

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 GARAGE, SERVICE

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:
(Type or Print Name)
Signature
Address
City and State
Attorney for Petitioner:
(Type or Print Name)
Signature
Address
City and State
Attorney's Telephone No.

Legal Owner(s):
(Type or Print Name)
Signature
(Type or Print Name)
Signature
Address
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Name
Address
City and State
Phone No.

MAP NE 9-C
HC
E.D. 11
DATE 10/18/87
200 BF
1000 BF
N 25, 590
E 26, 902

ORDERED By The Zoning Commissioner of Baltimore County, this 20th day of July, 1987, 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 1st day of September, 1987, at 10:30 o'clock A.M.

Paul Lee
Zoning Commissioner of Baltimore County.

ESTIMATED LENGTH OF HEARING - 1/2HR.
AVAILABLE FOR HEARING
MON. / TUES. / WED. - NEXT TWO MONTHS
ALL / OTHER
REVIEWED BY: RLM DATE 5/15/87

IN RE: PETITION FOR SPECIAL EXCEPTION * BEFORE THE
SW Corner Belair & Blakely Rds. * ZONING COMMISSIONER
(8813 Belair Road) 11th Dist. *
AUTOMOBILE SPECIALTY CENTER * OF BALTIMORE COUNTY
INC., Petitioner * CASE 88-94-X

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioner herein requests a special exception for a service garage, as more particularly described on Petitioner's Exhibit 1.

The Petitioner appeared and testified and was represented by Mark Hanley, Esquire. Appearing on behalf of the Petitioner was Paul Lee, Professional Engineer. There were no Protestants.

Testimony indicated that the subject property is zoned B.L. with frontage on Belair Road at the corner of Blakely Road. The lot contains 0.69 acres and the Petitioner proposed to use the property for a service garage (muffler, oil and lube).

The property presently contains a house and garage, both of which are to be razed for this project. The proposed service garage will contain ten bays, and office and storage space. There are to be no damaged vehicles stored on the site.

Mr. Paul Lee testified that, based upon his professional experience, it was his opinion that the business would not cause any adverse impact and would not create traffic congestion. He testified that the conditions delineated in Section 502.1, Baltimore County Zoning Regulations, are satisfied by this project.

After reviewing all of the testimony and evidence presented, it appears that the special exception as applied for should be granted, with certain restrictions as more fully described below.

The Petitioner had the burden of adducing testimony and evidence which would show that the proposed use met the prescribed standards and requirements set forth in Section 502.1. In fact, the Petitioner has shown that the proposed use would be conducted without real detriment to the neighborhood and would not actually adversely affect the public interest. The facts and circumstances of the use proposed by the Petitioner do not show that the proposed use at the particular location described by Petitioner's Exhibit 1 would have any adverse impact above and beyond that inherently associated with such a special exception use irrespective of its location within the zone. Schultz v. Pritts, 432 A.2d 1319 (1981).

The proposed use will not be detrimental to the health, safety, or general welfare of the locality, nor tend to create congestion in roads, streets, or alleys therein, nor be inconsistent with the purposes of the property's zoning classification, nor in any other way inconsistent with the spirit and intent of the B.C.Z.R.

Pursuant to the advertisement, posting of property, and public hearing held, and it appearing that by reason of the requirements of Section 502.1 having been met and the health, safety and general welfare of the community not being adversely affected, the special exception should be granted.

Therefore, It is Ordered by the Zoning Commissioner of Baltimore County, this 1st day of October, 1987, that the Petition for Special Exception for a service garage be and is hereby GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. The Petitioner must receive County Review Group (CRG) approval.
2. The hours of operation shall be from 7:00 A.M. to 9:00 P.M.

