

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, ARTHUR AND DORIS ARENDT, 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 413.1a. To permit (A) and (B) two D/F signs, type #1, of 32 sq. ft. each and (C) one S/F sign, type #2, of 50 sq. ft. on barn and (D) one D/F sign, type #3, of 31 sq. ft. and

(B) one S/F sign, type #4, of 32 sq. ft. on log house, in lieu of the permitted 15 sq. ft. signs. The above signs are requested for the following reasons: (indicate hardship or practical difficulty)

1. Due to the fact that the Antique Flea Market will be open one day per month, six days per year, on different dates. The dates and location must be shown by sign to assure any degree of success for local people and those traveling long distances, not familiar with the area.

2. To show the name of the Market is very important because we will be advertising in Local and National News and Trade papers. The Mason Dixon Village name should be readily recognized.

3. The signs are aesthetically in harmony with the rolling countryside.

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.

Contract purchaser: Arthur Arendt
Address: 13200 Manor Road
Glenarm, Maryland 21087
Petitioner's Attorney: _____
Protestant's Attorney: _____

SEP 13 1974 PM 4:00
ORDERED By The Zoning Commissioner of Baltimore County, this 13th day of September, 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 held before the Zoning Commissioner of Baltimore County in Room 108, County Office Building in Towson, Baltimore County, on the 17th day of October, 1974, at 10:00 o'clock.

By John W. Hession, III
Zoning Commissioner of Baltimore County.
(over)

DOLLENBERG BROTHERS
Regional Professional Engineers & Land Surveyors
708 WASHINGTON AVENUE AT YORK ROAD
TOWSON, MD. 21204

VARIANCE DESCRIPTION

All those two pieces or parcels of land situate, lying and being in the Seventh Election District of Baltimore County and described as follows to wit:

Beginning for the first thereof at a point in the center of the York Road at the distance of 300 feet northerly measured along the center of the York Road from the center of the Baltimore-Harrisburg Expressway and running thence and blinding in the center of the York Road North 11 degrees 11 minutes 26 seconds East 935 feet thence leaving said road and running through the land of the petitioner herein North 82 degrees 33 minutes West 147.19 feet and thence blinding on the culchins of the land of the petitioner herein the 9 following courses and distances viz: South 3 degrees 34 minutes West 100.03 feet; South 15 degrees 34 minutes West 212.77 feet; South 1 degrees 44 minutes East 94.50 feet; South 37 degrees 09 minutes West 204.03 feet; South 7 degrees 36 minutes East 112 feet; South 13 degrees 57 minutes West 200.03 feet; South 23 degrees 16 minutes West 281.00 feet; South 24 degrees 33 minutes East 35 seconds East 240.30 feet; and North 71 degrees 38 minutes 16 seconds East 799 feet to the place of beginning.

Containing 37.91 Acres of land more or less, saving and excepting therefrom that portion lying within the right of way of the York Road.

Beginning for the second thereof at a point in the center of the York Road at the distance of 3750 feet northerly measured along the center of the York Road from the center of the Baltimore-Harrisburg Expressway and thence leaving said road and running South 73 degrees 48 minutes 34 seconds East 402.1 feet to the "X" on the right of way line of the Baltimore-Harrisburg Expressway thence blinding on said west right of way line North 37 degrees 57 minutes East 433.00 feet thence leaving said expressway and running North 82 degrees 33 minutes 34 seconds West 455 feet to the center of the York Road and thence blinding in the center of said road South 11 degrees 11 minutes 26 seconds East 440 feet to the place of beginning.

Containing 4.33 Acres of land more or less.

Saving and excepting therefrom that portion lying within the right of way of the York Road.



RE: PETITION FOR VARIANCES : BEFORE THE COUNTY BOARD OF APPEALS
E & W sides of York Road, 3280' & 3750'
N of Baltimore-Harrisburg Expressway,
7th Election District : OF BALTIMORE COUNTY
ARTHUR ARENDT, et ux, Petitioners : Case No. 75-79-A (Item 32)

MEMORANDUM OPINION AND ORDER

The history of this case and its status before the Board is set forth in Paragraphs 1 and 2 of the Stipulation of the parties previously filed. All parties having previously been present, and the issues presented are interpreted with no factual determinations to be made, no further hearing is necessary and the Board will therefore close the record and rule on the basis of the Stipulation and the exhibits proffered by the Petitioner.

