

RE: PETITION FOR EXTENSION : BEFORE THE
OF SPECIAL EXCEPTION : ZONING COMMISSIONER
SE/corner of Reisterstown Road :
and Glyndon Drive - 4th Election :
District : OF
Estate of Jesse F. McAnally, :
Jr. - Petitioner : BALTIMORE COUNTY
NO. 76-50-R (Item No. 15)

111 111 111 111 111 111

EXTENSION ORDER

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this
19th day of December, 1977, that the Special Exception for offices be
and the same is hereby extended, in accordance with Section 502.3 of the Balti-
more County Zoning Regulations, for a period of three years, beginning De-
cember 16, 1977, and ending December 16, 1980.

[Signature]
Zoning Commissioner of
Baltimore County

LAW OFFICES
SMITH, JOHNS & SMITH, P. A.

November 28, 1977

S. Eric Di Nenna,
Zoning Commissioner
Baltimore County Office
of Planning and Zoning
Towson, Maryland 21204

Re: Special Exception, Estate of
Jesse F. McAnally, Jr.
Petition No. 76-50-R
Date of Order 12/12/77

Dear Mr. Di Nenna:

This office represented the above Estate in connection
with a Petition for Reclassification of a piece of property
located on the southeast corner of Reisterstown Road and
Glyndon Drive. That Petition resulted in your denying our
request for Reclassification but granting a Special Excep-
tion for offices. I have attached a copy of your Order for
your information.

The property has now been sold to a Mr. Joe Hui, also
of Reisterstown. Mr. Hui has requested that our office attempt
to get an extension of the Special Exception. It is my under-
standing that the Special Exception will run out December 16,
1977. Mr. Hui indicates to us that the building is currently
divided into two residential apartments and as both apartments
are rented, Mr. Hui does not feel it is fair to the tenants
for him to just summarily ask one to leave so that the property
can be used as an office prior to December 16, 1975. Mr. Hui
does however, wish to and intends to use the property for offices
in the foreseeable future.

I understand from talking to Mr. Martinak that we can
Petition by this letter, for an extension of the Special Ex-
ception to a total period of five years, in other words an
additional three years from December 16, 1977. I would appreci-
ate it if you would treat this letter as such a Petition and
grant my client, Mr. Joseph Hui, an extension of the Special
Exception originally dated December 16, 1975 for a total period



Mr. Di Nenna Page Two November 28, 1977

of five years to December 16, 1980.

I appreciate your consideration of this request, and
look forward to your reply.

Very truly yours,

[Signature]
Gregory Richard Dent

GRD/jh

December 19, 1977

Gregory Richard Dent, Esquire
143 Main Street
Reisterstown, Maryland 21136

RE: Petition for Extension of Special
Exception
SE/corner of Reisterstown Road
and Glyndon Drive - 4th Election
District
Estate of Jesse F. McAnally,
Jr. - Petitioner
NO. 76-50-R (Item No. 15)

Dear Mr. Dent:

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

Very truly yours,

[Signature]
S. ERIC DI NENNA
Zoning Commissioner

SED/esl

Attachment

ORDER RECEIVED FOR FILING

DATE December 19, 1977
BY *[Signature]*

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, Jesse F. McAnally, Jr., Personal Representative of the Estate of Jesse F. McAnally, Jr., legal owner of the property 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 DR 16 zone to an BL zone; for the following reasons:

- 1) changes in the neighborhood
- 2) error in the map

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:

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, etc., upon filing of this petition, and further agree to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract purchaser

Jesse F. McAnally, Jr., Personal Representative for the Estate of Jesse F. McAnally - Legal Owner

Address: 51 Greenview

Reisterstown, Maryland 21136

Protestant's Attorney

Gregory R. Dent, Petitioner's Attorney
Smith Johns and Smith, P.A.
Address 414 Jefferson Bldg.
Towson, Maryland 21204

ORDERED By The Zoning Commissioner of Baltimore County, this 15th day of September, 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 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 18th day of September, 1975, at 10:00 o'clock A.M.

