TO THE ZONING COMMISSIONER OF BALTIMORS COUNTY:

Richard B. Edgar

I. er we. and. ...dolu. L. ... Askess. legal owners. of the property situate in Baltimore part of the County and which is described in the description and plat attached hereto and made a part hereof, reby petition (1) that the zoning status of the herein described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an.... R-6...

rope: for the following reasons:



10 TH DIST

20 for a Speci-: Exception under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for a golf course.

Property is to be nosted and advertised as prescribed by Zoning Regulations

Property is to be posted and advertused as presented by Zoning negutations.

I, or we, agree to pay expenses of above re-classification and or 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

Richard B. Edgar John L. Askew Legal Owner Contract purchaser Address Springlake Farm STENGEL & ASKEW Phoenix, Maryland 21131 Petitioner's Attorney Protestant's Attorney

Address 208 W. Pennsylvania Avenue Towson, Maryland 21204 ORDERED By The Zoning Commissioner of Baltimore County, this 21st

..... , 1969..., 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 26th day of February 196.9 at 100 o'clock

.P._.M. JIN 21 69 PM -

Zoning Commissioner of Baltimore County.

Re: Petition for Special Exception for Gold Course - E/S Phoenix Road N. & S. Sides Paper Mill Road - 10th District -Richard B. Edgar and John L. Aske x. Petitioners

Before Zoning Commissioner Baltimore County

No. 69-183-X

1111111111111

The petitioner's requested a special exception iou a Golf Course ca property on the east side of Phoenix Road 390 feet north of Paper Mill Road and on the south side of Paper will Road 1800 feet, more or less, east of Phoenix Road, in the 19th District of Baltimore County.

The petitioner has complied with all requirements of Section 502.1 of the Baltimore County Zoning Regulations, therefore the special exception should be granted.

to compliance with plat and letter from the State Roads Commission dated February 13, 1969.

The site plan is also subject to approval of the Bureau of Public Services and the Office of Planning and Zoning.

Zuning Commissione of Baltimore County

RE- PETITION FOR SPECIAL EXCEPTION

tor a Golf Course E/S Phoenix Road 390' N. of Paper Mill Road, and S/S Paper Mill Road 1870' E. of Phoenix Road, 10th District Richard B. Fdgar and John L. Askew, Petitioners

SEE COE COUNTY L'OARD OF APPEALS OF

BALTIMORE COUNTY

ORDER OF DISMISSAL

Petition of Richard B. Edgar and John L. Askew for a special exception for a Golf Course or property located on the east side of Phoenix Road 390 feet north of Paper Mill Road, and on the south side of Paper Mill Road 1800 feet cast of Phoenix Road, in the Tenth Election District of Baltimore County.

WHEREAS, the Board of Appeals is in receipt of an Order of Dismissal of Appeal filed May 6, 1969 (a copy of which is attached hereto and made a part hereof) from the attorney representing the protestant-appellant in the above entitled matter.

WHEREAS, the said attorney for the said protestant-appellant requests that the appeal filled on behalf of said protestant-appellant be dismissed and withdrawn as of

It is hereby ORDERED this The day of May, 1969 that said app he and the came is dismissed

COUNTY BOARD OF APPEALS OF BALTIMORE COUNTY

William S. Baldwin, Chairman

Petition for Special Exception for Golf Course - E/S Phoenix Road N. & S. Sides Paper Mill Road - 10th District -Road - 10th District -Road - 10th District -Road - 10th District -Road - 10th District - Road - 10th L.

COUNTY ROLDS OF APPEALS

OF BALTIMORE COUNTY No. 69-183-X

ORDER OF DISMISSAL

NOW COMES, Charles W. Boone of Poplar Hill Road, Phoenix, Maryland, by Ernest C. Trimble, his attorney, Aprellant, in the above-entitled caso, and requests that his appeal from the decision of the Zoning Commissioner dated February 27, 1969, granting a special exception for a golf course on Paper Mill Road and Phoenix Road in Baltimore County, Maryland, be dismissed with prejudice.

Ernest C. Trimble
Attorney for Charles W. Bo
Protestant/Appellant
404 Jefferson Building
Towson, Maryland 21204
825-5512

I HEREBY CELTIFY, That on this 6th day of May 1969, a copy of the aforegoing Order of Dismissal was mailed to John L. Askew, Esquire, 208 W. Pennsylvania Avenue, Towson, Maryland, 21204, attorney for Petitioner.

