

PETITION FOR SPECIAL EXCEPTION - VARIANCE

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 herein described property for a food store use in combination with an automotive service station with less than 5,000 sq. ft. retail sales area and a Variance to section 413.2.f to permit a double face I.D. sign of 183.02 sq. ft. in lieu of the allowed 100 sq. ft.

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: (as to 15 Carroll Island Road)
AMOCO OIL COMPANY
BY: Charles T. Bogdanowicz
(Type or Print Name)
Signature Charles T. Bogdanowicz

14520 GREEN RD
Address

BALDWIN, MD 21013
City and State

Attorney for Petitioner:

Priscilla C. Caskey, Esquire
(Type or Print Name)

Priscilla C. Caskey
Signature

7 Saint Paul Street
Address

Baltimore, Maryland 21202
City and State

Attorney's Telephone No.: (301) 347-8783

Legal Owner(s): as to 15 Carroll Island Road

Donald L. Gauntner
(Type or Print Name)

Donald L. Gauntner
Signature

Mary M. Gauntner
(Type or Print Name)

Mary M. Gauntner
Signature

15 Carroll Island Rd
Address

BALDWIN, MD 21013
City and State

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

Donald L. Gauntner, 88-63-XA
et al
W/S Carroll Island Rd., 377' E
of c/l of Eastern Ave., 15th E.D.
5th C.D.

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 19____, 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 _____ day of _____, 19____, at _____ o'clock _____ M.

Zoning Commissioner of Baltimore County.

C.O.-No. 1

(over)

PETITION FOR SPECIAL EXCEPTION - VARIANCE

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 herein described property for _____

(See sheet A)

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:

N/A
(Type or Print Name)

Signature

Address

City and State

Attorney for Petitioner:

Priscilla C. Caskey, Esquire
(Type or Print Name)

Priscilla C. Caskey
Signature

Suite 1400
Address

7 Saint Paul Street
Address

Baltimore, Maryland 21202
City and State

Attorney's Telephone No.: (301) 347-8783

Legal Owner(s): as to 17 Carroll Island Road

AMOCO OIL COMPANY
(Type or Print Name)

BY: Charles T. Bogdanowicz
Signature

CHARLES T. BOGDANOWICZ
(Type or Print Name)

Signature

Address

City and State

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

14520 GREEN RD (201) 512-5714
Address

BALDWIN, MD 21013
City and State

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

Address

City and State

Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 19____, 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 _____ day of _____, 19____, at _____ o'clock _____ M.

Zoning Commissioner of Baltimore County.

C.O.-No. 1

(over)

ap associates, inc.
surveyors-engineers

DESCRIPTION OF PROPERTY
TO ACCOMPANY PETITION FOR SPECIAL EXCEPTION
AMOCO OIL COMPANY
CARROLL ISLAND ROAD
15TH ELECTION DISTRICT, BALTIMORE COUNTY, MARYLAND

BEGINNING FOR THE SAME at a point on the Northeasterly right-of-way line of Carroll Island Road, 70 feet wide, said point being situate 377 feet more or less measured Southeasterly along said right-of-way from centerline of Eastern Avenue, thence leaving Carroll Island Road and running the following seven courses and distances: 1) North 31 degrees 07 minutes 57 seconds East 137.14 feet 2) North 73 degrees 54 minutes 57 seconds East 22.00 feet 3) North 38 degrees 19 minutes 57 seconds East 44.50 feet 4) North 43 degrees 08 minutes 57 seconds East 37.40 feet 5) South 40 degrees 27 minutes 47 seconds East 210.57 feet 6) South 01 degrees 44 minutes 26 seconds East 105.96 feet and 7) South 28 degrees 21 minutes 34 seconds West 56.68 feet to intersect the Northeasterly right-of-way line of Carroll Island Road; thence binding along said right-of-way line by a curve to the right having a radius of 784.00 feet for an arc length of 56.59 feet and a chord of North 58 degrees 37 minutes 18 seconds West 56.58 feet and by a curve to the left having a radius of 860.25 feet for an arc length of 233.56 feet and a chord of North 64 degrees 19 minutes 59 seconds West 232.84 feet to the point of beginning, containing 1.0798 acres more or less.

