

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. J. Robert Haines
TO: Zoning Commissioner
Date: March 28, 1988
P. David Fields
FROM: Director of Planning and Zoning
SUBJECT: Zoning Petition No. 88-398-A

This office is opposed to the granting of this request. It is our opinion that the standards set forth in the Baltimore County Zoning Regulations provide for adequate signage.

P. David Fields per J. Haines
P. David Fields
Director

PDF:JCH:dme

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

RECEIVED
APR 4 1988
ZONING OFFICE

CPS-008

MARTIN MARIETTA AERO & NAVAL SYSTEMS

100 CHESAPEAKE PARK PLAZA
BALTIMORE, MARYLAND 21204
TELEPHONE (301) 483-1000

November 17, 1987

Mr. J. Robert Haines
Baltimore County Commission
of Zoning
County Office Building
111 W. Chesapeake Avenue
Towson, MD 21204

Dear Mr. Haines:

For some time, Martin Marietta's Baltimore County facility has suffered from a lack of adequate signage. On numerous occasions, this has resulted in existing and potential customers getting lost. Our customers have no trouble finding Middle River and getting to our facility, but arriving at the correct building has proved to be another matter. Many people spend anywhere from ten minutes to one-half hour making their way around the extensive road system at the plant. When they do arrive, they tend to be either angry at us for putting them through such a situation, angry at and/or embarrassed for themselves for not having been able to find their way. Either way, these potential customers are in no frame of mind to do business.

As you are aware, we have been working hard these last few years to rebuild our business, and have done so by winning contracts. Each of our few customers, typically military program managers, are meaningful to us. Hence, the speedy placement of adequate identifying and directional signage for this facility is of utmost importance as a key ingredient in the lifeblood of our company.

Item #262
Accepted, 1/20/88
Revised Reg. WCR
Martin's & AH
notified

RECEIVED
JAN 20 1988
ZONING OFFICE

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

April 8, 1988

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

Mr. Joseph P. Alcares
P.O. Box 5061
Baltimore, Maryland 21220

Item No. 262 - Case No. 88-398-A
Petitioner: Martin Marietta Corporation
Petition for Zoning Variance

Dear Mr. Alcares:

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:cer

Enclosures

cc: Daniel - Architects, Engineers, Planners
Daniel Building
Greenville, South Carolina 29602

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
494-3353

J. Robert Haines
Zoning Commissioner

FEB 16 1988

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland as follows:

Petition for Zoning Variance
Case number: 88-398-A
SE/Cor Eastern Blvd. & Martin Blvd.
15th Election District - 6th Councilmanic District
Petitioner(s): Martin Marietta Corporation
HEARING SCHEDULED: WEDNESDAY, APRIL 13, 1988 at 11:00 a.m.

Variance A13.1.F to permit a double face T.D. sign of 400 sq. ft. (240 sq. ft. each face) in lieu of the allowed 220 sq. ft.

In the event that this Petition 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 in writing and received in this office by the date of the hearing set above or presented at the hearing.

J. Robert Haines

J. ROBERT HAINES
Zoning Commissioner of
Baltimore County

cc: Joseph P. Alcares, Esq.,

Mr. R. V. Bartlett

File

BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

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

Zoning Item # 362, Zoning Advisory Committee Meeting of February 2, 1988

Property Owner: Martin Marietta Corp.

Location: SE/Cor Eastern Blvd and Martin Blvd District

Water Supply: meter Sewage Disposal: meter

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 Planning Review Section, Bureau of Regional Community Services, for final review and approval.
- () Prior to new installation/s of fuel burning equipment, the owner shall contact the Bureau of Air Quality Management, 494-3775, to obtain requirements for such installation/s before work begins.
- () A permit to construct from the Bureau of Air Quality Management 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 Bureau of Air Quality Management 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 area and type of equipment to be used for the food service operation must be submitted to the Planning 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 tub, water and sewerage facilities or other amusements to the Baltimore County Department of Environmental Protection and Resource Management for review and approval. For more complete information, contact the Recreational Hygiene Section, Bureau of Regional Community Services, 494-3811.
- () 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 Material 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 the State Department of the Environment.
- () Prior to raising of existing structure/s, petitioner must contact the Division of Waste Management at 494-3768, regarding removal and/or disposal of potentially hazardous materials and solid wastes. Petitioner must contact the Bureau of Air Quality Management regarding removal of asbestos, 494-3775.
- () Any abandoned underground storage tank/s containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and tank removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of 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 Water and Sewer 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

