

Ref EX #3

June 4, 1973
Box 122-50 Manor Road
Glenarm, Maryland 21057

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

RE: Antique Flea Market

Dear Mr. DeNenna,

Mr. Gerhold of Dollenberg Brothers is preparing for us the required plat survey to apply for special exception zoning for an Antique Shop and Antique Flea Market. To help categorize the subject of Antique Flea Market he has requested that we describe our intentions.

An "Antique Flea Market" is the same as an Antique Shop with the following exceptions:

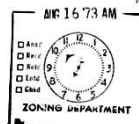
1. It is not open on a daily basis. It will be open 3 to 6 days per year.
2. It will be attended by numerous antique dealers and buyers. More than ample parking provided for all. Directive help to be solicited from local charitable organizations - churches, U.F.W., American Legion, etc.
3. We will beautify the property to a park-like appearance.

We have been in this type of operation conducting both Antique Shop and Antique Flea Markets for 10 years and if further information is required we will be happy to comply. Vandalism is taking its toll on the buildings and we would appreciate your consideration as soon as possible.

Very truly yours,
Arthur W. Arendt
Arthur and Doris Arendt

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF HEALTH
JEFFERSON BUILDING
TOWSON, MARYLAND 21204
DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE AND COUNTY HEALTH OFFICER

August 15, 1973



Mrs. A.W. Arendt
Manor Road
Glenarm, Maryland 21057

Dear Mrs. Arendt:

Reference is made to your letter dated August 8, 1973 in which you request the use of portable toilets for an Antique Shop and Flea Market located on York Road, District 7.

This office will permit the use of contractual privies for the three days in 1974 specified in your letter. However, we must have a copy of the contract or agreement from the supplier which will indicate that the units will be delivered and removed the same day. Permission will not be granted for use of such units beyond 1974. Permanent facilities must be provided if such an operation continues after that date.

In addition to the above, all trash and debris must be removed and disposed of in an acceptable manner at the end of each day of operation.

If there are any further questions regarding this matter, please contact this office.

Very truly yours,

William M. Greenwalt
William M. Greenwalt, R.S., Director
Division of Sanitary Engineering
BUREAU OF ENVIRONMENTAL SERVICES

WMC:am

cc: Mr. James Dyer
Deputy Zoning Commissioner

Mr. Julius Hessine
Division of Community Systems

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

August 2, 1973

Mr. Joseph Walter Shaul
204 So. Main Street
Shrewsbury, Pa.

RE: Special Exception Petition
Item 246
Joseph Walter Shaul - Petitioner

Dear Mr. Shaul:

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 east and west sides of Old York Road, 3290 feet from the center line of the Baltimore-Harrisburg Expressway. This property is currently improved on the east side with a barn, a shed, and two small dwellings.

The petitioner is asking for a Special Exception for an antique shop and flea market. The antique shop itself will be located on the smaller parcel, 4.33 acres of land on the east side. Parking will be provided in the front, and there appears to be no serious problems with this proposal.

The property on the west side contains 37.91 acres and is proposed to be left in its natural state with an area cut out for a parking area that would accommodate approximately 157 cars. The field area would be cut and not more than six times a year a flea market would be held on this side of the property.

Mr. Joseph Walter Shaul
Item 246
Page 2
August 2, 1973

The site plan does not indicate how stands and booths would be accommodated, or what sanitary facilities would be provided for these activities.

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

JJDjr:JD

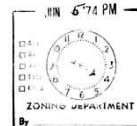
(Enclosure)

cc: Mr. Arthur W. Arendt
Box 122-50, Manor Road
Glenarm, Maryland 21057

Dollenberg Brothers
709 Washington Avenue
Towson, Maryland 21204

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF HEALTH
JEFFERSON BUILDING
TOWSON, MARYLAND 21204
DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE AND COUNTY HEALTH OFFICER

June 3, 1974



Mrs. Arthur W. Arendt
13200 Manor Road
Glenarm, Maryland 21057

Dear Mrs. Arendt:

Reference is made to your letter dated May 21, 1974, in which you indicate that you have delayed your opening date for various reasons and request the use of portable toilets for the last part of 1974 and 1975, after which time you will provide permanent facilities.

We feel that this is a reasonable request, therefore, permission is granted for the specified time. As stipulated in our previous letter, we must have a copy of the contract or agreement from the suppliers of the portable toilets, which will indicate that the units will be delivered and removed the same day of operation.