IT IS, THEREFORE, this 29th day of April, 1977, by the County Board of Appeals for Baltimore County, ORDERED:

1. That the plat of the petitioner's property prepared by Dollenberg Brothers, Surveyors and Engineers, with revision date of June 8, 1973, be accepted as "Petitioner's Exhibit No. 1."

2. That the rendering of a proposed sign, prepared by Petitioner, be accepted as "Petitioner's Exhibit No. 2."

3. That the Stipulation prepared and submitted by the Parties is accepted.

4. That the Board finds the Baltimore County Zoning Regulations (Section 413.1 et seq.), as applicable to this case are as follows:

a. That the Petitioners are entitled to erect and maintain one double-faced sign not exceeding 32 square feet in area per face at the location indicated as "B" on the plat marked, "Petitioner's Exhibit 1," which said sign may include in addition to identification of the premises information pertaining to forthcoming flea market events.

b. That the Petitioners are entitled to erect and maintain one additional double-faced sign not exceeding 21 square feet per face in area at the location indicated as "B" on the said plat marked, "Petitioner's Exhibit 1," which said sign may display only directional information (a term which does not include wording which advertises to or informs the public of forthcoming events scheduled on the premises or any wording other than that identifying the premises and suggesting the appropriate exit from Interstate Highway 83 from which a motorist might reach the premises), to be erected and maintained in substantial accordance with the rendering which is marked, "Petitioner's Exhibit 2," herein.

c. That the Petitioner is not entitled to place, erect, affix or otherwise maintain any other roadside signs or signs visible from a public roadway on or about the premises here involved.

5. That because in accordance with this finding, no variances from the Regulations are necessary, that portion of the Zoning Commissioner's Order of April 23, 1975, granting such variances is reversed, and the variances sought therein be and they are hereby DENIED.

Any appeal from this decision must be in accordance with Rules B-1 through B-12 of the Maryland Rules of Procedure.

COUNTY BOARD OF APPEALS

OF BALTIMORE COUNTY

Walter A. Reiter, Jr.
Chairman

Robert L. Gilland

Herbert A. Davis



RE: PETITION FOR VARIANCES * BEFORE THE
E & W sides of York Road, * ZONING COMMISSIONER
3280' & 3750' N of Baltimore-Harrisburg Expressway - *
7th Election District * OF
Arthur Arendt, et ux - * BALTIMORE COUNTY
Petitioners *
NO. 75-79-A (Item No. 32) *

ORDER FOR APPEAL

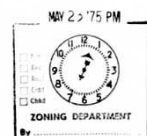
Mr. Commissioner:

Please note an Appeal from your decision in the case of Arthur Arendt, et ux, on April 23, 1975, to the County Board of Appeals and forward all papers in connection therewith to said Board for hearing.

John W. Hession, III
John W. Hession, III
People's Counsel
County Office Building
Towson, Maryland 21204
494-3212

I HEREBY CERTIFY That a copy of the foregoing Order for Appeal was mailed this 23rd day of May, 1975, to Arthur and Doris Arendt, 13200 Manor Road, Glenarm, Maryland 21057, Legal Owners.

John W. Hession, III
John W. Hession, III



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric DiMenna, Zoning Commissioner Date: October 7, 1974

FROM: William D. Fromm, Director of Planning

SUBJECT: Petition #75-79-A, East and West sides of York Road 3280 feet and 3750 feet North of Baltimore-Harrisburg Expressway.

Petition for Variance for Sign Area.
Petitioner - Arthur and Doris Arendt

7th District

HEARING: Thursday, October 17, 1974 (10:00 A.M.)

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

The granting of these requested variances will establish a series of signs in a serene rural landscape devoid of billboards and signs visible from I-83.

These signs, in the staff's opinion, are not compatible with the character of the surrounding area.

It is our opinion that the sign standards in the Baltimore County Zoning Regulations were intended in part to prevent conditions of this nature - and we believe that if all signs in Baltimore County met these standards, conditions might well be significantly better than they are. For this reason we feel that the standard should be strictly adhered to except in that rare case wherein the petitioners can show a genuine difficulty or unreasonable hardship would result if the variance were not to be granted. We are thus opposed to the granting of the petitioner's request unless such a showing is made.

