

70-11-A 200-10-2371 **PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Willis Investments, 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 Variance from Section 255.1 to permit a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

The land and improvement have been leased to Chesapeake Rim & Wheel Distributors, Inc. since 1964. That corporation's business has increased to the point that it is now essential that it obtain additional space to accommodate the storage of its products. The only feasible way to expand the existing structure is by extending the rear and north side thereof because it is necessary to retain the existing 65 foot setback on the south side to accommodate the trucks loaded there.

See attached description

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

I, or we, agree to pay expense of above Variance advertising, posting, etc., upon filing of this petition, and further agree to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

Willis Investments, by General Partners

Karl G. Willis, Jr. Legal Owner

Sally G. Willis Legal Owner

Address: 6017 Hollins Avenue

Baltimore, Md. 21210

Protestant's Attorney

Richard A. Reid, Esq.

102 W. Pennsylvania Avenue

TOWSON, MD. 21204

ORDERED By The Zoning Commissioner of Baltimore County, this 15th day

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 through-

out Baltimore County, that property be posted, and that the public hearing be had before the Zoning

Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore

County, on the 16th day of July, 1973, at 10:45 o'clock

A.M.

By *Eric D. Dinenna*

Zoning Commissioner of Baltimore County.

(over)

RAR/keg
5/31/73
144

PETITION FOR VARIANCES BY : BEFORE THE ZONING COMMISSIONER
WILLIS INVESTMENTS :
15th ELECTION DISTRICT : FOR BALTIMORE COUNTY
BALTIMORE COUNTY, MARYLAND,
Owner :

BRIEF

The subject land and the improvement thereon have been leased to Chesapeake Rim and Wheel Distributors, Inc. (Chesapeake) since 1964. Chesapeake's business increased through the years to the point that it became necessary to establish additional storage areas. In about 1970, Petitioner installed concrete slabs adjacent to its building on the rear and north side. The slabs were fenced and automobile rims and wheels were stored thereon.

Recently, dust from the brick plant adjoining subject property to the rear has increased to such an extent as to seriously impair the usefulness of Petitioner's outdoor storage area. Accordingly, it desires to enclose the outdoor storage area. In order to do so, it requires variances from the requirements of Section 255.1 to permit a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet. The enclosure of the storage area will have two beneficial effects; it will protect Chesapeake's merchandise and will improve the appearance of the area.

In addition, it should be noted that the property next to Petitioner's property to the north (where Petitioner is seeking zero setback) is vacant. A strip of such land, approximately 20 to 30 feet wide immediately adjoining the north side of

Petitioner's property for its entire length, constitutes a drainage swale. It would be unlikely that any building would occur on such strip upon the development of the adjoining tract.

Respectfully submitted,

Richard A. Reid
Richard A. Reid
Suite 603
102 W. Pennsylvania Avenue
TOWSON, Maryland 21204
823-1800

Attorney for Petitioner

ROYSTON, MUELLER,
THOMAS & MCLEAN
SUITE 800
102 W. PENNA. AVE.
TOWSON, MD. 21204
823-1800

-2-

MCA 
MATZ, CHLOS & ASSOCIATES, INC.
CONSULTING
ENGINEERS
1020 Crumwell Bridge Rd., Baltimore, Md. 21204. Tel. 301-623-0900

Lester Matz
John C. Chids
Associate
Ronald W. Broyles
Robert W. Craban
William E. Frankewich
Edmund F. Hale
Norman F. Harman
Bernard S. Hyatt, Jr.
Paul Lee
Fred P. Mirman
Paul S. Swinton

DESCRIPTION

**1.33 ACRE PARCEL, NORTHEAST SIDE OF SIXTY-EIGHTH STREET,
SOUTHEAST OF PULASKI HIGHWAY, FIFTEENTH ELECTION DISTRICT,
BALTIMORE COUNTY, MARYLAND.**

