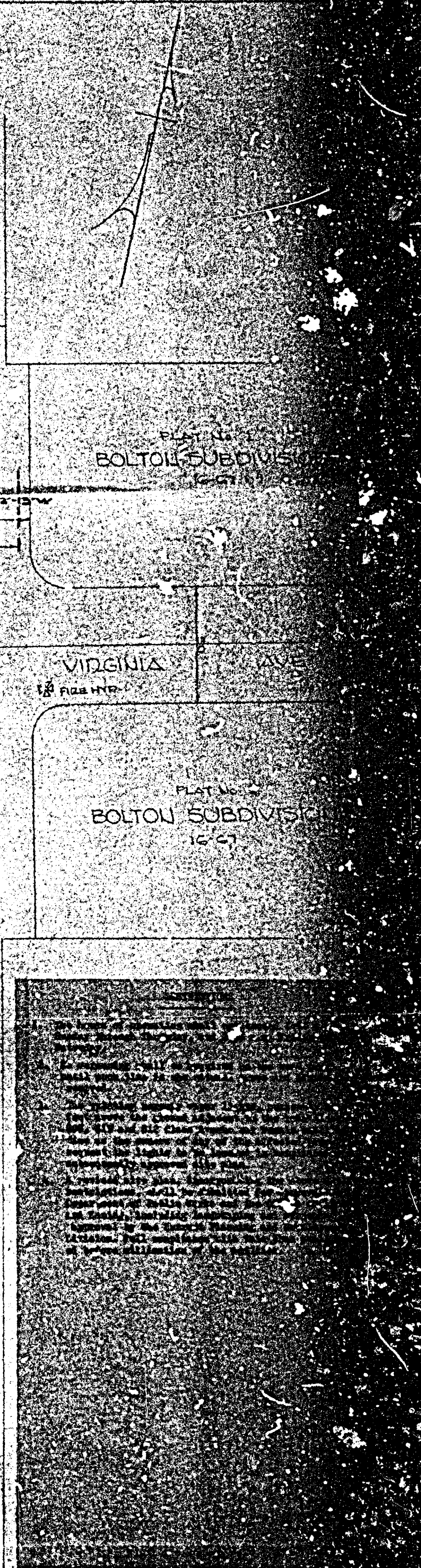
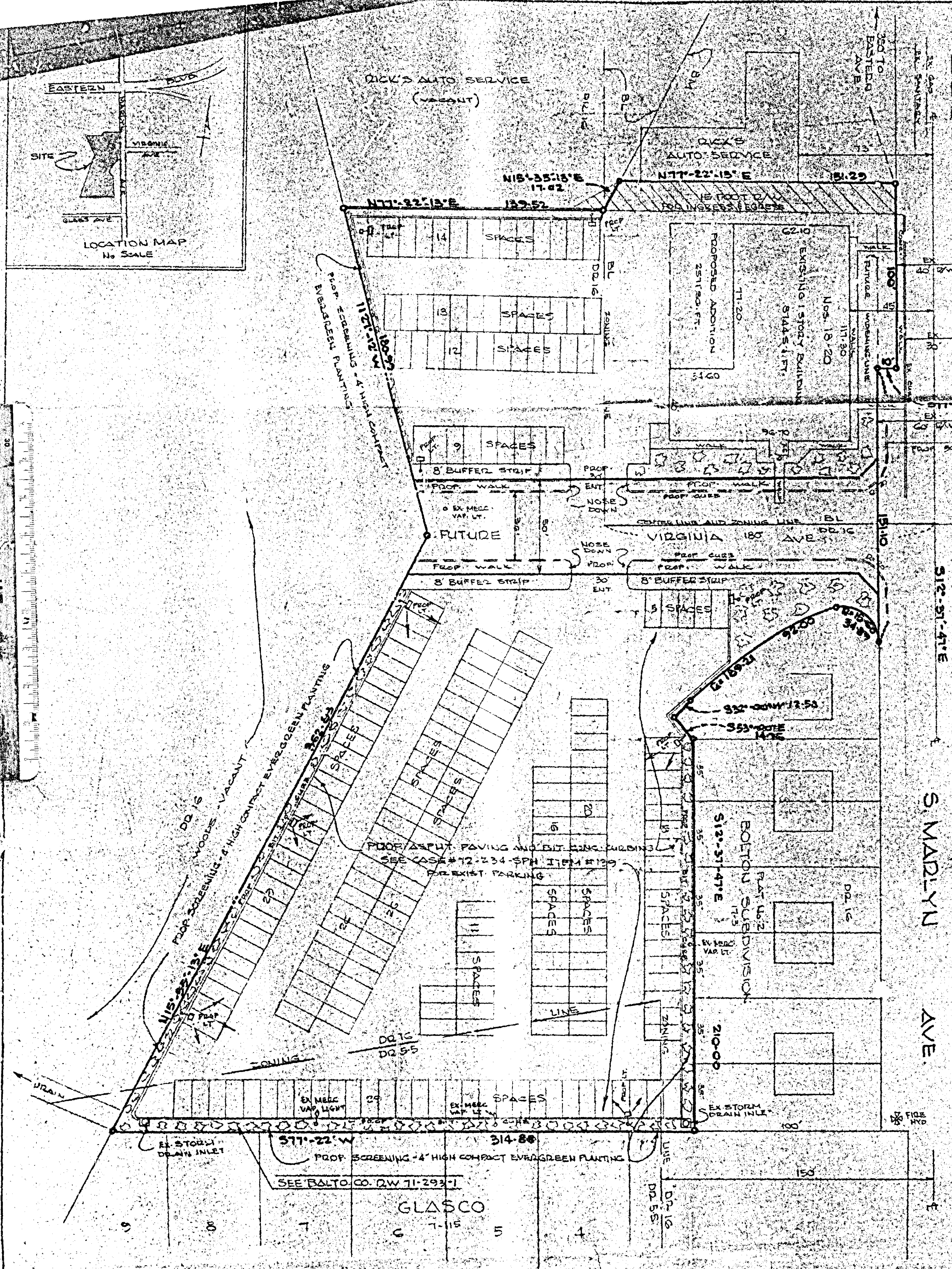
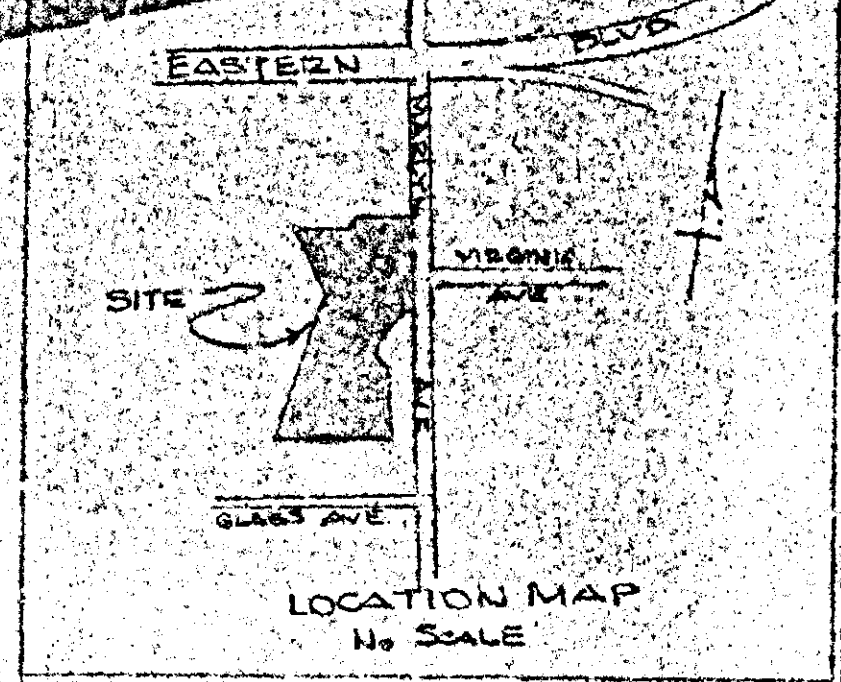


