

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

the above Redistricting should be had; and it further appearing that by reason of _____

a Special Exception for a _____ should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County this _____ day of _____, 19 _____, that the herein described property or area should be and the same is hereby re-districted: from _____ to a _____ should be and the same is granted, from and after the date of this order.

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 Redistricting 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 _____, 19 _____, that the above re-districting 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 _____; and/or the Special Exception for _____ be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County



August 15, 1977

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

Dear Mr. DiNenna:

Comments on Item #257, Zoning Advisory Committee Meeting, June 14, 1977, are as follows

Property Owner: Carmen V. and Angelo N. D'Anna
Location: SW/C Merritt Blvd and German Hill Road
Existing Zoning: B.M. - CSA and B.M. - CCC
Proposed Zoning: B.M. - CSA
A-res: 1.617
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.

The concept of a shopping center and automotive service station was reviewed by the Site Plans Committee on October 14, 1976.

An overall plan should be submitted showing the entire shopping center along with the gas station. The gas station should be integrated with the shopping center.

All landscaping must be completely identified on the site plan.

Very truly yours,

John L. Wimbley
John L. Wimbley
Planner III
Project and Development Planning



Donald J. Rood, M.D., M.P.H.
DEPUTY STATE AND COUNTY HEALTH OFFICER

July 8, 1977

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

Dear Mr. DiNenna:

Comments on Item #257, Zoning Advisory Committee Meeting, June 14, 1977, are as follows:

Property Owner: Carmen V. and Angelo N. D'Anna
Location: SW/C Merritt Blvd. & German Hill Road
Existing Zoning: B.M. - CSA & B.M. - C.C.G.
Proposed Zoning: B.M. - C.S.A.
A-res: 1.617
District: 12th

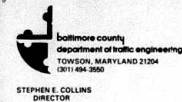
Sanitary sewer must be extended to the site, metropolitan water is available.

If lubrication work and oil changes are performed at this location, revised plans must be submitted showing method providing for the elimination of waste oil in accordance with Water Resources Administration requirements.

Very truly yours,

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

THD:KAS:pb



July 27, 1977

Mr. Eric S. DiNenna
Zoning Commissioner
1st Floor, County Office Building
Towson, Maryland 21204

Re: Item 257 - ZAC - June 14, 1977

Property Owner: Carmen V. and Angelo N. D'Anna
Location: SW/C Merritt Blvd. & German Hill Rd.
Existing Zoning: B.M. - C.S.A. & B.M. - C.C.G.
Proposed Zoning: B.M. - C.S.A.
A-res: 1.617
District: 12th

Dear Mr. DiNenna:

The proposed entrances to this site from Merritt Blvd. are extremely hazardous and all access to Merritt Blvd. from this site should be denied.

Sincerely,

Michael S. Flanigan
Michael S. Flanigan
Associate Traffic Engineer

MSF/sif



Paul H. Reineke
Chief

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

Attention: Nicholas B. Commodari, Chairman
Zoning Advisory Committee

Re: Property Owner: Carmen V. and Angelo N. D'Anna

Location: SW/C Merritt Blvd. & German Hill Rd.

Item No. 257 Zoning Agenda June 14, 1977

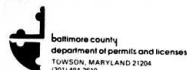
Gentlemen:

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 _____ exceeds 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.
- (X) 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 "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.

Planning Group
Special Inspection Division

Method and
Approved: *George M. Wagonet*
Deputy Chief
Fire Prevention Bureau



John D. Seyfert
DIRECTOR

June 14, 1977

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

Dear Mr. DiNenna:

Comments on Item # 257 Zoning Advisory Committee Meeting, June 14, 1977 are as follows:

Property Owner: Carmen V. and Angelo N. D'Anna
Location: SW/C Merritt Blvd. & German Hill Road
Existing Zoning: B.M. - CSA & B.M. - C.C.G.
Proposed Zoning: B.M. - C.S.A.

A-res: 1.617
District: 12th

The items checked below are applicable:

- (X) A. Structure shall conform to Baltimore County Building Code (B.C.B.C.) 1976 Edition and the 1971 Supplement and other applicable codes.
- (X) B. Building permit shall be required before construction can begin.
- (X) C. Three sets of construction drawings will be required to file an application for a building permit.
- (X) D. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal will be required to file an application for a building permit.
- () E. Wood frame walls are not permitted within 3'0" of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line.
- () F. No comment.
- () G. Requested setback variance conflicts with the Baltimore County Building Code. See Section _____.