THIS DESCRIPTION IS FOR YARD VARIANCES

Beginning for the same - 1 point on the northeast side of Sixty-eighth Street, 75 feet wide, at the distance of 300.00 feet, as measured southeasterly along said northeast side of Sixty-eighth Street from its intersection with the southeast right of way line of Pulaski Highway, 150 feet wide, said beginning point being at the end of the third line of the land conveyed to Herma Gibeau and wife by deed recorded among the Land Records of Baltimore County in Liber W.J.R. 3558, page 647, running thence binding on the northeast side of said Sixty-eighth Street two courses: (1) southeasterly, by a curve to the left with the radius of 962.50 feet, the distance of 148.68 feet, and (2) S 40° 46' 57" E 51.32 feet, thence two courses: (3) N 58° 55' 00" E 277.59 feet, and (4) N 31° 05' 00" W 198.49 feet, and thence along the aforementioned third line, (5) S 58° 55' 00" W 299.89 feet to the place of beginning.

Containing 1.33 acres of land, more or less.

HGV:ejq

J.C.# 73074

April 19, 1973

Water Supply • Sewerage • Drainage • Highways • Structures • Land Use • Reports



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric Dinenna, Zoning Commissioner Date: July 1, 1973

FROM: William G. Fromm, Director
Office of Planning and Zoning
SUBJECT: Petition 77A-11-A, Northeast side of Sixty-eighth Street 300 feet Southeast of Pulaski Highway.
Petition for Variance for Side and Rear Yards.
Petitioner - Willis Investments

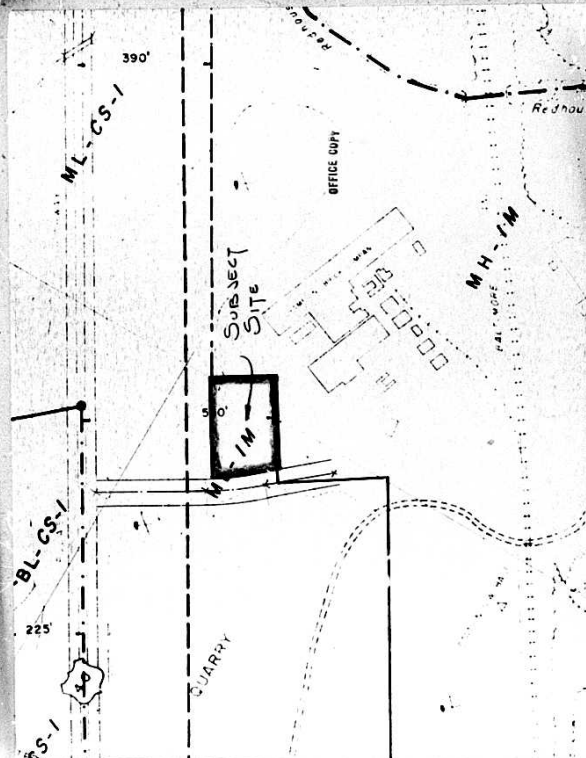
15th District

HEARING: Monday, July 16, 1973 (10:45 A.M.)

The staff of the Office of Planning and Zoning has reviewed the above petition and will offer no comment on this petition at this time.

William G. Fromm
William G. Fromm, Director
Office of Planning and Zoning

WDF:NEG:rw



PETITION FOR A VARIANCE 15th DISTRICT

NOTICE: Petition for Variance for Side and Rear Yards. LOCATION: Northeast side of Sixty-eighth Street, 300 feet Southeast of Pulaski Highway. DATE & TIME: MONDAY, JULY 16, 1973, at 10:45 A.M. PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

The Zoning Commissioner of Baltimore County, by authority of the Board of Commissioners of Baltimore County, has received and reviewed the petition for a Variance from the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the purpose of permitting a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet.

The Zoning Commissioner is hereby notified that the petition for a Variance from the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the purpose of permitting a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet, was filed with the Zoning Commissioner of Baltimore County on July 1, 1973.