Ernest C. Trimble

#64-183X

RE: Petition for Special Exception for Golf Course - E/S Phoenix Road N. & S. Sides Paper Mill Road - 10th District -Richard B. Edgar and John L. Asksw. Petitioners

Zoning Commission of

Baltimore County

No. 69-183-X

APPEAL

Please enter an appeal to the County Board of Appeals of Baltimore County on behalf of Charles W. Boone, Perfer 1 1 Road, Phoenix, Maryland, 21131, a person aggrieved by your decision in the above-entitled case, dated February 27, 1969, granting a special exception for a golf course on the property of the Petitioners on Paper Mill Road and Phoenix Road in Baltimore County, Maryland.



72,0 Ernest C. Trimble 404 Jefferson Building Towson, Maryland 21204 825-5512 Attorney for Appellant

marked to John to shear, atting for Peteting the

PET"

6

9-183-X

2/3 110

> Registered Professional Engineers & Land Surveyor 709 WASHINGTON AVENUE AT YORK ROAD

#69-143X TOWSON, MD. 21204

January 15, 1969

Zoning Description

All that siece of parcel of land situate, lying and ceing in the Wenth Aleston Matrict of Baltimore County, Itate of Maryland and described as follows to wit:

a 21 decrees 00 cloutes west 21 0 feet, North 30 decrees 39 minutes west 130 eet, yeart 130 ceet, courses and distances 7 degrees 30 minutes to South 9 degrees at 770 feet, South 10 minutes East 1390 anding for a part on 630 feet and South outline, 581.19

DOLLENBERG BROTHERS Registered Professic al Engineers & Land Surveyor 709 WASHINGTON AVENUE AT YORK ROAD TOWSON, MD. 21204

(2)

Containing 174.5 acres of land more or less.

Saving and excepting ross the above searched parcel of land that portion lying within the right of way of Phoenix Road and Paper Mill

Being a part of the land of the Petitioner horoin as shown on a

BALTIMORE COUNTY, MARYLAND

#64-183X Mr. John G. Rose, Zoning Commissioner Date February 14, 1969

PROSE .. George E. Germile. Director of Planning

Partition #49-183-X. Secolal Exception for a Galf Course. East side of Financia hard 390 feet North of Paper Mill Read and the south side of Paper Mill. Read 1800 feet East of Financia Road. John L. Askew, Patitis

HEARING: Wednesday, February 26, 1969 (1:00 P.M.)

The subject request for a Special Exception for a golf course is in eminent accord with the emerging comprehensive plan for Boltimore County (the Guideplan). A golf course have would match the proper concepts which are being proposed by the guideplan. A golf course are so law would be responsive to the valley lend form on which the site is shown. The Pleaning stoff endorses the request for the golf course have. Figurined, the genting should be con-ditioned upon compliance with the plan to be approved by the appropriets State or County apenies.

GEG:bms



13/10/2 DATE

ORDER REC

John L. Askew, Esq., 208 W. Pennsylvania Avenue Torson, Maryland 21204

RE: Type of Hearing: Reclassification from an R-6 for a Special Exception trem on R-6 for a Special Exception for a golf course Location: Paper Hill Rd. & Phoenix Rd. District: 8th. Petitioner: John L. Askew Committee Meeting of January 21, 1959 Item 168

The Loning Advisory Committee has reviewed the plans submitted with the amove referenced polition and has made an or site field inspection of the property. The following comments are a result of this review and inspection.

The property is presently used for agricultural and residential use with a large stream running through the center of it. The tempraphy of the property is rolling hills set in a valley with five sides. Phoenix Road and Paper mill Road ere unlearned of are a curb and gutter are concerned.

BUREAU OF ENGINEERING:

Highways: Paper Hill Wood is a State Road. All widening and improvements shall be subject to State Roads Co-mission review and approval.

BALTIMORE COUNTY, MARYLAND

OFFICE OF FINANCE Disision of Collection and Receipts
COURT HOUSE

Phoenix Road shall be widered to a 60' right-of-way along the frentings of this site. The owner of the trice make convey highway widering 30' frea the center line of Phoenix Road at ne cost to Baltimore County. A new bridge was built by Baltimore City under Phoenix Road with a triveled way of 30'. Ultimate road imprevents will be a minimum of 40' of mecadam paving with concrete curb and guitar.