Very truly yours,

Charles E. Burnham
Charles E. Burnham
Plans Review Chief
CER:rrj dlp

BOARD OF EDUCATION OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: June 9, 1977

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

J.A.C. Meeting of: June 14, 1977

RE: Item No. 257

Property Owner: Carmen V. and Angelo N. D'Anna
Location: SW/C Merritt Blvd. & German Hill Road
Present Zoning: B.M. - CSA & B.M. - C.C.G.
Proposed Zoning: B.M. - C.S.A.

District: 12th
No. Acres: 1.617

Dear Mr. DiNenna:

No bearing on student population.

Very truly yours,

W. Nick Petrovich
W. Nick Petrovich,
Field Representative

JOSEPH H. MCGRAW, PRESIDENT
T. BAYARD WILLIAMS, JR., VICE-PRESIDENT
MARCOUS W. BUTLER

THOMAS H. BRYER
MRS. LUCYDENE F. CHURCH
ROBERT H. HATFIELD

ROBERT T. LUBEL, SUPER ATTENDANT

ALVIN LORECK
MRS. MILTON H. SMITH, JR.
RICHARD W. TRACY, D.M.

RE: PETITION FOR REDISTRICTING
SW corner of Merritt Blvd. and
German Hill Rd., 12th District
TOWNE CENTRE PROPERTIES
PARTNERSHIP, Petitioners

: BEFORE THE ZONING COMMISSIONER
OF BALTIMORE COUNTY
: Case No. 78-67-X

ORDER FOR APPEAL

Mr. Commissioner:

Please note on Appeal from the decision of the Deputy Zoning Commissioner in the above-entitled matter, under date of October 5, 1977, to the County Board of Appeals and forward all papers in connection therewith to said Board for hearing.

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

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

I HEREBY CERTIFY that on this 1st day of November, 1977, a copy of the foregoing Order was mailed to F. Vernon Booser, Esquire, 614 Bailey Avenue, Towson, Maryland 21204, Attorney for Petitioners.

John W. Hession, III



October 10, 1977

F. Vernon Booser, Esquire
614 Bosley Avenue
Towson, Md. 21204

Re: Case No. 78-67-R
Town Centre Properties Partnership

Dear Mr. Booser:

Enclosed herewith is a copy of the Order of Dismissal passed today by the County Board of Appeals in the above entitled case.

Very truly yours,

Edith Y. Elmhurst, Adm. Secretary

cc:

Mr. Angelo N. D'Anna
Jeffrey P. Hensley, Esquire
Mr. Joseph Oliphant
Mr. Thomas Kroun
John W. Hossain, III, Esquire
Mr. W. E. Hossain
Mr. J. E. Dyer
Mr. J. D. Seyffert
Mr. J. G. Howell
Board of Education

Commissioner, the requirements of Section 405 of the Baltimore County Zoning Regulations have been met and the subject Petition should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 5th day of October, 1977, that the herein described property should be and the same is hereby Redistricted from a C.C.C. District to C.S.A. District, from and after the date of this Order, subject to the approval of a site plan by the State Highways Administration, the Department of Public Works, the Department of Traffic Engineering, and the Office of Planning and Zoning.

George F. Martinak
Deputy Zoning Commissioner of
Baltimore County

RE: PETITION FOR REDISTRICTING : BEFORE
from a C.C.C. District : COUNTY BOARD OF APPEALS
to a C.S.A. District : OF
SW corner Merritt Boulevard : BALTIMORE COUNTY
and German Hill Road :
12th District :
Town Centre Properties Partnership :
Petitioner : No. 78-67-R

OPINION

This case comes before the Board on an appeal from a decision of the Deputy Zoning Commissioner which granted a redistricting of the subject property. The property is located at the southwest corner of Merritt Boulevard and German Hill Road, in the Twelfth Election District of Baltimore County.

At the commencement of this hearing, F. Vernon Booser, Esquire, counsel for the Petitioner, told the Board that his client did not wish to pursue the petition. Therefore, the Order of the Deputy Zoning Commissioner will be reversed and the petition will be dismissed. An Order to this effect follows hereafter.