If there are any further questions regarding this matter, please contact this office.

Very truly yours,

William M. Greenwalt
William M. Greenwalt, Chief
Division of Sanitary Engineering
BUREAU OF ENVIRONMENTAL SERVICES

WMC:ca

CC--Mr. James Dyer
Mr. Julius Hessine

13200 Manor Road
Glenarm, Maryland 21057
May 21, 1974

William M. Greenwalt
Director of Division of Sanitary Engineering
Baltimore County Department of Health
Jefferson Building
Towson, Maryland 21204

Dear Mr. Greenwalt:

As you requested, I am writing to inform you of the Flea Market we plan to have in Parkton, Maryland.

Due to economic conditions and gasoline crisis, we have delayed our opening date. We would rather have all the details in order before opening, so we are planning to open only twice this year and not the five or six times we had hoped.

We have been held up just waiting for people to perform work and conditions to improve. We feel that a trial run this year is the most we can hope for. Not wanting to spend any more money than necessary until we see how it develops, we would appreciate an extension of your order to use the sanitary chemical toilets for the last part of 1974 and 1975. After that, we plan on permanent facilities as we have outlined to you in previous correspondence.

Thanks for your time and consideration of our request.

RECEIVED
MAY 24 1974
MR. SANITARY ENGINEERING

Very truly yours,
Arthur W. Arendt
(Mrs.) Arthur W. Arendt

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

Bureau of Engineering
ELLWOOD: M. OVER, P. E., CHIEF

July 17, 1973

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

Re: Item #246 (1972 - 1973)

Property Owner: Joseph W. Shaul
East and West side of York Rd., 3290' North of C/L of Baltimore-Harrisburg Expressway
Present Zoning: R20.1
Proposed Zoning: Special Exception for Antique Shop and Flea Market
District: 7th No. Acres: 2 parcels - 39.1 acres
4.33 acres

Dear Mr. DeNenna:

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

Highways

York Road (W. 45) and the Baltimore-Harrisburg Expressway (I-83) are State Roads; therefore, all improvements, intersections, entrances and drainage requirements as they affect the roads come under the jurisdiction of the Maryland Highway Administration. Any utility construction within the State Road right-of-way will be subject to the standards, specifications and approval of the State in addition to those of Baltimore County.

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.

Storm Drains

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

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 #246 (1972 - 1973)
Property Owner: Joseph W. Shaul
Page 2
July 17, 1973

Storm Drains (Cont'd)

Drainage and utility easements and/or reservations are required through this property. Portions of this property appear subject to inundation during a 50-year storm. Baltimore County requires that drainage reservations or easements be established to contain all areas subject to inundation by a 100-year storm.

Water and Sanitary Sewer

Public water supply and sanitary sewerage are not available to serve this property which is beyond the limits of the Baltimore County Metropolitan District and the Baltimore County Comprehensive Water and Sewage Plan for 1970-1980, Amended 1971.

Very truly yours,
Ellsworth N. Dineen
ELLSWORTH N. DINEEN, P.E.
Chief, Bureau of Engineering

ENCLOSURES

ENCLOSURE SHEET
131, 135, 136 NW 6, 7 & 8 Pos. Sheets
NW 31 & 35 S Topo
12 Tax Map

cc: D. Orise

Mr. Joseph Walter Shaul
264 So. Main Street
Baltimore, Pa.

Item 246

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

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

Your Petition has been received and accepted for filing

this 22nd day of June 1973

S. Eric DiNenna
S. ERIC DINENNA,
Zoning Commissioner

Petitioner Joseph Walter Shaul

Reviewed by *[Signature]*

Chairman

Zoning Advisory Committee

cc: Arthur V. Arendt, Box 122-50 Manor Rd.,
Glenmont, Md. 21057
Dolanberry Brothers, 709 Washington Ave., (21204)

PETITION MAPPING PROGRESS SHEET

FUNCTION	Well 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><i>[Signature]</i></u>	Revised Plans: Change in outline or description <u>Yes</u> <u>No</u>									
Previous case: <u> </u>	Map # <u> </u>									

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

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

Your Petition has been received* this 12th day of June 1973 Item #

S. Eric DiNenna
S. ERIC DINENNA
Zoning Commissioner

Petitioner Joseph W. Shaul Submitted by Doris A. Arendt
Petitioner's Attorney Reviewed by *[Signature]*