William D. Fromm
William D. Fromm
Director of Planning

WDF/WDJ/rw



BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BUILDING
111 N. Chesapeake Avenue
Towson, Maryland 21204James B. Byrnes, III
ChairmanMEMBERS
ZONING ADMINISTRATION
HEALTH DEPARTMENT
BUREAU OF FIRE PROTECTION
DEPARTMENT OF
TRAFFIC ENGINEERING
STATE HIGHWAY
ADMINISTRATION
BUREAU OF
ENGINEERING
PROJECTS AND
DEVELOPMENT PLANNING
INDUSTRIAL
DEVELOPMENT
COMMISSION
BOARD OF EDUCATION
OFFICE OF THE
BUILDINGS ENGINEER

September 16, 1974

Mr. Arthur Arendt
13200 Manor Road
Glenasm, Maryland 21057RE: Variance Petition
Item 32
Arthur & Doris Arendt - Petitioners

Dear Mr. Arendt:

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 York Road, approximately 3800 feet north of the Baltimore Harrisburg Expressway, in the 7th Election District of Baltimore County. The westernmost parcel is presently unimproved and the eastern parcel is improved with a large barn, two dwellings, and a shed. The properties are surrounded with large acreage farm parcels on all sides and the Baltimore Harrisburg Expressway abuts the eastern parcel on its eastern side.

This property was the subject of a previous zoning hearing (Case No. 74-16X), which granted both properties a Special Exception for use as an antique shop and flea market.

The petitioner is now requesting variances to permit five assorted signs both attached to existing

Mr. Arthur Arendt
Re: Item 32
Page 2

September 16, 1974

structures and free standing, all to exceed the permitted 15 square 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 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

cc: DeGnberg Brothers
709 Washington Avenue at York Road
Towson, Maryland 21204

Baltimore County Fire Department

J. Austin Dentz
Chief

Towson, Maryland 21204

822-7416

Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204Attention: Mr. Jack Dillon, Chairman,
Zoning Advisory CommitteeRe: Property Owners: Arthur & Doris Arendt
Location: Parcel 1 & 2, York Road, 3750' N of Baltimore Harrisburg Exp.
Item No. 32 Zoning Agenda August 6, 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 100 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 _____
- () 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", 1973 Edition prior to occupancy.
- () 6. Site plans are approved as drawn.
- () 7. The Fire Prevention Bureau has no comments at this time.

Reviewed: *[Signature]* Noted and Approved: *[Signature]*
Planning Group Deputy Chief
Special Inspection Division Fire Prevention BureauBaltimore County, Maryland
Department of Public Works
COUNTY OFFICE BUILDING
TOWSON, MARYLAND 21204Bureau of Engineering
ELLSWORTH N. DYER, P.E., CHIEF

August 11, 1974

M. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204Re: Item #32 (1974-1975)
Property Owners: Arthur & Doris Arendt
Parcel 1 - W/S York Rd., 3240' N. of Baltimore-Harrisburg Exp.
Parcel 2 - E/S York Rd., 3750' N. of Baltimore-Harrisburg Exp.
Existing Zoning: R-1
Proposed Zoning: Variance from Sec. 413.1a to permit (A) and (B) two D/F signs, type #1, of 32 sq. ft. each and (C) one S/F sign, type #2, of 50 sq. ft. on barn and (D) one T/F sign, type #3, of 21 sq. ft. and (E) one S/F sign, type #4, of 32 sq. ft. on loghouse, in lieu of the permitted 15 sq. ft.
No. of Acres: Parcel 1 - 1.91 District: 7th
Parcel 2 - 4.33

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:

The comments supplied by the Zoning Advisory Committee for this site in connection with Item #26 (1972-1973) remain valid and applicable to this Item #32 (1974-1975); those comments are referred to for your consideration.