ORDER

For the reasons set forth in the foregoing Opinion, it is this 10th day of October, 1977, by the County Board of Appeals, ORDERED that the Order of the Deputy Zoning Commissioner, dated October 5, 1977, is hereby reversed, and the petition for redistricting be and the same is hereby DISMISSED.

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

COUNTY BOARD OF APPEALS
OF BALTIMORE COUNTY

Walter A. Kellor, Jr., Chairman

Patricia Millhouse
Patricia Millhouse

John A. Miller
John A. Miller

Baltimore County
Office of Planning and Zoning
TOWSON, MARYLAND 21204
(301) 494-3351
S. ERIC DINENNA
ZONING COMMISSIONER

October 5, 1977

F. Vernon Booser, Esquire
614 Bosley Avenue
Towson, Maryland 21204

RE: Petition for Redistricting
S/W Corner of Merritt Blvd.
and German Hill Road - 12th
Election District
Town Centre Properties
Partnership - Petitioner
NO. 78-67-R (Item No. 257)

Dear Mr. Booser:

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

Very truly yours,

George F. Martinak
GEORGE F. MARTINAK
Deputy Zoning Commissioner

GJM/sf

Attachment

cc: Mr. Joseph Oliphant
896 Mildred Avenue
Dundalk, Maryland 21222

Mr. Angelo N. D'Anna
Town Centre Properties Partnership
7183 Holabird Avenue
Dundalk, Maryland 21222

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

RE: PETITION FOR REDISTRICTING : BEFORE THE
S/W Corner of Merritt Boulevard : DEPUTY ZONING
and German Hill Road - 12th : COMMISSIONER
Election District :
Town Centre Properties Partnership :
Petitioner :
NO. 78-67-R (Item No. 257) :
OF
BALTIMORE COUNTY

This matter comes before the Deputy Zoning Commissioner as a result of a Petition for Redistricting from a C.C.C. District to a C.S.A. District. The subject property is currently a vacant site comprising 1.6 acres, more or less, and the Redistricting is required under Section 405.2A of the Baltimore County Zoning Regulations in order to permit the construction of an automotive service station.

Testimony for the Petitioner indicated that the subject property would be utilized as a "gas and go" service station, with no automotive repair or storage of disabled vehicles, that it will be situated approximately 250 feet from the nearest residence, that precautions will be taken to control gasoline fumes, and that the hours of operation will be from 5:00 a.m. to 11:00 p.m. Mr. Bernard Willemain, a City planner, site planner and expert zoner, testified that Merritt Boulevard is presently operating at only two-thirds its capacity and that the proposed station would not inhibit acceptable traffic flow. Additional traffic testimony was offered by Mr. J. Strong Smith of George William Stephens, Jr., & Associates, Inc., who produced in evidence a letter from the Department of Traffic Engineering (Petitioner's Exhibit 1-D), recommending entrance suggestions for the site.

Nearby residents, in protest, indicated that they feared that additional traffic problems would be generated by the Petitioner's proposal, that on-street parking is a problem, and that gasoline fumes would be annoying.

Without reviewing the evidence further in detail but based upon all of the evidence presented at the hearing, in the judgment of the Deputy Zoning

ORDER RECEIVED FOR FILING

DATE: October 5, 1977

BY: *John A. Miller*

FROM THE OFFICE OF
GEORGE F. MARTINAK, JR., AND ASSOCIATES, INC.,
ENGINEERS
P.O. BOX 6828, TOWSON, MARYLAND 21204



Description Parcel 'A'
1.617 Acres, more or less
S.W. Corner Merritt Boulevard & German Hill Road
Part of Town Centre Properties Partnership