Accordingly, the Zoning Commissioner of Baltimore County, by authority of the Board of Commissioners of Baltimore County, has ordered that the petition for a Variance from the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the purpose of permitting a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet, be advertised in two newspapers of general circulation through out Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 16th day of July, 1973, at 10:45 o'clock A.M.

BY ORDER OF
S. ERIC DINENNA
ZONING COMMISSIONER OF BALTIMORE COUNTY

June 28, 1973

June 28, 1973

June 28, 1973

June 28, 1973

June 28, 1973

June 28, 1973

ORIGINAL

OFFICE OF

THE ESSEX TIMES

ESSEX, MD. 21221

July 2 - 1973

THIS IS TO CERTIFY, that the annexed advertisement of
S. Eric Dinenna
Zoning Commissioner of Baltimore County

was inserted in THE ESSEX TIMES, a weekly newspaper published in Baltimore County, Maryland, once a week for one week before the 2nd day of July 1973 that is to say, the same was inserted in the issue of June 28, 1973.

STROMBERG PUBLICATIONS, Inc.

By *Ruth Morgan*

PETITION FOR A VARIANCE 15th DISTRICT

NOTICE: Petition for Variance for Side and Rear Yards. LOCATION: Northeast side of Sixty-eighth Street, 300 feet Southeast of Pulaski Highway. DATE & TIME: MONDAY, JULY 16, 1973, at 10:45 A.M. PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

The Zoning Commissioner of Baltimore County, by authority of the Board of Commissioners of Baltimore County, has received and reviewed the petition for a Variance from the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the purpose of permitting a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet.

The Zoning Commissioner is hereby notified that the petition for a Variance from the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the purpose of permitting a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet, was filed with the Zoning Commissioner of Baltimore County on July 1, 1973.

Accordingly, the Zoning Commissioner of Baltimore County, by authority of the Board of Commissioners of Baltimore County, has ordered that the petition for a Variance from the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the purpose of permitting a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet, be advertised in two newspapers of general circulation through out Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 16th day of July, 1973, at 10:45 o'clock A.M.

BY ORDER OF
S. ERIC DINENNA
ZONING COMMISSIONER OF BALTIMORE COUNTY

June 28, 1973

June 28, 1973

June 28, 1973

June 28, 1973

June 28, 1973

June 28, 1973

CERTIFICATE OF PUBLICATION

TOWSON, MD. June 28, 1973

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 a week for one week before the 2nd day of July 1973, that is to say, the same was inserted in the issue of June 28, 1973.

THE JEFFERSONIAN
B. L. Smith
Manager.

Cost of Advertisement, \$

Pursuant to the advertisement, posting of property, and public hearing on the above Petition and it appears 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.

the above Variance should be had; and it further appearing that by reason of the existing of the Variance requested not adversely affecting the health, safety, and general welfare of the community, Variance to permit a rear yard of twenty-eight (28)

feet instead of the required thirty (30) feet; and to permit a side yard on the north side of zero (0) feet instead of the required thirty (30) feet should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 17th day of July, 1973, that the herein Petition for a Variance should be and the same is granted, from and after the date of this Order, to permit a rear yard of twenty-eight (28) feet instead of the required thirty (30) feet; and to permit a side yard on the north side of zero (0) feet instead of the required thirty (30) feet.

Subject to the approval of a site plan by the Deputy Zoning Commissioner of Baltimore County by the Department of Public Works and the Office of Planning and Zoning.