RECEIVED
BUREAU OF WATER QUALITY AND RESOURCE MANAGEMENT



Maryland Department of Transportation State Highway Administration

Richard H. Trainor
Secretary
Hal Kassoff
Administrator

February 3, 1988

RE: Baltimore County
Zoning Commission
County Office Building
Towson, Maryland 21204
Zoning Meeting 2/2/88
S/E corner of Eastern
Boulevard
Maryland Route 150 and
Martin Boulevard
Item #262

Mr. J. Robert Haines
Zoning Commissioner
County Office Building
Towson, Maryland 21204
Att: James Dyer

Dear Mr. Haines:

After reviewing the submittal for a variance of a business sign, the State Highway Administration-Bureau of Engineering Access Permits offers the following comment.

The submittal for variance of a business sign has been forwarded to the State Highway Administration Beautification Section, C/O Morris Stein (333-1642), for all comments relative to zoning.

If you have any questions, contact Larry Brocato of this office.

Very truly yours,

Gregory J. Mills, Jr.
Acting Chief-Bureau of
Engineering Access Permits

LB/es

cc: J. Ogle
Morris Stein w/att.

RECEIVED
FEB 10 1988
ZONING OFFICE

My telephone number is (301) 333-1350

Teleprinter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 585-0411 D.C. Metro - 1-800-492-5082 Statewide Toll Free
707 North Calvert St., Baltimore, Maryland 21203-0717

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
County Office Building, Suite 405
Towson, Maryland 21204
494-3354

February 18, 1988

Mr. J. Robert Haines
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 258, 260, 261, (262) 263, 265, 266 and 268.

Very truly yours,

Michael S. Flanagan
Traffic Engineer Associate II

MSF/jml-b

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

Paul H. Reincke
Chief

J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

January 28, 1988

Re: Property Owner: Martin Marietta Corp.

Location: SE/Cor. Eastern Blvd. and Martin Blvd.

Item No.: 262

Zoning Agenda: Meeting of 2/2/88

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead end condition shown at _____ EXCEEDS the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of 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.
- (X) 7. The Fire Prevention Bureau has no comment at this time.

REVIEWER: [Signature] Noted and Approved: [Signature]
Planning Group Fire Prevention Bureau
Special Inspection Division

/s/

We have plans for one large plant identification sign and six smaller directional signs that we feel will adequately address our problem. The signs will be in keeping with the new building that Martin Marietta Corporation has built at this site. Anything that can be done to speed the process of obtaining county approval on the placement of these signs would certainly be appreciated.

I am available to meet with you at any time to discuss our plans.

Sincerely,

Buzz Bartlett
Buzz Bartlett
Director, Public Relations/
Communications

BB/cd/406
CC: Raymond Carignan

MARTIN MARIETTA AERO & NAVAL SYSTEMS

100 CHESAPEAKE PARK PLAZA
BALTIMORE, MARYLAND 21204
TELEPHONE (301) 642-1000

December 23, 1987

Mr. Ray Carignan
Baltimore County Commission
of Zoning
County Office Building
Room 311
111 W. Chesapeake Avenue
TOWSON, MD 21204

Dear Ray,

I have been working this item through Tony Haley and have copied him on this letter. Enclosed are all the documents necessary to (I hope) apply for a zoning variance so that we may build a large sign identifying our facility. Lack of adequate signage has been a particular problem since long before we built our new building, but it has become acute in the last year or so as the number of visitors has increased. I would appreciate anything that you can do to get the zoning commissioner to schedule a speedy hearing on this matter.

If you need any further information on this item, I will be home during the holiday and can be reached at 381-8454.