S. Eric DiNenna
Zoning Commissioner of Baltimore County.

(over)

December 16, 1975

Gregory R. Dent, Esquire
414 Jefferson Building
Towson, Maryland 21204

RE: Petition for Reclassification
SE/corner of Reisterstown Road
and Glyndon Drive - 4th Election
District
Estate of Jesse F. McAnally, Jr. -
Petitioner
NO. 76-50-R (Rem No. 15)

Dear Mr. Dent:

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

Very truly yours,

S. ERIC DI NENNA
Zoning Commissioner

SED/scw

Attachments

cc: Mrs. Alice LeGrand
Olive Lane
Owings Mills, Maryland 21117

John W. Hession, III, Esquire
People's Counsel

RE: PETITION FOR RECLASSIFICATION
SE/corner of Reisterstown Road
and Glyndon Drive - 4th Election
District
Estate of Jesse F. McAnally, Jr. -
Petitioner
NO. 76-50-R (Rem No. 15)

BEFORE THE
ZONING COMMISSIONER
OF
BALTIMORE COUNTY

This matter comes before the Zoning Commissioner as a result of a Petition filed by Jesse F. McAnally, Jr., Personal Representative for the Estate of Jesse F. McAnally, for a Reclassification from a D.R. 16 Zone to a B.L. Zone. The subject property is located on the southeast corner of Reisterstown Road and Glyndon Drive, in the Fourth Election District of Baltimore County, and contains 0.47 of an acre of land, more or less.

Let it be noted that although People's Counsel entered his appearance, he did not attend the hearing.

Evidence on behalf of the Petitioner indicated that they propose to utilize the existing residence for a small retail business, i.e., an antique shop. Testimony indicated that the recent construction of the United States Post Office, located immediately to the rear of the subject property, is a detriment to the existing residential use of the subject property.

Mr. Martin Smith, a licensed real estate agent, testifying on behalf of the Petitioner, indicated that there have been several other substantial changes in the area; namely, Reclassifications to B.L. Zones, directly across from the subject property and approximately one block to the south of the subject property. It was indicated that these changes corrected errors in the 1971 Comprehensive Zoning Map.

Without reviewing the evidence further in detail but based on all the evidence presented at the hearing, in the judgment of the Zoning Commissioner, the requested Reclassification should not be granted. The burden of proving

error in the Comprehensive Zoning Map, as adopted on March 24, 1971, and/or substantial changes in the character of the neighborhood is borne by the Petitioner. In the instant case, this burden has not been met. However, from the evidence presented at the hearing, it is obvious that the subject property is not conducive to residential living. In the judgment of the Zoning Commissioner, the prerequisites of Section 502.1 have been met, and a Special Exception for offices should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 16th day of December, 1975, that the Reclassification be and the same is hereby DENIED and that the subject property be and the same is hereby continued as and to remain a D.R. 16 Zone.

It is further ORDERED that a Special Exception for offices should be and the same is GRANTED, from and after the date of this Order, subject to:

1. The present structure being utilized for offices only.
2. Approval of a site plan by the State Highway Administration, the Department of Public Works, and the Office of Planning and Zoning.

S. Eric DiNenna
Zoning Commissioner of
Baltimore County

RE: PETITION FOR RECLASSIFICATION
Southeast corner of Reisterstown Road and
Glyndon Road, 4th District
ESTATE OF JESSE F. McANALLY,
Petitioner

BEFORE THE ZONING COMMISSIONER
OF BALTIMORE COUNTY
No. 76-50-R

ORDER TO ENTER APPEARANCE

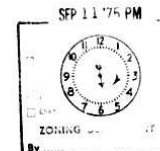
Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify my of any hearing date or dates now or hereafter assigned, and of the passage of any preliminary or final Order in connection therewith.

Charles E. Kountz, Jr.
Deputy People's Counsel

John W. Hession, III
People's Counsel
County Office Building
Towson, Maryland 21204
494-2188

I hereby certify that a copy of the foregoing Order was mailed this 11th day of September, 1975, to Gregory R. Dent, Esquire, 414 Jefferson Building, Towson, Maryland 21204.