Pursuant to the advertisement posting of property and public hearing on the above petition and it appearing that by reason of...

the above Variance should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 17th day of July, 1973, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE



PETITION AND SITE PLAN EVALUATION COMMENTS

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

July 16, 1973

COUNTY OFFICE BLDG.
311 E. CHESAPEAKE AVE.
TOWSON, MARYLAND 21204

JOHN J. DILLON, JR.
Chairman

MEMBERS

BUREAU OF
ENGINEERING

DEPARTMENT OF
TRAFFIC ENGINEERING

STATE ROADS COMMISSION

BUREAU OF
FIRE PREVENTION

HEALTH DEPARTMENT

PROJECT PLANNING

BUILDING DEPARTMENT

BOARD OF EDUCATION

ZONING ADMINISTRATION

INDUSTRIAL
DEVELOPMENT

Richard A. Reid, Esq.,
102 W. Pennsylvania Avenue
Towson, Maryland 21204

RE: Variance Petition
Item 238
Willis Investments - Petitioner

Dear Mr. Reid:

The Zoning 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.

These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the appropriateness of the requested zoning.

The subject property is located on the northeast side of 68th Street, 300 feet southeast of Pulaski Highway in the 15th Election District of Baltimore County. The petitioner, Willis Investments, is requesting variances for a side yard of 0 feet in lieu of the required 30 feet, and a rear yard of 28 feet in lieu of the required 30 feet. Chesapeake Rim and Wheel, Inc., who currently leases the subject property, desires additional enclosed storage area in conjunction with its operation of automotive parts storage and distribution.

The area under lease is presently zoned ML - IM and MH - IM, and is improved with a one-story block building.

Richard A. Reid, Esq.,
Item 238
July 16, 1973

Page 2

An on-site inspection revealed outside storage areas to the north side and rear of the existing building, enclosed by a security fence. To the northwest and immediately adjacent to this site lies unimproved industrially zoned land to the northeast and rear is property utilized as a brick foundry; and to the southeast and contiguous to the subject site is an entrance right-of-way serving the aforementioned brick foundry operation.

The entrance right-of-way and the major portion of the interior circulation drives on the brick foundry site are improved and were, on the day of inspection, found to be capable of raising considerable amounts of surface dust.

This petition is accepted for filing on the date of the enclosed filing certificate. Notice of the hearing date and time, which will be held not less than 30, nor more than 90 days after the date on the filing certificate, will be forwarded to you in the near future.

Very truly yours,

JOHN J. DILLON, JR., Chairman
Zoning Advisory Committee

JJDjr:JSD

Enclosure

cc: Matz, Childs & Associates
1020 Cromwell Bridge Road
Baltimore, Maryland 21204

Baltimore County, Maryland Department of Public Works COUNTY OFFICE BUILDING TOWSON, MARYLAND 21204

June 28, 1973

Bureau of Engineering
ELLSWORTH H. DIVER, P.E., CHIEF

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item #238 (1972-1973)
Property Owner: Willis Investments
w/o 68th Street and 300 feet SE Pulaski Highway
Present Zoning: M.L. - I.M. & M.H. - I.M.
Proposed Zoning: Variance from Section 255.1 to permit a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet
District: 15th No. Acres: 1.33

Dear Mr. DiNenna:

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

General:

Although Baltimore County utilities and highway improvements are not directly involved, the plan should be revised to indicate the existing 8-inch public sanitary sewer and utility easements to the rear of this site and easterly thereof (see drawing #6-1289, File 1). The Petitioner is cautioned that, during the course of grading or construction on this site, protection must be afforded by the contractor to prevent damage to existing or proposed utilities. The protection thereof and any damage sustained will be the full responsibility of the Petitioner.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item #238 (1972-1973).

Very truly yours,

ELLSWORTH H. DIVER, P.E.
Chief, Bureau of Engineering

END:RAN:FW:iss

J-53 Key Sheet
6 NE 18 Pos. Sheet
NE 2 & Topo
96 Top Map



INDUSTRIAL DEVELOPMENT COMMISSION BALTIMORE COUNTY, MARYLAND

June 14, 1973

Mr. S. Eric DiNenna, Zoning
Commissioner, Baltimore County
Towson, Maryland

Dear Mr. DiNenna:

Re: ZAC Meeting 6/11/73
Item 238: Willis Investments
NE/S 68th St. & 300 ft. S.E. Pulaski Hwy.
Present Zoning: ML - IM & MH-IM
Proposed Zoning: Variance from 255.1 to permit a rear yard of 28 ft. instead of required 30 ft and side yard on north side of 0 feet instead of required 30 ft.
District: 15 - Acres: 1.33

This office has reviewed the subject petition and visited the site.