ORDER RECEIVED FOR FILING
Date 10/18/87
By Paul Lee

3. No vehicles may be stored outside overnight.
4. No damaged vehicles shall be stored on site more than 48 hours.
5. There shall be no storage of any motor vehicle parts (new, used or damaged) outside and all trash and discarded materials shall be removed.
6. The vehicles of both customers and employees shall only be parked on site and no vehicle shall be permitted to impede traffic on either Belair Road or Blakely Road.
7. The entire site shall be landscaped to meet the standards set forth in the Baltimore County Landscape Manual. Additionally, the property line adjoining the D.R. 5.5, residential area to the east of the site, shall be fenced to a height of 6 feet with a solid wood fencing material and screened densely with 6 foot tall evergreen trees.
8. All outdoor lighting shall not impinge upon any residential property.
9. Approval of the Baltimore County Department of Traffic Engineering must be obtained as to all entrances and exits.
10. Approval of the Maryland Department of Transportation, State Highway Administration must be obtained in reference to the proposed widening and improvements to Belair Road in front of this location.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

JRH:mmm
cc: Mark Hanley, Esquire
cc: Joseph Martin
cc: Paul Lee

ORDER RECEIVED FOR FILING
Date 10/18/87
By Paul Lee

Paul Lee P.E.

Paul Lee Engineering Inc.
305 W. Pennsylvania Ave.
Towson, Maryland 21204
301-821-5361

DESCRIPTION
8813 BELAIR ROAD
11TH ELECTION DISTRICT - BALTIMORE COUNTY, MARYLAND

Beginning for the same at a point located at the intersection of the center of Blakely and Belair Roads; thence binding along the center-line of Belair Road (1) Southwesterly 100 feet thence leaving said center-line of Belair Road (2) Southeasterly 300 feet and (3) Northeasterly 100 feet to the center of Blakely Road; thence binding along the center of Blakely Road (4) Northwesterly 300 feet to the point of beginning.

Containing 0.69 acre of land, more or less. Saving and excepting that area of ground to be needed for the highway widening of Blakely Road.



OFFICE COPY

Engineers - Surveyors - Site Planners

4/13/87

87001

PETITION FOR SPECIAL EXCEPTION
11th Election District - 5th Councilmanic District
Case No. 88-94-X

LOCATION: Southwest Corner of Belair Road and Blakely Road (8813 Belair Road)
DATE AND TIME: Tuesday, September 1, 1987, at 11:30 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 service garage

Being the property of Automobile Specialty Center, Inc., 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

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER
SW Corner Belair & Blakely Rds.
(8813 Belair Rd.), 11th District: OF BALTIMORE COUNTY
AUTOMOBILE SPECIALTY CENTER, : Case No. 88-94-X
INC., Petitioner

ENTRY OF APPEARANCE

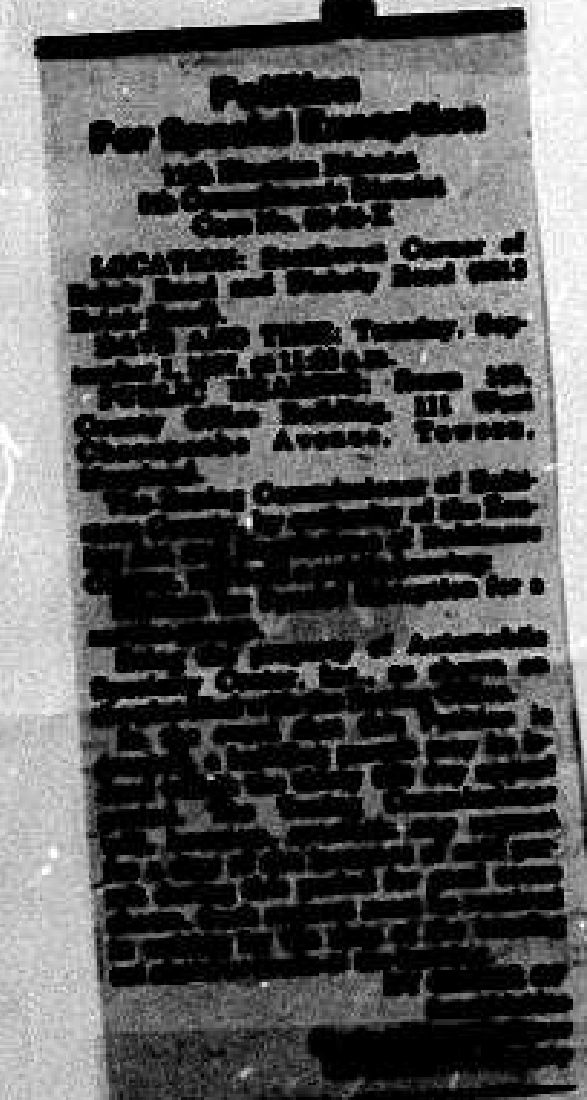
Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel for Baltimore County

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

I HEREBY CERTIFY that on this 14th day of August, 1987, a copy of the foregoing Entry of Appearance was mailed to Mark Hanley, Esquire, 206 Washington Ave., Towson, MD 21204, Attorney for Petitioner.