ORDER RECEIVED FOR FILING

DATE December 16, 1975
BY John P. Lacey

ORDER RECEIVED FOR FILING

DATE December 16, 1975
BY John P. Lacey

-2-

E. F. RAPHEL & ASSOCIATES
Registered Professional Land Surveyors
201 COUNTRYLAND AVENUE
TOWSON, MARYLAND 21204

OFFICE: 825-3008

March 31, 1975

RESIDENCE: 771-4502

DESCRIPTION TO ACCOMPANY PETITION FOR RECLASSIFICATION MCANALLY PROPERTY

Beginning for the same at a point formed by the east Right of Way line of Reisterstown Road and the south Right of Way line of Glyndon Drive running thence and binding on the south Right of Way line of Glyndon Drive the three following courses and distances: (1) N31°01'39"E 20.37'; (2) S79°01'39"W 36.20'; (3) by a curve to the right with a radius of 930' for a distance of 143.11' thence leaving the south Right of Way line of Glyndon Drive and binding reversely on part of the third and on all of the second and on part of the first lines of the land which by deed dated November 4, 1953 and recorded among the Land Records of Baltimore County in Liber GIB 2385, folio 56 was conveyed by Marion B. Gore and wife to Jesse F. McAnally and wife the three following courses and distances: (1) S16°30'40"E 112.78'; (2) S84°28'40"W 200.00' to the east right of way line of Reisterstown Road; (3) binding on the east right of way line of Reisterstown Road N14°01'20"E 60.34' to the place of beginning.

Containing 0.47 acres of land more or less.

Being the remainder of the land which by deed dated November 4, 1953 and recorded among the Land Records of Baltimore County in Liber GIB 2385, folio 56 was conveyed by Marion B. Gore and wife to Jesse F. McAnally and wife.



E. F. Raphael
E. F. Raphael & Associates
201 Countryland Avenue
Towson, Md. 21204

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

Gregory R. Dent, Esq.
Smith Johns and Smith, P.A.
414 Jefferson Bldg.,
Towson, Md. 21204

Item 18
Reading Cycle 9

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 18th day of April, 1975

S. Eric DiNenna
Zoning Commissioner

Petitioner Jesse F. McAnally, Jr.

Petitioner's Attorney Gregory R. Dent, Esq. Reviewed by Franklin V. Hession, Jr.
cc: E. F. Raphael & Associates
201 Countryland Avenue
Towson, Md. 21204
Chairman,
Zoning Advisory
Committee

FEB 23 1976

March 31 1975

IN THE MATTER OF THE PETITION
OF Jesse F. McAnally, Jr.,
Personal Representative of the
Estate of Jesse F. McAnally,
legal owner, for a zoning re-
classification from DR 16 zone
to a BL zone.

MEMORANDUM IN SUPPORT OF APPLICATION

Your Petitioner's property comprises approximately 0.47 acres located on the southeastern corner of the intersection of Glyndon Drive and the Reisterstown Road. Your Petitioner's property has 100 feet more or less of front footage on the Reisterstown Road and 200 feet more or less of front footage on Glyndon Drive. The property is presently zoned DR 16. Your Petitioner submits that the existing DR 16 zoning is the result of error in the map and further that the overall character of the neighborhood changed to one of a commercial nature making the present DR 16 zoning inappropriate.

Wherefore your Petitioners respectfully request that the subject property be reclassified to a BL zone, such a zone being more compatible with the overall commercial nature of the immediate area, for the following reasons:

a) That under reclassification Petition No. 73-48R a piece of property located on the northeast side of Reisterstown Road, 460 feet southeast of Charley Blvd. was reclassified from DR 3.5 and DR 16 to BR for Bernard Posner for the purpose of a clothing store, said order signed by the Zoning Commissioner for Baltimore County on February 5, 1973.