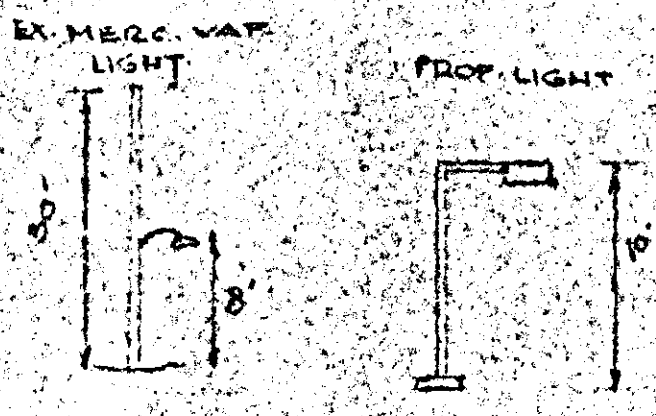


EXISTING USE - ESSEX AMERICAN LEGION POST #148
 PROPOSED USE - SAME
 EXISTING ZONING - BL - DQ 55 - DQ 10
 PROPOSED ZONING - SAME WITH A SPECIAL EXCEPTION FOR A COMMERCIAL BLDG. AND OTHER, SIMILAR SOCIAL, RECREATIONAL AND EDUCATIONAL USES. (ESSEX AMERICAN LEGION POST #148)
 AREA OF LOT - 2.50 AC.
 AREA OF EXISTING BUILDING - 8744 SQ. FT.
 AREA OF PROPOSED ADDITION - 2571 SQ. FT.
 TOTAL - 11315 SQ. FT.

FLAT FOR SPECIAL EXCEPTION FOR
 ESSEX AMERICAN LEGION POST 148
 5TH DISTRICT BALTIMORE CO., MARYLAND
 SCALE - 1" = 20'
 DATE - 10-18-80
 2-10-81
 NOTE - BED OF VIRGINIA AVE NOW OWNED BY AMERICAN LEGION

No. of SPACES REQ. (1/50') (BUILDING - 11315 SQ. FT.) = 227 SPACES
 No. of SPACES PROVIDED = 228 SPACES
 THE ENTIRE PARKING LOT TO BE ASPHT. PAV. WITH BIT. CONC. CURBING

NOTES APPLICABLE TO AREA OF PROPERTY COVERED BY CASE #12-234-SPH
 SECTION 409.1
 (A) THE PARKING AREAS ARE ADJOINING AND ACROSS THE STREET.
 (B) ONLY PASSENGER VEHICLES, EXCLUDING BUSES MAY USE THE PARKING AREA.
 (C) NO LOADING OR UNLOADING, OR ANY USE OTHER THAN PARKING SHALL BE PERMITTED.
 (D) LIGHTING SHOWN ABOVE, EX. MERC. VAP. 8' HIGH AND PROP. LIGHTING - SEE DETAIL.
 (E) SCREENING - SHOWN ABOVE.
 (F) THE BUILDING PARKING AREA SHALL BE ASPHT. PAVING WITH BIT. CONC. CURBING AND PROPERLY DESIGNED.
 (G) PARKING ADJACEMENT - SHOWN ABOVE.
 (H) HOURS OF OPERATION - 8 PM TO 2 AM.



PLANS APPROVED
 OFFICE OF PLANNING & ZONING
 BY: [Signature]
 DATE: 6/29/81
 BY: [Signature]
 ZONING COMMISSIONER
 DATE: 6/25/81
 81-120
 C-542-81

FRANK
 1217 NICHOLS
 BALTIMORE, MD

PETITION FOR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) 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 Law and Zoning Regulations of Baltimore County, to use the herein described property for community building and other similar civic, social, recreational, or educational uses.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above 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.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: Essex
(Type or Print Name)
Signature _____
Address _____
City and State _____

Legal Owner(s): American Legion Post No. 148
BY: Raymond Bonham
(Type or Print Name) RAYMOND BONHAM
Commander
Signature _____
(Type or Print Name)

Attorney for Petitioner:
Alfred L. Brennan, Esquire
(Type or Print Name)
Signature Alfred L. Brennan
Address 825 Eastern Boulevard
City and State Baltimore, Md. 21221

Address 18 and 20 South Marlyn Avenue
City and State Baltimore, Maryland 21221

Name and telephone number of legal owner, contract purchaser or representative to be contacted

Attorney's Telephone No.: 687-3434

Telephone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 27th day of October, 1980, 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 196, County Office Building in Towson, Baltimore County, on the 15th day of December, 1980, at 10:00 o'clock A.M.

William E. Hammond
Zoning Commissioner of Baltimore County.

ECO-101

(over)

Item #3 (1980-1981)
Property Owner: Raymond Bonham
Page 2
August 28, 1980

County Bureau of Engineering, Highway Design and Approval Section.

Opposing entrances should be provided from the proposed Maryland Avenue; however, the entrance locations are subject to approval by the Department of Traffic Engineering, and should be constructed in accordance with Baltimore County Standards and Specifications.

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 have not been indicated on the submitted plan.