No. 60864

\$118,25

110.25

John L. Askeu, Esq., 208 W. Pennsylvania Avenu Towson, Haryland 21204 Rem 168

February 3, 1969

BUREAU OF ENGINEERING: (Continued)

Storm Brains: All on site drainage shall be the full responsibility of the swar. A sedirent central plan shall be required for review and approval of the Surcou of Ingineering a did the Suil Conservation Service. Erosion control is quite for a project such as a golf course this customer of a project such as a golf course this course the course of the support of th control crosion.

Water and Sewer: No public water or sanitary sewer are available; therefore, private wells and septic systems must be provided.

FIRE DEPARTMENT:
Damer shall be required to comply to all fire Department regulations when construction plans are submitted for approval.

BOND WE LOUGHTON: Since no provious study of the area was conducted, because of its being outsi'e of the growth areas, an educated guass for a yield factor was made. A zoning change would gut no pressure on the school oppulation since a loss of engressizately 15% students would result from this change.

PEALTH DEPARTMENT:
Public utilities are not available to this site; therefore, a private
sounge disposal system must be constructed in an area where the soil
is positable and the aster supply must be adequate and potable in
accordance with the Department of He.lith.requirement.

Air Pellution Comments: The building or buildings on this site may be subject to registration and compliance with the Maryland State Mostle Air Pollution Central Regulations. Additional information may be obtained from the Division of Air Pollution, Britimore County Department of Health.

Food Service Comments: If any food service is proposed, complete plans and specifications must be submitted to the Division of Food Centrol, Baltimore County Department of Health, for approval.

BUILDING ENGINEER'S OFFICE:

Petitioner data to Adea, Esq.

SIATE READS COMMISSION:
If appears that the point of access to the State Highway (Paper Hill Read)
for the state will result primerly residential in nature. The antenne
to the state will result primerly residential in nature. The antenne
temperature of the state of

TELEP JONE No. 60819 BATTMORE COUNTY, MACYLAND OFFICE OF FINANCE Division of Collection and Receipts
COURT HOUSE
TOWSON, MARYLAND 21204 50.00

40	OFFICE OF FINA Division of Collection and Reco COURT HOUSE	ORE COUNTY, MAR AND FICE OF FINANCE Distin. of Calleties and Recipis COURT HOUSE TOWSON, MARYLAND 21204 Office of Pi		lenning & Zoning y Office Bidg. ,	
STORET TO ACCOUNT NO. 91-622 NETURN THIS PORTION WITH YOUR REMITTAN				\$90. 00	
QUARTITY	DETACH ALONG PERFORATION AND REEP THIS PORTION FOR YOUR PERIORDS			COST	
- 446	Cost of appeal - Property of Edgar & Askes		\$70.00		
r	No. 69-183-X	4 signs	20,00	\$90.00	
2000	A				

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND

MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYI AND MAR. TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204

IMPORTANT: MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON, MARYLAND 21204 BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING County Office Building 111 W. Chesapeake Avenue Towson, Haryland 21204 Your Petition has been received and accepted for filing this JOHN G. ROSE, Reviewed by Sweet & Myer

Advisory Committee

John L. Asker, Esq., 208 W. Pennsylvania Avenue Torson, Karyland 21204 Item 168 STATE ROADS COMMISSION: (Continued)

Additional right of way will be required for the State Roads Commission's proposed improvement to Paper Fill Road. A study is presently being unde to determine the extent of the required right of way.

- Page 3 -

February 3, 1969

It is requested that the subject petition be held in abeyance until such time as the study is completed and the plan is revised to indicate the proposed right of way.

He is also requested that three additional copies of the plan be made available to this office.

ZONING ADMINISTRATION DIVISION:

In view of the comments by the State Roads Commission, this office will set this petition for a hearing with the understanding that the petitioner will submit revised plans as soon as the study which is being conducted by the State Roads Commission on Paper Mill Road is finished. Those revised plans must be submitted to this office prior to the hearing.

This petition is accepted for filing on the date of the encisted filing certificate. Notice of the hearing date and lies, which will be held not less than 30, nor more than 90 days after the date on the filing certificate, will be forwarded to you in the near future.

Very truly yours.

OLIVER L. MYERS, Chairran

OLM: JD Enc.