4/2/87

7427 harford road ballimore, md. 21234 tel: 301 444 4312

PETITION FOR SPECIAL EXCEPTION AND VARIANCE

15th Election District - 5th Councilmanic District

Case No. 88-63-XA

LOCATION: Northeast Side of Carroll Island Road, 377 feet East of Centerline of Eastern Avenue

DATE AND TIME: Wednesday, July 29, 1987, at 10:45 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:

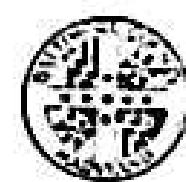
Petition for Special Exception for a food store use in combination with an automotive service station with less than 5,000 square feet retail sales area

Petition for Zoning Variance to permit a double-faced, I.D. sign of 183.02 square feet in lieu of the permitted 100 square feet

Being the property of Donald L. Gauntner, et al, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF
ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY



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

ARNOLD JABLON
ZONING COMMISSIONER

July 22, 1987

JEAN M. H. JUNG
DEPUTY ZONING COMMISSIONER

Priscilla C. Caskey, Esquire
Suite 1400
7 St. Paul Street
Baltimore, Maryland 21202

RE: PETITION FOR SPECIAL EXCEPTION AND VARIANCE
NE/S Carroll Island Rd., 377' E of c/l of
Eastern Ave.
15th Election District - 5th Councilmanic District
Donald L. Gauntner, et al - Petitioners
Case No. 88-63-XA

Dear Ms. Caskey:

This is to advise you that \$137.58 is due for advertising and posting of the above property. This fee must be paid before an Order is issued.

THIS FEE MUST BE PAID AND THE ZONING SIGN AND POST RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Do not remove sign from property from the time it is placed by this office until the day of the hearing itself.

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

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

No. 37819

DATE 7/29/87 ACCOUNT R-01-615-000

SIGNS & POSTS
RETURNED
AMOUNT \$ 137.58
Whiteford, Taylor, Preston, if/able &
Johnston, Suite 1400, Union Trust Towers,
7 St. Paul St., Baltimore, Md. 21202

RECEIVED FROM ADVERTISING & POSTING COSTS RE CASE #88-63-XA

FOR: 8 8065*****127584a 0289F

VALIDATION OR SIGNATURE OF CASHIER

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER
PETITION FOR VARIANCE
NE/S Carroll Island Rd., 377' E of c/l of Eastern Ave.,
15th District

DONALD L. GAUNTNER, et al., : Case No. 88-63-XA
Petitioners

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman
People's Counsel for Baltimore County

Peter Max Zimmerman
Deputy People's Counsel
Room 223, Court House
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 8th day of July, 1987, a copy of the foregoing Entry of Appearance was mailed to Priscilla C. Caskey, Esquire, Suite 1400, 7 Saint Paul St., Baltimore, MD 21202, Attorney for Petitioners; and Charles T. Bogdanowicz, Agent, Amoco Oil Co., 14520 Green Rd., Baldwin, MD 21013, Contract Purchaser.

Peter Max Zimmerman

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 1574 Date of Posting: 7/29/87
Posted for: Special Exception & Variance
Petitioner: Donald L. Gauntner, et al
Location of property: NE/S Carroll Island Rd., 377' E of Eastern Ave.
Location of Sign: Front, Carroll Island Rd., 377' E of Eastern Ave.
Remarks: as property of Baltimore
Posted by: [Signature]
Number of Signs: 2

CERTIFICATE OF PUBLICATION

TOWSON, MD., July 9, 1987

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on July 9, 1987.

THE JEFFERSONIAN,

Publisher

PETITION FOR SPECIAL EXCEPTION AND VARIANCE
15th Election District
5th Councilmanic District
Case No. 88-63-XA

LOCATION: Northeast Side of Carroll Island Road, 377 feet East of Centerline of Eastern Avenue
DATE AND TIME: Wednesday, July 29, 1987, at 10:45 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 food store use in combination with an automotive service station with less than 5,000 square feet retail sales area

Petition for Zoning Variance to permit a double-faced, I.D. sign of 183.02 square feet in lieu of the permitted 100 square feet