Very truly yours,

[Signature]
ELLSWORTH N. DYER, P.E.
Chief, Bureau of Engineering

END:ENM:PM:100

cc: G. Reier

XX-XX Key Sheet
13, 15, 16 NW 6, 7 & 8 "os. Sheets
NW 36 & 16 S Topo
12 Tax MapMaryland Department of Transportation
State Highway AdministrationHarry H. Hughes
Director
Bernard M. Evans
Assistant Director

August 9, 1974

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204ITEM 32
Re: Z.A.C. Meeting
August 6, 1974
Property Owners: Arthur & Doris Arendt
Location: Parcel 1 & 2, York Road
(Route 45)
Proposed Zoning: Variance from Sec. 413.1a to Permit (A) and (B) two D/F signs, type #1, of 32 sq. ft. each and (C) one S/F sign, type #3, of 21 sq. ft. and (D) one S/F sign, type #4, of 32 sq. ft. on loghouse, in lieu of the permitted 15 sq. ft.
No. of Acres: Parcel 1 - 1.91
Parcel 2 - 4.33
District: 7th

Dear Mr. DiNenna:

An inspection at the subject site revealed that the entrances are substandard for commercial use. They must be widened and paved in accordance with State Highway Administration standards and specifications. The construction must be done under permit from the Administration.

The 1973 average daily traffic county on this section of York Road is 1700 vehicles.

Very truly yours,

Charles Lee, Chief
Bureau of Engineering Access Permits
By: John E. Meyers

CLJ:EMK

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

August 9, 1974

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

Dear Mr. DiNenna:

Comments on Item 32, Zoning Advisory Committee Meeting, August 6, 1974, are as follows:

Property Owner: Arthur & Doris Arendt
Location: Parcel 1 - W/S York Rd. 3240' N of Baltimore-Harrisburg Exp.
Parcel 2 - E/S York Rd. 3750' N of Baltimore-Harrisburg Exp.
Existing Zoning: R-1
Proposed Zoning: VARIANCE from Sec. 413.1a to permit (A) and (B) two D/F signs, type #1, of 32 sq. ft. each and (C) one S/F sign, type #2, of 50 sq. ft. on barn and (D) one S/F sign, type #3, of 21 sq. ft. and (E) one S/F sign, type #4, of 32 sq. ft. on loghouse, in lieu of the permitted 15 sq. ft.No. of Acres: Parcel 1 - 1.91
Parcel 2 - 4.33
District: 7th

Comments: Since this variance is for a sign, no health hazard is anticipated.

Very truly yours,

[Signature]
Thomas C. Devlin, Director
BUREAU OF ENVIRONMENTAL SERVICES

PHVB/mc

Mr. Arthur Arendt
13200 Manor Road
Glenasm, Maryland 21057

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

County Office Building
111 N. Chesapeake Avenue
Towson, Maryland 21204Your Petition has been received and accepted
for filing this 15th day of September 1974.*[Signature]*
S. ERIC DINENNA,
Zoning Commissioner

Petitioner: Arthur & Doris Arendt

Petitioner's Attorney: _____ Reviewed by: *[Signature]*
Chairman,
Zoning Advisory Committee

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: August 6, 1974

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

Z.A.C. Meeting of: August 6, 1974

Re: Item 32

Property Owner: Arthur & Doris Arendt

Location: Parcel 1 - W/S York Rd. 3280' N. of Balto-Harrisburg Expressway.

Parcel 2 - E/S York Rd. 3750' N. of Balto-Harrisburg Expressway.

Present Zoning: R.D.P.

Proposed Zoning: Variance from Section 413.1a to permit (A) and (B) two D/F Signs, type #1 of 32 sq. ft. each and (C) one S/F sign, type #2 of 50 sq. ft. on barn and (D) one D/F sign, type #3 of 21 sq. ft. and (E) one S/F sign, type #4 of 32 sq. ft. on loghouse, in lieu of the permitted 15 sq. ft.

No. Acres: Parcel 1 - 37.91

Parcel 2 - 4.33

District: 7th

Dear Mr. DiNenna:

No bearing on student population.

WNP/ml

Very truly yours,
W. Nick Petrovich
W. Nick Petrovich,
Field Representative.

H. EMBLE PARKS, PRESIDENT
EUGENE C. HESS, VICE-PRESIDENT
MRS. ROBERT L. BERNEY

MARCUS M. SOTSBARIS
JOSEPH N. MCGOWAN
ALVIN LORECK
JOHN A. WHEELER, SUPERINTENDENT

T. BAYARD WILLIAMS, JR.
RICHARD W. TRACEY, V.M.D.
MRS. RICHARD K. WUERFEL

WILLIAM D. FROMM
DIRECTOR

S. ERIC DINENNA
ZONING COMMISSIONER



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 #31-A, Zoning Advisory Committee Meeting, August 6, 1974, are as follows:

Property Owner: Arthur and Doris Arendt

Location: Parcel 1 - W/S York Road 3280' N of Balto. Harrisburg Exp.