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

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 11154

DATE August 6, 1973 ACCOUNT 01-662

AMOUNT \$75.00

WHITE - CASHIER DISTRIBUTION PINK - AGENCY YELLOW - CUSTOMER

Doris A. Arendt
Box 122-50 Manor Road
Glenmont, Md. 21057
Advertising and posting of property for J. W. Shaul
8/14-36-X

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

2-SIGNS

74-36-X

District 7th Date of Posting 7-20-73
Posted for PETITION FOR SPECIAL EXCEPTION
Petitioner J. WALTER SHAUL
Location of property E.W. SIDE OF YORK RD. 380' FROM THE
CENTERLINE OF BALTO HARRISBURG EXPRESSWAY
Location of Signs E.W. SIDE OF YORK RD. 390' + or - FROM THE
CENTERLINE OF BALTO HARRISBURG EXPRESSWAY
Remarks:
Posted by Thomas E. Polansky Date of return July 27, 1973
Signature

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 10897

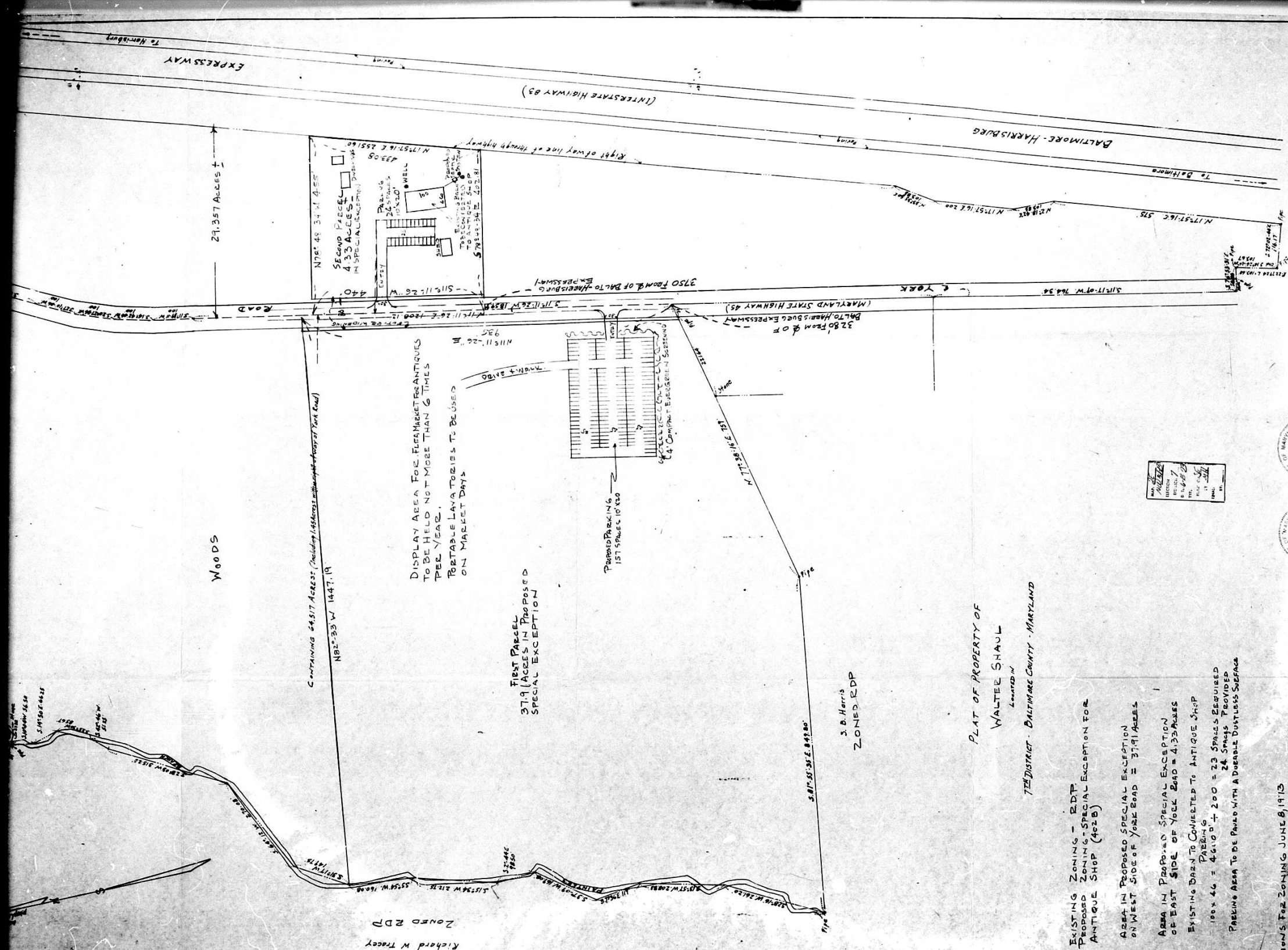
DATE July 10, 1973 ACCOUNT 01-662

AMOUNT \$50.00

WHITE - CASHIER DISTRIBUTION PINK - AGENCY YELLOW - CUSTOMER

Arthur V. Arendt
Box 122-50 Manor Rd.
Glenmont, Md. 21057
Petition for Special Exception for Jos. Shaul
8/14-36-X 8-18-73 10 5000 NC





MAY 22 1978
 RECEIVED