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towser, Meryland Posted for Hearing Wed Jul- 26, 1969 C lice P.M. Petitione Jehn Cookers Phoenit Pd Posted by Day 14 Miss

Location of property 6/s Thornes 390' ll. & Coper Bell and And Sis Byon Mad til 188 " Man on low E. A. Chemix sil

You Yatt See Com mil so de del Son southed

Location of Signe Polar Cott / Post on Thomas Sol fory Hound

Nate of return 13- 18-69

Posted for Sucher S. Colon

Posted by Mest & Hear

#69-183 X Date of Posting 26-7-69 Location of property Ch & Othornix Rd 390' No & Depur Mill Rd and the sto of Open mile Rd 1500'E y Showing Rd. Location of Signs A 3 Soun Gottet on Popular mill Red I Loga Post Date of return 200 4 -69 CERTIFICATE OF POSTING #61-183-1 PARTMENT OF BALTIMORE COUNTY District /CH. Date of Posting 97 - 20 - 59

OFFICE OF

TOWSON IM IES

TOWSON, MD. 21204 Fobring 10, 19 69

THIS IS TO CERTIFY, that the annexed advertisement of John G. moss, 40ming Commissioner of Beltimore Courty

was inserted in THE TOWSON TIMES, a weekly newspaper published in

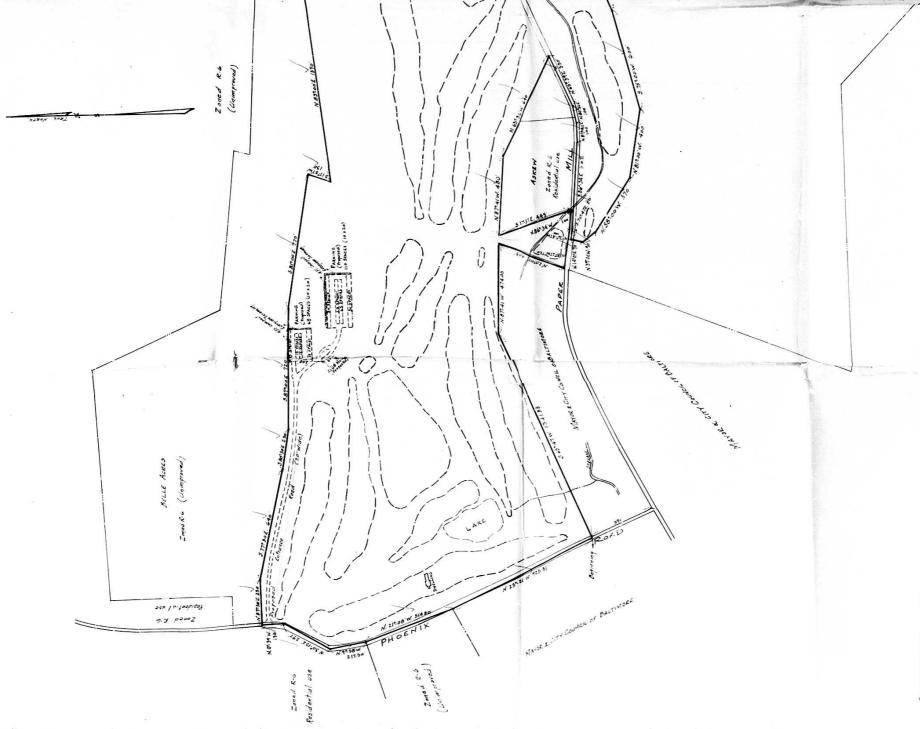
Baltimore County, Maryland, once a week for One XXXXXXX weeks before the 10th day of \$60.. 1969, that is to say, the same

was inserted in the issue/of Pebruary 6, 1969.

Being the property of Richard Edger and John L. Athew at the on glat plan fired with the Zoni Peasatiment.

STROMBERG PUBLICATIONS, I.e.

