

**PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, T/A Auto World, Inc. 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 238.2 to permit a side setback of 0 feet and no rear instead of the required 30 feet and a rear of 0 feet instead of the required 30 feet & Section 409.2b.(5) to permit 2 parking spaces in lieu of the required 12 parking for customer parking. Section 238.2b - to permit display parking 30 feet from the 3/4 M line instead of the of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (Indicate hardship or practical difficulty)  
 The property at present time cannot meet the moral code of the department of motor vehicles. I need this bldg. to inspect and recondition the cars we sell to our customers so we can warrant and guarantee these cars to meet state requirements of inspections.

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: Richard C. Shipley  
 Legal Owner: T/A Auto World, Inc.  
 Address: 3808 North Point Blvd.  
 Petitioner's Attorney: John W. Hession, III  
 Protestant's Attorney: \_\_\_\_\_

ORDERED By the Zoning Commissioner of Baltimore County, this 22th day of November 1977, 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 6th day of February 1978 at 10:00 o'clock P.M.

Eric Di Nenna  
 Zoning Commissioner of Baltimore County

NOV 29 77 AM  
 (over)

100P  
 2/6/78

Mr. Richard C. Shipley  
 t/a Auto World, Inc.  
 3808 North Point Boulevard  
 Baltimore, Maryland 21221

RE: Petitions for Variances and Special Hearing  
 NE/S of North Point Boulevard, 115' SE of Rosebank Avenue - 15th Election District  
 Richard C. Shipley - Petitioner  
 NO. 78-161-ASPH (Item No. 112)

Dear Mr. Shipley:  
 I have this date passed my Order in the above referenced matter, in accordance with the attached.

Very truly yours,  
 /s/  
 ERIC DI NENNA  
 Zoning Commissioner

SED/srl  
 Attachment  
 cc: John W. Hession, III, Esquire  
 People's Counsel

**PETITION FOR SPECIAL HEARING**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Richard C. Shipley 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 Hearing Under Section 500.7 of the Zoning Regulations of Baltimore County, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve Proposed use car lot Ex. Zoning In. B 1. M. with special location 443 lot a used car lot.

Property is to be posted and advertised as prescribed by Zoning Regulations.  
 I, or we, agree to pay expenses of above Special Hearing 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: \_\_\_\_\_ Legal Owner: \_\_\_\_\_  
 Address: 3808 N. P. Blvd. Address: Baltimore, Md.  
 Petitioner's Attorney: \_\_\_\_\_ Protestant's Attorney: \_\_\_\_\_  
 Address: \_\_\_\_\_

ORDERED By the Zoning Commissioner of Baltimore County, this 22th day of November 1977, 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 6th day of February 1978 at 10:00 o'clock P.M.

Eric Di Nenna  
 Zoning Commissioner of Baltimore County

NOV 29 77 AM  
 (over)

**BALTIMORE COUNTY, MARYLAND**

**INTER-OFFICE CORRESPONDENCE**

S. Eric DiNenna  
 Zoning Commissioner Date: February 3, 1978  
 TO: Leslie H. Groff  
 FROM: Director of Planning  
 SUBJECT: ITEM # 112  
 Petition 78-161-ASPH. Petition for Variance for Side and Rear Yards and Off-Street Parking.

Petition for Special Hearing to approve proposed Used Car Lot, Northeast side of North Point Boulevard (formerly New North Point Road) 115 feet Southeast of Rosebank Avenue.  
 Petitioner - Richard C. Shipley, 1/4 Auto World, Inc.

15th District  
 HEARING: Monday, February 6, 1978 (1:00 P.M.)

In view of the adjacent uses, use of car sales would be appropriate here; however, this office is opposed to the granting of the requested variances in parking in that we share the concern expressed by the State Highway Administration's representative on the Zoning Advisory Committee.

/s/  
 Leslie H. Groff  
 Director of Planning

LHG/JGH:rw

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER  
 PETITION FOR SPECIAL HEARING : OF BALTIMORE COUNTY  
 NE/S of North Point Blvd. 115' SE of Rosebank Ave., 15th District

RICHARD C. SHIPLEY, Petitioner : Case No. 78-161-ASPH

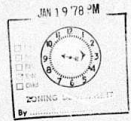
**ORDER TO ENTER APPEARANCE**

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. John W. Hession, III  
 Charles E. Kuntz, Jr. John W. Hession, III  
 Deputy People's Counsel People's Counsel  
 County Office Building  
 Towson, Maryland 21204  
 494-2188

I HEREBY CERTIFY that on this 19th day of January, 1978, a copy of the foregoing Order was mailed to Mr. Richard C. Shipley, 3808 North Point Boulevard, Baltimore, Maryland 21221, Petitioner.