Beginning for the same at the end of the cutoff leading from German Hill Road to Merritt Boulevard, said point of beginning being on the west side of Merritt Boulevard, 70 feet from center line Station 54+92.28, as measured at right angles to said center line and having coordinates South 6287.97 and East 31200.48 all as shown on Baltimore County Highway Right-of-Way Plat HW 53-204, said point also being at the beginning of that parcel of land conveyed by Lawrence Cardinal Shohan, Roman Catholic Archbishop of Baltimore to Town Centre Properties Partnership by deed dated October 2, 1973 and recorded among the Land Records of Baltimore County, Maryland in Liber E.R.K., Jr. 5403 folio 546, and running thence binding on part of said west side of Merritt Boulevard as shown on HW 53-204 and HW 53-203 and also binding on part of the first line of said above mentioned deed (1): South 14° 53' 38" East 200.09 feet running thence for new lines of division the three following courses, viz: (2) South 15° 06' 22" West 140.00 feet, (3) North 55° 46' 36" West 183.34 feet and (4) North 14° 53' 38" East 297.62 feet to the south side of German Hill Road as shown on said HW 53-204, said point being also on the seventeenth line of the herein above mentioned deed, thence binding on the south side of German Hill Road as shown on said plat and binding on part of said seventeenth line (5) by a curve to the right having a radius of 1233.24 feet and a length of 153.30 feet, said curve being subtended by a chord bearing North 70° 47' 05" East 153.40 feet to the beginning of the above first mentioned cutoff leading to Merritt Boulevard, thence binding on said cutoff and binding on the eighteenth line of said deed (6) South 55° 46' 36" East 163.63 feet to the place of beginning.

Containing 1.617 acres of land, more or less.

Being part of that parcel of land conveyed by Lawrence Cardinal Shohan, Roman Catholic Archbishop of Baltimore to Town Centre Properties Partnership by deed dated October 2, 1973 and recorded among the Land Records of Baltimore County, Maryland

Description Parcel 'A'
1.617 Acres, more or less
S.W. Corner Merritt Boulevard & German Hill Road
Part of Town Centre Properties Partnership

In Liber E.R.K., Jr. 5403 folio 546.

Subject to certain easement areas as shown on Baltimore County Highway Right-of-Way Plats HW 53-204 and HW 53-203.

Subject to a possible drainage and utility easement for the extension of public sewer parallel to German Hill Road.



October 4, 1976

-2-

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric DiNenna, Zoning Commissioner
FROM: Leslie M. Groat, Director
Office of Planning and Zoning
SUBJECT: Petition # 78-67-R. Petition for Redistricting from C.C.C. to C.S.A. District
Southwest corner of Merritt Boulevard and German Hill Road
Petitioner - Town Centre Properties Partnership

12th District

HEARING: Thursday, September 22, 1977 (10:00 A.M.)

It is the opinion of this office that this reclassification petition must be processed as a part of the zoning cycle process unless specifically exempted by the actions of the Planning Board and County Council.

Leslie M. Groat
Leslie M. Groat
Director of Planning

LHG:JGH:rw

RE: PETITION FOR REDISTRICTING
SW corner of Merritt Blvd. and
German Hill Rd., 12th District
OF BALTIMORE COUNTY
TOWNE CENTRE PROPERTIES PARTNERSHIP : Case No. 78-67-R
Petitioners

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 me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

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

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

I HEREBY CERTIFY that on this 2nd day of September, 1977, a copy of the foregoing Order was mailed to F. Vernon Booser, Esquire, 614 Bosley Avenue, Towson, Maryland 21204, Attorney for Petitioners.

John W. Heslan, III
John W. Heslan, III



*Rec'd 12-11-78
2:25 PM*

Greater Dundalk Community Council
December 5, 1978
TOWNE CENTRE PROPERTIES
77-67-R
Zoning Board of Appeals
County Office Building
Baltimore, Maryland 21204
Gentlemen:
At a recent meeting of the Greater Dundalk Community Council, the members voted to oppose the entrances to the new Town Center to be located on Merritt Boulevard. Those entrances which are causing concern are those on Merritt Boulevard closest to German Hill Road.
We respectfully request that you review these, so that we will not have a traffic hazard on an already busy highway.
Thank you for your consideration.
Very truly yours,
Thomas Kroen
Thomas Kroen, President
Greater Dundalk Community Council
1948 Scribble Rd.
- 21222 -
TK:1
DEC 8 78 AM
ZONING DEPARTMENT

TOWNE CENTRE PROPERTIES
PARTNERSHIP
for Reclassification from
C.C.C. District to C.S.A.
District
SW Cor. Merritt Blvd. and
German Hill Rd.
12 District
BEFORE THE
COUNTY BOARD OF APPEALS
Case No. 78-67-R

REQUEST FOR SUMMONS FOR
WITNESS

Mr. Clerk:

Please issue a summons for the following witness:

C. Richard Moore
Asst. Traffic Engineer
Dept. of Traffic Engineering
401 Bosley Ave.
Room 405
Towson, MD 21204

To testify for the Petitioners. Returnable on December 28, 1978 at 10:00 a.m., County Board of Appeals, Room 219 Court House, Towson, MD 21204.