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,

William E. Hammond
WILLIAM E. HAMMOND, P. E.
Chief, Bureau of Engineering

ENL: EAM: PWR: hh

cc J. Wimbley
R. Morton
J. Trenner

I-S-W. Key Sheet
5 N.E. 29 Pos. Sheet
N.E. 2-H Topo
97 Tax Map

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 8, 1980

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

cc Nicholas B. Conduari
Chairman

MEMBERS
Bureau of Engineering
Department of Traffic Engineering
State Parks Commission
Bureau of Fire Prevention
Health Department
Public Planning
Building Department
Board of Education
County Administration
Industrial Development

Alfred L. Brennan, Esquire
825 Eastern Boulevard
Baltimore, Maryland 21221

RE: Item No. 3
Petitioner - Essex American Legion
Special Exception Petition

Dear Mr. Brennan:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following 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 west side of South Marlyn Avenue, approximately 350 feet south of Eastern Avenue in the 15th Election District, this property is presently improved with the facilities of the Essex American Legion Post No. 148 as well as a large accessory parking area. Adjacent properties are improved with residences to the east and south, while vacant land and commercial uses exist to the west and north, respectively.

This property was the subject of a previous zoning hearing (Case No. 72-234-SPH) in which a Special Hearing to allow the existing parking area was granted. In view of your proposal to construct an addition to the existing building and provide additional parking, in the D.R. 16 zoned portion of this site this combination hearing is required.

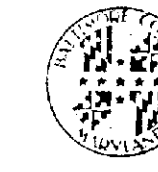
The site plan has been revised to reflect the comments of the Bureau of Engineering, Department of Traffic Engineering and Office of Current Planning. I have scheduled this petition for a hearing.

Enclosed are all comments submitted to this office from the committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,

Nicholas B. Conduari
NICHOLAS B. CONDUARI, Chairman
Zoning Plans Advisory Committee

ENCLOSURES
cc: Frank S. Lee 1277 Neighbors Ave., Baltimore, Md. 21237



BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P. E.
DIRECTOR

August 28, 1980

Mr. William E. Hammond
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item #3 (1980-1981)
Property Owner: Raymond Bonham
W/S South Marlyn Avenue 350' S. of Eastern Ave.
Acres: 2.50 District: 15th

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

General:

The comments which were supplied in connection with the Zoning Advisory Committee review for Item 139 (1971-1972), 72-234-SPH, and those supplied by the Bureau of Public Services, September 25, 1972, in conjunction with Commercial Building Permit 977-72, are referred to for your consideration.

The presently submitted plan indicates that this property comprises the major portion, including Lots 7 through 20, of the recorded subdivision "Plat No. 2, Subdivision Bolton Co.", G.L.S.17, Folio 3, and parts of additional properties north and northwesterly thereof.

Subdivision and resubdivision of property within Baltimore County is subject to Baltimore County Subdivision Regulations.

Highways:

South Marlyn Avenue, an existing public road, is proposed to be improved in the future in this vicinity as a 40-foot closed section roadway on a 60-foot right-of-way.

Maryland Avenue is proposed to be constructed in the future through this site as a 36-foot closed section roadway on a 50-foot right-of-way. The proposed Maryland Avenue improvements shall be indicated on the Petitioner's revised plan. Highway right-of-way, highway right-of-way widening including fillet areas for sight distance at the proposed Maryland Avenue-S. Marlyn Avenue intersection and any necessary reversible easements for slopes, will be required in connection with any grading or building permit application. Further information may be obtained from the Baltimore



baltime county
department of traffic engineering
TOWSON, MARYLAND 21204
(301) 494-3550

STEPHEN E. COLLINS
DIRECTOR

August 11, 1980

Mr. William Hammond
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Item No. 3 - ZAC - July 1, 1980
Property Owner: Raymond Bonham
Location: W/S S. Marlyn Avenue 350' S. of Eastern Avenue
Existing Zoning: BL, D.R. 5.5 & D.R. 16
Proposed Zoning: Special Exception for community building and other civic, social, recreational or educational uses.

Acres: 2.50
District: 15th

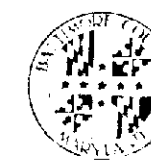
Dear Mr. Hammond:

This community building is existing and no increase in traffic is expected. The driveway to the site should be located directly opposite Virginia Avenue.

Very truly yours,

Michael S. Flanigan
Michael S. Flanigan
Engineer Associate II

MSF/hmd



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3211

JOHN D. SEYFFERT
DIRECTOR

August 25, 1980

Mr. William Hammond, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #3, Zoning Advisory Committee Meeting, July 1, 1980, are as follows:

Property Owner: Raymond Bonham
Location: W/S South Marlyn Avenue 350' S. of Eastern Avenue
Acres: 2.50 acres
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.

The site plan must be revised to show Maryland Avenue and the proper channelization as shown on the previously approved plan (72-234SPH).

The property is in a Traffic Deficient Area controlled by an "F" intersection.

Very truly yours,

John L. Wimbley
John L. Wimbley
Planner III
Current Planning & Development



BALTIMORE COUNTY
DEPARTMENT OF HEALTH
TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE & COUNTY HEALTH OFFICER

July 29, 1980

Mr. William R. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #3, Zoning Advisory Committee Meeting Of July 1, 1980, are as follows:

Property Owner: Raymond Bonham
Location: W/S South Marlyn Ave. 350' S. of Eastern Ave.
Existing Zoning: BL, D.R. 5.5 & D.R. 16
Proposed Zoning: Special Exception for community building and other civic, social, recreational or educational uses.
Acres: 2.50 Acres
District: 15th

The existing building is presently served by metropolitan water and sewer.

The parking area/s should be surfaced with a dustless, bonding material.

Prior to construction, renovation and/or installation of equipment for this food service facility, complete plans and specifications must be submitted to the Plans Review Section, Environmental Support Services, Baltimore County Department of Health for review and approval.

Very truly yours,

Don J. Roop
DON J. ROOP, Director
BUREAU OF ENVIRONMENTAL SERVICES

IJP/mw

cc: Air Pollution

Plans Review

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of the requirements of Section 5021 of the Baltimore County Zoning Regulations having been met and the health, safety, and general welfare of the community not being adversely affected, the special exception for a community building for civic, social, recreational, or educational uses should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 27th day of January, 1981, that the Petition for Special Exception for a community building for civic, social, recreational, or educational uses should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. The hours of operation shall not exceed 1:00 a.m., Sunday through Thursday, and 2:00 a.m., Friday and Saturday.
2. No screening shall be required on the west property line until such time as the natural trees and shrubbery are removed.
3. The existing mercury vapor lights, currently erected 30 feet above the ground adjacent to the rear lot lines of Nos. 808, 810, and 812 Glass Avenue, may remain until such time as the owners of any of the affected properties request the lights to be lowered in compliance with the subsequently approved site plan.
4. A revised site plan, incorporating the above applicable restrictions, shall be submitted for approval by the Department of Public Works and the Office of Planning and Zoning, including landscaping and screening approval by the Current Planning and Development Division. Full compliance with this plan shall be obtained before utilization of the addition.