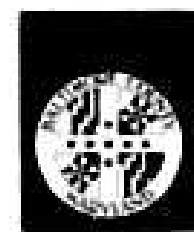
Peter Max Zimmerman
Peter Max Zimmerman



The Times
Middle River, Md., Aug 13 1987
This is to Certify, That the annexed
Petition
By M 05142
was inserted in The Times, a newspaper printed
and published in Baltimore County, once in each
of one successive
weeks before the 13th day of
Aug, 1987
Paul Lee Publisher.

May 28, 1987

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



Dennis F. Rasmussen
County Executive

Re: Property Owner: Automobile Specialty Center, Inc.

Location: SW/C Belair Road Blakely Road

Item No.: 482

Zoning Agenda: Meeting of 5/26/87

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.

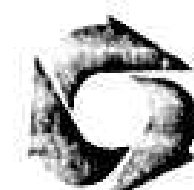
- () 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code," 1976 edition prior to occupancy.

- () 6. Site plans are approved, as drawn.

- () 7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: *John F. O'Neill*
Noted and Approved: *John F. O'Neill*
Planning Group
Special Inspection Division

/s/



Maryland Department of Transportation

State Highway Administration

RECEIVED
JUN 1 1987

William K. Hoffmann
Secretary
Mal Kassoff
Administrator

ZONING OFFICE

May 28, 1987

Mr. A. Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204
Att: James Dyer

Re: Baltimore County
Item #482
Property Owner:
Automobile Specialty
Center, Inc.
Location: SW/C Belair Rd
Maryland Route 1-N
and Blakely Road
Existing Zoning: B.L.
Proposed Zoning: Special
Exception for a service
garage
Area: 0.69
District: 11th

Dear Mr. Jablon:

On receipt of the submittal of March 20, 1987 (#8813 Belair Road), the special exception submittal was forwarded to State Highway Administration-Project Development for review and comment in connection to the widening of Belair Road, Maryland Route 1-N from Silver Spring Road to Maryland Route 152 in Harford County.

Upon receipt of additional information, updated comments will be provided to Baltimore County Zoning.

Very truly yours,

Charles Lee
Charles Lee, Chief
Bureau of Engr. Access Permits
by: George Wittman

CL-GW/es

cc: J. Ogle

My telephone number is 333-1350

Teletypewriter for Impaired Hearing or Speech
303-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5082 Statewide Toll Free
P.O. Box 717 / 707 North Calvert St., Baltimore, Maryland 21203 - 0717

6/2/87
Date
BALTIMORE COUNTY DEPARTMENT OF HEALTH

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

Zoning Item # 482, Zoning Advisory Committee Meeting of May 26, 1987

Property Owner: *Automobile Specialty Center, Inc.*

Location: *SW/C Belair Rd and Blakely Rd* District *11*

Water Supply *metro* Sewage Disposal *metro*

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 of fuel burning equipment, the owner should contact the Division of Air Pollution Control, 494-3775, to obtain requirements for such installation 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.

- (x) 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

a/

Zoning Item # 482 Zoning Advisory Committee Meeting of May 26, 1987
Page 2

- (x) 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 Hydro-geological Study and an Environmental Effects Report must be submitted.

- (x) Others *Drainage from interior service bays is to be directed to sanitary sewer via oil separator*

Karen M. Murray
Karen M. Murray
Dept. of Environmental Protection and
Resource Management

WWQ 2 4/86



Maryland Department of Transportation

State Highway Administration

RECEIVED
JUN 1 1987

ZONING OFFICE

May 28, 1987

Mr. A. Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204
Att: James Dyer

Re: Baltimore County
Item #482
Property Owner:
Automobile Specialty
Center, Inc.
Location: SW/C Belair Rd
Maryland Route 1-N
and Blakely Road
Existing Zoning: B.L.
Proposed Zoning: Special
Exception for a service
garage
Area: 0.69
District: 11th

Dear Mr. Jablon:

On receipt of the submittal of March 20, 1987 (#8813 Belair Road), the special exception submittal was forwarded to State Highway Administration-Project Development for review and comment in connection to the widening of Belair Road, Maryland Route 1-N from Silver Spring Road to Maryland Route 152 in Harford County.