The site is occupied by a growing concern and is in need of expanded facilities. The Industrial Development Commission recommends that this petition be given favorable consideration so that the company may be able to expand at its present location.

Sincerely,

George C. Hall
GEORGE C. HALL

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: June 13, 1973

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Z.A.C. Meeting of: Tuesday - June 11, 1973

Re: Item 238
Property Owner: Willis Investments
Location: NE/S 68th Street and 300 feet SE Pulaski Highway
Present Zoning: M.L. - I.M. & M.H. - I.M.
Proposed Zoning: Variance from Section 255.1 to permit a rear yard of 28 feet instead of the required 30 feet and a side yard on the north side of 0 feet instead of the required 30 feet.

District: 15th
No. Acres: 1.33

Dear Mr. DiNenna:

No bearing on student population.

Very truly yours,
W. Nick Petrovich
Field Representative

WNP/ml

BALTIMORE COUNTY, MARYLAND DEPARTMENT OF HEALTH



JEFFERSON BUILDING
TOWSON, MARYLAND 21204

June 14, 1973

DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE AND COUNTY HEALTH OFFICER

Mr. S. Eric DiNenna, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item 238, Zoning Advisory Committee Meeting June 12, 1973, are as follows:

Property Owner: Willis Investments
Location: NE/S 68th St. 300' SE of Pulaski Highway
Present Zoning: M.L. - I.M. & M.H. - I.M.
Proposed Zoning: Variance from Section 255.1 to permit a rear yard of 28' instead of req. 30' and a side yard on the north side of 0' instead of req. 30'
District: 15
No. Acres: 1.33

Since metropolitan water and sewer are available, no health hazard is anticipated.

Very truly yours,

Thomas H. Devlin, Director
BUREAU OF ENVIRONMENTAL SERVICES

HVS:mng

BALTIMORE COUNTY, MARYLAND
JEFFERSON BUILDING TOWSON, MARYLAND 21204



DEPARTMENT OF TRAFFIC ENGINEERING
EUGENE J. CLIFFORD, P.E. Wm. T. MILLER
DIRECTOR DEPUTY TRAFFIC ENGINEER

June 14, 1973

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item 235 - ZAC - June 12, 1973
Property Owner: Willis Investments
NE/S 68th Street and 300 feet SE Pulaski Highway
Variance from Section 255.1 to permit a rear yard of 28 feet
instead of the required 30 feet and a side yard on the north
side of 0 feet instead of the required 30 feet
District 15

Dear Mr. DiNenna:

No major traffic problems are anticipated by the requested
variances to the rear and side yards.

Very truly yours,

Michael S. Flanigan
Michael S. Flanigan
Traffic Engineer Associate

MSF/pk

WILLIAM D. FROMM
DIRECTOR
S. ERIC DINENNA
ZONING COMMISSIONER



June 26, 1973

Mr. S. Eric DiNenna, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item #238, Zoning Advisory Committee Meeting, June 11, 1973, are as follows:

Property Owner: Willis Investments
Location: NE/S 68th Street and 300 feet SE Pulaski Highway
Present Zoning: M.L. - I.M. & M.H. - I.M.
Proposed Zoning: Variance from Section 255.1 to permit a rear yard of 28 feet instead of the
required 30 feet and a side yard on the north side of 0 feet instead of the
required 30 feet