John W. Hession, III



**BALTIMORE COUNTY  
 ZONING PLANS  
 ADVISORY COMMITTEE**



**PETITION AND SITE PLAN  
 EVALUATION COMMENTS**

Baltimore County Maryland 11/21/77  
 Property known as 3808 North Point Boulevard, Baltimore County Election District 15, Maryland.

Beginning for above address property on the northeast side of north point boulevard, formerly now north point road, 150 feet wide at the distance of 115 feet easterly along the northeast side of north point boulevard from the center line of Rosebank Avenue and running thence southeasterly binding on the northeast side of north point boulevard 150 feet wide by a line curving to the right with a radius of 3094.72 feet for a distance of 100 feet; thence leaving north point boulevard and running parallel with Rosebank Avenue north 38 degrees 40 minutes East 125 feet to the southwest side of an alley 15 feet wide; thence running northeasterly binding on the southwest side of said alley parallel with North Point Boulevard by a line curving to the left with a radius of 4019.72 feet for a distance of 100 feet; and thence running parallel with Rosebank Avenue south 38 degrees 40 minutes west 125 feet to the place of beginning.

John W. Hession, III  
 P.E. # 10231  
 11-21-77

Mr. Richard C. Shipley  
 3808 North Point Blvd.  
 Baltimore, BALTIMORE COUNTY OFFICE OF PLANNING & ZONING  
 Maryland 21222 ITEM # 112

County Office Building  
 111 W. Chesapeake Ave.  
 Towson, Maryland 21204  
 Your Petition has been received and accepted for filing  
 this 22nd day of November 1977.

Eric Di Nenna  
 Zoning Commissioner  
 Reviewed by Richard C. Shipley  
 Petitioner's Attorney  
 Nicholas B. Commodari  
 Chairman, Zoning Plans  
 Advisory Committee

cc: Mr. J.andra H. Desai  
 7809 Bennetson Drive  
 Baltimore, Maryland 21236

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 fact that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner, the 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. Variance to permit side yard setbacks of zero feet and four feet in lieu of the required 30 feet, a rear yard setback of four feet in lieu of the required 30 feet, two parking spaces in lieu of the required 12 spaces, and a parking display ten feet from the right-of-way line in lieu of the required 35 feet should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 20 day of MARCH, 1978, that the herein Petition for the aforementioned Variance should be had and the same is GRANTED, from and after the date of this Order, subject to the approval of a site plan by the Zoning Commissioner of Baltimore County, Department of Public Works, and the Office of Planning and Zoning.

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 1978, 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 following finding of fact that in accordance with the power granted unto the Zoning Commissioner by Section 509.7 of the Baltimore County Zoning Regulations, it is hereby determined that the proposed expansion as herein requested, will not be detrimental to the health, safety, and general welfare of the community and would be within the spirit and intent of said Regulations, and, therefore, the Special Hearing to approve the proposed expansion to the used car lot, granted in Special Exception Case No. 4403, should be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this day of MARCH, 1978, that the herein Petition for the aforementioned Special Hearing should be had and the same is GRANTED, from and after the date of this Order, subject to the approval of all plans by the State Highway Administration, the Department of Public Works, and the Zoning Commissioner of Baltimore County, Office of Planning and Zoning.

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

the above Special Hearing should NOT BE GRANTED.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this day of 196, that the above Special Hearing be and the same is hereby DENIED.

Zoning Commissioner of Baltimore County

### BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

January 25, 1978

COUNTY OFFICE BLDG.  
111 W. Calverton Ave.  
TOWSON, MARYLAND 21286

Nicholas J. Commodari  
Chairman

#### MEMBERS

BUREAU OF  
ENGINEERING  
DEPARTMENT OF  
TRAFFIC ENGINEERING  
STATE ROADS COMMISSION  
BUREAU OF  
FIRE PREVENTION  
HEALTH DEPARTMENT  
PROJECT PLANNING  
BUILDING DEPARTMENT  
BOARD OF EDUCATION  
ZONING ADMINISTRATION  
INDUSTRIAL  
DEVELOPMENT

Mr. Richard C. Shipley  
3808 North Point Blvd.  
Baltimore, Maryland 21222

RE: Special Hearing and  
Variance Petition  
Item Number 112  
Petitioner - Richard Shipley

Dear Mr. Shipley:

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 suitability of the requested zoning.

