

PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, COMPANY OF MARYLAND, 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 232.3 of the Zoning Regulations of Baltimore County to allow a rear yard from the mast structure of 12.41 feet instead of the required 20 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 mast to be erected on the subject property for structural reasons may not be erected on the existing building thereon but should be erected close thereto for the purpose of properly servicing the mast. Placing the mast in the position requested will not interfere with ingress and egress and will be located not on Holabird Avenue, but instead to the rear of the existing structure.

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.

The Chesapeake and Potomac Telephone Company of Maryland
By: B. C. Bickford Legal Owner
District Engineering Manager
Address: 323 N. Charles Street
Baltimore, Maryland, 21201

W. Lee Thomas, Petitioner's Attorney
Address: 102 W. Pennsylvania Avenue
Towson, Maryland 21204

ORDERED By The Zoning Commissioner of Baltimore County, this 6th day

of December, 1975, 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 the public hearing be held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 8th day of January, 1976, at 10:30 o'clock A.M.

William D. From
Zoning Commissioner of Baltimore County.

(over)

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric Martenet, Zoning Commissioner Date: January 6, 1975

FROM: William D. From, Director of Planning

SUBJECT: Petition #75-142-XA, Northwest corner of Holabird and Monumental Avenues, Petition for Special Exception for a Wireless Transmitting and Receiving Structure.

Petitioner - The Chesapeake and Potomac Telephone Company of Maryland

12th District

HEARING: Wednesday, January 8, 1975 (10:30 A.M.)

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

The granting of this request would not be inconsistent with the 1980 Guideplan, the County's official Master Plan.

William D. From
Office of Planning and Zoning

WDF:HTG:rw

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The Chesapeake and Potomac Telephone Company of Maryland, 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 Special Exception under the Zoning Regulations of Baltimore County to allow a rear yard from the mast structure of 12.41 feet instead of the required 20 feet.

See attached description

and for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for, a wireless transmitting and receiving structure pursuant to Section 230.13 thereof.

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.

The Chesapeake and Potomac Telephone Company of Maryland
By: B. C. Bickford Legal Owner
District Engineering Manager
Address: 323 N. Charles Street
Baltimore, Md. 21201

W. Lee Thomas, Petitioner's Attorney
Address: 102 W. Pennsylvania Avenue
Towson, Maryland 21204

ORDERED By The Zoning Commissioner of Baltimore County, this 6th day

of December, 1975, 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 the public hearing be held before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 8th day of January, 1976, at 10:30 o'clock A.M.

William D. From
Zoning Commissioner of Baltimore County.

(over)

The Chesapeake and Potomac Telephone Company of Maryland

Zoning Hearing Testimony

Dundalk Switching Center, Baltimore County, Maryland

- Q. What property does your Company own in Dundalk in connection with the proposed expansion of its telephone facilities?
A. The Company owns two contiguous properties at the northwest corner of Holabird Avenue and Monumental Road, in the Twelfth Election District, in Dundalk, Baltimore County, Maryland. The parcel in question is situated 175.18 feet west of Monumental Road, with a frontage of 200.35 feet, an average depth of 163.69 feet, a rear width of 200 feet and contains .75 of an acre or 32,670 square feet, more or less. It is improved with a two-story and basement brick building, about 100 feet wide by 120 feet deep.
The Dundalk Switching Center was established at this location in July 1954 and in 1956 the building was enlarged.
The present site is located in a Business-Local Zoning District and the Dundalk Switching Center is a permitted use in this District.
- Q. Will you explain the request made by your Company to the Zoning Commissioner of Baltimore County?
A. We have requested that a Special Exception and a Variance be granted to permit the erection of a self-supporting pole, 100 feet in height, on the Dundalk Switching Center property as indicated on the Company's plot plan. The Special Exception is requested in accordance with Section 230.13 of the Zoning Regulations. The Variance is requested to permit a rear yard of 12.41 feet instead of the required 20 feet under Section 232.3 of the Zoning Regulations.
- Q. Describe the need for this installation.
A. The Company has requested P.C.C. authorization for the establishment of a "Baltimore BELLEVUE Personal Signaling System" in the Baltimore Metropolitan Area. A construction permit for the initial installation of this system was granted by P.C.C. on March 13, 1974. This system will be served by eight transmitters with overlapping coverage one of which is proposed at this location (see the attached sketch of the coverage area).