District 15th
No. Acres: 1.33

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

Very truly yours,

John L. Wimbley
John L. Wimbley
Planning Specialist II
Project Planning Division

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
SUITE 301 JEFFERSON BUILDING 105 WEST CHESAPEAKE AVENUE TOWSON, MARYLAND 21204
AREA CODE 801 PLANNING 400-5111 ZONING 300-3011

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

#24-11-19

District 15th Date of Posting June 25, 73
Posted for: Receiving from July 16, 1973, to 10:45 A.M.
Petitioner: Willis Investments
Location of property: NE/S 68th St. 300' SE of Pulaski Highway
Location of Sign: Chesapeake Beach on NE/S 68th St.
Remarks: _____
Posted by: Paul H. Nena Date of return: July 5, 73

Richard A. Reid, Esq.,
102 W. Pennsylvania Avenue
Towson, Maryland 21204

Item 238

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received and accepted for filing

this 18th day of June 1973

S. Eric DiNenna
S. ERIC DINENNA
Zoning Commissioner

Petitioner: Willis Investments

Petitioner's Attorney: Richard A. Reid
102 W. Pennsylvania Ave.
Towson, Md. 21204

Reviewed by: *[Signature]*
Zoning Advisory Committee

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

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

Your Petition has been received * this 31st day of

May 1973 Item # _____

S. Eric DiNenna
S. ERIC DINENNA
Zoning Commissioner

Petitioner: Willis Investments Submitted by: R. Reid Esq.

Petitioner's Attorney: R. Reid Esq. Reviewed by: FTH

* This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 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: <u>FTH</u>	Revised Plans: Change in outline or description Yes _____ No _____									
Previous case: _____	Map # _____									

BALTIMORE COUNTY, MARYLAND
OFFICE OF THE J. REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 10864

DATE: June 25, 1973 ACCOUNT: 01-662

AMOUNT: \$25.00

WHITE - CASHIER
DISTRIBUTION
FIRM - AGENCY
RECEIVED: Reid, Richard A.
102 W. Pennsylvania Ave.
Towson, Md. 21204
Petition for Variance for Willis Investments

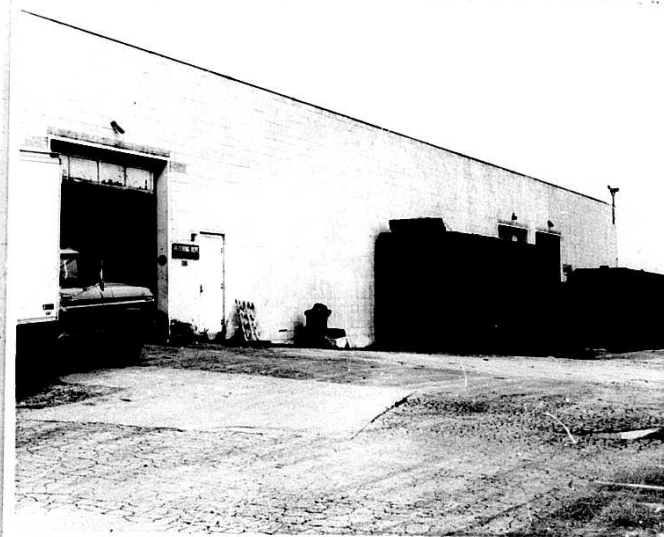
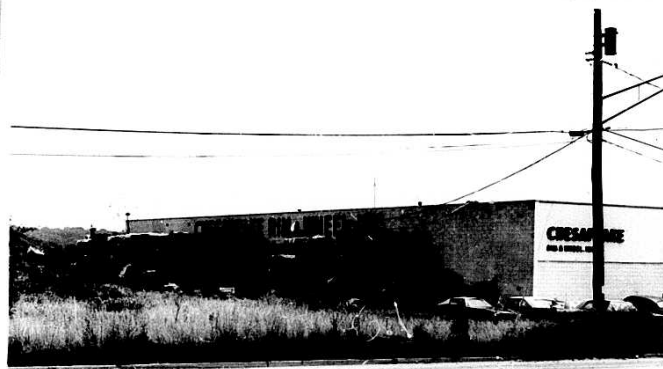
BALTIMORE COUNTY, MARYLAND
OFFICE OF THE J. REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 11115