Jean M. Jung
Deputy Zoning Commissioner of Baltimore County



BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204
825-7310

PAUL H. REINCKE
CHIEF

August 5, 1980

Mr. William Hammond
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

Re: Property Owner: Raymond Bonham

Location: W/S South Marlyn Avenue 350' S of Eastern Avenue

Item No: 3 Zoning Agenda: Meeting of July 1, 1980

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 or _____ 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", 1976 Edition prior to occupancy.
- () 6. Site plans are approved as drawn.
- () 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: *Patricia M. [Signature]* Noted and Approved: *George M. [Signature]*
Planning Group Fire Prevention Bureau
Special Inspection Division



BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
496-3510

TED ZALFSKILAR
DIRECTOR

July 1, 1980

Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #3 Zoning Advisory Committee Meeting, July 1, 1980 are as follows:

Property Owner: Raymond Bonham
Location: W/S South Marlyn Avenue 350' S of Eastern Avenue
Existing Zoning: P.D. 5.5 & D.R. 16
Proposed Zoning: Special Exception for community building and other civic, social, recreational or educational uses.

Acres: 2.50
District: 15th

The items checked below are applicable:

- XA. All structures shall conform to the Baltimore County Building Code 1978, the State of Maryland Code for the Handicapped and Aged, and other applicable Codes.
- XB. A building/_____ permit shall be required before beginning construction.
- C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.
- XD. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- E. In wood frame construction an exterior wall erected within 6' 0" of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3' 0" of lot line. A minimum 8" masonry firewall is required if construction is on the lot line.
- F. Requested variance conflicts with the Baltimore County Building Code, Section/s _____.
- G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that the structure for which a proposed change in use is proposed can comply with _____ weight/area requirements of Table 305 and the required construction classification of Table 214.
- XI. Comments - Indicate compliance to Handicapped Code on site plan.

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired additional information may be obtained by visiting Room #122 (Plan Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,
Charles E. [Signature]
Charles E. [Signature], Chief
Plan Review

CEI:PTJ

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: June 26, 1980

Z.A.C. Meeting of: July 1, 1980

RE: Item No: 1, 2, 3, 4, 5, 6, 7, 8
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,
Wm. Nick Petrovich
Wm. Nick Petrovich, Assistant
Department of Planning

RNP/bp

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER
W/S of South Marlyn Ave., 350' : OF BALTIMORE COUNTY
S of Eastern Ave., 15th District
ESSEX AMERICAN LEGION POST : Case No. 81-120-X
NO. 148, Petitioner

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.

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel

John W. Hession, III
John W. Hession, III
People's Counsel for Baltimore County
Rm. 223, Court House
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 8th day of December, 1980, a copy of the foregoing Order was mailed to Alfred L. Brennan, Esquire, 825 Eastern Boulevard, Baltimore, Maryland 21221, Attorney for Petitioner.

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

10-2749

BRENNAN AND BRENNAN
ATTORNEYS AT LAW
825 EASTERN BOULEVARD
ESSEX, BALTIMORE, MD. 21221
667-3434

December 29, 1980

Baltimore County Office of Planning & Zoning
Towson, Maryland 21204

Attention: John L. Wimbley, Planner III
Current Planning & Development

Re: Property Owner: Raymond Bonham
Location: W/S South Marlyn Avenue
350' S. of Eastern Avenue
Acres: 2.50 Acres
District: 15th

Dear Mr. Wimbley:

I am enclosing a copy of your comments filed in the Petition For Special Exception for the Essex American Legion Post No. 148. Mrs. Jean Jung requested that I send you a copy of a letter signed by the neighbors of this property bordering on the south side where the existing mercury vapor lights are standing. As you can see, they do not object to the thirty (30') foot mercury vapor lights. With this in mind, would you please contact Mrs. Jung as she wanted you to know the neighbors' feelings concerning these lights. If there is any additional information you might require, please do not hesitate to contact me.

Very truly yours,

151

Alfred L. Brennan

ALB:ls

Enclosure

cc: Mrs. Jean Jung

BRENNAN AND BRENNAN
ATTORNEYS AT LAW
825 EASTERN BOULEVARD
ESSEX, BALTIMORE, MD. 21221
667-3434

December 17, 1980

Zoning Commissioner For Baltimore County

Re: Petition For Special Exception
W/S of South Marlyn Ave., 350'
S of Eastern Ave., 15th District
Essex American Legion Post No. 148

Dear Commissioner:

We, the undersigned owners of property on 808, 810 and 812 Glass Avenue, which backs into the parking lot of the Essex American Legion Post No. 148, hereby agree that the existing mercury vapor lights currently erected 30 feet above the ground are with our approval. It is our feeling that this well lite area reduces crime and affords a certain factor of safety to us.

Mrs. Dorothy Pettie
MRS. DOROTHY PETTIE
810 Glass Avenue
Essex, Maryland 21221

B. J. Sprisser
B. J. SPRISSER
808 Glass Avenue
Essex, Maryland 21221

M. Griffin
M. GRIFFIN
812 Glass Avenue
Essex, Maryland 21221

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. W. E. Hammond
Zoning Commissioner
Norman E. Gerber, Director
Office of Planning and Zoning
TO: _____ Date: December 2, 1980
FROM: _____
SUBJECT: Petition No. 81-120-X Item 3

Petition for Special Exception
West side of South Marlyn Avenue, 350 feet South of Eastern Avenue
Petitioner- Essex American Legion Post No. 148

Fifteenth District

HEARING: Monday, December 15, 1980 (10:00 A.M.)

If granted, it is requested that a landscaping plan, submitted to and approved by the Division of Current Planning and Development be required.

Norman E. Gerber
Norman E. Gerber, Director
Office of Planning and Zoning

NEG:JGH:ab

FRANK S. LEE

Registered Land Surveyor

1277 NEIGHBORS AVE. - BALTIMORE, MD. 21237



Essex American Legion Post No. 148
Nos. 18 - 20 S. Marlyn Avenue
15th District Baltimore County, Maryland

Beginning for the same on the west side of S. Marlyn Avenue at the distance of 350 feet measured along the west side of S. Marlyn Avenue from the south side of Eastern Avenue, thence running and blinding on the west side of S. Marlyn Avenue south 12 degrees 37 minutes 47 seconds East 100 feet, South 77 degrees 22 minutes 13 seconds East 10 feet and South 12 degrees 37 minutes 47 seconds East 151.10 feet, thence leaving S. Marlyn Avenue for lines of division as follows: by a line curving to the left with a radius of 15.60 for a distance of 34.89 feet, by a line curving to the left with a radius of 109.21 for a distance of 92 feet, South 32 degrees 00 minutes East 12.58 feet, South 53 degrees 00 minutes East 14.76 feet, South 12 degrees 37 minutes 47 seconds East 210 feet, South 77 degrees 22 minutes West 314.88 feet, North 15 degrees 35 minutes 13 seconds East 352.53 feet, North 27 degrees 12 minutes West 180.99 feet, North 77 degrees 22 minutes 13 seconds East 139.52 feet, North 15 degrees 35 minutes 13 seconds East 17.02 feet and North 77 degrees 22 minutes 13 seconds East 151.29 feet to the place of beginning.