W. Lee Thomas, Esquire
102 West Pennsylvania Avenue
Towson, Maryland 21204

RE: Petition for Special Exception and Variance
NW corner of Holabird and Monumental Avenues - 12th District
The C & P Telephone Company of Maryland - Petitioner
NO. 75-142-XA (Item No. 83)

Dear Mr. Thomas:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,
James E. Dyer
Deputy Zoning Commissioner

JED/mc

Attachments

HOWARD G. TUSTIN, JR. REGISTERED
SURVEYOR

ESTABLISHED 1849

S. J. MARTENET & CO.

LAND SURVEYORS
9 E. LEXINGTON STREET
BALTIMORE, MD. 21202
PHONE: 539-4253



SIMON J. MARTENET 1849-1888
HARRY G. JAYNE 1871-1924
SEPTIMUS P. TUSTIN 1875-1921
J. HOWARD TUSTIN 1884-1940
WILLIAM G. TUSTIN 1887-1931
SAMUEL A. THOMPSON 1898-1944
GEORGE E. HUMMER 1907-1941
HOWARD G. TUSTIN 1907-1949
HOWARD G. TUSTIN 1944-1949

ZONING DESCRIPTION, DUNDALK

BEGINNING for the same at a point distant N-80°30' 33" W 283.7 feet from the northeast corner of Holabird and Monumental Avenues and running thence S-84° 20' W, 10.00 feet, thence N-5° 40' W, 10.00 feet, thence N-84° 20' E, 10.00 feet and thence S-5° 40' E 10.00 feet to the beginning.

CONTAINING 100 square feet of land.

December 2, 1975

Richard P. Tustin
By # 3460



- 2 -

- A. Continued
The common control portion of the proposed system consists of an Omicron computer controlled terminal located at 1420 Columbia Road in Washington, D.C. This terminal is to be jointly used by the Chesapeake and Potomac Telephone Companies of Washington, Virginia and Maryland with appropriate arrangements made to share costs. An Omicron Transmitter Controller located at 320 St. Paul Place in Baltimore City will convert the data output of the terminal for transmission to the eight BELLEVUE Motorola transmitters located in the Baltimore Metropolitan Area. Simultaneously all transmitters will emit the desired signals for detection by the designated portable Motorola receiver unit. An audible tone emitted by the receiver will alert the paged party, who will then use regular telephone service to call a pre-determined telephone number. Simply, the BELLEVUE paging system performs two major functions: (1) accept the incoming call from the dial network, confirm and acknowledge the incoming call and store it for transmission and (2) send the paging call to activate the paging receiver being called (see attached sketch of typical BELLEVUE system).
Because of testing requirements involving the jointly used control terminal in Washington, D.C., the schedule for the proposed BELLEVUE system must be coordinated with the Washington Company's BELLEVUE schedule which proposes system testing and service to the public in the first and second quarters of 1975, respectively. It is therefore imperative that work on the project be commenced as soon as possible.
- Q. Describe the appearance of the BELLEVUE pole if the requested zoning approval is granted.
A. The BELLEVUE pole will be a self-supporting antenna pole, 100 feet high, grey in color, with a base about 3 feet in diameter. Engineered and designed for weather and wind loads up to hurricane force this high strength steel pole assures the ultimate in safety. The pole itself presents a trim appearance and its slender, graceful taper offers a distinct architectural effect in all areas (see attached pictures of a typical BELLEVUE installation).
- Q. What is the cost of the proposed BELLEVUE installation?
A. It is estimated that the individual BELLEVUE poles will cost about \$18,000 to construct not including the associated control equipment.
- Q. Will there be any objectionable noises or odors emanating from this property as a result of the BELLEVUE installation?
A. No, there will not be any noises or odors, nor will the community be adversely affected in any way as a result of our plans.
- Q. Will there be any storage or garage facilities on this property?
A. No, separate facilities for this type of operation in the Dundalk area are provided for at 4030 North Point Road.

