

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or John E. MacLeod, 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, her by petition for a special exception for four (4) advertising structures to the Zoning Law of Baltimore County, from an existing use to a new use, for the following reason:

See attached description

for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for Four (4) Advertising Structures

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

DATE August 6, 1974 Donnelly Adv. Corp. of Maryland
Contract 100-1000
Address 300 Remington Avenue
Baltimore, Maryland 21211
Petitioner's Attorney

John E. MacLeod
Legal Owner
Address 815 Frederick Road
Baltimore, Maryland 21204
Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this 12th day of July, 1974, 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 Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 14th day of August, 1974, at 1:00 o'clock P.M.

John E. MacLeod
Zoning Commissioner of Baltimore County.

(over)

PROPERTY DESCRIPTION

Description A

Beginning at a point located on the north side of Hollins Ferry Road, approximately 1,500 feet east of the centerline of Hammonds Ferry Road and located 50 feet from the centerline of Hollins Ferry Road (70 feet wide), thence running the following courses and distances:

1. in a northerly direction at a right angle to the street a distance of 55 feet; thence,
2. at a right angle in an easterly direction, a distance of 8 feet; thence,
3. at a right angle and in a southerly direction, a distance of 25 feet; and thence,
4. at a right angle and in a westerly direction, a distance of 8 feet, to the point of beginning.

Description B

Beginning at a point located on the north side of Hollins Ferry Road, approximately 675 feet west of the centerline of Bero Road and located 50 feet from the centerline of Hollins Ferry Road (70 feet wide), the running the following courses and distances:

1. in a northerly direction and at a right angle to the street, a distance of 25 feet; thence,
2. at a right angle and in a westerly direction, a distance of 15 feet; thence,
3. at a right angle and in a southerly direction, a distance of 25 feet; and thence,
4. at a right angle in an easterly direction, a distance of 15 feet to the point of beginning.

August 15, 1974

Mr. William Walker
Donnelly Advertising Corporation
of Maryland
3001 Remington Avenue
Baltimore, Maryland 21211

RE: Petition for Special Exception
N/S of Hollins Ferry Road, 1500'
E of Hammonds Ferry Road
N/S of Hollins Ferry Road, 675'
W of Bero Road -
13th Election District
John E. MacLeod - Petitioner
NO. 75-24-X (Item No. 12)

Dear Mr. Walker:

I have this date passed my Order in the above referenced matter.
Copy of said Order is attached.

Very truly yours,

S. ERIC DINENNA
Zoning Commissioner

SEI/sw

Attachments

cc: Mr. John E. MacLeod
815 Frederick Road
Baltimore, Maryland 21228

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

August 5, 1974

Bureau of Engineering
ELLISWORTH N. DIVER, P. E. - CHIEF

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

Re: Item #12 (1974-1975)
Property Owner: John E. MacLeod
(a) N/S of Hollins Ferry Rd., 1500' E. of the centerline of Hammonds Ferry Rd.
(b) N/S of Hollins Ferry Rd., 675' W. of the centerline of Bero Rd.
Existing Zoning: B.L.
Proposed Zoning: Special Exception for four 12'x25' illuminated advertising structures
No. of Acres: 4 - 12'x25' District: 13th

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 do not appear to be involved. However, the comments supplied by the Zoning Advisory Committee for this site, in connection with Item #25, Cycle II (October 1971 - April 1972), are referred to for your consideration.

Very truly yours,

Ellisworth N. Diver
ELLISWORTH N. DIVER, P.E.
Chief, Bureau of Engineering

END:RAM:FW:iss

C-NE Key Sheet
22 55 5 Pos. Sheet
SW 6 B & C Topo
109 Tax Map

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

Item 12

Donnelly Adv. Corp. of Maryland
300 Remington Avenue
Baltimore, Maryland 21211

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 12th day of July, 1974.

S. Eric Dinenna
S. ERIC DINENNA,
Zoning Commissioner

Petitioner John E. MacLeod

Petitioner's Attorney

Reviewed by Thomas H. Devlin
Chairman,
Zoning Advisory Committee

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

July 17, 1974

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

Dear Mr. Dinenna:

Comments on Item 12, Zoning Advisory Committee Hearing,
July 16, 1974, are as follows:

Property Owner: John E. MacLeod
Location: (a) N/S of Hollins Ferry Road, 1500' E of the centerline of Hammonds Ferry Road
(b) N/S of Hollins Ferry Road, 675' W of the centerline of Bero Road
Existing Zoning: B.L.
Proposed Zoning: Special Exception for four 12' x 25' illuminated advertising structures.
No. of Acres: 4 - 12' x 25'
District: 13th

Since this petition is for a sign only, no health hazards are anticipated.

Very truly yours,

Thomas H. Devlin
Thomas H. Devlin, Director
BUREAU OF ENVIRONMENTAL SERVICES

HVB/mc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric Dinenna, Zoning Commissioner Date August 6, 1974
FROM: William D. From, Director of Planning
SUBJECT: Petition #75-24-A. North side of Hollins Ferry Road 1500 feet East of Hammonds Ferry Road
North side of Hollins Ferry Road, 675' West of the centerline of Bero Road.
Petition for Special Exception for Four (4) Advertising Structures
Petitioner - John E. MacLeod

13th District

HEARING: Wednesday August 14, 1974 (1:00 P.M.)

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

This site is identified on the proposed Southwestern Sector Plan as a potential location for a neighborhood center.

William D. From
William D. From
Director of Planning

WDF:NEG:rw

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing that by reason of the requirements of Section 592.1 of the Baltimore County Zoning Regulations having been met,

the above reclassification should NOT BE HAD, and/or the Special Exception should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 15th day of August, 1974, that the above described property be and the same is hereby DENIED and that the above described property or area be and the same is hereby continued as to remain in the same zone, and/or the Special Exception for be and the same is hereby DENIED.