I look forward to making your acquaintance.

Sincerely,

Buzz Bartlett
Buzz Bartlett
Director, Public Relations/
Communications

BB/cd/420
Enclosures

CC: T. Haley

MARTIN MARIETTA AERO & NAVAL SYSTEMS

100 CHESAPEAKE PARK PLAZA
BALTIMORE, MARYLAND 21204
TELEPHONE (301) 642-1000

27 April 1988

Ms. Anne Nastarowicz
Deputy Zoning Commissioner
for Baltimore County
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

RE: Petition For Zoning Variance
Case No. 88-398A
Martin Marietta Corporation

Dear Ms. Nastarowicz:

Martin Marietta Corporation hereby withdraws its Petition for Zoning Variance filed in the above referenced matter. This Petition requested a Variance from Section 413.2(f) to permit a double faced sign of 480 sq. ft. (240 sq. ft. each face) in lieu of the allowed 200 sq. ft. A hearing was conducted by you relative to this request on April 13, 1988.

Thank you for your consideration in this matter.

Very truly yours,

MARTIN MARIETTA CORPORATION

R. V. Bartlett
R. V. Bartlett
Director of Public Relations
Martin Marietta Aero & Naval Systems

pbp

ZONING DESCRIPTION

Beginning on the SE/Cor. of Eastern Boulevard and Martin Boulevard. Being Block A, Chesapeake Park Resubdivision, recorded in the land records of Baltimore County in Plat Book # 51 Folio 43. Containing 13.395 Acres in the Fifteenth Election district.

Rewrite this description to only include the sign area - notes + bounds beginning the same but just around the sign area (say 25' x 50') add the address at the end

(3 copies)

Item # 262

Route the Plats to:

1. Include Title "Plat to accompany Sign Variance"
2. Include the Sign elevation (showing the size including the base + both sides) on the site plan
3. Include the zoning - MH-1M on the plan.
4. Include a reference to Zoning Hearings Item # 262 on the plan

Submit 10 ^{folded} copies under reference to revised plans for Item # 262

- Check for \$35.00 revision fee
- 3 original petition forms
- 3 revised descriptions

Need 3 copies typed + signed \$35.00 Revision Fee #262

PETITION FOR ZONING 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 Variance from Section 413.2(f) to permit a double face I.D. sign of 480 sq. ft. (240 sq. ft. each face) in lieu of the allowed 200 sq. ft.

The Petitioner requests a variance to permit a freestanding business identification sign of 480 square feet in lieu of that presently permitted by the Baltimore County Zoning Regulations. The proposed sign will provide identification to visitors and travelers on MD Route 150. The Petitioner believes that a smaller sign with smaller lettering will be extremely difficult to read from the highway and will not serve to provide the necessary identification.

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

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

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:	Legal Owner(s):
(Type or Print Name)	Martin Marietta Corporation
Signature	Signature
Address	R. V. Bartlett
City and State	(Type or Print Name)
Attorney for Petitioner:	* Title
Joseph P. Alcarese	103 Chesapeake Park Plaza
(Type or Print Name)	Address
Signature	Baltimore, MD 21220
P. O. Box 5061	City and State
Address	Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Baltimore, MD 21220	Name
City and State	Address
Attorney's Telephone No.: 682-1322	Phone No.