- 3 -

- Q. What affect will the proposed BELLEVUE installation have on traffic in the area?
A. There will be no change in traffic conditions in the area since the proposed BELLEVUE facility will not require any permanently assigned personnel at this location. General maintenance, trouble and/or repairs will be handled by a crew to be assigned to 808 Guilford Avenue, in Baltimore City. Inspection visits to the site are expected to be made on a routine basis several times a year except for troubles and/or needed repairs.
- Q. What provision is your Company making for offstreet parking at this location?
A. The Company has an offstreet parking area on the west side of the existing building for 40 motor vehicles. The Dundalk Switching Center is an equipment building and there are 21 employees assigned to the facility on the maximum working shift. The offstreet parking requirement for this use under Section 409 of the Zoning Regulations is based on 1 space for each 3 employees or 7 offstreet parking spaces. There will be no change in offstreet parking requirements for this facility as a result of the proposed BELLEVUE installation since there will be no need for any additional employees.
- Q. Describe the neighborhood surrounding the Telephone Company's property.
A. The Telephone Company's Switching Center property is located on the north side of Holabird Avenue, 175.18 feet west of Monumental Road, in Dundalk. The property situated to the west side of this site is improved with a residence. The property to the east side of this site is improved with the Company's Information Center. Properties to the rear (north) and across an alley from this site are improved with residential. Properties across Holabird Avenue from this site are improved with a mixture of commercial and residential uses, i.e., two restaurants (Coach House and Squire's Cafe) and residences.

Pursuant to the advertisement, posting of property, and public hearing on the above petition and it appearing 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 granting of the Variance requested not adversely affecting the health, safety and general welfare of the community.

to permit a rear yard of 12.41 feet from the mast structure should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 9th day of January, 1975, that the herein Petition for a Variance should be and the same is granted, from and after the date of this order, subject to the approval of a site plan by the Department of Public Works and the Office of Planning and Zoning.

Deputy Zoning Commissioner of Baltimore County

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 day of 196, that the above Variance be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

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 502.1 of the Baltimore County Zoning Regulations having been met

the above re-classification should be had, and/or the Special Exception should NOT BE GRANTED.

a Special Exception for a wireless transmitting and receiving structure should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this 9th day of January, 1975, that the herein Petition for a Variance should be and the same is granted, from and after the date of this order, subject to the approval of a site plan by the Department of Public Works and the Office of Planning and Zoning.

Deputy Zoning Commissioner of Baltimore County

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

the above re-classification should NOT BE HAD, and/or the Special Exception should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this day of 197, that the above re-classification be and the same is hereby DENIED and that the above described property or area be and the same is hereby continued as and to remain a 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



PETITION AND SITE PLAN

EVALUATION COMMENTS

W. Lee Thomas, Esq.
102 W. Pennsylvania Avenue
Towson, Md. 21204

Item 83

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 6th day of December, 1974

S. Eric DiNenna,
Zoning Commissioner

Petitioner The Chesapeake and Potomac Telephone Company of Maryland

Petitioner's Attorney W. Lee Thomas

Reviewed by Franklin T. Hoar, Jr., Chairman, Zoning Advisory Committee

cc: S. J. Martenet & Co.
9 E. Lexington Street
Baltimore, Md. 21202

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 10, 1974

W. Lee Thomas, Esq.
102 W. Pennsylvania Avenue
Towson, Maryland 21204

RE: Variance Petition
Item 83
The Chesapeake and Potomac Telephone Company of Maryland - Petitioners

Dear Mr. Thomas:

The Zoning Plans 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 Holabird Avenue, approximately 175 feet west of Monumental Avenue, in the 12th Election District of Baltimore County. It is presently improved with a two-story structure utilized by the Chesapeake & Potomac Telephone Company. Various residential uses exist to the rear of the subject property, and a frame dwelling immediately to the west.

The petitioner is requesting a Special Exception for a wireless transmitting and receiving structure of 100 feet in height. The structure is proposed to be located at the rear and eastern corner of the property.

W. Lee Thomas, Esq.
Item 83
December 10, 1974

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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 Plans Advisory Committee

J3B:JD

Enclosure

cc: S. J. Martenet & Co.
9 E. Lexington Street
Baltimore, Maryland 21202

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

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

November 12, 1974

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

Re: Item #83 (1974-1975)
Property Owner: C & P Telephone Co. of Md. (Dundalk)
N/E of Holabird Ave., 175.18' W. of the N/W corner of
Holabird Ave. & Monumental Rd.
Existing Zoning: R-1
Proposed Zoning: Variance from Sec. 232.3 - rear yard
To allow a rear yard from the mast structure of 12.41' instead of the required 20'. Special Exception for a wireless transmitting and receiving structure pursuant to Sec. 230.13 thereof.
No. of Acres: 0.75 District: 12th

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.

Highways:

Holabird Avenue is an existing County street, improved as a 40-foot closed section roadway on a 50-foot right-of-way. Further Highway improvements are not required at this time.

Any construction or reconstruction of sidewalk, curb and gutter, entrance, apron, etc. in connection with further development of this site will be the full responsibility of the Petitioner.