Containing 2.50 acres of land more or less.
Saving and excepting that portion of the above described property that was the subject of Petition Hearing Case No. 72-234 - SFL. However, all portion of the property subject of Zoning Hearing Case No. 72-234 - SFL. However, all portion of the property that is zoned B.L. is included in this Special Exception request.

FRANK S. LEE

Registered Land Surveyor

1277 NEIGHBORS AVE. - BALTIMORE, MD. 21237

October 18, 1980

Essex American Legion Post No. 148
Nos. 18 - 20 S. Marlyn Avenue
15th District Baltimore County, Maryland

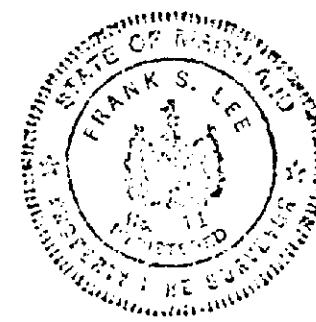
Beginning for the same on the west side of S. Marlyn Avenue at the distance of 350 feet measured along the west side of S. Marlyn Avenue from the south side of Eastern Avenue, thence running and blinding on the west side of S. Marlyn Avenue as follows: South 12 degrees 37 minutes 47 seconds East 100 feet, South 77 degrees 22 minutes 13 seconds West 10 feet and South 12 degrees 37 minutes 47 seconds East 151.10 feet, thence leaving S. Marlyn Avenue for lines of division as follows: by a line curving to the left with a radius of 15.60 for a distance of 34.89 feet, by a line curving to the left with a radius of 109.21 for a distance of 92 feet, South 32 degrees 00 minutes East 12.58 feet, South 53 degrees 00 minutes East 14.76 feet, South 12 degrees 37 minutes 47 seconds East 210 feet, South 77 degrees 22 minutes West 314.88 feet, North 15 degrees 35 minutes 13 seconds East 352.53 feet, North 27 degrees 12 minutes West 180.99 feet, North 77 degrees 22 minutes 13 seconds East 139.52 feet, North 15 degrees 35 minutes 13 seconds East 17.02 feet and North 77 degrees 22 minutes 13 seconds East 151.29 feet to the place of beginning.

Containing 2.50 acres of land more or less.

Saving and excepting that portion of the above described property that was subject of Zoning Hearing Case No. 72-234 - SFL. However, all portion of the property that is zoned B.L. is included in this Special Exception request.

REVISED PLANS

FBO #3



PETITION FOR SPECIAL EXCEPTION

15th District

ZONING: Petition for Special Exception
LOCATION: West side of South Marlyn Avenue, 350 feet South of Eastern Avenue
DATE & TIME: Monday, December 15, 1980 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:

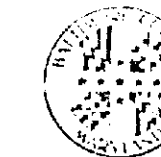
Petition for Special Exception for a community building and other similar civic, social, recreational or educational uses

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

Being the property of Essex American Legion Post No. 148, as shown on plat plan filed with the Zoning Department

Hearing Date: Monday, December 15, 1980 at 10:00 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF
WILLIAM E. HAMMOND
ZONING COMMISSIONER
OF BALTIMORE COUNTY



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

January 27, 1981

Alfred L. Brennan, Esquire
825 Eastern Boulevard
Baltimore, Maryland 21221

RE: Petition for Special Exception
W/S of S. Marlyn Ave., 350' S of
Eastern Ave. - 15th Election District
Essex American Legion Post No. 148 -
Petitioner
NO. 81-120-X (Item No. 3)

Dear Mr. Brennan:

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

Very truly yours,

John M.H. Jung
JEAN M. H. JUNG
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: John W. Heislan, III, Esquire
People's Counsel



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

December 3, 1980

Alfred L. Brennan, Esquire
825 Eastern Boulevard
Baltimore, Maryland 21221

RE: Petition for Special Exception
W/S S. Marlyn Ave., 350' S of
Eastern Avenue
Essex American Legion Post #148
Case No. 81-120-X

Dear Mr. Brennan:

This is to advise you that \$69.13 is due for advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and remit to Sondra Jones, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Very truly yours,
William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

WEH:sj

November 19, 1980

Alfred L. Brennan, Esquire
825 Eastern Boulevard
Baltimore, Maryland 21221

NOTICE OF HEARING

RE: Petition for Special Exception - W/S S. Marlyn Ave.,
350' S of Eastern Avenue - Essex American Legion Post
No. 148 - Case No. 81-120-X

TIME: 10:00 A.M.

DATE: Monday, December 15, 1980

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,

TOWSON, MARYLAND

William E. Hammond
WILLIAM E. HAMMOND
ZONING COMMISSIONER OF
BALTIMORE COUNTY

HOUSE OF DELEGATES

ANNAPOLIS, MARYLAND 21401

MICHAEL H. WEIR
7TH LEGISLATIVE DISTRICT
BALTIMORE COUNTY
ENVIRONMENTAL MATTERS COMMITTEE
JOINT COMMITTEE ON ENERGY

DISTRICT LEGISLATIVE
OFFICE
418 EASTERN AVENUE
BALTIMORE, MARYLAND 21221
PHONE: 391-7900

September 18, 1980

Mr. William Hammond
Zoning Commissioner
Room 106
County Office Building
111 W. Chesapeake Avenue
Baltimore, Maryland 21204

Dear Mr. Hammond:

I have known for some time that there is some irregularity with the existing zoning on the American Legion property, Post 148, at South Marlyn and Virginia Avenues.

Could you give me the information regarding that status and what, if possible, can be done to resolve their problem.

The American Legion is an organization that is dedicated to community work and their hours of dedication and work in the veterans hospitals and the Legion baseball program, to name but a few, are programs worthy of everyone's appreciation. I myself, though a member for some 25 years, admire the individuals who seem to find the time to participate in such efforts in this ratrace of today's social life.

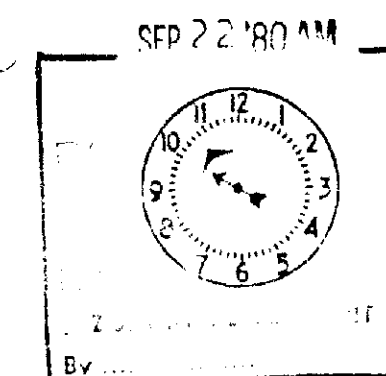
They have approached me directly to find out what is wrong, and, due to almost annually changing officers in the organization, the present administration probably is as much in the dark as I am.