 8 11 68 7
 BY
 ROAD 17
 11/16/17

PLAT OF PROPERTY OF
 WALTER SHAUL
 LOCATED IN
 7TH DISTRICT, BALTIMORE COUNTY - MARYLAND

EXISTING ZONING - RDP
 PROPOSED ZONING - SPECIAL EXCEPTION FOR
 ANTIQUE SHOP (402B)
 AREA IN PROPOSED SPECIAL EXCEPTION
 ON WEST SIDE OF YORK ROAD = 37.91 ACRES
 AREA IN PROPOSED SPECIAL EXCEPTION
 ON EAST SIDE OF YORK ROAD = 4.33 ACRES
 EXISTING DARN TO CONVERTED TO ANTIQUE SHOP
 PARKING
 100' x 46' = 4610' + 200' = 23 SPACES REQUIRED
 24 SPACES PROVIDED
 PARKING AREA TO BE PAVED WITH A DURABLE DUSTLESS SURFACE

ADDITIONS FOR ZONING JUNE 8, 1973

SCALE: 1" = 100' Nov 11, 1970
 J. D. LLOYD & SONS
 ENGINEERS & ARCHITECTS
 BALTIMORE, MARYLAND

Sidney Tishler, Jr.
ZONED RDP

WOODS

Richard W. Tracey
ZONED RDP

FIRST PARCEL
37.9 ACRES IN PROPOSED
SPECIAL EXCEPTION

DISPLAY AREA FOR FLEET MARKET ANTIQUES
TO BE HELD NOT MORE THAN 6 TIMES
PER YEAR.
PORTABLE LAVATORIES TO BE USED
ON MARKET DAYS

PROPOSED PARKING
157 SPACES 10' X 20'

J. D. Harris
ZONED RDP

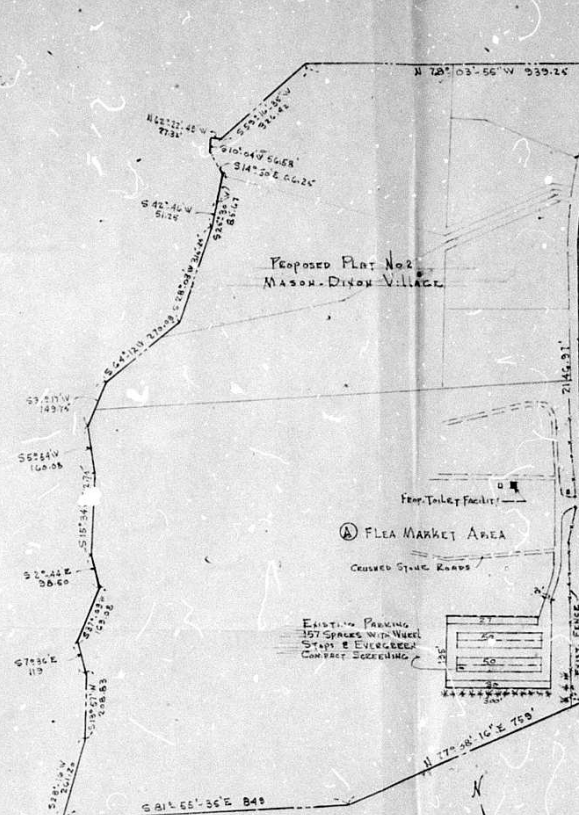
PLAT OF PROPERTY OF
WALTER SHAUL

7TH DISTRICT - BALTIMORE COUNTY - MARYLAND

EXISTING ZONING - RDP
PROPOSED ZONING - SPECIAL EXCEPTION FOR
ANTIQUES SHOP (402B)