As the existing 10-foot residential alley is inadequate to serve as a commercial type alley, it is proposed that the alley ultimately be widened to 20 feet. No alley improvements are required at this time; however, a 5-foot widening will be required to be established along the rear of this property in connection with any grading or building permit application. The plan should be revised to indicate this proposed widening.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Baltimore County Standards.

Item #83 (1974-1975)
Property Owner: C & P Telephone Co. of Md. (Dundalk)
Page 2
November 12, 1974

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 appear to be non-standard and have not been adequately indicated on the submitted plan. It appears that storm drainage system improvements are required.

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.

Water and Sanitary Sewer:

Public water supply and sanitary sewerage are serving this property.

Very truly yours,

Ellsworth N. Diver, P.E.
Chief, Bureau of Engineering

END:ENR:PMR:iss

cc: G. Reier (File in BLD, 505-69)

P-3E Key Sheet
10 SE 17 Pos. Sheet
SE 3 & Topo
103 Tax Map

Baltimore County Fire Department

J. Austin Deitz
Chief



Towson, Maryland 21204

812-7310

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

Attention: Mr. Jack Dillon, Chairman
Zoning Advisory Committee

Re: Property Owner: C. & P. Telephone Co. of Md. DUNDALK

Location: N/S of Holabird Ave. 175.18 ft. W. of the NW/C of Holabird Ave. & Monumental Rd.
Item No. 83 Zoning Agenda October 15, 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 _____
4. _____ exceeds the maximum allowed by the Fire Department.
5. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations. 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.
7. The Fire Prevention Bureau has no comments at this time.

Reviewed: H. J. Kelly Noted and Approved:

Planning Group Deputy Chief
Special Inspection Division Fire Prevention Bureau

BALTIMORE COUNTY, MARYLAND

JEFFERSON BUILDING TOWSON, MARYLAND 21204



DEPARTMENT OF TRAFFIC ENGINEERING

EUGENE J. CLIFFORD, P.E. Director
Wm. T. MILLER Deputy Traffic Engineer

November 25, 1974

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

Re: Item 83 - ZAC - October 15, 1974

Property Owner: C. & P. Telephone Co. of Md. DUNDALK
Location: N/S of Holabird Ave. 175.18 ft. W. of the NW/C of Holabird Ave. & Monumental Rd.
Existing Zoning: BL
Proposed Zoning: VARIANCE from Sec. 232.3-Rear Yard: To allow a rear yard from the mast structure of 12.41 ft. instead of the required 20 ft. SPECIAL EXCEPTION for a wireless transmitting & receiving structure pursuant to Sec. 230.13 thereof.

No. of Acres: 0.75
District: 12th

Dear Mr. DiNenna:

No traffic problems are anticipated by the variance to the rear yard and the requested special exception for a wireless transmitting and receiving structure.

Very truly yours,

Michael S. Flanagan
Michael S. Flanagan
Asso. Traffic Engineer

MSP/bza

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

October 31, 1974

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

Dear Mr. DiNenna:

Comments on Item 83, Zoning Advisory Committee Meeting, October 15, 1974, are as follows:

Property Owner: C. & P. Telephone Co. of Md. DUNDALK
Location: N/S of Holabird Ave. 175.18 ft. W. of the NW/C of Holabird Ave. & Monumental Rd.
Existing Zoning: BL
Proposed Zoning: VARIANCE from Sec. 232.3-Rear Yard: To allow a rear yard from the mast structure of 12.41 ft. instead of the required 20 ft. SPECIAL EXCEPTION for a wireless transmitting & receiving structure pursuant to Sec. 230.13 thereof.

No. of Acres: 0.75
District: 12th

Comments: Metropolitan water and sewer are available. Since this is a special exception for a transmitting structure, no health hazard is anticipated.

Very truly yours,

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

JHBV/ncg

WILLIAM D. FROMM
DIRECTOR
S. ERIC DINENNA
ZONING COMMISSIONER



November 1, 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 #83, Zoning Advisory Committee Meeting, October 15, 1974 are as follows:

Property Owner, C. & P. Telephone Co of Maryland Dundalk
Location: N/S of Holabird Avenue 175.13 ft. W of the NW/c of Holabird Ave and Monumental Road
Existing Zoning: B.L.
Proposed Zoning: Variance from Sec. 232.3 rear yards: to allow a rear yard from the mast structure of 12.41 ft. instead of the required 20 ft. Special Exception for a wireless transmitting and receiving structure pursuant to Sec. 230.13 thereof
No. of Acres: 0.75
District: 12th