Located on the northeast side of North Point Boulevard approximately 115' southeast of Rosebank Avenue in the 15th Election District, the subject property is currently improved with the facilities of a used car operation. The adjacent properties, as well as this site, are zoned B.R. and are improved with a furniture store to the north, a tavern to the south and a trailer park to the east.

This Variance is necessitated by your proposal to raze the existing building on this site and construct a six bay repair building closer to the side and rear property lines than is allowed under the current zoning regulations. In addition, requests to provide less

Mr. Richard C. Shipley  
Page 2  
Item Number 112  
January 25, 1978

parking than is required and to allow the parking of display vehicles within 10' of the right-of-way in lieu of the required 35' are included.

At the time of this writing, the comments from the Office of Project and Development Planning and the Department of Traffic Engineering were not available. Upon receipt of these by this office, they will be forwarded to you as soon as possible. If this petition is granted at the time of application for the necessary building permits, revised plans reflecting the comments of the State Highway Administration and any other department, as required, must be submitted.

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.

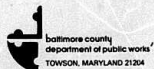
Very truly yours,

Nicholas J. Commodari

NICHOLAS J. COMMODARI  
Chairman  
Zoning Plans Advisory Committee

NBC:rf

cc: Mr. Jitendra M. Desai  
7809 Bennerton Drive  
Baltimore, Maryland 21236



THORNTON M. MOURING, P.E.  
DIRECTOR

December 27, 1977

Mr. S. Eric DiNenna  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21284

Re: Item #112 (1977-1978)  
Property Owner: Richard C. Shipley  
N/S North Point Blvd. 115' S/E Rosebank Av.  
Existing Zoning: B.R. - I.M.  
Proposed Zoning: Variance to permit a side setback of 0' and a rear setback of 0' in lieu of the required 30' and to permit 2 parking spaces in lieu of the required 12 spaces and special hearing to amend Special Exception 4403 to allow for expansion.  
Acres: 0.287 District: 15th

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

North Point Boulevard (M. 151) is a State Road; therefore, all improvements, intersections, entrances and drainage requirements as they affect the road come under the jurisdiction of the Maryland State Highway Administration. Any utility construction within the State Road right-of-way will be subject to the standards, specifications and approval of the State in addition to those of Baltimore County.

The status of the indicated 15-foot alley is unknown to this office and assumed to be private. It is the responsibility of the Petitioner to ascertain and clarify his rights therein. To satisfactorily accommodate vehicular movements generated in the area, this alley requires reconstruction in the future in accordance with Baltimore County Standards, so as to provide a pavement width of 20 feet on a 22-foot right-of-way minimum. Right-of-way widening along the easterly side of the alley and including any necessary reversible easements for slopes will be required to accomplish reconstruction of the alley.

#### Sediment Control

Development of this property through striping, 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 striping of top soil.

Item #112 (1977-1978)  
Property Owner: Richard C. Shipley  
Page 2  
December 27, 1977

#### Storm Drainage

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

A 12-inch public water main exists in North Point Boulevard, as indicated. Additional fire hydrant protection is required in the vicinity.

A sanitary sewer extension, approximately 50 feet in length, is required to serve this property from either of the existing 18-inch public sanitary sewers as indicated. (See drawings 856-0456 and 858-1017, File 1)

Very truly yours,

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

END:KAN:PMR:es

cc: J. Somers  
W. Munchel

E-W Key Sheet  
8 SE 27 Top. Sheet  
SE 2 G Topo  
104 Tax Map



Maryland Department of Transportation

State Highway Administration

William K. Johnson  
Secretary

Edward M. Davis  
Administrator

December 1, 1977

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

Attention: Mr. N. Commodari

Re: Z.A.C. Meeting, Nov. 29, 1977  
Item: 112  
Property Owner: Richard C. Shipley  
Location: N/S North Point Blvd.  
(Rec. 151) 115' SE Rosebank Ave.