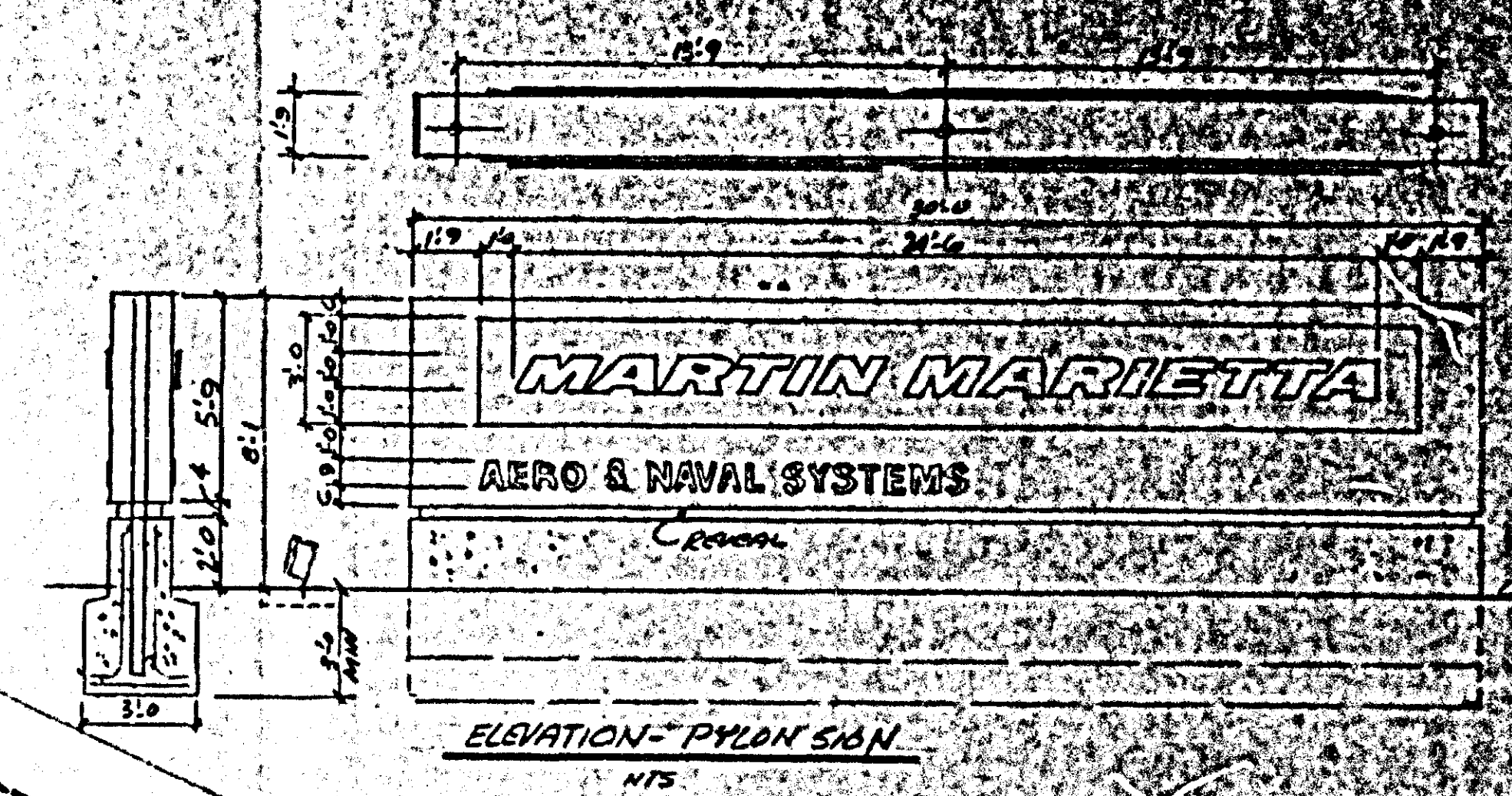
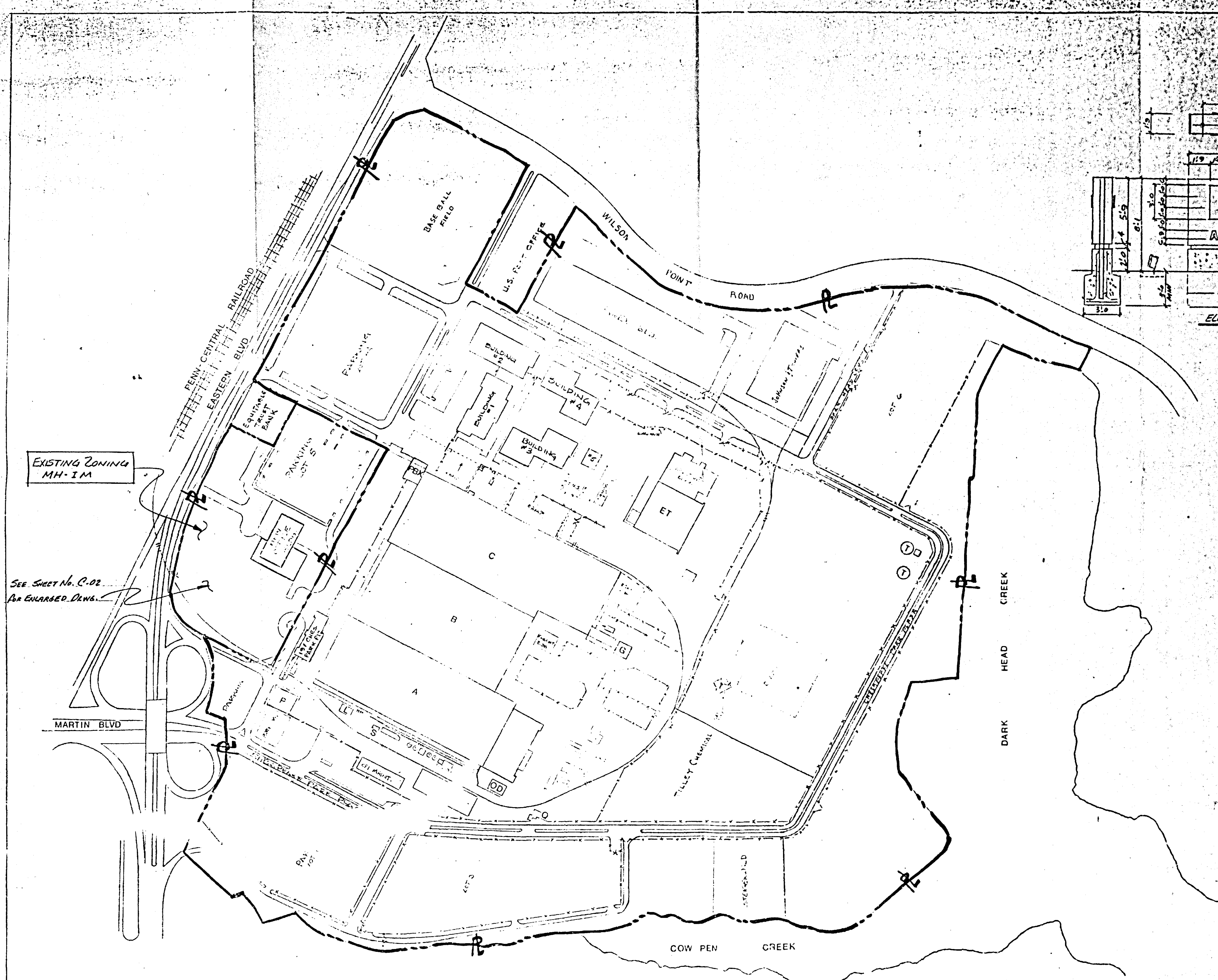
ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 19____, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the 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.