b) That under reclassification Petition No. 73-51R, a certain piece of property on the west side of Reisterstown Road opposite Glyndon Drive and also opposite the subject property was reclassified from DR 16 to BL for Sarah F. Beach for the purpose of an antique and gift shop. The Zoning Commissioner (Deputy) on December 29, 1972 granted the reclassification from DR 16 to BL but denied the classification from DR 3.5 to BL.

c) c) That the property on the northeast corner of Reisterstown Road and Glyndon Drive is now being and has been used for some time in a commercial manner (a health food shop) and that said property extends a full 400 feet of frontage on Glyndon Drive.

d) That subsequent to the adoption of the Comprehensive Zoning Map in March of 1971, the United States Post Office proposed and located a new Post Office building on the property directly behind the property that is the subject of this Petition. That the said Post Office is in the final stage of construction and is due to be opened for service on or about June 1, 1975.

e) That your Petitioners desire the requested BL zoning in order that they may utilize the existing home dwelling for some type of retail shop, and that such proposed use will blend and is entirely compatible with the present commercial type usage at this intersection.

Respectfully submitted,

Gregory Richard Dent
GREGORY RICHARD DENT
SMITH, JOHNS AND SMITH, P.A.
414 Jefferson Building
Towson, Maryland 21204
823-6200

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BUILDING
111 W. Chesapeake Avenue
Towson, Maryland 21204

Franklin T. Hogsans,
Chairman

MEMBERS
ZONING ADMINISTRATION
HEALTH DEPARTMENT
BUREAU OF FIRE PREVENTION
DEPARTMENT OF
TRAFFIC ENGINEERING
STATE HIGHWAY
ADMINISTRATION
BUREAU OF
ENGINEERING
PROJECT AND
DEVELOPMENT PLANNING
INDUSTRIAL
DEVELOPMENT
COMMISSION
BOARD OF EDUCATION
OFFICE OF THE
BUILDINGS ENGINEER

April 30, 1975

Gregory R. Dent, Esq.
Smith Johns and Smith, P.A.
414 Jefferson Bldg.,
Towson, Md. 21204

RE: Reclassification Petition
Item 15 - Zoning Cycle 9
Jesse E. McAnally, Jr. - Petitioner

Dear Mr. Dent:

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 southeast corner of Reisterstown Road and Glyndon Drive, and is currently improved with an existing building used as a residence. The petitioner proposes to convert this building to a retail store, for which use a Reclassification is required to the B.L. zone.

Properties in the immediate environs of this site fronting on Reisterstown Road are also improved with residences, some of which have been converted to commercial or office uses by virtue of their B.L. zoning. To the rear of this property is the site of a U.S. Post Office building now under construction, and to the south is a residence zoned D.R. 16.

Gregory R. Dent, Esq.
Item 15 - Zoning Cycle 9
April 30, 1975
Page 2

The petitioner should note the comments of the Project and Development Planning Division, as well as those of the State Highway Administration concerning access for this site.

This petition for Reclassification is accepted for filing on the date of the enclosed filing certificate. However, any revisions or corrections to petitions, descriptions, or plats, as may have been requested by this Committee, shall be submitted to this office prior to Monday, June 2, 1975, in order to allow time for final Committee review and advertising. Failure to comply may result in this petition not being scheduled for a hearing. Notice of the hearing date and time, which will be between September 1, 1975 and October 15, 1975, will be forwarded to you well in advance of the date and time.

Very truly yours,

Franklin T. Hogsans
FRANKLIN T. HOGANS, JR.
Chairman,
Zoning Plans Advisory Committee

FTH:JD

Enclosure

cc: E. F. Raphael & Associates
201 Courtland Avenue
Towson, Md. 21204

BALTIMORE COUNTY, MARYLAND
JEFFERSON BUILDING TOWSON, MARYLAND 21204



DEPARTMENT OF TRAFFIC ENGINEERING

EUGENE J. CLIFFORD, P.E.
DIRECTOR
Wm. T. MELZER
DEPUTY TRAFFIC ENGINEER

April 28, 1975

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

Re: Cycle Zoning 9
Item 15 - ZOC - April, 1975 - October, 1975
Property Owner: Jesse F. McAnally
Location: SE/Cor. of Reisterstown Rd. & Glyndon Dr.
Existing Zoning: D.R. 16
Proposed Zoning: Re-class to B.L.
No. of Acres: 0.47
District: 4th

Dear Mr. DiNenna:

The subject petition is requesting a change from D.R. 16 to B.L.

