



JOHN A. OLSZEWSKI, JR.
County Executive

C. PETE GUTWALD, AICP
*Director, Department of Permits,
Approvals and Inspections*

November 25, 2024

Century Engineering
16901 Melford Boulevard
Suite 130
Bowie, MD 20715
Attention: Robert Bathurst, P.E.

RE: Spirit and Intent Request
BGE Granite Substation
Zoning Case 1974-0263-X
10227 Old Court Road

Mr. Bathurst,

This refers to your November 11, 2024 letter to Mr. Jeffrey Perlow, Supervisor of Zoning. You requested in your letter permission to proceed with the planned build-out of the property noted on the site plan in zoning case 1974-0263-X, and are asking that the proposed build-out be deemed to be within the Spirit & Intent of that case.

Based on Baltimore County's records and the information provided, the Zoning Office has determined that the proposed build-out of the facility will be contained within the fenced compound that was granted for use in the 1974 case, and therefore has been determined to be within the Spirit & Intent of the original decision, and has been APPROVED.

This letter is strictly limited to the application of the BCZR as applied to the S&I request presented in your letter, and does not represent verification or approvals for any other Local, State or other Regulations that may apply to this property.

Sincerely,

A handwritten signature in black ink, appearing to read "Jason Seidelman", is written over a horizontal line.

Jason Seidelman
Zoning Review

JSS/24-1087



November 11, 2024

Mr. Jeffrey N. Perlow - Supervisor
Baltimore County Zoning Review
111 West Chesapeake Avenue
Room 124
Towson, MD 21204

RE: Spirit and Intent Request
BGE Granite Substation
Zoning Case No. 1974-0263-X
Tax Map 86 Parcel 343
10227 Old Court Rd, Woodstock, MD 21163
2nd Election District
CE Project No. 25000796.007A

Dear Mr. Perlow

On behalf of the property manager, Baltimore Gas and Electric Company, we request a Spirit and Intent review for modification and build-out of the subject substation. The substation is framed by an existing 12 feet high security fence. The adjoining land uses include existing forest and agricultural areas except where the substation adjoins a Columbia Gas Transmission Station to the south.

We've enclosed a redlined copy of the approved "Building Permit Plot Plan" showing the proposed modifications to BGE Granite electrical substation. The Building Permit Plot Plan was a component of the County approved Special Exception Zoning Case for an unmanned, outdoor electric public utility service center [Public Utility Use per Section 411 of the zoning code]. You'll notice that the 1974 zoning petition plan included accommodations for future build-out of the substation. BGE now wishes to proceed with said build-out as well as modernizing certain internal features of the electrical substation. All proposed substation improvements will occur within the existing fenced perimeter of the substation. These substation modifications/improvements are depicted in red and may include: internal maintenance access roadways, electric transformers, above-grade electrical equipment, lightning masts and un-manned electrical equipment enclosures.

Based on this information, we respectfully request a review of the proposed substation modification as being within the "Spirit and Intent" of the approved Zoning Case.

We have enclosed a \$50.00 check for processing this request. If you require any further information in order to complete your review, please do not hesitate to contact me.