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

By Order of
ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY
7/29/87

Pursuant to the advertising, posting of the property, and public hearing on the Petition and it appearing that by reason of the requirements of Section 502.1 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 and variance should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 31st day of July, 1987, that the Petition for Special Exception for a food store in combination with an automotive service station with less than 5,000 square feet of retail sales area and, additionally, the Petition for Zoning Variance to permit a double-faced identification sign totaling 183.02 square feet in lieu of the permitted 100 square feet be and are hereby GRANTED, from and after the date of this Order, subject to the following restriction which is a condition precedent to the relief granted herein:

1. The Petitioner shall satisfy any concerns of the Department of Environmental Protection as to minimizing impact on the Chesapeake Bay Critical Area, pursuant to the Chesapeake Bay Critical Area legislation.

Arnold Jablon
Zoning Commissioner of
Baltimore County

AJ/srl

cc: Priscilla C. Caskey, Esquire
People's Counsel

ORDER RECEIVED FOR FILING

Date

By

88-63-XA
#440

88-63-XA
#440

Donald L. Gauntner, et al
NE/S Carroll Island Rd., 377' E
of C/I of Eastern Ave.
15th E.D.
5th C.D.

PETITION FOR SPECIAL EXCEPTION AND VARIANCE
15th ELECTION DISTRICT
5th COUNCILMANIC DISTRICT
CASE NO. 88-63-XA
LOCATION: Northeast Side of Carroll Island Rd. 377' E of C/I of Eastern Ave.
DATE & TIME: Wednesday, July 29, 1987, 10:45 a.m.
10th County Office Building, 111 W. Chesapeake Avenue, Towson, MD.
The Zoning Commission of Baltimore County is authorized to consider the Petition for Special Exception and Variance to the Zoning Regulations of Baltimore County, which is captioned as follows: "Petition for Special Exception and Variance to the Zoning Regulations of Baltimore County to permit a food store in combination with an automotive service station with less than 5,000 square feet of retail sales area and a double-faced identification sign totaling 183.02 square feet in lieu of the permitted 100 square feet." Being the property of Donald L. Gauntner, et al, as shown on plat of record with the Zoning Office. In the event that this Petition is granted, a building permit may be issued within the period of the Zoning Commission's decision. However, no other request for a stay of the issuance of said building permit shall be shown. Such request must be received in writing by the date of the hearing or made at the hearing.

CERTIFICATE OF PUBLICATION Office of THE AVENUE NEWS

442 Eastern Blvd.
Baltimore, Md. 21221

JULY 9, 1987

THIS IS TO CERTIFY, that the annexed advertisement of DONALD L. GAUNTNER ET AL, FOR SPECIAL EXCEPTION AND VARIANCE, 15th E.D., To advertise: P0889785 REQ# 003362, NE/S OF CARROLL ISLAND RD., 377' E OF C/I OF EASTERN AVE, HEARING: WEDNESDAY, JULY 29, 1987 at 10:45 a.m. 136.5 lines at \$68.25

was inserted in **The Avenue News** a weekly newspaper published in Baltimore County, Maryland once a week for ONE successive week(s) before the 10th day of JULY, 1987, that is to say, the same was inserted in the issues of 7/10 1987

The Avenue Inc.

per publisher

By *David Caldwell*

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Arnold Jablon
TO: Zoning Commissioner

Date: July 23, 1987

Norman E. Gerber, AICP, Director
FROM: Office of Planning and Zoning

Chesapeake Bay Critical Area Findings
SUBJECT: Amoco Oil Co. - D.L. Gauntner (88-63-XA, Item 440)

The hearing for this petition is scheduled for July 29, 1987. We are unable to complete "findings" as required by the Chesapeake Bay Critical Area statute because the applicant has not submitted sufficient information. "Findings" will be prepared as soon as the petitioner provides the County with the required data and analysis regarding the pertinent environmental aspects of the proposed project.

It is requested that the hearing await the completion of the "Findings".

Norman E. Gerber
Norman E. Gerber, AICP
Director

NEG:s/b

cc: Tim Dugan
David Fields
Jim Hoswell
Tom Vidmar
People's Counsel
Robert W. Sheesley
Janice P. Outen

Case No. 88-63-XA

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 day of June, 1987.