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

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
SUITE 301 JEFFERSON BUILDING 105 WEST CHESAPEAKE AVENUE TOWSON, MARYLAND 21204
AREA CODE 301 PLANNING 494-3811 ZONING 494-3381

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: October 17, 1974

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

Z.A.C. Meeting of: October 15, 1974

Re: Item 83
Property Owner: C. & P. Telephone Company of Md. DUNDALK
Location: N/S of Holabird Ave., 175.18 ft. W. of the NW/C of Holabird Ave. & Monumental Rd.
Present Zoning: B.L.
Proposed Zoning: Variance from Section 232.3 Rear Yard: To allow a rear yard from the mast structure of 12.41 ft. instead of the required 20 ft. Special Exception for a wireless transmitting and receiving structure pursuant to Section 230.13 thereof.

District: 12th
No. Acres: 0.75

Dear Mr. DiNenna:

No adverse effect on student population.

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

WHP/ml

CERTIFICATE OF PUBLICATION

OFFICE OF Dundalk Eagle

38 N. Dundalk Ave.
Dundalk, Md. 21222

December 20, 1974

THIS IS TO CERTIFY, that the annexed advertisement of S. ERIC DINENNA, Zoning Commissioner of Baltimore County, in matter of Petition by C & P Telephone Co.

was inserted in The Dundalk Eagle a weekly newspaper published in Baltimore County, Maryland, once ~~before~~

~~before the 19th day of December 1974~~ before the

20th day of December 1974; that is to say, the same was inserted in the issue of December 19, 1974

Kimbel Publication, Inc.

Publisher.

By Kimbel P. Kimbel

PETITION FOR SPECIAL EXCEPTION AND VARIANCE 12th DISTRICT

ZONING: Petition for Special Exception for a Wireless Transmitting and Receiving Structure. Petition for Variance for a Rear Yard.
LOCATION: Northwest corner of Holabird and Monumental Avenues.
DATE & TIME: Wednesday, January 9, 1975 at 10:30 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 Zoning Act and Regulations of Baltimore County, will hold a public hearing.

Petition for Special Exception for a Wireless Transmitting and Receiving Structure.

Petition for Variance from the Zoning Regulations of Baltimore County to permit a rear yard of 12.41 feet from the mast structure instead of the required 20 feet.

The Zoning Regulation to be excepted as follows:

Section 232.3 - Rear Yards - 2 feet.

All that parcel of land in the Twelfth District of Baltimore County.

BEGINNING for the same at a point distant N-36 degree 34' 25" W. 224.7 feet from the northwest corner of Holabird and Monumental Avenues and running thence S-84 degree 20' W. 10.00 feet, thence N-5 degree 49' 10.00 feet, thence S-84 degree 20' E. 10.00 feet, and thence S-5 degree 49' E. 10.00 feet to the beginning.

CONTAINING 100 square feet of land.

Being the property of The Chesapeake and Potomac Telephone Company of Maryland, as shown by plat filed with the Zoning Department.

Hearing Date: Wednesday, January 9, 1975 at 10:30 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Md.

By Order of
S. ERIC DINENNA
Zoning Commissioner of Baltimore County
Dec. 19.

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 12, 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

of ~~the~~ successive weeks before the 19th day of January, 1975, the first publication

appearing on the 19th day of December 1974.

THE JEFFERSONIAN

Manager.

Cost of Advertisement, \$ _____

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

#75-142-RP

District: 12th Date of Posting: Dec. 19, 74

Posted for: Hearing held Jan. 8, 1975 at 10:30 A.M.

Petitioner: C & P Telephone Co.

Location of property: NW Corner of Holabird & Monumental Aves.

Location of Signs: 2 Signs Posted on Front of Existing Phone Bldg. Facing Holabird Ave.

Remarks: None

Posted by: Michael S. Flanagan Date of return: Dec. 20, 74



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>J. P. H.</u> Revised Plans: _____ Previous case: _____ Change in outline or description: _____ Map # _____ No										

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
 County Office Building
 111 W. Chesapeake Avenue
 Towson, Maryland 21204

Your Petition has been received * this 4th day of October 1977. Item # _____

S. Eric DiNenna
 S. Eric DiNenna,
 Zoning Commissioner

Petitioner Cor P Telephone Submitted by Thomas
 Petitioner's Attorney Thomas Reviewed by F. H. Hogue

