

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, F.H. Klaunberg & Son, 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 (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; and (2) for the following reasons:

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: Outdoor Advertising Structure

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

By Twin Ridge Properties, Inc. Contract purchaser
Address: 1901 Snow Meadow Lane
BALTIMORE, MD. 21209
Petitioner's Attorney

By Industrial Metal Products Legal Owner
Address: 6400 Falls Road
BALTIMORE, MD. 21209
Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 197____, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _____, 197____, at _____ o'clock _____ A. M.

(over)

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, F.H. Klaunberg & Son, 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 413.30 to permit a setback of _____ feet from a street right-of-way in lieu of the required 25 feet, and to permit a distance of _____ feet from the center line of said right-of-way in lieu of the required 50 feet (Falls Road)

Need of directional sign for Twin Ridge Apartment location, owing to lack of simple, direct access route. Drivers looking for the apartments from Falls Road approach have trouble finding it.

The terrain has a slightly hilly prominence. The sign is proposed for the top of the prominence. (South west corner of Falls & Old Pimlico Rds.)

See attached description

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance 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.

By Twin Ridge Properties, Inc. Contract purchaser
Address: 1901 Snow Meadow Lane
BALTIMORE, MD. 21209
Petitioner's Attorney

By Industrial Metal Products Legal Owner
Address: 6400 Falls Road
BALTIMORE, MD. 21209
Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 197____, 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 held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _____, 197____, at _____ o'clock _____ A. M.

(over)

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

March 13, 1974

Mr. F. H. Klaunberg
Industrial Metal Products
6400 Falls Road
Baltimore, Maryland 21209

RE: Variance and Special Exception
Petition
Item 136
F. H. Klaunberg & Son - Petitioners

Dear Mr. Klaunberg:

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 at the southwest quadrant of Falls and Old Pimlico Roads and is presently improved with the structure that is the object of this request.

The properties to the north, across Old Pimlico Road, and to the east, across Falls Road, are presently unimproved. The property to the south is improved with a concrete block building to which the Committee was unable to determine the use.

The petitioner is requesting a Special Exception for an outdoor advertising sign to advertise an apartment project to the west on Old Pimlico Road.

Mr. F. H. Klaunberg
Item 136
March 13, 1974

Page 2

He is also requesting a Variance to permit a setback of zero (0) feet from the street right-of-way instead of the required twenty-five (25) feet.

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 of the filing certificate, will be forwarded to you in the near future.

Very truly yours,

James B. Byrnes, III
JAMES B. BYRNES, III
Chairman,
Zoning Advisory Committee

JBP:JD
Enclosure

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

Branch of Engineering
ELIZABETH N. DIVEN, P. E., CHIEF

February 28, 1974

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

Re: Item #136 (1973-1974)
Property Owner: F. H. Klaunberg & Son
S/W corner of Falls Rd. and Old Pimlico Rd.
Existing Zoning: R-1
Proposed Zoning: Variance to permit a setback of 0' from a street right-of-way instead of the required 25' and a distance of 46' 3" from the centerline of said right-of-way instead of the required 50' and a Special Exception for Outdoor Advertising Structure
No. of Acres: 50 sq. ft. District: 3rd

Dear Mr. DiNenna:

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.

General:

Baltimore County utilities and highway improvements apparently are not involved. However, the location of the existing sign is in extremely close proximity to the road right-of-way line, if not actually within the right-of-way.

If the sign is within the road right-of-way, it will be necessary that the Petitioner relocate the sign. The plan should be revised to clarify the exact location of the existing sign relative to the highway right-of-way.

Very truly yours,

Elizabeth N. Diven
ELIZABETH N. DIVEN, P.E.
Chief, Bureau of Engineering

ENCLOSURES:
0-1E Key Sheet
32 NS 8 & 9 Pos. Sheets
NS 8 C Topo
69 Tax Map

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric DiNenna, Zoning Commissioner Date: April 5, 1974

FROM: William D. From, Director
Office of Planning
SUBJECT: Petition #74-231-XA. Beginning 20 feet West of the Southwest corner of Falls and Old Pimlico Roads - 3rd Election District
Petition for Special Exception for an Outdoor Advertising Structure.
Petition for Variance a Front Street Setback
Petitioner - F.H. Klaunberg & Son

3rd District

HEARING: Monday, April 8, 1974 (10:45 A.M.)

The staff of the Office of Planning has reviewed the subject petition and has the following comment to offer.

The granting of the requested Special Exception would not be inconsistent with the 1980 Guideplan, the County's official Master Plan.

William D. From
William D. From, Director
Office of Planning

WDF:NEG:rw

BALTIMORE COUNTY, MARYLAND JEFFERSON BUILDING TOWSON, MARYLAND 21204

DEPARTMENT OF TRAFFIC ENGINEERING
EUGENE J. CLIFFORD, P.E. WM. T. MELLER
DIRECTOR DEPUTY TRAFFIC ENGINEER

March 11, 1974

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

Re: Item 136 - February 12, 1974 - ZAC
Property Owner: F.H. Klaunberg & Son
Variance to permit a setback of zero feet from a straight right of way instead of the required 25 feet and a distance of 46 feet three inches from the centerline of said right of way instead of the required 50 feet and a special exception for outdoor advertising structure

Dear Mr. DiNenna:

No traffic problems are anticipated by the requested variance to the special exception for an outdoor advertising structure.