Rec'd 12/14/78
11:30 a.m.

Mr. Sheriff:

Please issue summons in accordance with above.

Muriel E. Buddemeier
Muriel E. Buddemeier
County Board of Appeals

TOWNE CENTRE PROPERTIES
PARTNERSHIP
for Reclassification from
C.C.C. District to C.S.A.
District
SW Cor. Merritt Blvd. and
German Hill Rd.
12 District
BEFORE THE
COUNTY BOARD OF APPEALS
Case No. 78-67-R

REQUEST FOR SUMMONS FOR WITNESS

Mr. Clerk:

Please issue a summons for the following witness:

C. Richard Moore
Asst. Traffic Engineer
Dept. of Traffic Engineering
401 Bosley Ave.
Room 405
Towson, MD 21204

To testify for the Petitioners. Returnable on October 3, 1979 at 10:30 a.m., County Board of Appeals, Room 219 Court House, Towson, MD.

COST \$ 100
SUMMONED 19
NON SUIT 19
COPIES LEFT 19
8-10-79
SHIRLEY
CARROLL & HICKY, JR.
OF BALTIMORE COUNTY

F. Vernon Booser
F. Vernon Booser
Atty. for Petitioners
614 Bosley Ave.
Towson, MD 21204
828-9441

Mr. Sheriff:

Please serve summons in accordance with above.

Muriel E. Buddemeier
Muriel E. Buddemeier
County Board of Appeals of Baltimore County

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204
Your Petition has been received * this 3rd day of June 1977 Filing Fee \$ 25.00 Received ☒ Check ☐ Cash ☐ Other
H. Eric Dinkens
H. Eric Dinkens
Zoning Commissioner
Petitioner *Thomas Kroen* Submitted by *Walter Long*
Petitioner's Attorney *Walter Long* Reviewed by *Eric Dinkens*
* 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. 5713
DATE Oct. 3, 1977 ACCOUNT 01-662
AMOUNT \$25.00
RECEIVED *Bacon Co., U.S.A. P.A. Box 1205, Baltimore, Md.*
FOR Advertising and posting of property for
Towne Centre Properties
77-67-R
8933 ACRES 3 8500RG
VALIDATION OR SIGNATURE OF CASHIER

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE & REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 51899
DATE August 16, 1977 ACCOUNT 01-662
AMOUNT \$50.00
RECEIVED *F. Vernon Booser, Esq. 614 Bosley Ave., Towson, Md. 21204*
FOR Petition for Redistricting for Towne Centre Properties
77-67-R
8933 ACRES 16 5000RG
VALIDATION OR SIGNATURE OF CASHIER

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE & REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 57273
DATE Nov. 2, 1977 ACCOUNT 01-662
AMOUNT \$75.00
RECEIVED *Balto. County Retirement - John W. Heslan, 3rd*
FOR Cost of Appeal for Towne Centre Properties
77-67-R
8933 ACRES 2 7500RG
VALIDATION OR SIGNATURE OF CASHIER

(Appeal)
CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY #78-67-R
Towson, Maryland
District 12th Date of Posting 11-10-77
Posted for: Towne Centre Properties Partnership
Petitioner: Towne Centre Properties Partnership
Location of property: SW Cor. Merritt Blvd. & German Hill Rd.
Location of Sign: 1 Sign Posted on Corner Corner to corner
for Merritt on German Hill Rd.
Remarks:
Posted by: *Michael H. Hara* Date of return: 11-14-77

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY #78-67-R
Towson, Maryland
District 12th Date of Posting 9-1-77
Posted for: Heslan June 22, 1977 C. 12th C. R.H.
Petitioner: Towne Centre Properties Partnership
Location of property: SW Cor. Merritt Blvd. & German Hill Rd.
Location of Sign: 1 Sign Posted on Merritt on German Hill Rd.
for German Hill Rd.
Remarks:
Posted by: *Michael H. Hara* Date of return: 9-8-77