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

Dundalk

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

No. 17190

DATE Dec. 11, 1974 ACCOUNT 01-662

AMOUNT \$20.00

WHITE - CASHIER
 DISTRIBUTION
 TOWN AGENCY
 Messrs. Royston, Moller, Thomas & McLean
 102 W. Penna. Ave.
 Towson, Md. 21204
 Petition for Special Exception and Variance for C & P
 Telephone Co. #75-112-XA

YELLOW - CUSTOMER
 5-100-184

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

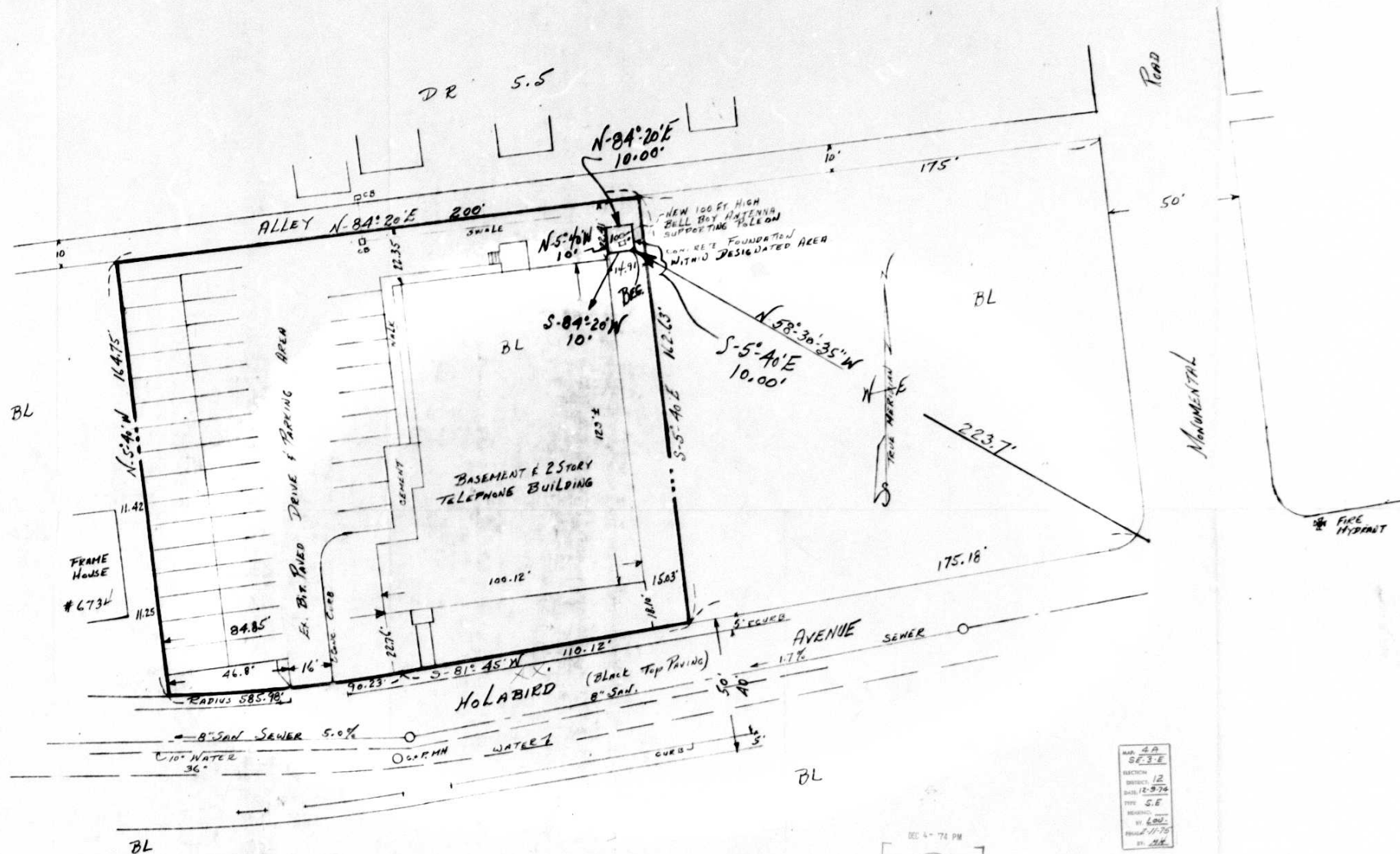
No. 17428

DATE Jan. 8, 1975 ACCOUNT 01-662

AMOUNT \$64.00

WHITE - CASHIER
 DISTRIBUTION
 TOWN AGENCY
 Messrs. Royston, Moller, Thomas & McLean
 102 W. Penna. Ave.
 Towson, Md. 21204
 Advertising and posting of property for C & P
 Telephone Co. (Dundalk) #75-112-XA