Parcel 2 - E/S York Road 3750' N of Balto. Harrisburg Exp.

Existing Zoning: R.D.P.

Proposed Zoning: Variance from Sec. 413.1a to Permit (A) and (B) two D/F Signs, type #1, of 32 sq. ft. each and (C) one S/F sign, type #2, of 50 sq. ft. on barn and (D) one D/F sign, type #3, of 21 sq. ft. and (E) one S/F sign, type #4, of 32 sq. ft. on loghouse, in lieu of the permitted 15 sq. ft.

No. of Acres: Parcel 1 - 37.91

Parcel 2 - 4.33

District: 7th

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 are 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. Wimbley

John L. Wimbley
Planning Specialist II
Project and 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 694-3311 ZONING 694-3351

BALTIMORE COUNTY, MARYLAND
JEFFERSON BUILDING TOWSON, MARYLAND 21204



DEPARTMENT OF TRAFFIC ENGINEERING

EUGENE J. CLIFFORD, P.E.

DIRECTOR

WM. T. MELLER

DEPUTY TRAFFIC ENGINEER

September 27, 1974

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

Re: Item 32 - ZAC - August 6, 1974

Property Owner: Arthur & Doris Arendt

Location: Parcel 1 - W/S York Rd. 3280' N of Balto-Harrisburg Expwy.
Parcel 2 - E/S York Rd. 3750' N of Balto-Harrisburg Expwy.

Existing Zoning: RDP

Proposed Zoning: VARIANCE from Sec. 413.1a to permit (A) & (B) two D/F Signs, type #1, of 32 sq. ft. each and (C) one S/F sign, type #2, of 50 sq. ft. on barn and (D) one D/F sign, type #3, of 21 sq. ft. and (E) one S/F sign, type #4, of 32 sq. ft. on loghouse, in lieu of the permitted 15 sq. ft.

No. of Acres: Parcel 1 - 37.91

Parcel 2 - 4.33

District: 7th

Dear Mr. DiNenna:

The subject petition seems to have no traffic problems.

Very truly yours,

Michael S. Flanigan
Michael S. Flanigan
Traffic Engineer Assoc.

MSF/lb

DISPLAY AREA FOR FLEAMARKET FOR ANTIQUES
TO BE HELD NOT MORE THAN 6 TIMES
PER YEAR.

PORTABLE LAVATORIES TO BE USED
ON MARKET DAYS

FIRST PARCEL
37.9 ACRES IN PROPOSED
SPECIAL EXCEPTION

PROPOSED PARKING
157 SPACES 10' X 20'

6' COMPACT EVERGREEN SCREENING

ELEVATION VIEWS OF PROPOSED SIGNS

5.81° 55' 35" E 847.8'

S. B. Harris
ZONED RDP

NO. 2
SINGLE FACED
18' X 12'
ATTACHED TO BARN
(SIGN 10')

PLAT OF PROPERTY OF

WALTER SHAUL

END ELEVATION

7TH DISTRICT - BALTIMORE COUNTY - MARYLAND
purchased by Mr. & Mrs. Arthur W. Arendt - 1973

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

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

AREA IN PROPOSED SPECIAL EXCEPTION
ON EAST SIDE OF YORK ROAD = 4.33 ACRES

EXISTING BARN TO BE CONVERTED TO ANTIQUITY SHOP
PARKING
100' X 46' = 4600'² ÷ 200' = 23 SPACES REQUIRED
24 SPACES PROVIDED
PARKING AREA TO BE PAVED WITH DURABLE DUSTLESS SURFACE

ADDITONS FOR ZONING JUNE 8, 1973

SCALE: N/A Nov. 11, 1970
DOLLENDORF BROTHERS
SURVEYORS & ENGINEERS
707 WASHINGTON AVENUE
TOWSON, MARYLAND



Richard N. Tracey
ZONED RDP

Sidney Taylor, Jr.
ZONED RDP

WOODS

FIRST PARCEL
37.9 ACRES IN PROPOSED
SPECIAL EXCEPTION

DISPLAY AREA FOR FLEA MARKET FOR 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'