Upon receipt of additional information, updated comments will be provided to Baltimore County Zoning.

Very truly yours,

Charles Lee
Charles Lee, Chief
Bureau of Engr. Access Permits
by: George Wittman

CL-GW/es

cc: J. Ogle

My telephone number is 333-1350

Teletypewriter for Impaired Hearing or Speech
303-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5082 Statewide Toll Free
P.O. Box 717 / 707 North Calvert St., Baltimore, Maryland 21203 - 0717



BALTIMORE COUNTY
DEPARTMENT OF TRAFFIC ENGINEERING
TOWSON, MARYLAND 21204
494-3550

C. Richard Moore
Acting Director

June 10, 1987

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

Item No. 482 -ZAC- Meeting of May 26, 1987
Property Owner: Automobile Specialty Center, Inc.
Location: SW/C Belair Road and Blakely Road
Existing Zoning: B.L.
Proposed Zoning: Special Exception for a service garage
Area: 0.69 acres
District: 11th Election District

Dear Mr. Jablon:

We have reviewed the site plan for this site and recommended the following changes:

1. The entrance be moved to the east, far enough to eliminate conflicts with vehicles backing out of the bays
2. A 30' radius at the corner of Belair Road and Blakely Road
3. An on-site area for the delivery of materials and pick up of trash

Very truly yours,

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

MSF:lt



Maryland Department of Transportation
State Highway Administration

RECEIVED
JUL 9 1987

Richard H. Trainor
Secretary
Mal Kassoff
Administrator

ZONING OFFICE

July 7, 1987

Mr. A. Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204
Att: James Dyer

Re: Baltimore County
Item # 482
Property Owner: Automobile
Specialty Center, Inc.
Location: SW/C Belair Road
Maryland Route 1-N and
Blakely Road
Existing Zoning: B.L.
Proposed Zoning: Special
Exception for a service
garage
Area: 0.69
District: 11th

Dear Mr. Jablon:

The State Highway Administration Project Development Division has provided the requested information in connection to the Belair Road, Maryland Route 1-N widening and improvements between Silver Spring Road and Maryland Route 152 in Harford County.

They indicate the need for a eight (8) lane section (4-northbound lanes, 3 southbound lanes and a continuous left turn lane), for Belair Road between Silver Spring Road and south of Joppa Road within a proposed 115' right-of-way.

He advised the alignment shown on the attachment is preliminary and subject to change.

It is requested the site plan be revised prior to a hearing date being set.

Very truly yours,

John Meyers
John Meyers-Asst
Bureau Chief

by: George Wittman

JM-GW/es

cc: J. Ogle

attachment

My telephone number is 301-333-1350

Teletypewriter for Impaired Hearing or Speech
303-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5082 Statewide Toll Free
707 North Calvert St., Baltimore, Maryland 21203 - 0717

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. J. Robert Haines, Zoning Commissioner

TO: Zoning Administration Date: August 20, 1987

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

SUBJECT: Zoning Petition 88-94-X

On the basis of the plans and information submitted by the petitioner, this office cannot support the granting of the subject request. We share the concerns expressed by Traffic Engineering (see memorandum dated June 10, 1987, from Flanigan to Jablon). Further, this proposal must either be processed by the CRG or obtain a waiver. Additionally, landscaping must be provided in compliance with the standards set forth in the Baltimore County Landscape Manual. Finally, in reviewing the submittal, it would appear that the proposal is too intensive in terms of the size of the lot.

Norman E. Gerber
Norman E. Gerber, AICP
Director

NEG:KAK:dme

cc: Ms. Shirley M. Hess, Legal Assistant, People's Counsel
File

RECEIVED
AUG 27 1987

ZONING OFFICE

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

August 25, 1987

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

cdo

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
DevelopmentMark Hanley, Esquire
206 Washington Avenue
Towson, Maryland 21204RE: Item No. 482 - Case No. 88-94-X
Petitioner: Automobile Specialty Center, Inc.
Petition for Special Exception

Dear Mr. Hanley:

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
JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

JED:bjs

Enclosures

cc: Joseph P. Martin
216 Village Square II, Cross Keys
Baltimore, Maryland 21210

File

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
494-3553J. Robert Haines
Zoning CommissionerDennis F. Rasmussen
County Executive