ESTIMATED LENGTH OF HEARING: 1/2HR. 1HR. Zoning Commissioner of Baltimore County.

AVAILABLE FOR HEARING: MON./TUES./WED. - NEXT TWO MONTHS (over)

ALL OTHER DATE 1/2-1/88

REVIEWED BY: CCR DATE 1/2-1/88

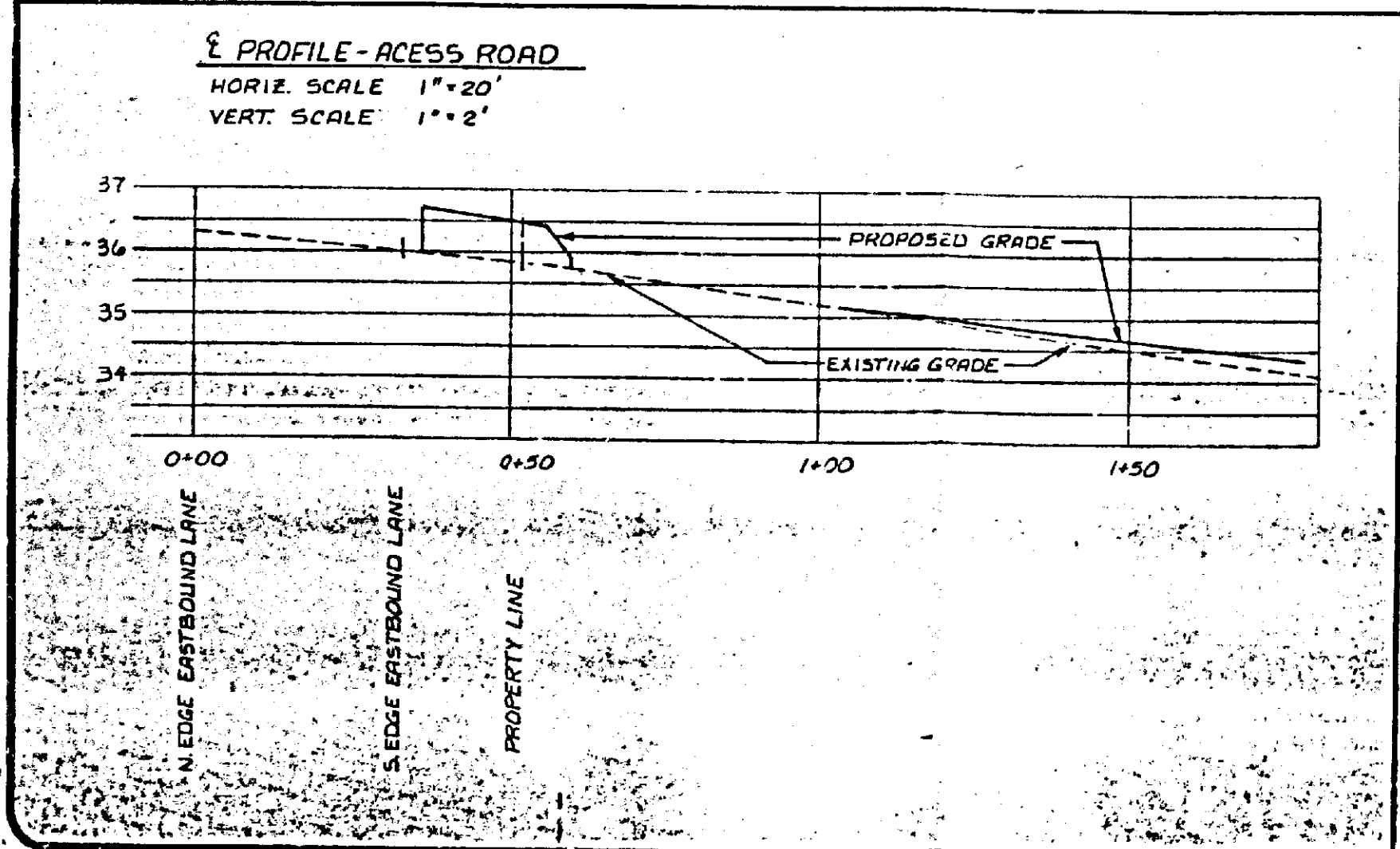
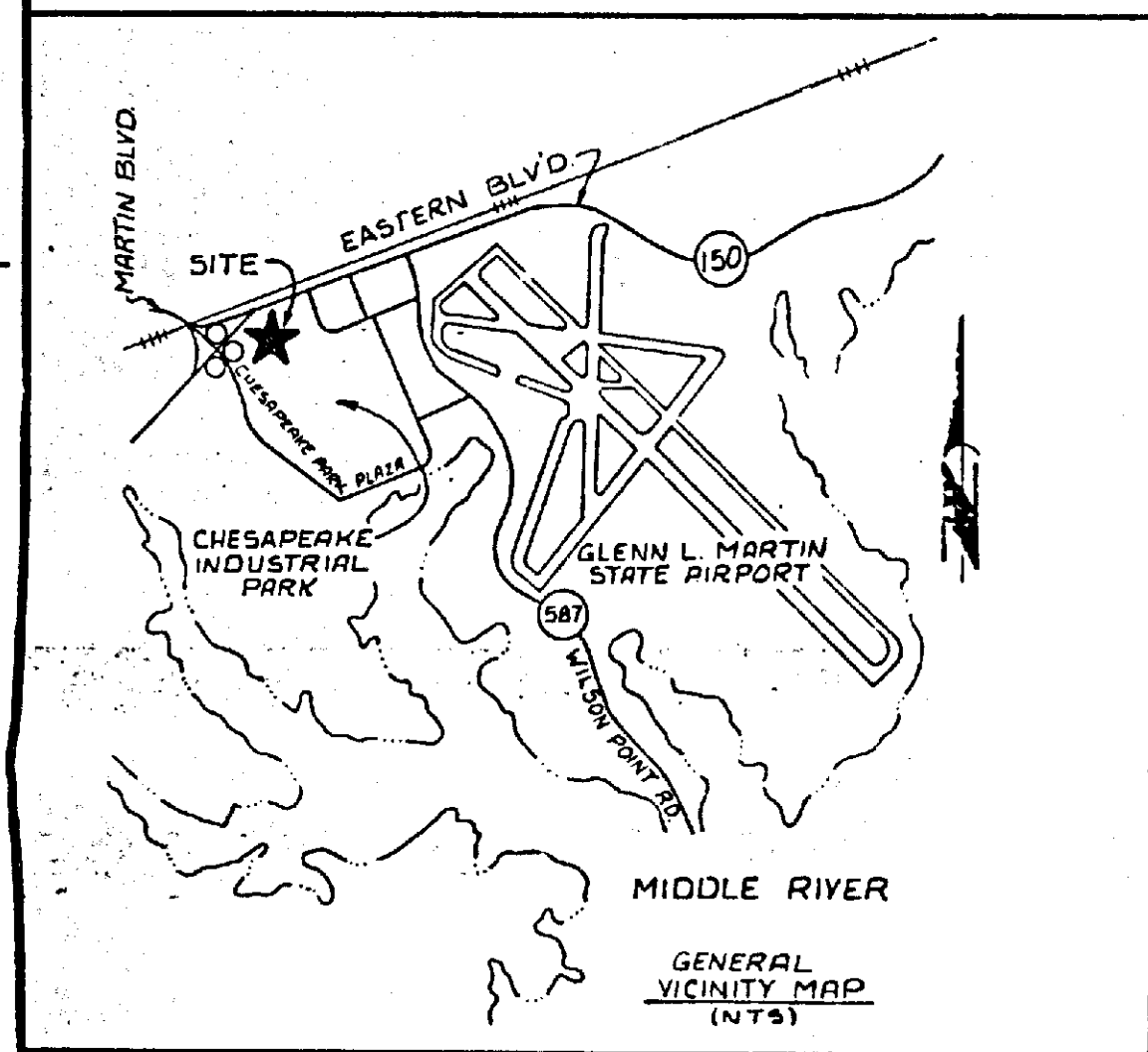