This should increase the trip density from 60 to 250 trips per day. Existing traffic problems on Reisterstown Road can only be compounded by this increased trip density.

Very truly yours,

C. Richard Moore
C. Richard Moore
Assistant Traffic Engineer



Maryland Department of Transportation
State Highway Administration

Harry R. Hughes
Secretary
Bernard M. Evans
Administrator

April 4, 1975

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Bldg.
Towson, Md. 21204

Re: Zoning Re-Class. Cycle #9
April, 1975
Property Owner: Jesse F. McAnally
Location: SE/Cor. of Reisterstown Rd. & Glyndon Drive
Existing Zoning: D.R. 16
Proposed Zoning: Re-Class to BL
No. of Acres: 0.47
District: 4th

Dear Mr. DiNenna,

The subject plan indicates a proposed commercial entrance having a width of only 20' at the right of way line of Reisterstown Road. This width must be at least 25'. The depressed curb entrance must have 36" depression transitions. There must be a minimum of 5' from the property line to the beginning of the transition. Due to the close proximity of the existing building to the property line, it appears that the foregoing would be difficult if not impossible to accomplish, therefore it is our opinion that access should be by way of Glyndon Drive.

The plan should be revised prior to the hearing.

The 1973 average daily traffic count on this section of Reisterstown Road is 12,400 vehicles.

Very truly yours,

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

CL-JEM/es

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

April 4, 1975

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

Dear Mr. DiNenna:

Comments on Item # 15, Zoning Re-Classification
Cycle #9, are as follows:

Property Owner: Jesse F. McAnally
Location: SE/Cor. of Reisterstown Rd. & Glyndon Drive
Existing Zoning: D.R. 16
Proposed Zoning: Re-class to BL
No. of Acres: 0.47
District: 4th

Metropolitan water and sewer are available.

Food Protection Comments: If a food service facility is proposed, complete plans and specifications must be submitted to the Division of Food Protection, Baltimore County Department of Health, for review and approval.

Gwynns Falls Moratorium: A moratorium was placed on new sewer connections in the Gwynns Falls Drainage Basin by Dr. Neil Solomon, Secretary of Health and Mental Hygiene, on May 14, 1974; therefore approval may be withheld for this connection.

Very truly yours,

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

CHVB:ncg

CC--L.A. Schuppert

WILLIAM D. FROMM
DIRECTOR
S. ERIC DINENNA
ZONING COMMISSIONER



May 1, 1975

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 # 15, Zoning Cycle IX, April, 1975, are as follows:

Property Owner: Jesse F. McAnally
Location: SE/Cor. of Reisterstown Road and Glyndon Drive
Existing Zoning: D.R. 16
Proposed Zoning: Re-Class to B.L.
No. of Acres: 0.47
District: 4th

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.

The site plan should be revised to provide access to Glyndon Drive.

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 494-3211 ZONING 494-3211

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

Abstract 4th Date of Posting August 30, 1975
 Petitioner ESTATE OF JESSE F. McANALLY
 Description of property SE/COR. OF REISTERSTOWN RD. AND GAYDON RD.
 Location of Signs Q SE/COR. OF REISTERSTOWN RD AND GAYDON DR.
Q 95 OF GAYDON DR. 100' TO - E OF REISTERSTOWN RD.
 Remarks Thomas R. Baland Date of return SEPT. 5, 1975
 Signed by Thomas R. Baland Signature

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>FTK</u>	Revised Plans: Change in outline or description <u>Yes</u> Map # <u> </u>									
Previous case: <u> </u>	No									

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
 1975 Filing Fee \$ 50. Received ☒ Check
☐ Cash
☐ Other