By Buth Moyan



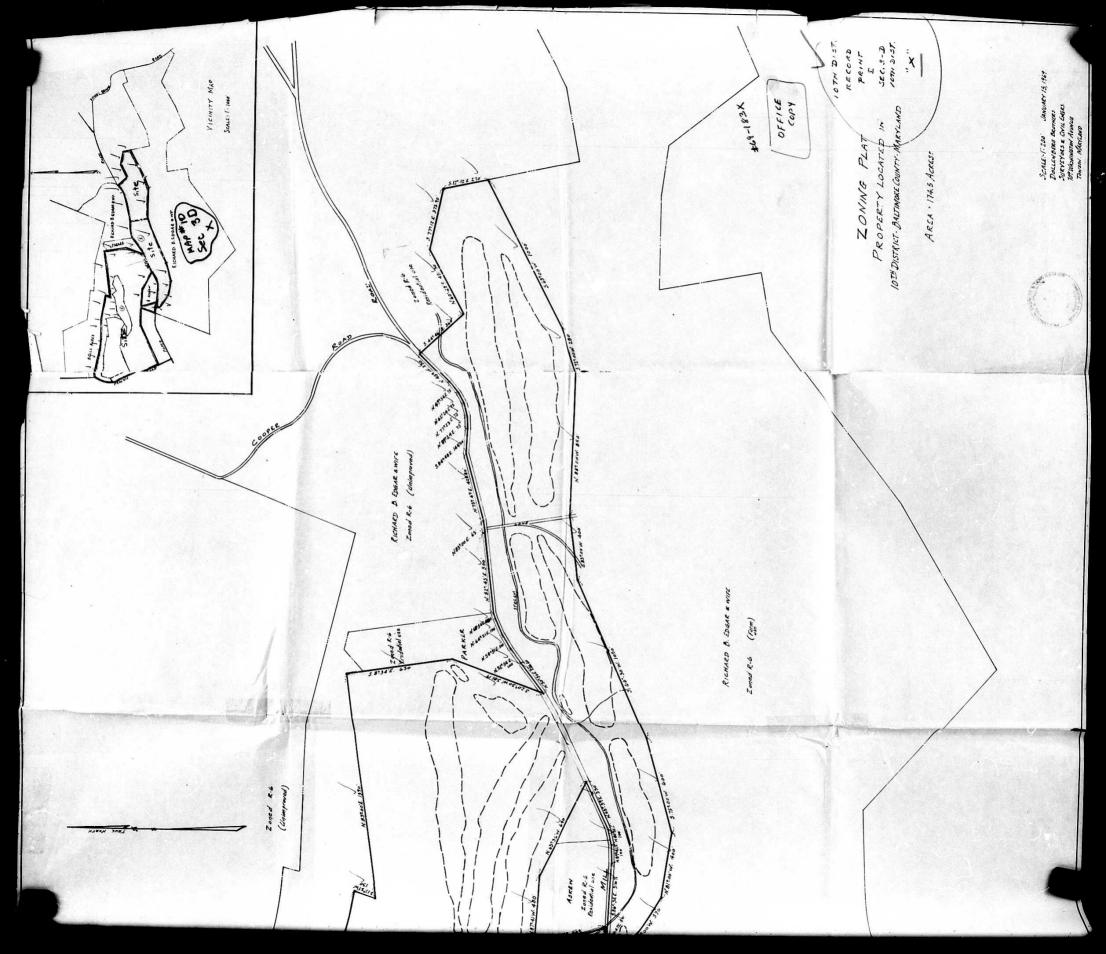
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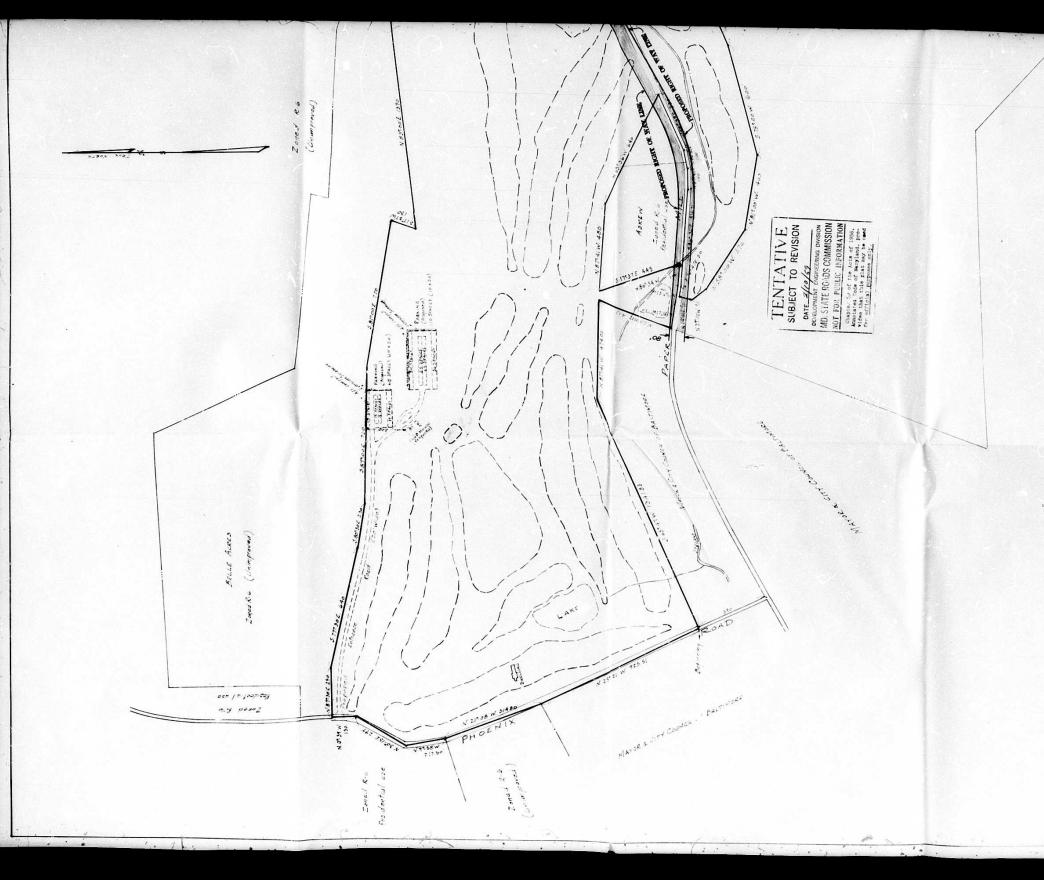
NTRY CLUB

