible development problems.

The subject property is located on the northeast corner of Hollins Ferry
Road and Charleston Avenue. There is a large vacant lot partially wooded on its
northernmost boundary. There are row homes on the northeast and southwest side
of the subject property. Directly to the south is the Riverview Elementary School.
The property to the west of the subject site is vacant land and was the subject
of a reclassification petition under the previous cycle Case No. 72-95-R.

The petitioner's plot as submitted does appear to meet the Zoning
Commissioner's rules of procedure.

Very truly yours,

Oliver L. Myers
OLIVER L. MYERS, Chairman

JJD:jrmah

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric DiNenna
ATTN: Oliver L. Myers
FROM: Ellsworth M. Dwyer, P.E.

Date: November 2, 1971

SUBJECT: Item #25 (Cycle October 1971 - April 1972)
Property Owner: John and Elsie K. Macleod
Location: N/E corner Hollins Ferry Road and Charleston Avenue
Present Zoning: B.L.
Proposed Zoning: Reclass. to B.R.
District: 13th District Sector: Southwestern
No. Acres: 6.52

The following comments are furnished in regard to the plot submitted
to this office for review by the Zoning Advisory Committee in connection
with the subject item.

General:

This plan is in agreement with the tentative plan for Patapasco Terrace
as approved March 18, 1961.

Highways:

Hollins Ferry Road is an existing public road which is to be improved
to a 44-foot cross-section on a 70-foot right-of-way in conjunction with the
development of this site.

Charleston Avenue is a proposed road which is to be improved with a
36-foot cross-section on a 60-foot right-of-way. Sidewalks and entrances
must be installed in accordance with the standards of the Department of
Public Works.

Storm Drains:

Public storm drains are required to convey offsite run-off through this
property.

A public storm drain system in Charleston Avenue will be necessary
to the north to pick up an existing system at the intersection of Hgway Avenue.
(Drawing #54-011, A-9)

A public storm drain system through the shopping center site will be
necessary to pick up the public system shown on Drawing #54-011, A-9, as well
as additional offsite drainage to this site.

The Petitioner must provide necessary drainage facilities (temporary
or permanent) 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 improper
installation of drainage facilities, would be the full responsibility of
the Petitioner.

Item #25 (Cycle Octob 1971 - April 1972)
Property Owner: John & Elsie K. Macleod
Page 2
November 2, 1971

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.

Sediment control drawings will be required.

Waters:

Public water facilities are available to benefit this property. The
proposed private improvement must be reviewed by the Baltimore City, Water
Division for adequacy of water supply.

Supplementary fire hydrants and improvements to the public system may
be required for adequate protection.

Service within the site from the public system must be in accordance
with the Baltimore County Building, Plumbing and Fire Prevention Codes. The
service connection to the meter shall be in accordance with the standards
of the Baltimore County Department of Public Works.

Sanitary Sewer:

Public sanitary sewer facilities are available to benefit this property.
Improvements to the public system may be required.

The Petitioner is entirely responsible for the construction of his onsite
private sanitary sewerage, which must conform with the Baltimore County Plumbing
Code.

Ellsworth M. Dwyer
ELLSWORTH M. DWYER, P.E.
Chief, Bureau of Engineering

END:RAM:ONE:as

SV 6 B & C TopoSheets

BALTIMORE COUNTY, MARYLAND

ZONING ADVISORY COMMITTEE
OF BALTIMORE COUNTY, MARYLAND

Petitioner: John & Elsie K. Macleod

Location: N/E Cor. Hollins Ferry Rd. & Charleston Ave.

District: 13

Present Zoning: B.L.

Proposed Zoning: B.R.

No. of Acres: 6.52

Comments: NO EFFECT ON TRUNK OPERATION SINCE CASE
IS ALREADY ZONED COMMERCIAL

TO: S. Eric DiNenna, Zoning Commissioner
Attention: Mr. Myers

DATE: November 4, 1971

FROM: Fire Prevention Bureau
Fire Department

SUBJECT: Property Owner: John & Elsie K. Macleod

LOCATION: N/E Cor. Hollins Ferry Road and Charleston Avenue

ITEM #2 zoning Agenda: Cycle for October 71

(g) 1. Fire hydrants for the proposed site (are required and) shall
be in accordance with Baltimore County Standards.