S. Eric Dinenna
S. Eric Dinenna,
Zoning Commissioner

Petitioner McAnally, Estate Submitted by Dent
 Petitioner's Attorney Reviewed by FTK

* 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. 23381

DATE September 26, 1975 ACCOUNT 01-662

AMOUNT \$229.60

RECEIVED Messrs. Smith, Johns & Smith, 143 Main St.
 FROM Reisterstown, Md. 21136
 FOR Advertising and posting of property for Estate of Jesse F. McAnally - 710-50-4

229.60 26 229.60

VALIDATION OR SIGNATURE OF CASHIER

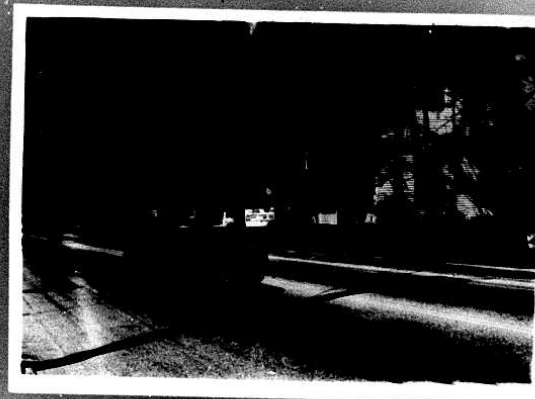
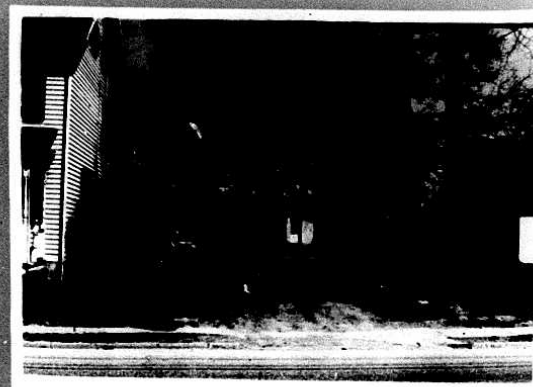
BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 20221

DATE April 21, 1975 ACCOUNT 01-662

AMOUNT \$50.00

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER
Messrs. Smith, Johns & Smith
143 Main Street
Reisterstown, Md. 21136
Petition for Reclassification for Estate of Jesse F. McAnally



CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

Date of Posting August 30, 1975

Petition for Reclassification
Estate of Jesse F. McNally
Property SE/4 of Section 11, T14N, R1E, C1W, MD
G. F. McNally, Petitioner
G. F. McNally, Attorney
G. F. McNally, Attorney
G. F. McNally, Attorney

Date of return Sept. 5, 1975

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										
Demonstrated										
Reviewed by										
Revised Plans										
Change in outline or description										
Previous cases										

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

1975. Filing Fee \$ 50. Received ☒ Check

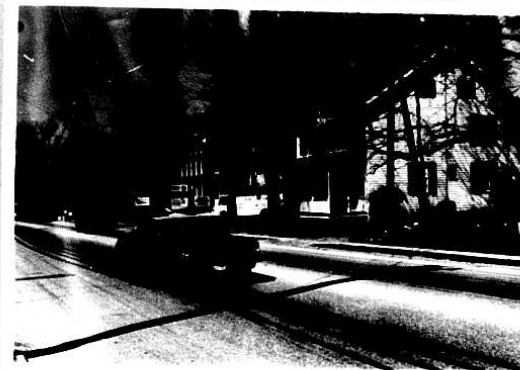
☐ Cash
☐ Other

S. Eric DiNenna
S. Eric DiNenna,
Zoning Commissioner

Petitioner J. F. McNally Submitted by J. F. McNally

Petitioner's Attorney J. F. McNally Reviewed by J. F. McNally

* 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. 23381

DATE September 26, 1975 ACCOUNT 01-662

AMOUNT \$229.60

RECEIVED BY Messrs. Smith, Johns & Smith, 113 Main St.
FROM Reisterstown, Md. 21136
FOR Advertising and posting of property for Estate of Jesse F. McNally #76-50-A