Thanking you for any information that would provide me with some answers to their questions.

Sincerely yours,

Michael H. Weir
Michael H. Weir

MHW:kmk



Alfred L. Brennan, Esquire
825 Eastern Blvd.
Baltimore, Maryland 21221

cc: Frank S. Lee
1277 Neighbors Avenue
Baltimore, Maryland 21237

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 27th day of October 1980.

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner: Essex American Legion Post No. 148

Petitioner's Attorney: Alfred L. Brennan

Reviewed by: *Nicholas B. Commodari*
Nicholas B. Commodari
Chairman, Zoning Plans
Advisory Committee

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received this 11 day of September, 1980.

Filing Fee \$ 10.00 Received: ☐ Check
☐ Cash
☐ Other

William E. Hammond
William E. Hammond, Zoning Commissioner

Petitioner: Essex American Legion Post No. 148 Submitted by: *Alfred L. Brennan*

Petitioner's Attorney: *Alfred L. Brennan* Reviewed by: *Nicholas B. Commodari*

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

PETITION FOR SPECIAL EXCEPTION
15th DISTRICT

NOTE: Petition for Special Exception
LOCATION: West side of South
Maryln Avenue, 350 feet South of
Eastern Avenue
DATE & TIME: Monday, December
15, 1980 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 Special Exception for a community building and other similar civic, social, recreational or educational uses.

All that parcel of land in the Fifteenth District of Baltimore County beginning for the same on the west side of S. Maryln Avenue at the distance of 350 feet measured along the west side of S. Maryln Avenue from the south side of Eastern Avenue, thence running and binding on the west side of S. Maryln Avenue as follows: South 12 degrees 37 minutes 47 seconds East 170 feet, South 77 degrees 22 minutes 13 seconds West 10 feet and South 12 degrees 37 minutes 47 seconds East 322.55 feet, North 77 degrees 22 minutes 13 seconds East 14.78 feet, South 12 degrees 37 minutes 47 seconds East 210 feet, South 77 degrees 22 minutes 13 seconds West 314.88 feet, North 15 degrees 35 minutes 13 seconds East 322.55 feet, North 77 degrees 22 minutes 13 seconds West 180.99 feet, North 77 degrees 22 minutes 13 seconds East 139.52 feet, North 15 degrees 35 minutes 13 seconds East 17.02 feet and North 77 degrees 22 minutes 13 seconds East 151.29 feet to the place of beginning.

Containing 2.50 acres of land more or less.

Saving and excepting that portion of the above described property that was subject of Zoning Hearing Case #72-234-SPH. However, all portion of the property that is zoned B.L. is included in this Special Exception request.

Being the property of Essex American Legion Post No. 148, as shown on plat plan filed with the Zoning Department.

Hearing Date: Monday, December 15, 1980 at 10:00 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.
By Order of
WILLIAM E. HAMMOND,
Zoning Commissioner of Baltimore County
Nov. 27.

DUPLICATE CERTIFICATE OF PUBLICATION

TOWSON, MD., December 27, 1980

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printer and published in Towson, Baltimore County, Md., ~~successive~~ of one time ~~successive~~ weeks before the 15th day of December, 1980, the first publication appearing on the 27th day of November, 1980.

THE JEFFERSONIAN,
S. Frank Strickland
Manager.

Cost of Advertisement, \$ 79.75

Petition For Special Exception 15th District

Zoning: Petition for Special Exception
Location: West side of South Maryln Avenue, 350 feet south of Eastern Avenue.

Date & Time: Monday, December 15, 1980 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 Special Exception for a community building and other similar civic, social, recreational or educational uses.

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

beginning for the same on the west side of S. Maryln Avenue at the distance of 350 feet measured along the west side of S. Maryln Avenue from the south side of Eastern Avenue, thence running and binding on the west side of S. Maryln Avenue as follows: South 12 degrees 37 minutes 47 seconds East 100 feet, South 77 degrees 22 minutes 13 seconds West 10 feet and South 12 degrees 37 minutes 47 seconds East 151.10 feet, thence leaving S. Maryln Avenue for lines of division as follows: by a line curving to the left with a radius of 15.60 for a distance of 34.89 feet, by a line curving to the left with a radius of 169.21 for a distance of 92 feet, South 22 degrees 00 minutes West 12.58 feet, South 59 degrees 00 minutes East 14.78 feet, South 12 degrees 37 minutes 47 seconds East 210 feet, South 77 degrees 22 minutes 13 seconds East 139.52 feet, North 15 degrees 35 minutes 13 seconds East 322.55 feet, North 77 degrees 22 minutes 13 seconds West 180.99 feet, North 77 degrees 22 minutes 13 seconds East 17.02 feet and North 77 degrees 22 minutes 13 seconds East 151.29 feet to the place of beginning.

Containing 2.50 acres of land more or less.

Saving and excepting that portion of the above described property that was subject of Zoning Hearing Case 72-234-SPH. However, all portion of the property that is zoned B.L. is included in this Special Exception request.

Being the property of Essex American Legion Post No. 148, as shown on plat plan filed with the Zoning Department.

Hearing Date:

Monday, December 15, 1980
AT 10:00 A.M.

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

BY ORDER OF
William E. Hammond
Zoning Commissioner of Baltimore County

The Essex Times

Essex, Md., Nov. 27, 1980

This is to Certify, That the annexed

was inserted in The Essex Times, a newspaper printed and published in Baltimore County, once in

each of one successive

weeks before the 27th day of

Nov., 1980

Chas. W. [Signature] Publisher.