AREA IN PROPOSED SPECIAL EXCEPTION
ON WEST SIDE OF YORK ROAD = 37.9 ACRES

MICROFILM



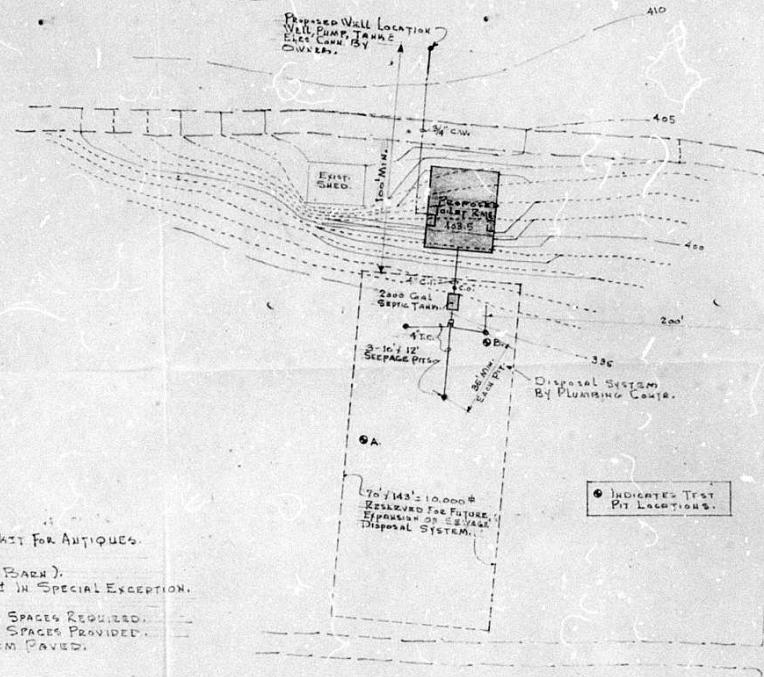
PROPERTY PLAT

Scale 1" = 200'

7TH District, Baltimore Co., MD.

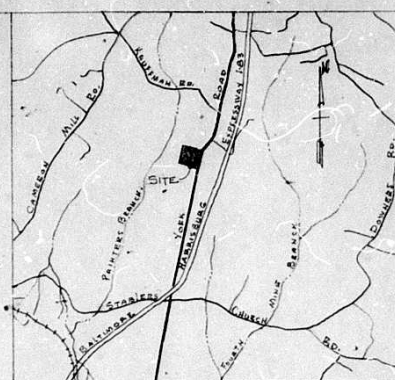
- (A) Display Area For Flea Market For Antiques - First Parcel 37.91 Acres.
- (B) Antique Shop (Existing BARN) - Second Parcel 4.33 Acres in Special Exception. Parking Requirements: 100' x 46' = 4600' / 200' = 23 Spaces Required. 24 Spaces Provided. Parking Area To Be Macadam Paved.

EXISTING ZONING - P.C.E. No. 74-36-X (Item No. 246).
 PROPOSED ZONING - SPECIAL EXCEPTION FOR ANTIQUE SHOP (402B) No. 74-36-X (Item No. 246) AND Flea Market.
 MAINTAIN A SUBSTANTIAL STAND OF GRASS ON THAT PORTION OF THE 37.91 ACRE SITE THAT IS UTILIZED FOR THE FLEA MARKET INCLUDING THE PARKING AREA. SAID PARKING AREA MUST BE DELINEATED BY WHEEL STOPS OR SOME FORM OF BARRIER CAPABLE OF CONTAINING THE CARS WITHIN THE PARKING AREA.
 OPERATION OF THE FLEA MARKET NOT MORE THAN SIX (6) DAYS IN ANY ONE (1) CALENDAR YEAR.



GRADING PLAN

Scale 1" = 30'



LOCATION MAP

1" = 3000'

PLANS APPROVED
 OFFICE OF PLANNING & ZONING
 BY: [Signature]
 DATE: 2/17/78
 14-36

CICERO H. BROWN, JR.
 ARCHITECT
 WARNER BUILDING
 501 YORK ROAD
 TOWSON, MARYLAND 21204



PROPOSED TOILET FACILITIES
 PARKTON STEAL MARKET
 PARKTON, BALTIMORE CO. MD.
 BY: MR. HUBERT A. BELLMAN

REVISED FEB 2-1978

DRAWING

A-1

OF 2