6' COMPACT EVERGREEN SCREENING

SECOND PARCEL
4.33 ACRES
7 SPECIAL EXCEPTION

PARKING
24 SPACES
10' X 20'

EXISTING BARN
TO BE CONVERTED
TO ANTIQUE SHOP

57845-34 E 402.81

29.357 ACRES ±

(INTERSTATE HIGHWAY 83)

EXPRESSWAY

To Harrisburg

ELEVATION VIEWS OF PROPOSED SIGNS

8'



Richard W. Tracey
ZONED RDP

32° 44' E 78.50'

32° 44' E 78.50'

32° 44' E 78.50'

32° 44' E 78.50'

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32° 44' E 78.50'

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

FIRST PARCEL
37.9 ACRES IN PROPOSED
SPECIAL EXCEPTION

PROPOSED PARKING
157 SPACES 10' X 10'

6' COMPACT EVERGREEN SCREENING

5.81° 55' 35" E 841.80'

J. B. Harris
ZONED RDP

NO. 2
SINGLE FACED
10' X 5'
ATTACHED TO BARN
(SIGN 10' X 5')

PLAT OF PROPERTY OF
WALTER SHAUL
END ELEVATION
LOCATED IN

7TH DISTRICT - BALTIMORE COUNTY - MARYLAND
purchased by Mr. & Mrs. Arthur W. Arendt - 1973

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

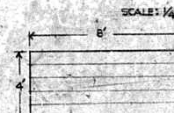
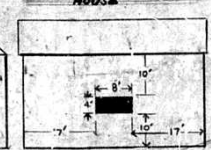
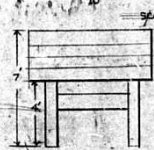
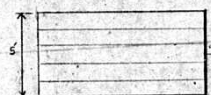
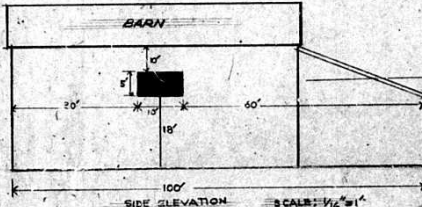
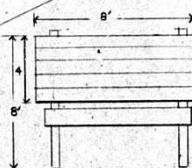
AREA IN PROPOSED SPECIAL EXCEPTION
OF EAST SIDE OF YORK ROAD = 4.33 ACRES

EXISTING BARN TO BE CONVERTED TO ANTIQUE SHOP
PARKING
100' X 46' = 4600'² + 200' = 23 SPACES REQUIRED
24 SPACES PROVIDED
PARKING AREA TO BE PAVED WITH A DURABLE DUSTLESS SURFACE

ADDITIONS FOR ZONING JUNE 8, 1973

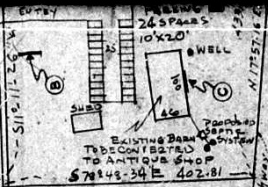
SCALE: 1" = 100'
DOUGLAS BROTHERS
30 WASHINGTON AVENUE
TOWSON, MARYLAND

ELEVATION VIEWS OF PROPOSED BARN



SCALE: 1/8" = 1'

SCALE: 1/8" = 1'



EXISTING BARN
TO BE CONVERTED
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37' X 46' = 402.81'

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Sidney Tinley, Jr.
ZONED RDP

ZONED RDP

BOARD OF APPEALS
PETITIONER'S
EXHIBIT 1

WOODS

29.357 ACRES ±

CONTAINING 64.517 ACRES (including 1.454 acres within right-of-way of York Road)

N 82° 33' W 1447.19

DISPLAY AREA FOR FLEA MARKET FOR ANTIQUES
TO BE HELD NOT MORE THAN 6 TIMES
PER YEAR

PORTABLE LAVATORIES TO BE USED
ON MARKET DAYS

FIRST PARCEL
37.9 ACRES IN PROPOSED
SPECIAL EXCEPTION

SECOND PARCEL
4.33 ACRES ±
SPECIAL EXCEPTION

PARKING
26 SPACES
10' X 20'
WELL
EXISTING BARN
TO BE CONVERTED
TO ANTIQUE SHOP
67844-34 E 402.81

PROPOSED PARKING
157 SPACES 10' X 20'



ELEVATION VIEWS OF PROPOSED SIGNS

EXPRESSWAY
TO HARRISBURG

(INTERSTATE HIGHWAY 82)