Arnold Jablon
ARNOLD JABLON
Zoning Commissioner

Petitioner: Donald L. Gauntner, et al
Petitioner's Attorney: Priscilla C. Caskey, Esquire

Received by: *[Signature]*
Chairman, Zoning Plans Advisory Committee

Priscilla C. Caskey, Esquire
Suite 1400
7 St. Paul Street
Baltimore, Maryland 21202

June 22, 1987

NOTICE OF HEARING

RE: PETITION FOR SPECIAL EXCEPTION AND VARIANCE
NE/S Carroll Island Rd., 377' E of Eastern Ave.
15th Election District - 5th Councilmanic District
Donald L. Gauntner, et al - Petitioners
Case No. 88-63-XA

TIME: 10:45 a.m.

DATE: Wednesday, July 29, 1987

PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

[Signature]
Zoning Commissioner
of Baltimore County

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

No. 36005

DATE: 7/21/87 ACCOUNT: 01-615-000

RECEIVED FROM: Whitehead, Taylor, Pearson

FOR: Sold + Voa #440

VALIDATION OR SIGNATURE OF CASHIER

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

July 20, 1987

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

000

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

Priscilla C. Caskey, Esquire
7 St. Paul Street, Suite 1400
Baltimore, Maryland 21202

RE: Item No. 440 - Case No. 88-63-XA
Petitioner: Donald L. Gauntner, et al
Petition for Special Exception and Zoning Variance

Dear Ms. Caskey:

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.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

James E. Dyer, Jr.
JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

JED:bjs

Enclosures

cc: Mr. Charles T. Bogdanowicz, Contract Purchaser
14520 Green Road, Baldwin, Md. 21013

File

RECEIVED
JUL 24 1987
ZONING OFFICE

SEVEN EIGHTS
KANSAS
C. Richard Moore
Acting Director

June 2, 1987

Mr. Arnold Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Jablon:

The Department of Traffic Engineering has no comments for items number 439, (440) 441, and 450.

Very truly yours,

Michael S. Flanigan
Michael S. Flanigan
Traffic Engineer Associate II

MS:lt

BALTIMORE COUNTY DEPARTMENT OF HEALTH

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

Zoning Item # 440, Zoning Advisory Committee Meeting of May 12, 1987

Property Owner: Amoco Oil Co. & Donald Gauntner

Location: NE/S Carroll Island Rd. District 15

Water Supply meteo Sewage Disposal meteo

COMMENTS ARE AS FOLLOWS:

- (✓) Prior to approval of a Building Permit for construction, renovation and/or installation of equipment for any existing or proposed food service facility, complete plans and specifications must be submitted to the Plans Review Section, Environmental Support Services, for final review and approval.
- () Prior to new installation/s of fuel burning equipment, the owner should contact the Division of Air Pollution Control, 494-3775, to obtain requirements for such installation/s before work begins.
- (✓) A permit to construct from the Division of Air Pollution Control is required for such items as spray paint processes, underground gasoline storage tank/s (5,000 gallons or more) and any other equipment or process which exhausts into the atmosphere.
- () A permit to construct from the Division of Air Pollution Control is required for any charbroiler operation which has a total cooking surface area of five (5) square feet or more.
- () Prior to approval of a Building Permit Application for renovations to existing or construction of new health care facilities, complete plans and specifications of the building, food service area and type of equipment to be used for the food service operation must be submitted to the Plans Review and Approval Section, Division of Engineering and Maintenance, State Department of Health and Mental Hygiene for review and approval.
- () Prior to any new construction or substantial alteration of public swimming pool, wading pool, bathhouse, saunas, whirlpools, hot tubs, water and sewerage facilities or other appurtenances pertaining to health and safety; two (2) copies of plans and specifications must be submitted to the Baltimore County Department of Health for review and approval. For more complete information, contact the Recreational Hygiene Section, Division of Environmental Support Services.
- () Prior to approval for a nursery school, owner or applicant must comply with all Baltimore County regulations. For more complete information, contact the Division of Maternal and Child Health.
- () If lubrication work and oil changes are performed at this location, the method providing for the elimination of waste oil must be in accordance with Water Resources Administration requirements.