Existing Zoning: B.R.-I.M.  
Proposed Zoning: Variance to permit a side setback of 0' and a rear setback of 0' in lieu of the required 30' and to permit 2 parking spaces in lieu of the required 12 spaces and Special Hearing to amend Special Exception 4403 to allow for expansion.  
Acres: 0.287  
District: 15th

Dear Mr. DiNenna:

An inspection of the site revealed that due to repaving of the lot and entrance, the barrier curb is at best 2' above the surface of the lot. This is insufficient to act as an effective barrier. Portions of the curbing channelizing the entrance has been badly damaged. Considering the condition of the curb, we must require that the entrance curbing and the barrier curb be replaced with standard 6" high curbs. The plan must be revised.

We have observed that many automobile sales lots, especially those in this area, have parking problems. The proposed variance will undoubtedly result in parking on the shoulder of the highway. This situation is undesirable since the parked vehicles would obstruct the vision of motorists leaving this and adjacent sites.

Very truly yours,  
Charles Lee, Chief  
Bureau of Engineering  
Access Permits

By: John F. Meyers

CL:JEM:dj



Baltimore County  
Department of Public Works and Licenses  
TOWSON, MARYLAND 21204  
3011 484 3610

JOHN D. SEIFFERT  
DIRECTOR

December 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 # 112 Zoning Advisory Committee Meeting, November 29, 1977 are as follows:

Property Owner: Richard C. Shipley  
Location: N/S North Point Blvd. 115' S/E Rosebank Av.  
Existing Zoning: B.R. - I.M.  
Proposed Zoning: Variance to permit a side setback of 0' and a rear setback of 0' in lieu of the required 30' and to permit 2 parking spaces in lieu of the required 12 spaces and Special Hearing to amend Special Exception 4403 to allow for expansion.  
Acres: 0.287  
District: 15th

The items checked below are applicable:

- A. Structure shall conform to Baltimore County Building Code (B.O.C.A.) 1970 Edition and the 1971 Supplement and other applicable codes, comply with Maryland State Code for Handicapped and aged.
- B. A building permit shall be required before construction can begin.
- C. Three sets of construction drawings will be required to file an application for a building permit.
- 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. Burban

Charles E. Burban  
Plans Review Chief  
CEB:rfj

**BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE**

**baltimore county**  
 department of health  
 TOWSON, MARYLAND 21204  
 (301) 484-3550

**baltimore county**  
 office of planning and zoning  
 TOWSON, MARYLAND 21204  
 (301) 484-2211

**baltimore county**  
 department of health  
 TOWSON, MARYLAND 21204

COUNTY OFFICE BLDG.  
 111 W. Chesapeake Ave.  
 Towson, Maryland 21286

who  
 Nicholas B. Commodari  
 Chairman

MEMBERS

Bureau of Engineering  
 Department of Traffic Engineering  
 State Roads Commission  
 Bureau of Fire Protection  
 Health Department  
 Project Planning  
 Building Department  
 Board of Education  
 Zoning Administration  
 Industrial Development

February 1, 1978

Mr. Richard C. Shipley  
 3808 North Point Blvd.  
 Baltimore, Maryland 21222

RE: Special Hearing and  
 Variance Petition  
 Item Number - 112  
 Petitioner - Richard Shipley

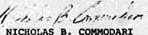
Mr. S. Eric DiNenna  
 Zoning Commissioner  
 County Office Building  
 First Floor  
 Towson, Maryland 21204

Item No. 112 - ZAC - November 29, 1977  
 Property Owner: Richard C. Shipley  
 Location: SE/S North Point Blvd. 115' SE Rosebank Ave.  
 Existing Zoning: B.R.-I.M.  
 Proposed Zoning: Variance to permit a side setback of 0' and a rear setback of 0' in lieu of the required 30' and to permit 2 parking spaces in lieu of the required 12 spaces and Special Hearing to amend Special Exception 4403 to allow for expansion.

Acres: 0.287  
 District: 15th

Dear Mr. Shipley:

The enclosed comments are to be included with the Zoning Plans Advisory Committee comments sent you on January 25, 1978, under the above referenced subject.

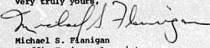
Very truly yours,  
  
 NICHOLAS B. COMMODARI  
 Chairman  
 Zoning Plans Advisory Committee

NBC:rf  
 Enclosure

cc: Mr. Jitendra M. Desai  
 7809 Bonnerston Drive  
 Baltimore, Maryland 21236

Dear Mr. DiNenna:

No traffic engineering problems are anticipated by the requested variance to the side setback.  
 Some problems can be expected by the requested variance to parking.