The hydrants shall be located at intervals of 300 feet along
an approved road.

() 2. A second means of access is required for the site.

() 3. The dead-end condition shown at _____
exceeds the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable require-
ments of the National Fire Protection Association Standard
No. 101, "The Life Safety Code", 1967 Edition, and the Fire
Prevention Code prior to occupancy or commencement of operations.

(X) 5. The owner shall comply with all applicable requirements of the
National Fire Protection Association Standard No. 101, "The
Life Safety Code", 1967 Edition, and the Fire Prevention Code
when construction plans are submitted for approval.

() 6. The Fire Department has no comment on the proposed site.

H. P. Gable
Planning Division
Fire Prevention Bureau

Note: Above comments indicated with a check mark apply.

mb

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF TRAFFIC ENGINEERING
JEFFERSON BUILDING
TOWSON, MARYLAND 21204
INTER-OFFICE CORRESPONDENCE

TO: S. Eric DiNenna
ATTN: Oliver L. Myers
FROM: C. Richard Moore

Date: November 4, 1971

SUBJECT: Item 25 - Cycle Zoning II
Property Owner: John & Elsie K. Macleod
Hollins Ferry Road and Charleston Avenue
Reclass. to BR

The subject petition is requesting a change from BL to BR which
should create no major change in trip density.

C. Richard Moore
C. Richard Moore
Assistant Traffic Engineer

CRM:nr

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Mr. Oliver Myers Date: October 22, 1971
 FROM: Hoyt V. Bonner
 SUBJECT: Item 25 - Zoning Advisory Committee Meeting, October 21, 1971

25. Property Owner: John and Elsie K. Macleod
 Location: N/W Cor. Hollins Ferry Rd. and
 Charleston Ave.
 Present Zoning: S.L.
 Proposed Zoning: Reclass. to S.R.
 District: 13th
 Sector: Southwestern
 No. Acres: 6.52

Metropolitan water and sewers must be extended to building site before building permit is approved.

Food Services 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.

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.

Hoyt V. Bonner
 Sanitarian II
 Water and Sewer Section
 BUREAU OF ENVIRONMENTAL HEALTH

HVB:ca

PETITION FOR RECLASSIFICATION
 DISTRICT: 13th
 SECTOR: Southwestern
 LOCATION: N/W Cor. Hollins Ferry Rd. and Charleston Ave.
 DATE: 10/22/71
 PRESENT ZONING: S.L.
 PROPOSED ZONING: Reclass. to S.R.
 DISTRICT: 13th
 SECTOR: Southwestern
 NO. ACRES: 6.52

CERTIFICATE OF PUBLICATION

BALTIMORE COUNTY, MD. March 9, 1972
 THIS IS TO CERTIFY That the annexed advertisement was published in THE TIMES, a weekly newspaper printed and published in Baltimore County, Md. once in each of one successive weeks before the 27th day of March, 1972, the first publication appearing on the 9th day of March, 1972.

THE TIMES.

John M. Martin
 Manager

Cost of Advertisement \$ 25.50
 PU J 9625
 Rec. No. B1625

PETITION FOR RECLASSIFICATION
 DISTRICT: 13th
 SECTOR: Southwestern
 LOCATION: N/W Cor. Hollins Ferry Rd. and Charleston Ave.
 DATE: 10/22/71
 PRESENT ZONING: S.L.
 PROPOSED ZONING: Reclass. to S.R.
 DISTRICT: 13th
 SECTOR: Southwestern
 NO. ACRES: 6.52

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 9, 1972
 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 successive weeks before the 27th day of March, 1972, the first publication appearing on the 9th day of March, 1972.

THE JEFFERSONIAN
 L. L. Smith
 Manager

Cost of Advertisement \$

PETITION MAPPING PROGRESS SHEET										
FUNCTION	Wall Map		Original		Duplicate		Tracing		250 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: <i>[Signature]</i>										
Revised Plans: Change in outline or description										
Previous case:										
Map #										

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 13th Date of Posting: APRIL 2, 1972
 Posted for: APPEAL
 Petitioner: JOHN MACLEOD
 Location of property: N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 Location of Signs: 1. N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 2. N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 3. N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 Posted by: *[Signature]* Date of return: MAY 1, 1972