YELLOW - CUSTOMER
 8-100-184



MAP	4A
SECTION	SE 3 E
SUBJECT	12
DATE	12-9-74
TIME	5:16
REMARKS	BY 602
FIELD	11-75
BY	28



REVISOR PLANS
C.P. Telephone Co.
Dundalk

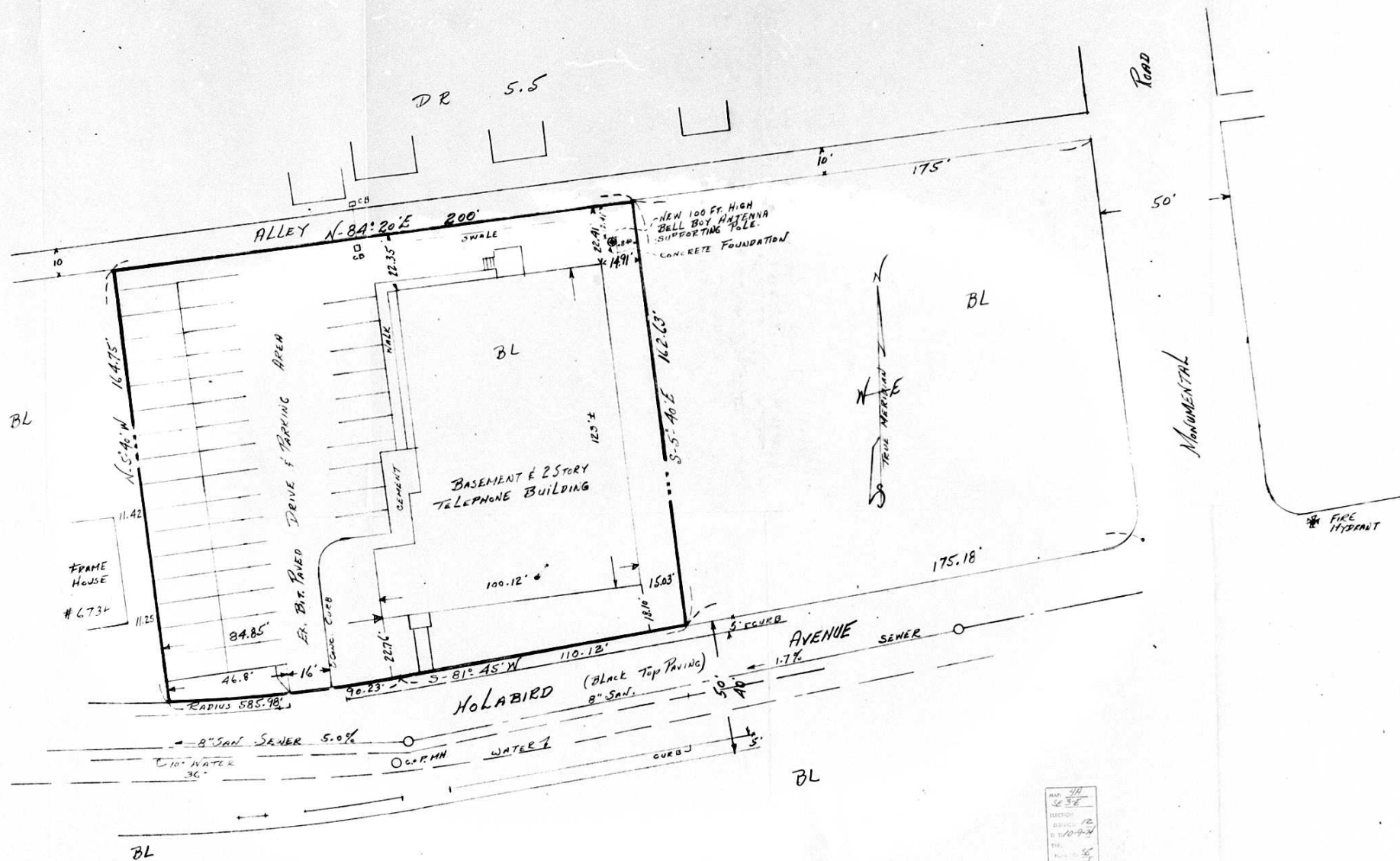
LOCATION OF NEW BELL BOY
ANTENNA SUPPORTING TOWER.
DUNDALK TELEPHONE BUILDING
6736 HOLABIRD AVENUE DUNDALK MD
FOR THE CHESTERFIELD POTOMAC
TELEPHONE CO. OF MARYLAND

SCALE 1" = 20'
S. J. MATENET & G. SURVEYORS
9 E. LEXINGTON ST. BALTO 21202
Richard P. Austin R.A. 3466
OCTOBER 2 - 1974
REV. DEC. 2, 1974



PROPERTY CONSISTS OF
100 ±' AND IS LOCATED IN
18TH ELEC. DISTRICT OF
BALTIMORE COUNTY MD.