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

the above reclassification should NOT BE HAD, and/or the Special Exception should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 15th day of August, 1974, 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 to remain in the same zone, and/or the Special Exception for be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

July 19, 1974

Donnelly Adv. Corp. of Maryland
360 Remington Avenue
Baltimore, Maryland 21211

Donnelly Adv. Corp. of Maryland
360 Remington Avenue
Baltimore, Maryland 21211

RE: Special Exception Petition
Item 12
John E. MacLeod - Petitioner

Gentlemen:

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 north side of Hollins Ferry Road opposite Ryerson Circle in the 13th Election District of Baltimore County and is presently unimproved. All properties abutting the subject site to the east, west, and north are presently unimproved. An existing rockhouse development exists at the southwest quadron of Ryerson Circle and Hollins Ferry Road, and the Riverview Elementary School property exists at the southeast quadron of that intersection.

The petitioner is requesting a Special Exception to permit four illuminated outdoor advertising structures.

Donnelly Adv. Corp. of Maryland
Item 12
Page 2

July 19, 1974

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,

James B. Byrnes, III
Chairman,
Zoning Advisory Committee

JBB:JD

Enclosure

Baltimore County Fire Department

J. Austin Deitz
Chief



Towson, Maryland 21204
833-7310

Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Mr. Jack Dilton, Chairman
Zoning Advisory Committee

Re: Property Owner: John E. MacLeod
Location: (a) N/S of Hollins Ferry Rd, 1500' E of the centerline of Hammond Ferry Road (b) N/S of Hollins Ferry Road, 675' W of the centerline of Bero Road
Item No. 12 Zoning Agenda July 16, 1974

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals of feet along an approved road in accordance with Baltimore County standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead-end condition shown at the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.
- () 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "The Life Safety Code", 1970 Edition prior to occupancy.
- () 6. Site plans are approved as drawn.
- (x) 7. The Fire Prevention Bureau has no comments at this time.

Reviewed by: [Signature] Noted and Approved: [Signature]
Planning Group Special Inspection Division Deputy Chief Fire Prevention Bureau

mls
4/16/73

WILLIAM D. FROMM
DIRECTOR
S. ERIC DINENNA
ZONING COMMISSIONER



July 25, 1974

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 #12, Zoning Advisory Committee Meeting, July 16, 1974, are as follows:

Property Owners: John E. MacLeod
Location: (a) N/S of Hollins Ferry Rd, 1500' E of the centerline of Hammond Ferry Rd.
(b) N/S of Hollins Ferry Rd, 675' W of the centerline of Bero Road
Existing Zoning: B.L.
Proposed Zoning: Special Exception for four 12' x 25' illuminated advertising structures
No. of Acres: 4 - 12' x 25'
District: 13th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

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

Very truly yours,

John L. Wimbly
John L. Wimbly
Planning Specialist II
Project & Development Planning Division

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
SUITE 301 JEFFERSON BUILDING 105 WEST CHESAPEAKE AVENUE TOWSON, MARYLAND 21204
AREA CODE 301 PLANNING 434-2311 ZONING 434-2321

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

July 19, 1974

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

Z.A.C. Meeting of: July 16, 1974

Re: Item 12

Property Owners: John E. MacLeod

Location: (a) N/S of Hollins Ferry Road, 1500' E. of the centerline of Hammond Ferry Road
(b) N/S of Hollins Ferry Road, 675' W. of the centerline of Bero Road

Present Zoning: B.L.

Proposed Zoning: Special Exception for four 12' x 25' illuminated advertising structures.

District: 13th

No. Acres: 4 - 12' x 25'

Dear Mr. Dinenna:

No bearing on student population.

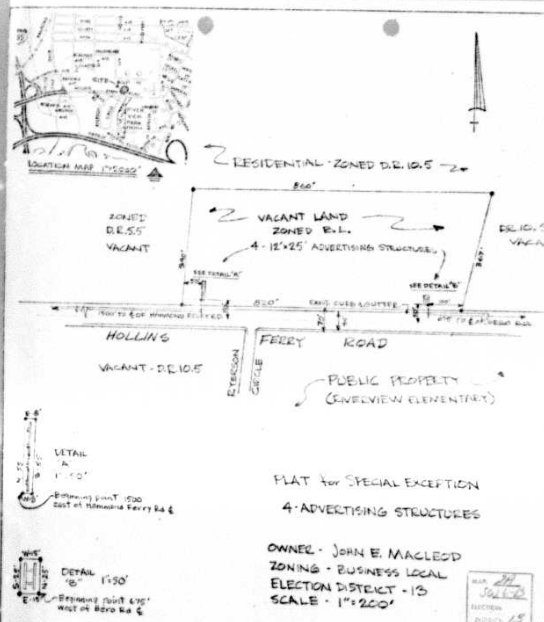
WJP/ml

Very truly yours,
W. Nick Petrovich
Field Representative

H. ENGLIS PARKS, PRESIDENT
EUGENE D. HESS, VICE PRESIDENT
MRS. ROBERT L. BERRY

MARCUS H. GOTTARIS
JOSEPH N. MCGOWAN
ALVIN LORECK
JOHN H. WHEELER, SUPERVISOR

T. RAYMOND WILLIAMS, JR.
RICHARD W. TRACEY, V.M.D.
MRS. RICHARD K. RUENEL



PETITION MAPPING PROGRESS SHEET						
FUNCTION	Wall Map		Original		Duplicate	
	date	by	date	by	date	by
Descriptions checked and outline plotted on map						
Petition number added to outline						
Denial						
Grading						
Reviewed by: [Signature]			Revised Plans: Change in outline or description			
Previous case: [Signature]			Map #			