Very truly yours,  
  
 Michael S. Flanigan  
 Traffic Engineer Associate

NSF/ams

January 30, 1978

January 31, 1978

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

Dear Mr. DiNenna:

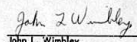
Comments on Item #112, Zoning Advisory Committee Meeting, November 29, 1977, are as follows:

Property Owner: Richard C. Shipley  
 Location: NE/S North Point Blvd 115' SE Rosebank Avenue  
 Existing Zoning: B.R.-I.M.  
 Proposed Zoning: Variance to permit a side setback of 0' and a rear setback of 0' in lieu of the required 30' and to permit 2 parking spaces in lieu of the required 12 spaces and Special Hearing to amend Special Exception 4403 to allow for expansion.  
 Acres: 0.287  
 District: 15th

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.

Landscaping should be provided.

Very truly yours,

  
 John L. Wimbley  
 Planner III  
 Current Planning and Development

December 12, 1977

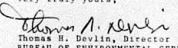
Mr. S. Eric DiNenna, Zoning Commissioner  
 Office of Planning and Zoning  
 County Office Building  
 Towson, Maryland 21204

Dear Mr. DiNenna:

The following are comments on Item # 112, Zoning Advisory Committee Meeting of November 29, 1977

Property Owner: Richard C. Shipley  
 Location: NE/S North Point Blvd. 115' SE Rosebank Ave.  
 Acres: 0.287  
 District: 15th

Metropolitan water and sewer are available, therefore no health problems are anticipated.

Very truly yours,  
  
 Thomas H. Devlin, Director  
 BUREAU OF ENVIRONMENTAL SERVICES

TED/ES/ppc

SEC 35 118

**BOARD OF EDUCATION  
 OF BALTIMORE COUNTY**

TOWSON, MARYLAND - 21204

Date: November 28, 1977

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

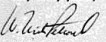
Z.A.C. Meeting of: November 29, 1977

RE: Item No: 112  
 Property Owner: Richard C. Shipley  
 Location: NE/S North Point Blvd. 115' SE Rosebank Ave.  
 Present Zoning: B.R.-I.M.  
 Proposed Zoning: Variance to permit a side setback of 0' and a rear setback of 0' in lieu of the required 30' and to permit 2 parking spaces in lieu of the required 12 spaces and Special Hearing to amend Special Exception 4403 to allow for expansion.

District: 15th  
 No. Acres: 0.287

Dear Mr. DiNenna:

No bearing on student population.

Very truly yours,  
  
 Nick Patrovich,  
 Field Representative

JOSEPH H. HIGDON, PRESIDENT  
 T. BAYARD WILLIAMS, JR., VICE-PRESIDENT  
 MARCUS H. BOTTSBAND

THOMAS C. BRYEN  
 MRS. LORNAINE F. CHEMUS  
 ROGER B. HAYDEN

ALVIN LORECK  
 MRS. MILDRED S. SMITH, JR.  
 RICHARD W. TRACEY, D.V.M.

ROBERT V. DUBEL, SUPERINTENDENT

**CERTIFICATE OF PUBLICATION**

**TOWSON, MD. JANUARY 19, 1978**

THIS IS TO CERTIFY that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on one time January 19, 1978 before the 6th day of February, 1978, the 19th publication appearing on the 19th day of JANUARY, 1978.

**THE JEFFERSONIAN**  
S. ERIC DINENBA, Manager.

Cost of Advertisement, \$ \_\_\_\_\_

**CERTIFICATE OF PUBLICATION**

TOWSON, MD. JANUARY 19, 1978

THIS IS TO CERTIFY that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on one time January 19, 1978 before the 6th day of February, 1978, the 19th publication appearing on the 19th day of JANUARY, 1978.

**THE JEFFERSONIAN**  
S. ERIC DINENBA, Manager.

Cost of Advertisement, \$ \_\_\_\_\_

**OFFICE OF THE TIMES NEWSPAPERS**

TOWSON, MD. 21204 January 19 1978

THIS IS TO CERTIFY that the annexed advertisement of PETITION FOR VARIANCE & SPECIAL HEARING, Richard C. Shipley H-6134 was inserted in the following:

- Catonsville Times
- Dundalk Times
- Essex Times
- Suburban Times East
- Towson Times
- Arbutus Times
- Community Times
- Suburban Times West

weekly newspapers published in Baltimore County, Maryland, once a week for one successive weeks before the 20th day of January, 1978, that is to say, the same was inserted in the issues of January 19, 1978

STROMBERG PUBLICATIONS, INC.