SCALE 1"=20'
 S. J. MARTEN & G. SURVEYORS
 9 E. LEXINGTON ST. BALTO 21202
 Richard P. Martin 101 # 3466
 OCTOBER 2-1974



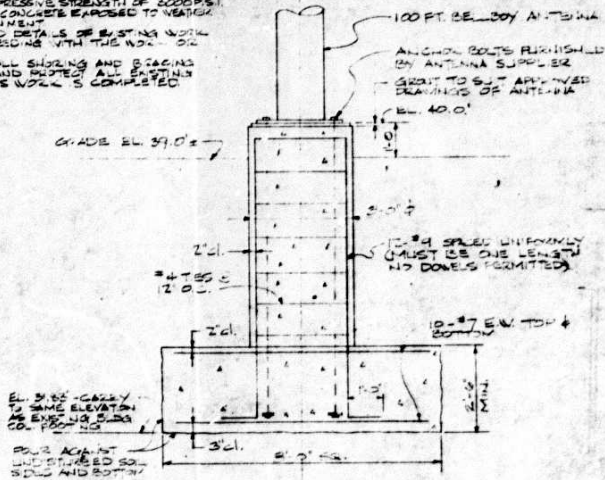
PROPERTY CONSISTS OF
 .75 A[±] AND IS LOCATED IN
 12TH ELEC. DISTRICT OF
 BALTIMORE COUNTY MD.

LOCATION OF NEW BELL BOY
 ANTENNA SUPPORTING TOWER.
 DUNDALK TELEPHONE BUILDING
 6736 HOLABIRD AVENUE DUNDALK MD
 FOR THE CHESAPEAKE & POTOMAC
 TELEPHONE CO OF MARYLAND

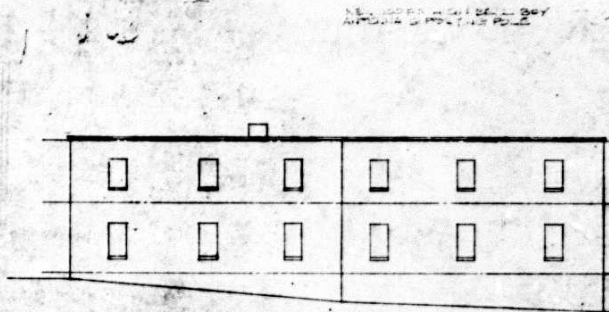
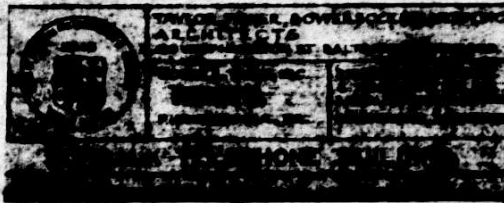


STRUCTURAL NOTES FOR BELLBOY
FOUNDATION

1. ALL CONCRETE WORK TO BE IN ACCORDANCE WITH THE LATEST SPECIFICATIONS OF A.C.I.
2. ALL REINFORCING BARS TO BE MADE FROM NEW BILLED STEEL. NO OLD BAR SHALL BE USED IN CONCRETE UNLESS NOTED.
3. CONCRETE TO HAVE A COMPRESSIVE STRENGTH OF 5000 PSI. QUALITY CONTROL NOT TO BE CONSIDERED FACTORED TO VARIATION OF 5% OR 2 ENTIREMENT.
4. VERIFY ALL DIMENSIONS AND DETAILS OF EXISTING WORK AND COMPARISON WITH THE NEW WORK.
5. CONTRACTOR TO PROVIDE ALL SHORING AND BRACING FOR ALL CONCRETE PLACEMENTS AND ALL CONSTRUCTION WITH THIS WORK IS COMPLETED.



DETAIL OF FOUNDATION
FOR BEAM ANTENNA
SECTION 1-1



EAST ELEVATION
SCALE 1/4" = 1'-0"