USE 27-1972-REPOSTED: ONE SIGN IN PLACE OF PROPERTY - C. 214.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 13th Date of Posting: MARCH 11, 1972
 Posted for: RECLASSIFICATION
 Petitioner: JOHN MACLEOD
 Location of property: N/S OF HOLLINS FERRY ROAD 25' E. OF CHARLESTON AVE.
 Location of Signs: 1. N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 2. N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 3. N/S OF HOLLINS FERRY RD. 25' E. OF CHARLESTON AVE.
 Posted by: *[Signature]* Date of return: MARCH 23, 1972

BALTIMORE COUNTY, MARYLAND No. 11105
 OFFICE OF FINANCE - REVENUE DIV. IN
 MISCELLANEOUS CASH RECEIPT

DATE: July 13, 1972 ACCOUNT: 01-662

AMOUNT: \$15.00

DISTRIBUTION
 WHITE - CASHIER
 NEWTON A. WILLIAMS, Esquire
 YELLOW - CUSTOMER
 HEARING
 N/S OF HOLLINS FERRY ROAD, 25' E. OF CHARLESTON AVENUE - 15th DISTRICT
 Case No. 72-222-R

BALTIMORE COUNTY, MARYLAND No. 2108
 OFFICE OF FINANCE - REVENUE DIVISION
 MISCELLANEOUS CASH RECEIPT

DATE: March 27, 1972 ACCOUNT: 01-662

AMOUNT: \$135.00

DISTRIBUTION
 WHITE - AGENCY
 ALVIN LAPIDUS, Esq.
 2305 BLAUSTEIN BUILDING
 Baltimore, Md. 21201
 YELLOW - CUSTOMER
 Advertising and posting of property for John Macleod
 772-222-R

BALTIMORE COUNTY, MARYLAND No. 271
 OFFICE OF FINANCE - REVENUE DIVISION
 MISCELLANEOUS CASH RECEIPT

DATE: Nov. 3, 1971 ACCOUNT: 01-662

AMOUNT: \$50.00

DISTRIBUTION
 WHITE - CASHIER
 ROBERTA NOLAN, Plunkhoff & Williams
 200 W. FARMER AVE.
 TOWSON, MD. 21204
 YELLOW - CUSTOMER
 Petition for Reclassification for John Macleod
 1833 nplm 3 50.00

BALTIMORE COUNTY, MARYLAND No. 3250
 OFFICE OF FINANCE - REVENUE DIVISION
 MISCELLANEOUS CASH RECEIPT

DATE: April 2, 1972 ACCOUNT: 01-662

AMOUNT: \$70.00

DISTRIBUTION
 WHITE - CASHIER
 HEARING
 N/S OF HOLLINS FERRY ROAD, 25' E. OF CHARLESTON AVENUE - 13th DISTRICT
 JOHN MACLEOD - PETITIONER
 Received from James D. Nolan, Esquire
 70.00

James D. Nolan, Esq.
 200 W. FARMER AVE.
 TOWSON, MARYLAND 21204

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 22nd day of February 1972

[Signature]
 Zoning Commissioner

Petitioners: John and Elsie K. Macleod

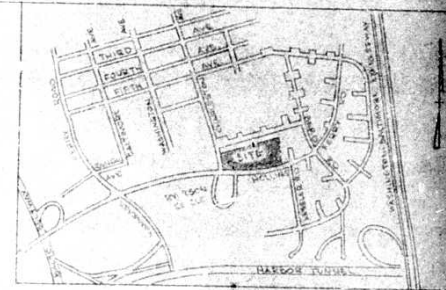
Petitioner's Attorney: James D. Nolan
 Reviewed by: *[Signature]*
 Chairman of
 Advisory Committee

4/16/70

67-86

12-44





VICINITY MAP
SCALE: 1/8" = 100'

DR 105

DR 105

EXISTING ZONING BL
PROPOSED ZONING R2
AREA OF SITE 6.52 AC.
PARKING REQUIRED
8,500 + 200 = 8,700 SPACES
PARKING PROVIDED 870 SPACES



Robert E. Spellman

PLAT FOR REZONING
LANDSDOWNE SHOPPING PLAZA
HOLLINS FERRY RD & CHARLESTON AVE.
ELECT. DIST. #13 BALTO. CO. MD.
SCALE: 1" = 30' OCT. 14, 1971