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

No. 093588

DATE December 24, 1980 ACCOUNT 01-662

AMOUNT \$69.13

RECEIVED FROM: Brennan & Brennan

FOR Adv. & Posting for Case No. 81-120-X

14 4 20 69.13

VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 15 Date of Posting 11/29/80
Posted for: Petition for Special Exception
Petitioner: Essex American Legion Post #148
Location of property: W 15 S. Maryln Ave., 350' S. of Eastern Ave
Location of Signs: front of property (#s 18-20 S. Maryln Ave.)
Remarks: Essex American Legion Date of return: 12/15/80
Posted by: [Signature] Signature
Number of Signs: 1

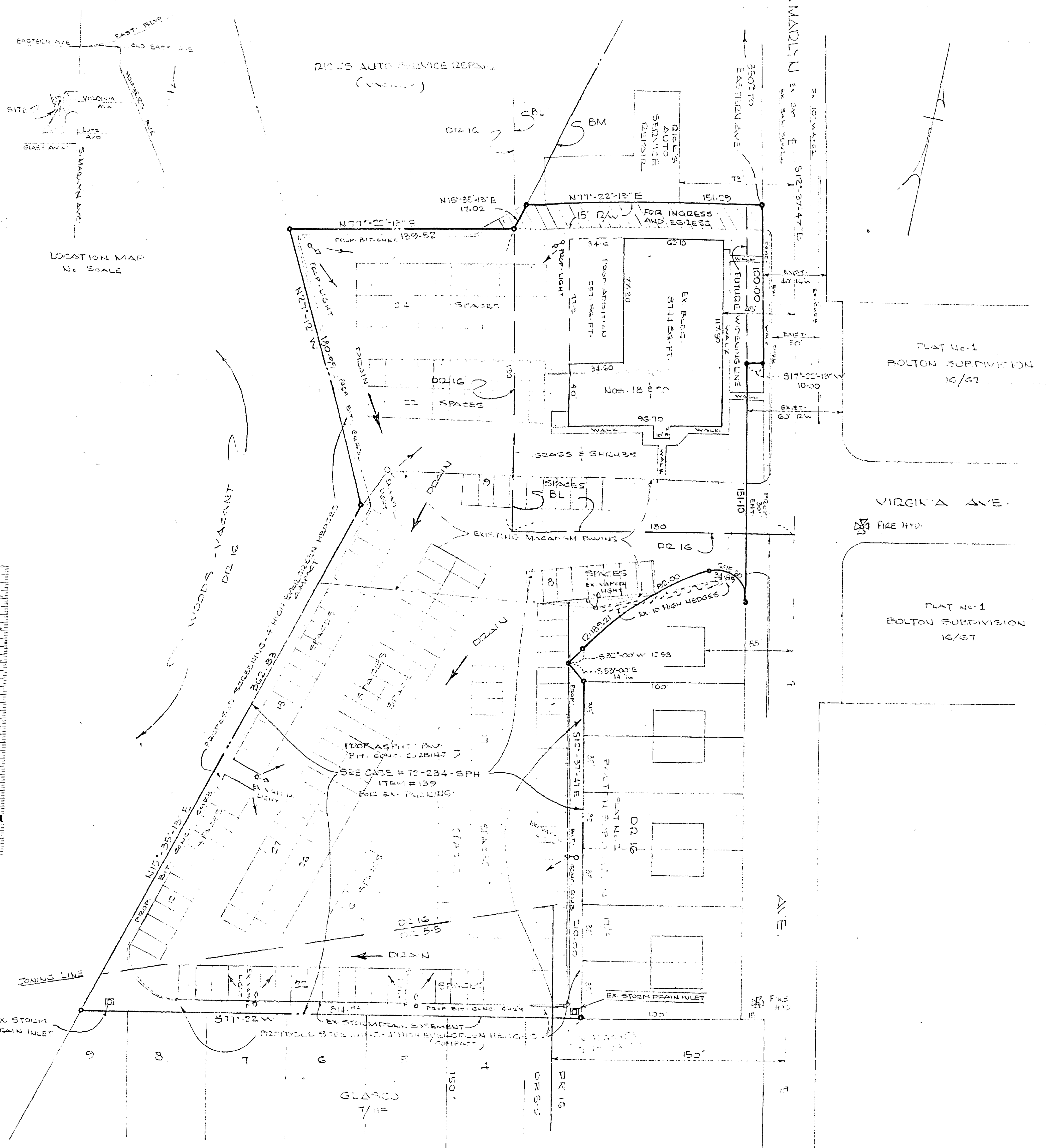
PETITION MAPPING PROGRESS SHEET

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>Lins</u>	Revised Plans: Change in outline or description <u>Yes</u> No									
Previous case: <u>72-234</u>	Map # <u> </u>									

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>Quis</u>	Revised Plans: Change in outline or description <u>Yes</u> No									
Previous case: <u>72-234</u>	Map # <u> </u>									





EXISTING USE - EX EX AMERICAN LEGION POST NO. 149
 PROPOSED USE - EX EX AMERICAN LEGION POST NO. 149
 EXISTING ZONING - PL - D216 - D216
 PROPOSED ZONING - PL - D216 - D216
 AREA OF LOT - 2.50 AC.
 AREA OF EX BLDG - 8741 SQ. FT.
 AREA OF PROP BLDG - 2671 SQ. FT. TOTAL = 11,312 SQ. FT.

PARKING DATA
 NO. OF SPACES REQ. (1/50) (PROP. 11,312 SQ. FT.) = 227 SPACES
 NO. OF SPACES PROVIDED = 227 SPACES
 THE ENTIRE PARKING AREA TO BE AT LEAST PAVED WITH BIT. CONC. CURBING.

NOTES - APPLICABLE TO AREA OF PROPERTY COVERED BY CASE # 70-234-SPH SECTION 109.4
 1. THE PARKING AREA IS ADJACENT AND ADJACENT TO THE STREET
 2. ONLY PASSENGER VEHICLES, EXCLUDING BUSES MAY USE THE PARKING AREA
 3. NO LOADING OR UNLOADING, OR ANY USE OTHER THAN PARKING SHALL BE PERMITTED
 4. LIGHTING SHOWN ABOVE, MEANS ARE VARIOUS, AT THEIR BEST
 5. SIGNAGE - SHOWN ABOVE
 6. THE ENTIRE PARKING AREA SHALL BE AT LEAST PAVED AND DRAINAGE DRAINAGE
 7. PARKING ALIGNMENT SHOWN ABOVE
 8. HOURS OF OPERATION - 3PM TO 12 MIDNIGHT