WWQ 1 4/86

June 2, 1987
Date

Zoning Item # 440 Zoning Advisory Committee Meeting of 5-12-87

Page 2

- (✓) Prior to razing of existing structure/s, petitioner must contact the Division of Water Quality and Waste Management at 494-3768, regarding removal and/or disposal of potentially hazardous materials and solid wastes.
- () Any abandoned underground storage tanks containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and either be removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of Water Quality and Waste Management at 494-3768.
- () Soil percolation tests (have been/must be) conducted.
 - { } The results are valid until _____
 - { } Soil percolation test results have expired. Petitioner should contact the Division of Environmental Support Services to determine whether additional tests are required.
- () Where water wells are to be used as a source of water supply, a well meeting the minimum Baltimore County Standards must be drilled.
- () In accordance with Section 13-117 of the Baltimore County Code, the water well yield test
 - { } shall be valid until _____
 - { } is not acceptable and must be retested. This must be accomplished prior to conveyance of property and approval of Building Permit Applications.
- () Prior to occupancy approval, the potability of the water supply must be verified by collection of bacteriological and chemical water samples.
- () If submission of plans to the County Review Group is required, a Hydrogeological Study and an Environmental Effects Report must be submitted.
- () Others _____

Jan J. Forrest
Jan J. Forrest, Director
BUREAU OF ENVIRONMENTAL SERVICES

WWQ 2 4/86

Baltimore County
Fire Department
Towson, Maryland 21204-2586
494-4500

Paul H. Reinecke
Chief

May 13, 1987

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

Re: Property Owner: Amoco Oil Co. and Donald L. Gauntner
Possible Critical Area
Location: NE/S Carroll Island Road, 177' E. centerline of Eastern Avenue

Item No.: 440

Zoning Agenda Meeting of 5/12/87

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.

- (X) 1. Fire hydrants for the referenced property are required and shall be located at intervals of 300 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 operation.
- (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: *John F. O'Neill*
Planning Group
Special Inspection Division

Noted and
Approved:

Fire Prevention Bureau

/s/

LAW OFFICES

WHITEFORD, TAYLOR & PRESTON

320 EAGLESTE BLDG
40 W CHEVYCHASE AVENUE
TOWSON, MARYLAND 21204
TELEPHONE 301 821 1512

SUITE 1400
SEVEN SAINT PAUL STREET
BALTIMORE, MARYLAND 21202-1626
301 347-8700

500 BRANNER BUILDING
800 17TH STREET NW
WASHINGTON, D.C. 20004
TELEPHONE 202 419 0404

WRITERS DIRECT NUMBER IS
347-8781

TELEX: 5101012334
FAX: 301 752-7092

April 13, 1987

VIA HAND DELIVERY

The Zoning Commissioner of
Baltimore County
County Office Building
Towson, Maryland 21204

Re: Property located at 15 and 17
Carroll Island Road/Petition
for Special Exception

Dear Sir:

I am enclosing herewith three original Petitions for Special Exception as to 15 Carroll Island Road and three original Petitions for Special Exception as to 17 Carroll Island Road together with the required property descriptions, plats, and a check in the amount of \$200.00 for the required fees. On behalf of Amoco Oil Company, and Donald and Mary Gauntner, we hereby request a Special Exception for the property in accordance with the attached Petitions.

The property is currently zoned BR-CSA which allows an automotive service station as a matter of right. However, Amoco Oil Company desires to construct a "mini-market" as an integral part of an automotive service station on the property, and pursuant to Section 405.4.D.8 of the Baltimore County Zoning Regulations, a Special Exception is required to allow a mini-market as an accessory use.

On March 20, 1987, the Baltimore County Office of Planning and Zoning conditionally approved a waiver from CRG Plan Requirements for the property, indicating that the use of the property for an automobile service station with an integrated retail food store will not create excessive traffic congestion

April 13, 1987
Page 2

and will not adversely affect the general welfare or development of the general neighborhood.

Very truly yours,

Priscilla C. Caskey
Priscilla C. Caskey

PCC/kag

Enclosures

cc: Deborah A. Colson, Esquire

(202) 447-8700

PRISCILLA C. CASKEY
ATTORNEY AT LAW
LAW OFFICES
WHITEFORD, TAYLOR & PRESTON
SUITE 1400
SEVEN SAINT PAUL STREET
BALTIMORE, MARYLAND 21202