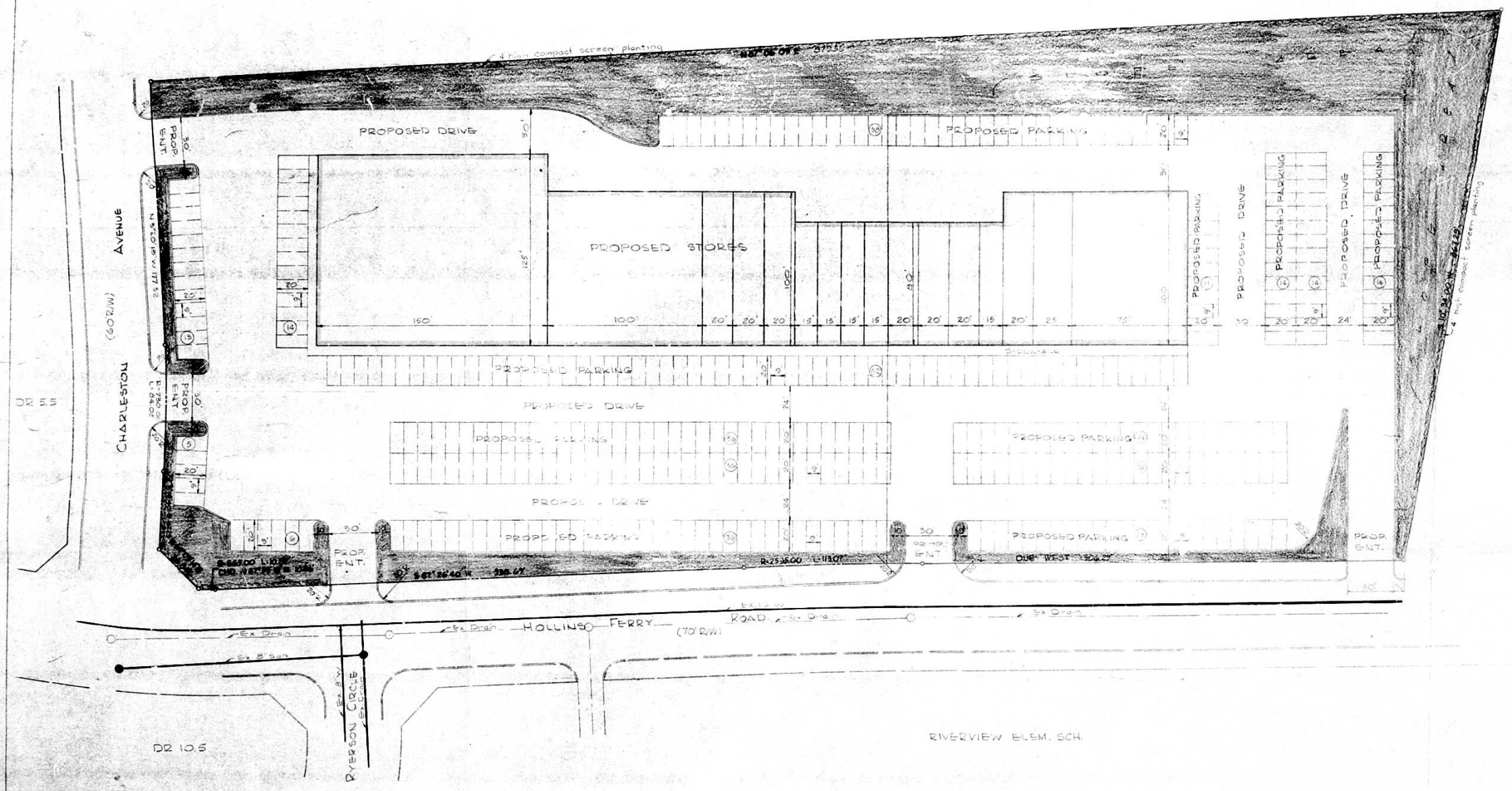
MICROFILMED

JOSEPH D. THOMPSON
ENGINEER & SURVEYOR
101 SHELL BLDG. 200 E. JOPPA RD.
TOWSON, MD. 21204

RIVERVIEW ELEM. SCH.



DR 105



DR 105

DR 105

JOSEPH D. THOMPSON
ENGINEER & SURVEYOR
101 SHELL BLDG. 1008 JOPPA RD
TOWSON MD. 21204