October 1, 1987

Mark Hanley, Esquire
206 Washington Avenue
Towson, Maryland 21204

Re: Petition for Special Exception
SW corner of Belair & Blakely Roads
(8813 Belair Road)
11th Election District, 5th Councilman District
Automobile Specialty Center, Inc.,
Case #88-94-X

Dear Mr. Hanley:

Pursuant to the recent hearing held on the subject case, please be advised that your Petition for Special Exception has been Granted, subject to the restrictions noted in the attached Order.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

JRH:mmn
enclosure
cc: Mr. Joseph Martin
cc: Mr. Paul Lee, P.E.
cc: Peoples Counsel

November 17, 1987

Mr. Joseph P. Martin
Diggins & Martin, Inc.
Commercial Real Estate Brokers
Village Square II, Suite 216
Village of Cross Keys
Baltimore, Maryland 21210

RE: Case #88-94-X (8813 Belair Road)
11th Election District

Dear Mr. Martin:

I am in receipt of your letter of November 11, 1987 concerning the above mentioned Special Exception Hearing.

In an effort to clarify your client's concerns under Restriction #2, I have spoken to the Zoning Commissioner. The order states: "the hours of operation shall be from 7:00 A.M. to 9:00 P.M.", specifically it means "the hours of operation shall not exceed 7:00 A.M. to 9:00 P.M."

Very truly yours,

JAMES E. DYER
Zoning Supervisor

JED:kbb

November 11, 1987

Jim Dyer
Deputy Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204

Dear Mr. Dyer,

I was granted a special exception (Case #88-94-X) on October 1, 1987 for my property located at 8813 Belair Road.

Under #2 in the restrictions it states that "the hours of operation shall be from 7:00AM to 9:00PM." My tenant has asked me for clarification on this restriction. Does Baltimore County require the commercial operation to be open between 7:00AM to 9:00PM or is Baltimore County saying the commercial operation can only operate between the hours of 7:00AM to 9:00PM. The legal department of the tenant requests clarification.

Sincerely yours,

Joseph P. Martin
Joseph P. Martin

(AUTOMOBILE SPECIALTY CENTERS, INC.)

cc: Mr. Peter Chadwick
23 Deerpath Road
Chalfonte, PA 18914

Sales - Leasing - Rentals - Management

SUITE 216 - VILLAGE SQUARE II - VILLAGE OF CROSS KEYS - BALTIMORE, MARYLAND 21210

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3553J. ROBERT HAINES
ZONING COMMISSIONER

August 25, 1987

Mark Hanley, Esquire
206 Washington Avenue
Towson, Maryland 21204

RE: PETITION FOR SPECIAL HEARING
SW/cor. Belair Rd. and Blakely Rd.
(8813 Belair Rd.)
11th Election District - 5th Councilmanic District
Automobile Specialty Center, Inc. - Petitioner
Case No. 88-94-X

Dear Mr. Hanley:

This is to advise you that \$70.08 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.

Sincerely,
J. Robert Haines
J. ROBERT HAINES
Zoning Commissioner

JRH:mmn

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

No. 37867

DATE 9/1/87 ACCOUNT 2-01-515-000

sign & post returned

AMOUNT \$ 70.08

FROM Mr. Joseph Martin, 1720 Killington Rd., Balto., Md. 21204

ADVERTISING & POSTING COSTS RE CASE #88-94-X

FOR \$ 125*****700813 50267

VALIDATION OR SIGNATURE OF CASHIER

Mark Hanley, Esquire
206 Washington Avenue
Towson, Maryland 21204

July 28, 1987

NOTICE OF HEARING
RE: PETITION FOR SPECIAL EXCEPTION
SW/cor. Belair Rd. and Blakely Rd.
(8813 Belair Rd.)
11th Election District - 5th Councilmanic District
Automobile Specialty Center, Inc. - Petitioner
Case No. 88-94-X

TIME: 11:30 a.m.
DATE: Tuesday, September 1, 1987
PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

J. Robert Haines
Zoning Commissioner
of Baltimore County

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

No. 36100

DATE 5/19/87 ACCOUNT 2-01-515-000

AMOUNT \$ 100.00

FROM Mr. Joseph Martin, 1720 Killington Rd., Balto., Md. 21204

SPECIAL EXCEPTION

VALIDATION OR SIGNATURE OF CASHIER

Case No. 88-94-X

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 _____, 1987.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Petitioner: Automobile Specialty Center, Inc.
Petitioner's Attorney: Mark Hanley

Chairman, Zoning Plans Advisory Committee

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 11th Date of Posting 8/14/87

Posted for: Special Exception

Petitioner: Automobile Specialty Center, Inc.