BY Esther Berger

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

Your Petition has been received \* this 21 day of Nov. 1977. Filing Fee \$ 25. Received  Cash  Check  Other

S. Eric Dinenna  
S. ERIC DINENBA,  
Zoning Commissioner

Petitioner SHIPLEY Submitted by R. SHIPLEY  
Petitioner's Attorney Reviewed by [Signature]

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

**CERTIFICATE OF POSTING**  
ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland #78-161-ASPH.

District 15<sup>th</sup> Date of Posting 1-19-78

Posted for: Housing Modern Feb. 6, 1978 C. L. Co. P. D.

Petitioner: Richard C. Shipley

Location of property: N.E. 1/4 of North St. Block 115 Cont. 1/2 Acre

Location of Sign: 2 Signs Posted North West Part of Cont. 1/2 Acre

Remarks: \_\_\_\_\_

Posted by: [Signature] Date of return: 1-26-78

**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>[Signature]</u>										
Revised Plans: Change in outline or description										
Previous case: <u>4403</u>										
Map # _____										

**PETITION MAPPING PROGRESS SHEET**

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
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Reviewed by: <u>[Signature]</u>										
Revised Plans: Change in outline or description										
Previous case: <u>4403</u>										
Map # <u>1626</u>										

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

No. 57322

DATE Nov. 21, 1977 ACCOUNT 01-662

AMOUNT \$25.00

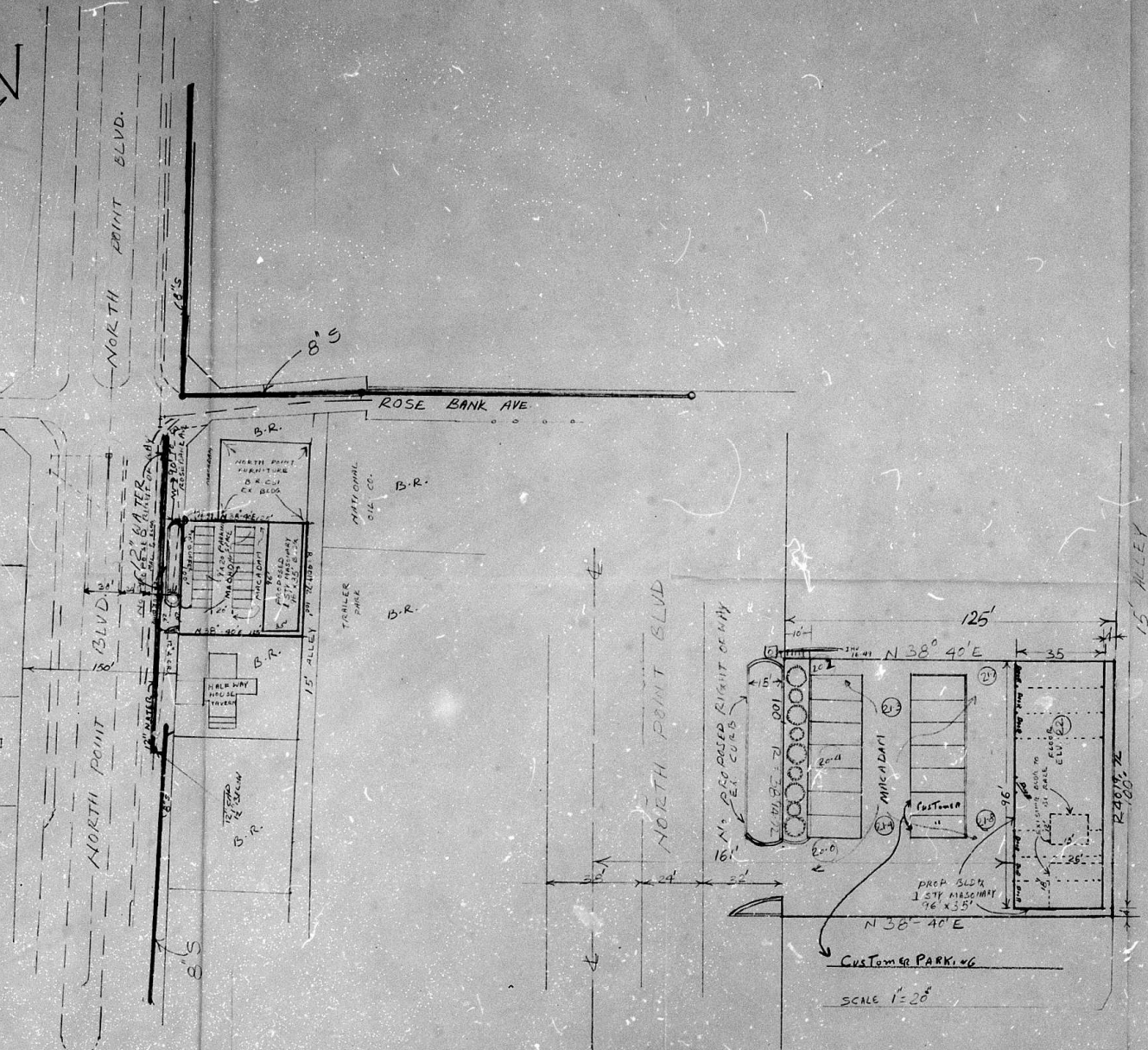
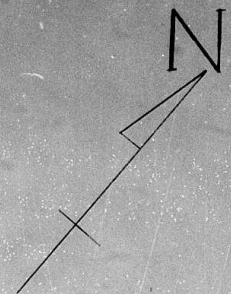
RECEIVED FROM Cas (Richard C. Shipley 3808 N. Point Blvd. Baltimore, Md. 21221)