VALIDATION OR SIGNATURE OF CASHIER

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

No. 20221

DATE April 21, 1975 ACCOUNT 01-662

AMOUNT \$50.00

DISTRIBUTION
WHITE CASHIER Messrs. Smith, Johns & Smith
PINK AGENT 113 Main Street
YELLOW CUSTOMER Reisterstown, Md. 21136
Petition for Reclassification for Estate of Jesse F. McNally

GENERAL DATA

AREA OF PROPERTY 0.47 AC.
EXISTING ZONE DR 16
EXISTING USE RESIDENTIAL
PROPOSED ZONE B.L.
PROPOSED USE RETAIL

PARKING DATA

AREA EXISTING BLDG 1175 sq.
PARKING RATIO 1/200 sq.
1st FLOOR = 1150 sq.
2nd FLOOR = 1250 sq.
TOTAL FLOOR AREA = 2400
 $2400 \div 200 = 12$ SPACES REQUIRED
12 SPACES PROVIDED

Map 12
NH 5-3
44-75
RC
NH

ROAD

REISTERSTOWN

GLYNDON DRIVE

DR 16 ZONE
(use Public)

US POST OFFICE
(under Const)

DR 16 ZONE
(use Residential)

PLAT TO ACCOMPANY PETITION
FOR RECLASSIFICATION

ESTATE OF
J.F. MCANALLY
4th ELEC. DIST. BALTO. CO.
SCALE 1" = 30' MAR. 28, 1915

E. P. Raphael

1653

GENERAL DATA

AREA OF PROPERTY 0.47 AC.
EXISTING ZONE DR 16
EXISTING USE RESIDENTIAL
PROPOSED ZONE B.L.
PROPOSED USE RETAIL

PARKING DATA

AREA EXISTING BLDG 1175 sq.
PARKING RATIO 1/200 sq.
1st FLOOR 1150 sq.
2nd FLOOR 1250 sq.
TOTAL FLOOR AREA 2400
 $2400 \div 200 = 12$ SPACES REQUIRED
12 SPACES PROVIDED

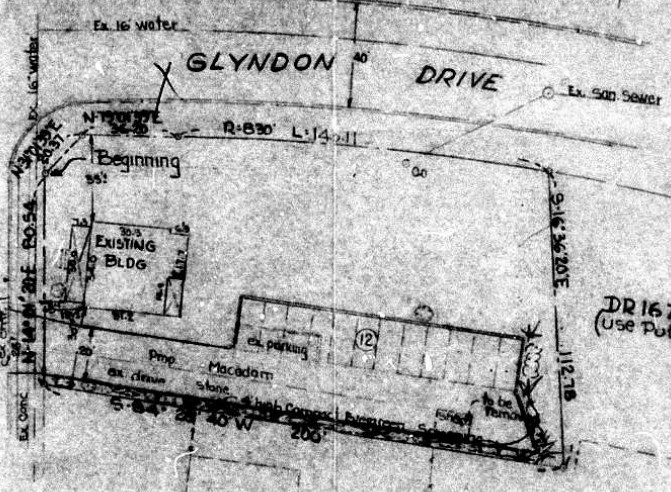
B.L. ZONE
(Use Retail)

MAP 12
NW 53
ELECT. DIST. 4
14-75
RC
NL
TOWN
BY

ROAD

REISTERSTOWN

GLYNDON DRIVE



DR 16 ZONE
(Use Public)

U.S. POST OFFICE
(Under Const)

DR 16 ZONE
(Use Residential)

PLAT TO ACCOMPANY PETITION
FOR RECLASSIFICATION

ESTATE OF
J.F. McANALLY
4th ELECT. DIST. BALTO. CO.
SCALE 1" = 30' MAR. 28, 1915

E. F. RAFFEL & ASSOC.
REGISTERED PROFESSIONAL LAND SURVEYORS
201 COURTLAND AVENUE
TOWSON, MARYLAND 21204



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