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PARKING AREA TO BE PAYED WITH DUSTLESS DURABLE SURGACE





R-G SPECIAL EXCEPTION F EXISTING ZONING PROPOSED ZONING

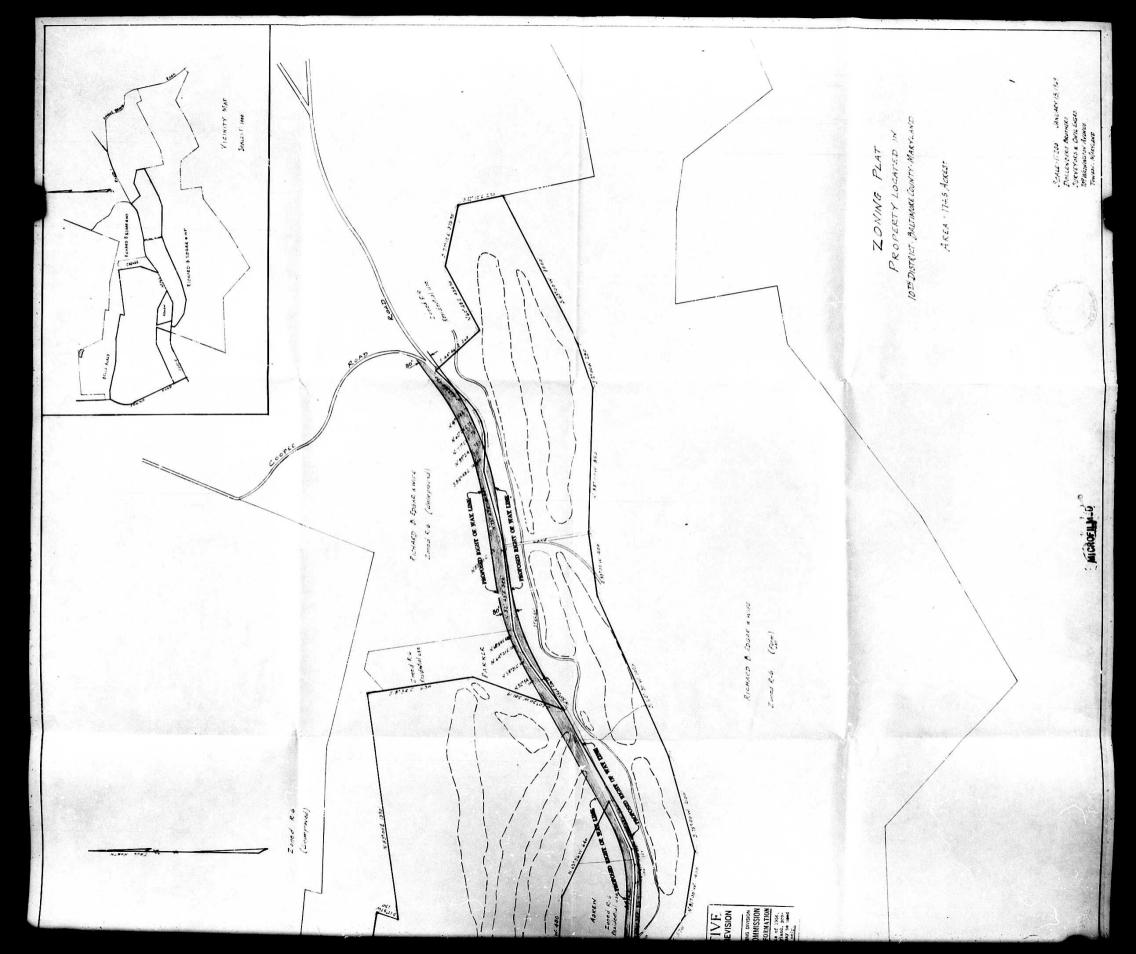
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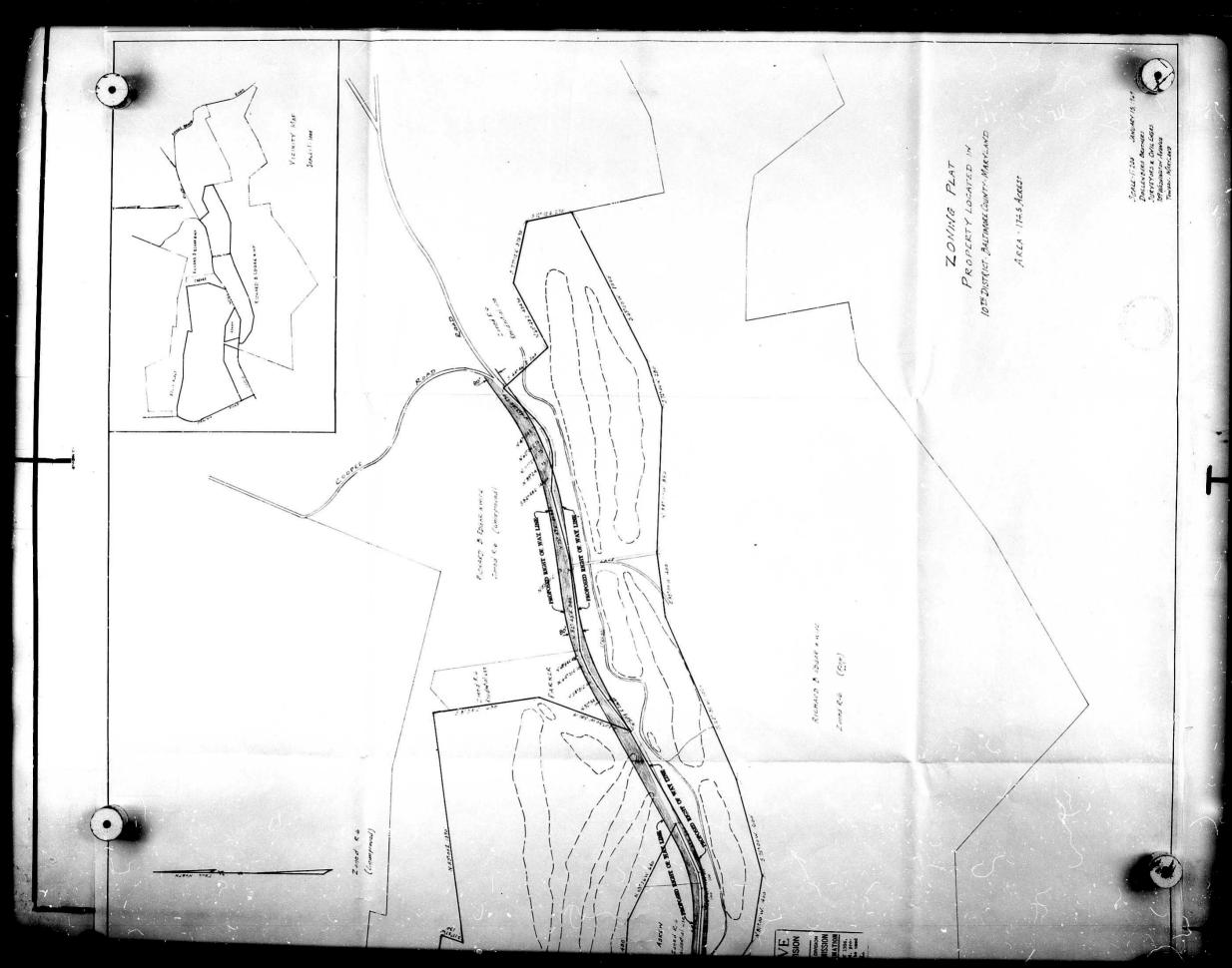
PARKING DATA