FOR Petition for Variance and Special Hearing

73 NOV 21 25.00 MSC

VALIDATION OR SIGNATURE OF CASHIER





SCALE 1"=50'



UTILITIES DRAWING NUMBER

SEWER: [J.O. 7765 56-456 A-10] NORTH POINT BLVD AND ROSE BANK AVE

[J.O. 1-18-5 58-1017 A-10] "

WATER: [E-NW J.O. 3-2-67 12" WATER FROM ROSE BANK AVE SOUTHEASTERLY] [BSE 27 FILE: A-4-C] "

ELEVATION

EX. USE USED CAR LOT

PROP. USE USED CAR LOT

EX ZONING - B-R-I-M, WITH SPECIAL EXCEPTION [9903] FOR A USED CAR LOT

PROP. ZONING: SAME

AREA OF LOT - 12500 SQ. FT.

AREA OF EX. BLDGS 608 SQ. FT.

AREA OF PROP. BLDG. 3360 SQ. FT.

PARKING - NO. OF CUSTOMER PARKING SPACE FREE

[1300 sq ft] \* 12 PROVIDED = 2

DISABLE CAR'S IN GARAGE

15<sup>th</sup> DISTRICT BALTIMORE COUNTY

DATE	11-15-77
SECTION	1
DATE	11-15-77
BY	JDS
CHKD	
APP'D	

AUTO WORLD

3808 NORTH POINT BLVD.

OWNER: RICHARD SHIPLEY

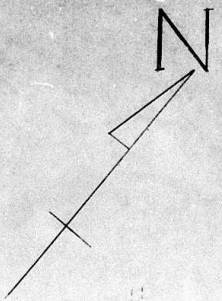
ENGINEER: J. DESAI

7809 CENTURY LANE DR.

Baltimore, MD 21236

DATE 11-15-77





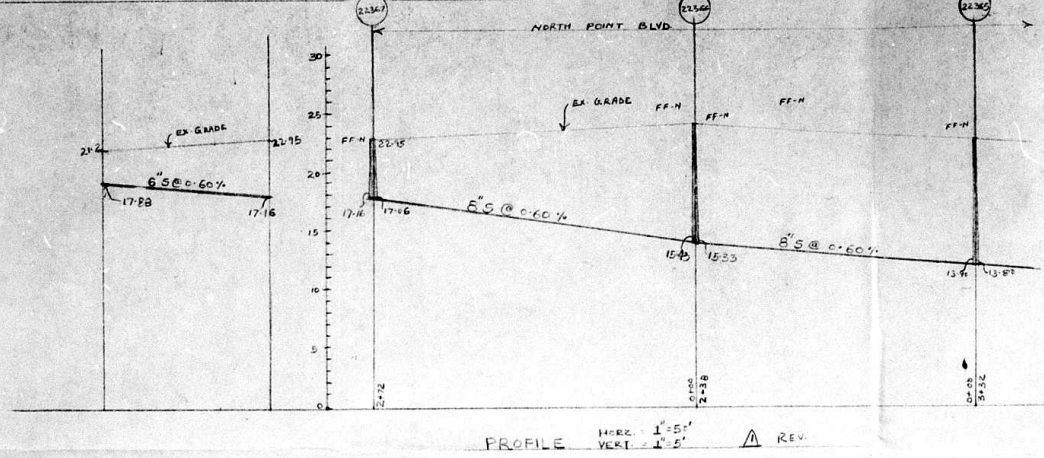
NORTH POINT BLVD.