Very truly yours,

Michael S. Flanigan
Michael S. Flanigan
Traffic Engineer Associate

MSF/pk

OCT. 2, 1974

**PETITION FOR SPECIAL
EXEMPTION AND VARIANCE**

TO: The Planning Board, Special
Appeals Board for an Outdoor
Amusement Ride

FROM: The City of Baltimore
Department of Public Works
Public Works Bureau, Room 166
County Office Building, 100
North Avenue, Towson, Maryland

SUBJECT: The Federal Commission
on the Safety and Regulation of
Amusement Rides, Inc. (FCASRA)
Petition for Special Exemption
to Outdoor Amusement Rides,
Inc. (OAR, Inc.)

LOCATION: Between 31st Street
and 32nd Street, Baltimore
County, Maryland

DATED: 11/19/81

DATE OF PUBLIC HEARING: 11/26/81

DATE OF DECISION: 12/1/81

THE PETITIONER REQUESTS:

1. That the Planning Board, Special
Appeals Board, be authorized to
grant a Special Exemption and
Variance to the OAR, Inc. to
operate its amusement ride
between 31st Street and 32nd
Street, Baltimore County, Maryland,
to permit a distance of 25 feet
from the ride to the nearest
property line instead of the
required 50 feet.

**THE PETITIONER REQUESTS, IN THE
ALTERNATE, THAT:**

1. That the Planning Board, Special
Appeals Board, be authorized to
grant a Special Exemption and
Variance to the OAR, Inc. to
operate its amusement ride
between 31st Street and 32nd
Street, Baltimore County, Maryland,
to permit a distance of 25 feet
from the ride to the nearest
property line instead of the
required 50 feet.

**ALL THAT part of said petition is
granted.**

IT IS ORDERED: That the Planning
Board, Special Appeals Board, be
authorized to grant a Special
Exemption and Variance to the
OAR, Inc. to operate its
amusement ride between 31st
Street and 32nd Street, Baltimore
County, Maryland, to permit a
distance of 25 feet from the
ride to the nearest property
line instead of the required
50 feet.

**AS SHOWN ON BALD ROAD
COMMISSIONER'S MAP OF
THE PROPERTY OF F. E. KENNEDY
AND SONS, INC., BALTIMORE
COUNTY, MARYLAND, DATED
MAY 19, 1979, THE PLANNING
BOARD, SPECIAL APPEALS BOARD,
IS AUTHORIZED TO GRANT A
SPECIAL EXEMPTION AND
VARIANCE TO THE OAR, INC.
BALTIMORE COUNTY.**

BY: ERIC DEMENNA
Chairman, Planning Board,
Special Appeals Board
BALTIMORE COUNTY

CERTIFICATE OF PUBLICATION

TOWSON, MD. March 21,, 1974

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 at one time successive weeks before the 11th day of April, 1974, the first publication appearing on the 21st day of March 1974.

THE JEFFERSONIAN

Cost of Advertisement, \$

PETITION FOR
SPECIAL EXCEPTION AND
VARIANCE
IN DISTRICT

[illegible]

OFFICE OF


THE COMMUNITY TIMES

RANDALLSTOWN, MD. 21133 August 1981

THIS IS TO CERTIFY, that the annexed advertisement of
James Earl Ray
of Baltimore County
 was inserted in THE COMMUNITY TIMES, a weekly newspaper published
 in Baltimore County, Maryland, once a week for one ~~several~~
 weeks before the 25th day of March, 1974, that is to say, the same
 was inserted in the issue of March 21, 1974.

STROMBERG PUBLICATIONS, Inc.

By Ruth Morgan

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 1974
~~1972~~. Item #

S. Eric DiNenna
Zoning Commissioner

Petitioner Kenneth L. Leno

Petitioner's Attorney _____ Reviewed by _____

* 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. 13148

DATE March 11, 1974 ACCOUNT 01 66

AMOUNT \$50.00

LOW : CUSTOMER

V. G. Mitchell Advertising
938 North Calvert St.

Petition for Special Exception and Variance for
P. H. Klainberg & Son #74-231-XA 5000

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

No. 14748

DATE April 19, 1974 ACCOUNT 01-662

AMOUNT \$58.50

DISTRIBUTION

WHITE - CASHIER PINK - AGENCY YELLOW -
Twin Ridge Properties
8 Freer Street
Ignebrook, New York 11563
Advertising and posting of property for P. H.
Klaunberg & Sons--#74-231-XA

14748

52

AMOUNT \$58.50

NEW LOW - CUSTOMER

by P. R. 58.50 mg