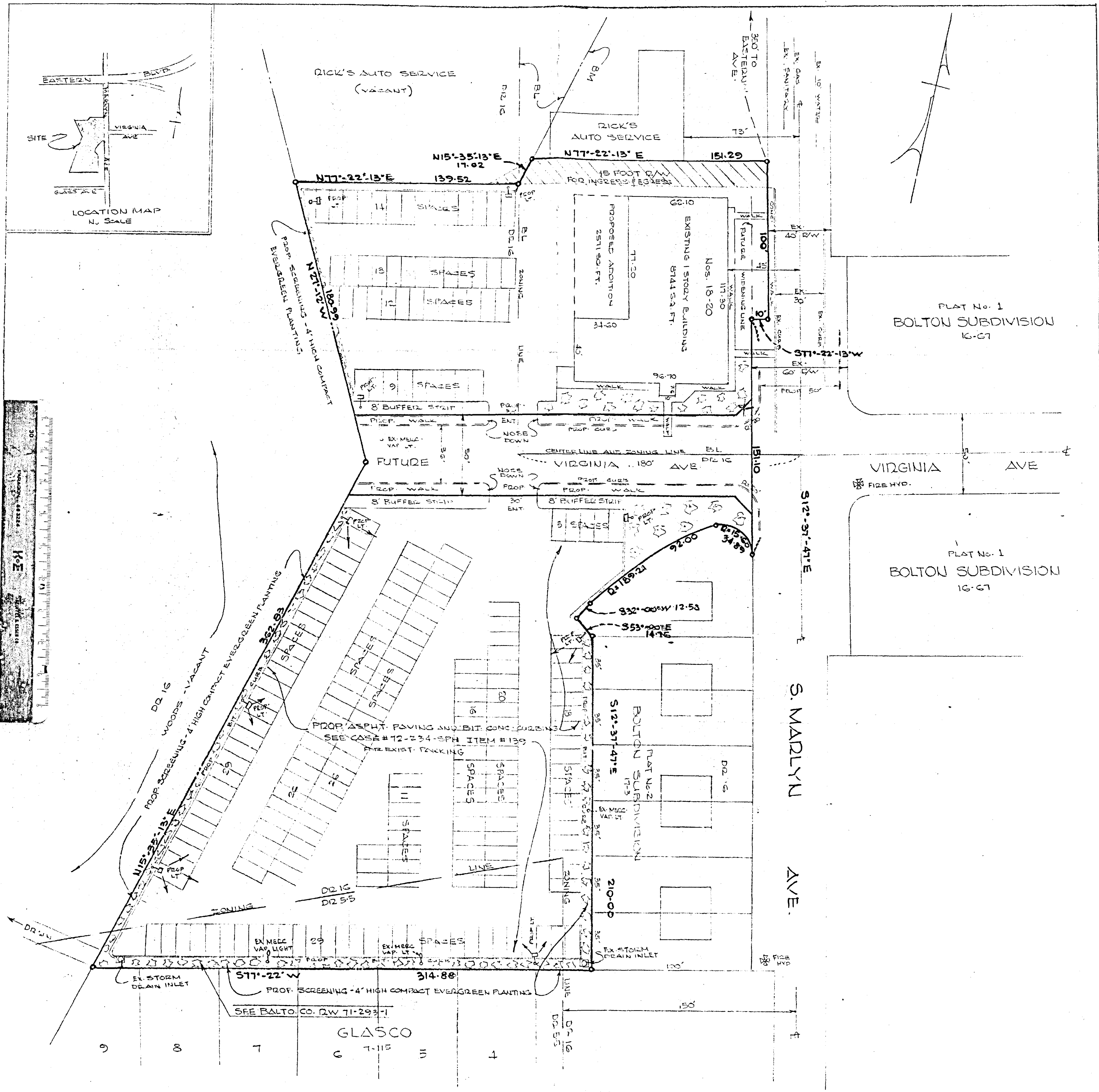
FLAT FOR SPECIMEN EXCEPTION FOR
ESSEX AMERICAN LEGION POST NO. 149
 15TH DISTRICT BALTIMORE COUNTY, MARYLAND
 SCALE: 1" = 50'
 DATE: 6-11-80

NOTE - PLOT OF MARYLAND NO. NEW OWNED BY ESSEX AMERICAN LEGION POST NO. 149

LIGHTING DETAIL

Old Plat

FRANK S. LEE
 1477 NEIGHBOR AVE.
 BALTIMORE, MD. 21237



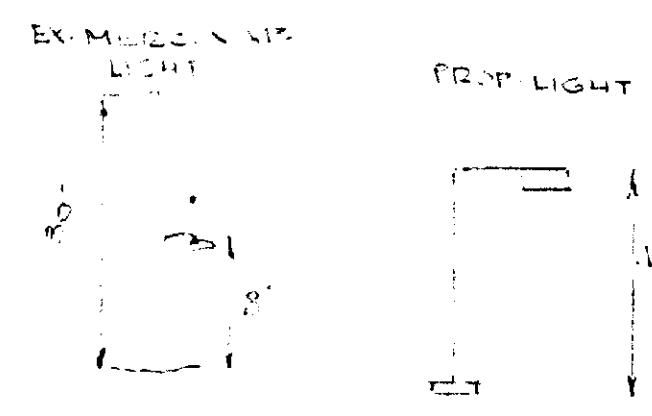
EXISTING USE - ESSEX AMERICAN LEGION POST #148
 PROPOSED USE - SAME
 EXISTING ZONING - RL - D2.5.5 - D2.15
 PROPOSED ZONING - SAME WITH A SPECIAL EXCEPTION FOR A COMMERCIAL BLDG. AND OTHER SIMILAR SOCIAL, RECREATIONAL AND EDUCATIONAL USES. (ESSEX AMERICAN LEGION POST #148)
 AREA OF LOT - 2.50 AC. ±
 AREA OF EXISTING BUILDING - 8744 SQ. FT.
 AREA OF PROPOSED ADDITION - 2511 SQ. FT.
 TOTAL - 11215 SQ. FT.

PLAT FOR SPECIAL EXCEPTION FOR
 ESSEX AMERICAN LEGION POST #148
 15TH DISTRICT BALTIMORE CO., MARYLAND
 SCALE - 1" = 30'
 DATE - 10-18-80

NOTE - E.D. OF VIRGINIA AVE NOW OWNED BY AMERICAN LEGION

NO. OF SPACES REQ. (1/50') (BUILDING 11215 SQ. FT.) = 227 SPACES
 NO. OF SPACES PROVIDED = 225 SPACES
 THE ENTIRE PARKING LOT TO BE ASPHT. PAVING WITH BIT. CONC. CURBS AND PROPERLY DRAINAGE

NOTES APPLICABLE TO AREA OF PROPERTY COVERED BY CASE #12-234-SPH
 SECTION 109.1
 (1) THE PARKING AREAS ARE ADJOINING AND ADJACENT TO THE STREET.
 (2) ONLY PASSENGER VEHICLES, EXCLUDING PUBLICLY OWNED VEHICLES, MAY USE THE PARKING AREA.
 (3) NO LOADING SERVICE, OR ANY USE OTHER THAN PARKING SHALL BE PERMITTED.
 (4) LIGHTING SHOWN ABOVE, EX. MED. VAP. LIGHT AND PROP. LIGHTING - SEE DETAIL.
 (5) SCREENING - SHOWN ABOVE.
 (6) THE ENTIRE PARKING AREA SHALL BE ASPHT. PAVING WITH BIT. CONC. CURBS AND PROPERLY DRAINAGE.
 (7) PARKING ARRANGEMENT - SHOWN ABOVE.
 (8) HOURS OF OPERATION - 3PM TO 2AM.



REVISED PLANS
 OCT 27 1980
 JRM #3