NORTH POINT BLVD.

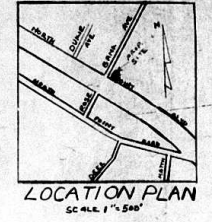
ROSE BANK AVE

PLANS APPROVED  
OFFICE OF PLANNING & ZONING  
BY: *[Signature]*  
DATE: 7-7-78  
78-161 ASPH

SCALE 1"=50'



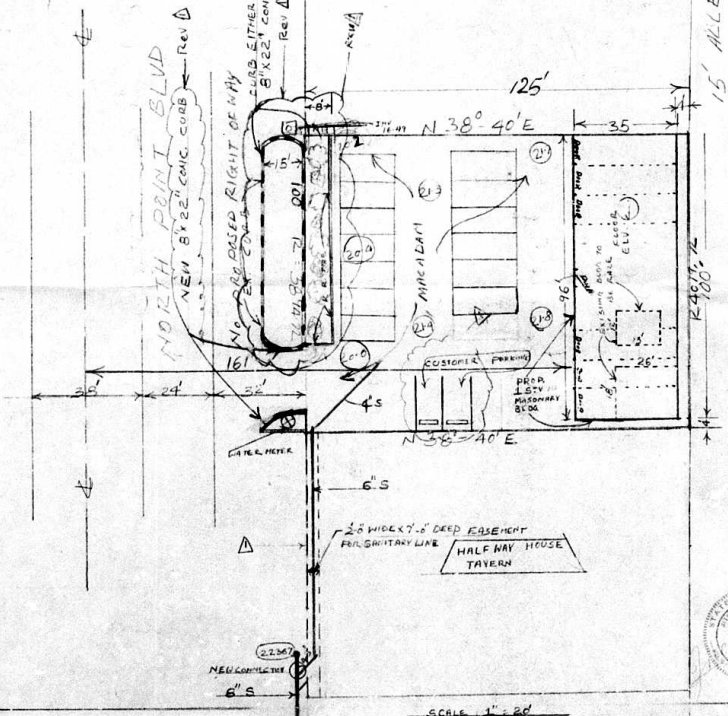
PROFILE  
HORIZ. 1"=5'  
VERT. 1"=5'    Δ REV.



UTILITIES DRAWING NUMBER

SEWER:	J.O. 7765 58-456 A-10	NORTH POINT BLVD. ADD ROSE BANK AVE.
	J.O. 1-18-5 58-1017 A-10	"
WATER:	E-MN J.O. 3-2-67 85L27 FILE A-4-C	1/2" WATER NORTH POINT BLVD. FROM ROSE BANK AVE. SOUTHEASTERLY

- ELEVATION
- EX USE USED CAR LOT
- PROP USE USED CAR LOT
- EX ZONING: B-R-2-I-M, WITH SPECIAL EXCEPTION [4403] FOR A USED CAR LOT
- PROP ZONING: SAME
- AREA OF LOT - 12500 SQ-FT.
- AREA OF EX. BLDGS 608 SQ-FT.
- AREA OF PROP. BLDG. 3360 SQ-FT.
- PARKING: NO OF CUSTOMER PARKING SPACES FREE [1/300 SQ-FT] = 12 PROVIDED = 2
- DISABLE CAR'S IN GARAGE
- 15<sup>th</sup> DISTRICT BALTIMORE COUNTY



SCALE 1"=20'



AUTO WORLD 3808 NORTH POINT BLVD OWNER: RICHARD SHIPLEY ENGINEER: J. DESAI 7809 BANNERMAN DR. BALTIMORE, MD 21226	REV DATE Δ 7-3-78 DATE 11-15-77
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