Location of property: SW/cor. Belair Rd. & Blakely Rd.

Location of Sign: 8813 Belair Rd.

Remarks: 1st Edition of Balto. & Blakely Rd.

Posted by: [Signature] Date of return: 8/14/87

Number of Signs: 1

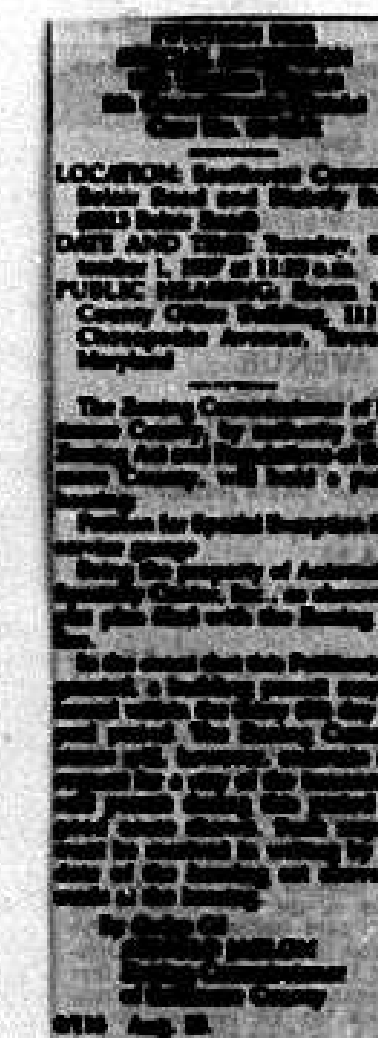
CERTIFICATE OF PUBLICATION

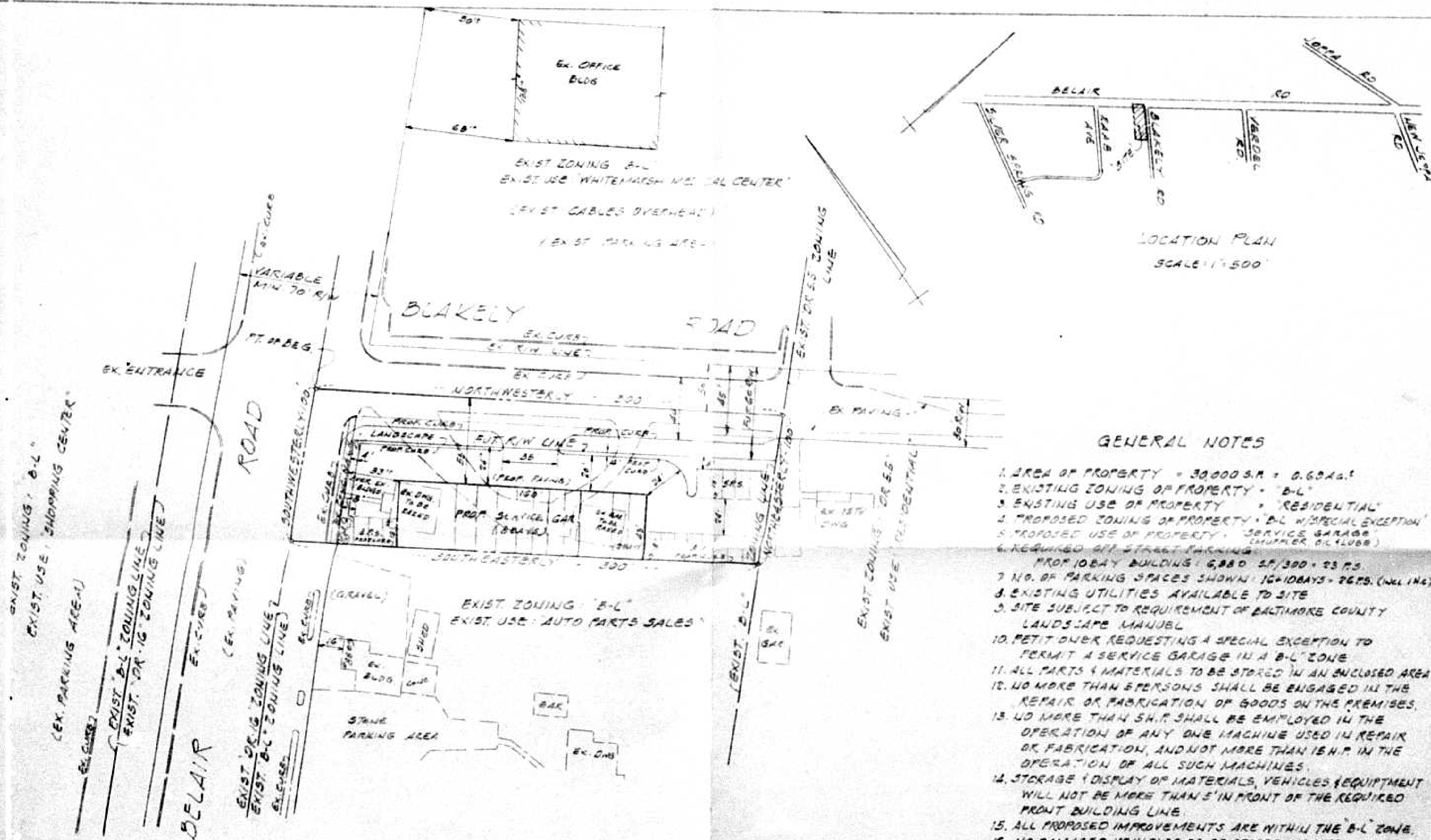
TOWSON, MD., August 13, 1987

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 August 13, 1987.

THE JEFFERSONIAN,

Susan Sander Orest
Publisher





GENERAL NOTES

1. AREA OF PROPERTY = 30,000 S.F. = 0.69 AC.
2. EXISTING ZONING OF PROPERTY = "B-L"
3. EXISTING USE OF PROPERTY = "RESIDENTIAL"
4. PROPOSED ZONING OF PROPERTY = "B-L W/SPECIAL EXCEPTION"
5. PROPOSED USE OF PROPERTY = "SERVICE GARAGE" (MUFFLER, OIL & LUBE)
6. REQUIRED OFF-STREET PARKING
PROPOSED 10-BAY BUILDING: 6,880 S.F./300 = 23 P.S.
7. NO. OF PARKING SPACES SHOWN: 16 (10 BAYS + 26 P.S. (W/LINE))
8. EXISTING UTILITIES AVAILABLE TO SITE