OFFICE OF
THE TIMES
NEWSPAPERS
TOWSON, MD. 21204 September 1 19 77
THIS IS TO CERTIFY that the annexed advertisement of
Petition for redistricting - Town Centre
Partnership
was published in the following
☐ Catonsville Times ☐ Towson Times
☐ Dundalk Times ☐ Arbutus Times
☐ Essex Times ☐ Community Times
☐ Suburban Times East ☐ Suburban Times West
weekly newspapers published in Baltimore County, Maryland,
once a week for one successive weeks before the
2nd day of September, 1977, that is to say, the same
was inserted in the issues of September 1, 1977
STROMBERG PUBLICATIONS, INC.
BY *John Burger*

**PETITION FOR A
REDISTRICTING
11th DISTRICT**

VENUE: Petition for Redistricting from C.C.C. to C.R.A. District
LOCATION: Southwest corner of Merritt Boulevard and German Hill Road.
DATE & TIME: Thursday, September 22, 1977, at 10:00 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 Redistricting from C.C.C. to C.R.A. District.

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

Description: Parcel "A"

1.617 Acres, more or less

S.W. Corner Merritt Boulevard and German Hill Road

Part of Towne Centre Properties Partnership

Beginning for the same at the end of the cutoff leading from German Hill Road to Merritt Boulevard, said point of beginning being on the west side of Merritt Boulevard, 70 feet from center line. Station 34+82.25, as measured at right angles to said center line and having coordinates South 232.97' and East 11200.48' all as shown on Baltimore County Highway Right-of-Way Plat HRW 53-204, said point also being at the beginning of that parcel of land conveyed by Lawrence Cardinal Shehan, Roman Catholic Archbishop of Baltimore to Towne Centre Properties Partnership, by deed dated October 2, 1973, and recorded among the Land Records of Baltimore County, Maryland, in Liber R.H.P. Jr., 540, folio 546, and 5 running thence binding on part of said west side of Merritt Boulevard as shown on HRW 53-204 and HRW 53-205 and also binding on part of the first line of said above mentioned deed (1) South 14° 38' East 200.00 feet running thence for new lines of division the three following courses, viz: (2) South 70° 00' East 130.00 feet, (3) North 20° 40' East 152.34 feet and (4) North 14° 53' East 197.82 feet to the south side of German Hill Road as shown on said HRW 53-204, said point being also on the seventeenth line of the hereinafore mentioned deed, thence binding on the south side of German Hill Road as shown on said plat and binding on part of said seventeenth line (5) by a curve to the right having a radius of 1328.34 feet and a length of 123.00 feet, said curve being subtended by a chord bearing North 70° 47' 00" East 153.40 feet to the beginning of the above first mentioned cutoff leading to Merritt Boulevard, thence binding on said cutoff and binding on the eighteenth line of said deed (6) South 25° 40' East 153.40 feet to the place of beginning.

Containing 1.617 acres of land, more or less.

Being part of that parcel of land conveyed by Lawrence Cardinal Shehan, Roman Catholic Archbishop of Baltimore to Towne Centre Properties Partnership by deed dated October 2, 1973, and recorded among the Land Records of Baltimore County, Maryland, in Liber R.H.P. Jr., 540, folio 546.

Subject to certain easement areas as shown on Baltimore County Highway Right-of-Way Plats HRW 53-204 and HRW 53-205.

Subject to a possible drainage and utility easement for the extension of public sewer parallel to German Hill Road.

Being the property of Towne Centre Properties Partnership, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, September 22, 1977, at 10:00 A.M.

Public Hearing: Room 106 County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

By Order of:

S. ERIC DIVENENNA
Zoning Commissioner of
Baltimore County

Sept. 1.

CERTIFICATE OF PUBLICATION

TOWSON, MD., September 1, 1977

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 a week~~ ~~one time~~ ~~successive weeks~~ before the 22nd day of September, 1977, the ~~first~~ publication appearing on the 1st day of September, 1977.

THE JEFFERSONIAN,

L. Frank Smith
Manager.

Cost of Advertisement, \$