DATE: 7/6/73 ACCOUNT: 01-662

AMOUNT: \$25.00

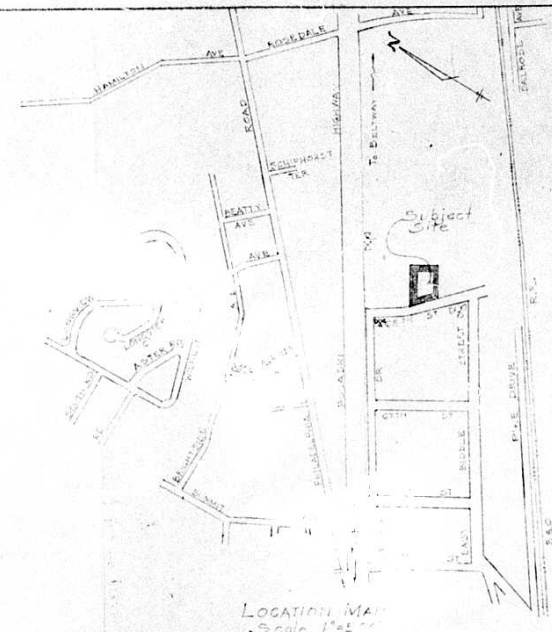
WHITE - CASHIER
DISTRIBUTION
FIRM - AGENCY
RECEIVED: Reid, Richard A.
102 W. Pennsylvania Ave.
Towson, Md. 21204
Petition for Variance for Willis Investments





PETITIONER'S
EXHIBIT _____





1. Total Area of Property is 1.53 Acres
2. Existing Zoning of Property is M-1 "MHI-IM"
3. Existing Use of Property is Automotive Parts Storage
4. Proposed Zoning of Property is M-1 "MHI-IM" With 25% Variance
5. Proposed Use of Property is Automotive Parts Storage
6. Existing Building Area Equals 6,240 Acres Sq. Ft
7. Proposed Additional Equals 1,375 Sq. Ft. for a Total Building Area of 7,615 Sq. Ft.
8. Total Number of Employees Equals 42
9. Required Parking Equals 10 Spaces
10. Proposed Parking Equals 26 Spaces
11. Petitioner is Requesting a Variance to Sections 255.1 & 255.2 of the Zoning Code to Permit a Side Yard of 0' instead of the Required 30' (A Variance of 30')
12. Petitioner is Requesting a Variance to Sections 255.1 & 255.2 of the Zoning Code to Permit a Side Yard of 25' instead of the Required 30' (A Variance of 2')
13. For Location of Fire Hydrants See 500' Location Plan

MAP: 90
NE 2E
ELECTION
DIGEST: 15
D-TU 7-16-8
TYPE
MAYING: V
IV 48
FINAL: 9-21-8
BY: MA

Election Dist. No. 15
Scale 1"=30'

Baltimore Co., Md.
April 23, 1978



MATZ, CHILDS & ASSOCIATES			
1020 G-105WALL GRIFFIN ROAD			
BALTIMORE MARYLAND 21204			
I. C. NO.	SHARD BY	TRACED BY	CHECKED BY
75074	LPR		B.L.G.