9. SITE SUBJECT TO REQUIREMENT OF BALTIMORE COUNTY LANDSCAPE MANUAL
10. PETITIONER REQUESTING A SPECIAL EXCEPTION TO PERMIT A SERVICE GARAGE IN A "B-L" ZONE
11. ALL PARTS & MATERIALS TO BE STORED IN AN ENCLOSED AREA
12. NO MORE THAN 5 PERSONS SHALL BE ENGAGED IN THE REPAIR OR FABRICATION OF GOODS ON THE PREMISES.
13. NO MORE THAN 5 H.P. SHALL BE EMPLOYED IN THE OPERATION OF ANY ONE MACHINE USED IN REPAIR OR FABRICATION, AND NOT MORE THAN 15 H.P. IN THE OPERATION OF ALL SUCH MACHINES.
14. STORAGE & DISPLAY OF MATERIALS, VEHICLES & EQUIPMENT WILL NOT BE MORE THAN 5' IN FRONT OF THE REQUIRED FRONT BUILDING LINE.
15. ALL PROPOSED IMPROVEMENTS ARE WITHIN THE "B-L" ZONE.
16. NO DAMAGED VEHICLES TO BE STORED ON SITE.

PLAT TO ACCOMPANY PETITION
FOR

SPECIAL EXCEPTION

(MUFFLER - OIL & LUBE SERVICE)

#3813 BELAIR ROAD

11TH ELECT. DIST.

SCALE: 1"=40'

BALTIMORE CO., MD.

MARCH 20, 1987

PAUL LEE ENGINEERING, INC.

304 W. PENNSYLVANIA AVE.

TOWSON, MARYLAND 21204



482
P. LEE