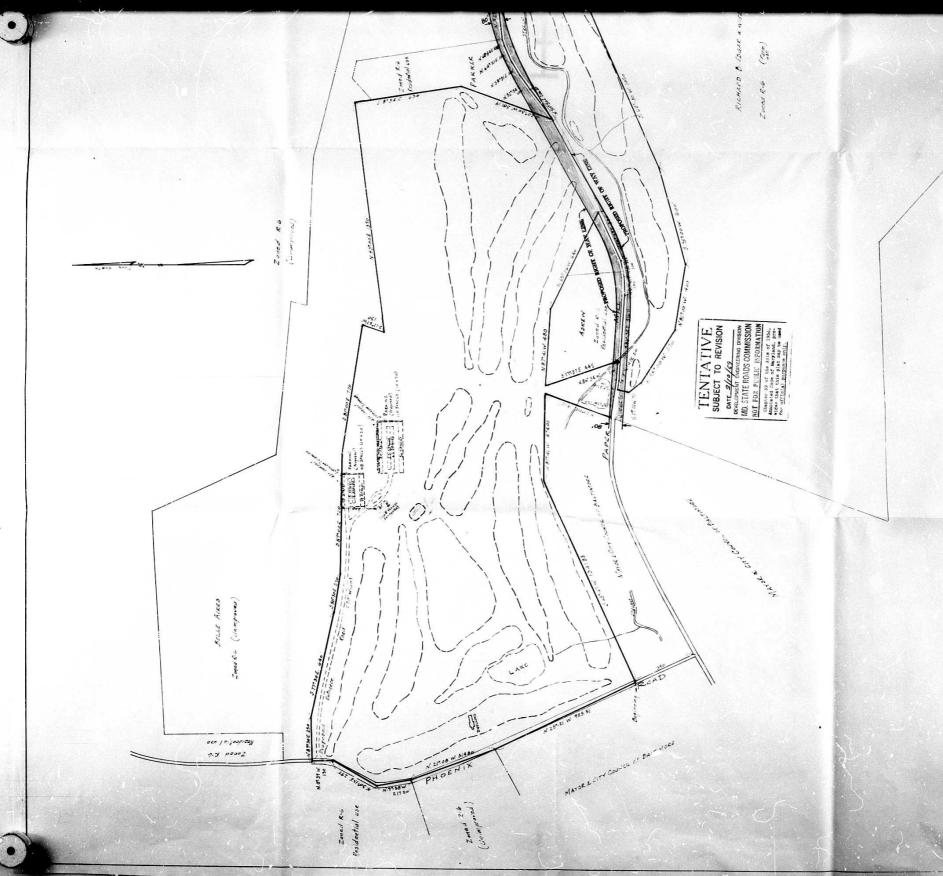
TOTAL FLOOR AREA OF TWO STORY CLUB HOUSE BODO"—SO 1/60 STACES REQUIRED

PARKING AREA TO BE PAVED WITH DUSTLESS DURABLE SURFACE

MICRUFILMED







R.G SPECIAL EXCEPTION FOR EXISTING ZONING PROPOSED ZONING

NO PUBLIC SANTARY SEWER AVAILABLE

PARKING DATA TOTAL FLOOR AREA OF TWO STORY CLUB HOUSE BOOOF—50 160 SPACES FRONTED THE SPACES PROVIDED WITH DUSTLESS DURING SURFACE