19-12 SE

PETITIONER'S
EXHIBIT

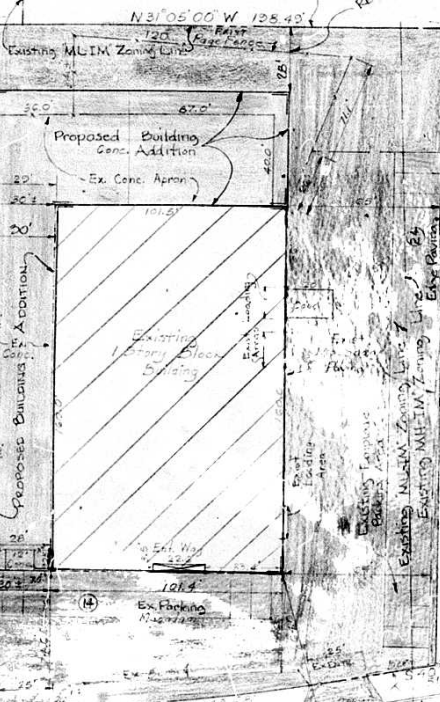


Existing Zoning "ML-COI & ML-IM"
Truck Body Repair & Installation

Existing Zoning "MH-IM"
Brick Manufacturing

Truck Storage Area

Existing "MH-IM" Zoning Line
REAR YARD VARIANCE REQUESTED



VACANT LAND

Existing ML-COI Zoning Line
Existing ML-IM Zoning Line

Existing Zoning "ML-IM"
VACANT LAND

0' SIDE YARD VARIANCE REQUESTED

Existing ML-IM Zoning Line

Existing ML-IM Zoning Line

Existing ML-IM Zoning Line

Existing ML-IM Zoning Line

Existing ML-IM Zoning Line

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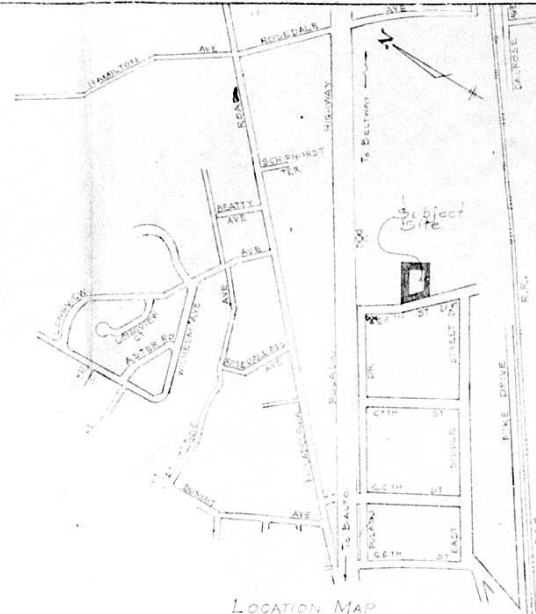
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LOCATION MAP
Scale 1"=500'

GENERAL NOTES

1. The Area of Property is 1.55 Acres ±
2. Existing Zoning of Property ML-IM MH-IM
3. Existing Use of Property Office & Automotive Parts Storage
4. Proposed Zoning of Property ML-IM MH-IM With 2'50' Variance
5. Proposed Use of Property Office & Automotive Parts Storage
6. Existing Building Area Equals 15,240 Sq. Ft.
7. Proposed Addition Equals 11,375 Sq. Ft. For a Total Building Area of 26,615 Sq. Ft.
8. Total Number of Employees Equals 42
9. Required Parking Equals 14 Spaces
10. Proposed Parking Equals 28 Spaces
11. Petitioner is Requesting a Variance to Sections 255.1 & 255.2 of the Zoning Code to Permit a Side Yard of 0' instead of the Required 20' (A Variance of 20')
12. Petitioner is Requesting a Variance to Sections 255.1 & 255.2 of the Zoning Code to Permit a Side Yard of 28' instead of the Required 20' (A Variance of 8')
13. For Location of Fire Hydrants See 500' Location Plan

PETITIONER'S EXHIBIT 2

PLAT TO ACCOMPANY PETITION
FOR
YARD VARIANCES
AT
7601 PULASKI HIGHWAY

Election Dist. No. 15 Baltimore Co., Md.
Scale 1"=80' April 23, 1975



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