**PETITIONER'S
EXHIBIT 2**

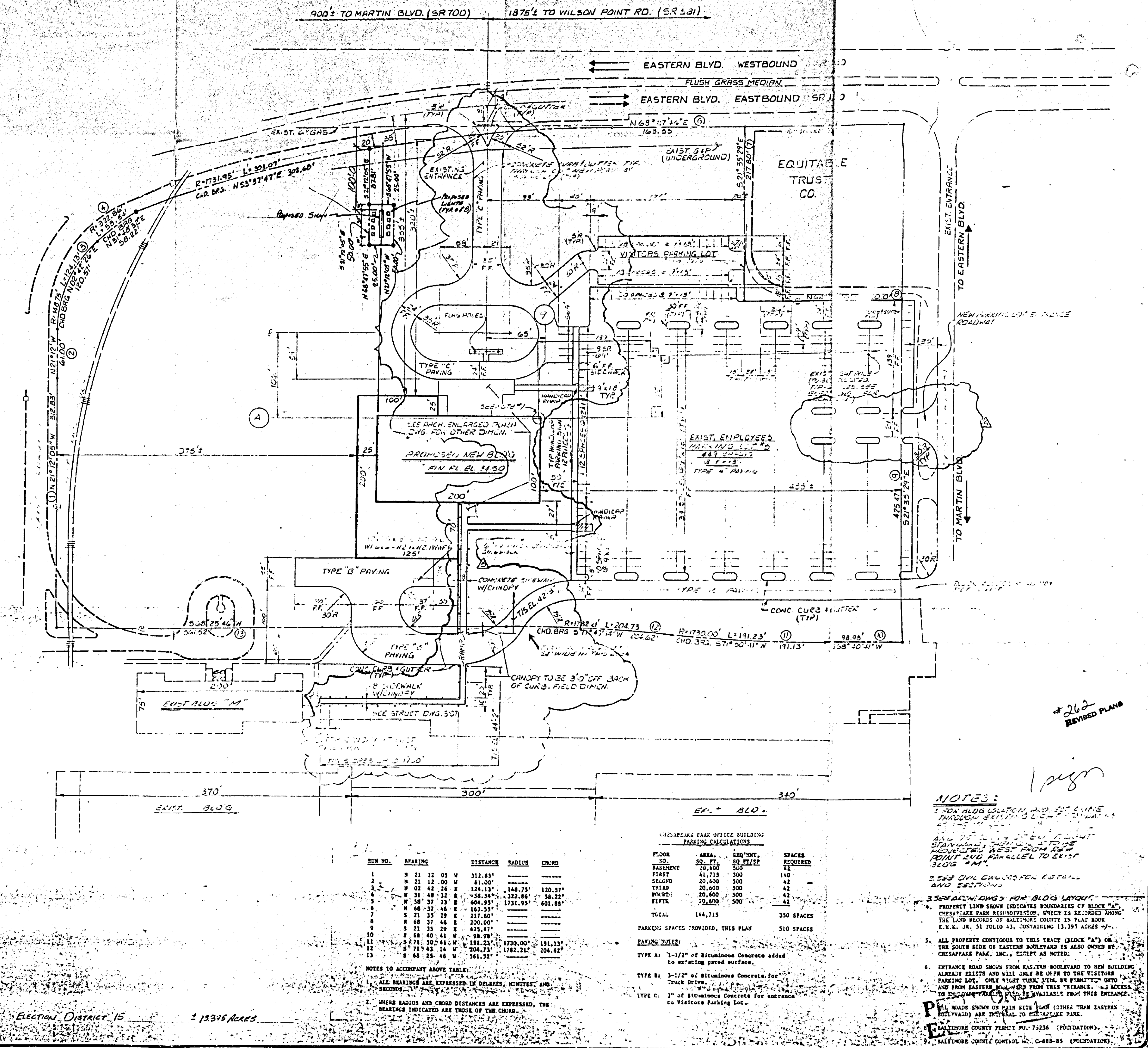
REFERENCE: ZONING HEARING ITEM #262
PLAT TO ACCOMPANY SIGN VARIANCE
FROM SECTION 413.2.F TO PERMIT A
DOUBLE FACE, 10 SIGN OF 400 SQ. FT.
(200 SQ. FT. EACH FACE), IN LIEU OF
THE ALLOWED 200 SQ. FT.

DRAWN: M. RICHES	SCALE: SHOWN
DATE: JAN 29, 1985	DWG. NO. MMF000129

SCALE: 1"=200'



NO.	DESCRIPTION	DATE	BY	CHECKED	APPROVED
1	PREPARED BY				
2	REVISION				
3	REVISION				
4	REVISION				
5	REVISION				



DANIEL
ARCHITECTS-ENGINEERS-PLANNERS
Green 46, South Carolina 29602
(803) 281-4881

CHESAPEAKE PARK, INC.
OFFICE BUILDING
BALTIMORE, MARYLAND

SITE PLAN

1"=50'
350'
C-02