Sincerely,

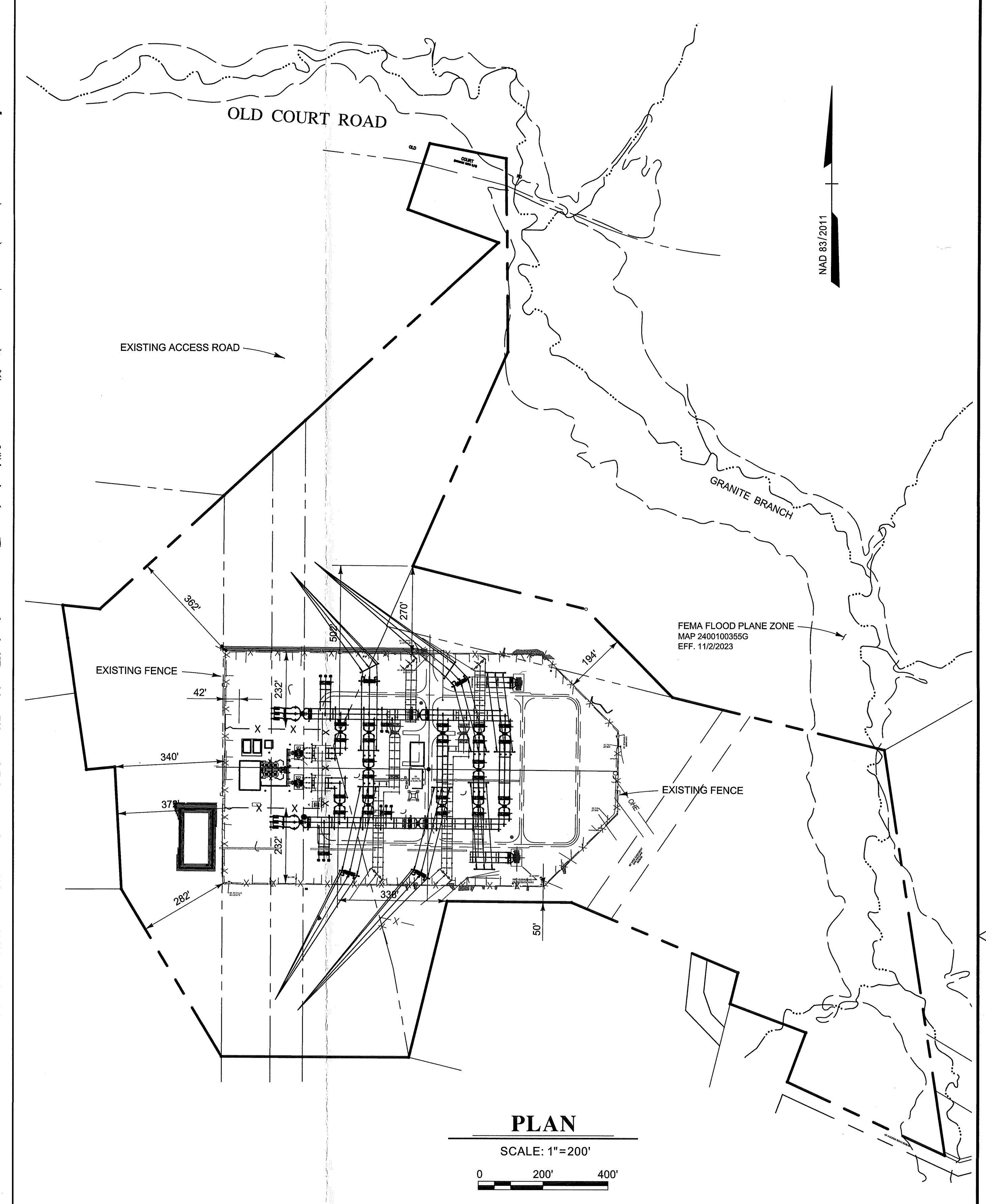
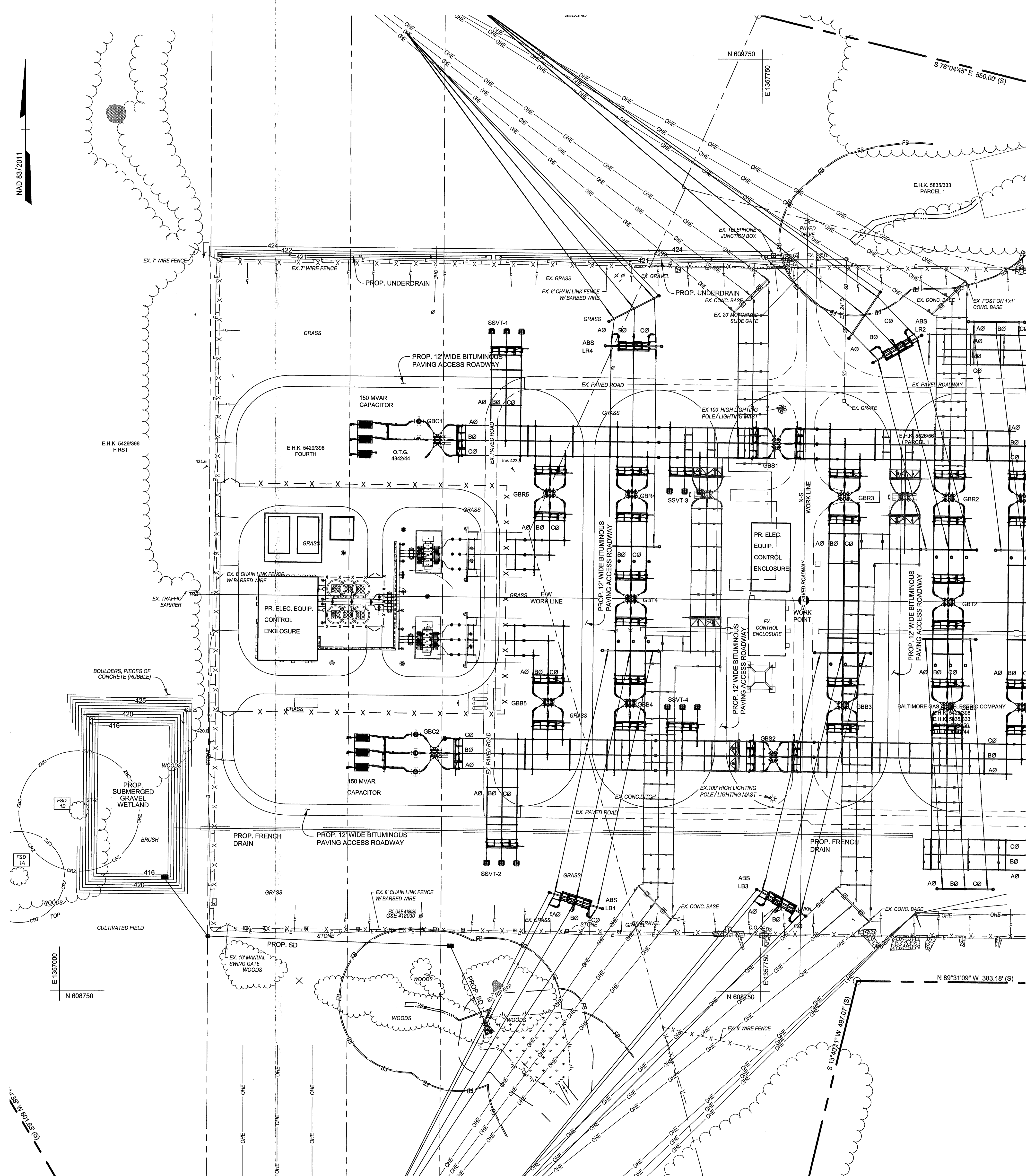
Century Engineering, LLC a Kleinfelder Company

A handwritten signature in black ink, appearing to read 'Robert G. Bathurst'.

Robert G. Bathurst, P.E.
Vice President

NAD 83/2011

NAD 83/2011



LEGEND

EXISTING

- Storm Drain
- Water & Fire Hydrant
- Sanitary Sewer
- Edge of Paving
- Tree Line
- Critical Root Zone
- Building
- Tract Boundary
- Road Right-Of-Way
- Easement Line
- Limit of Field-Run
- Topography
- Stream/Waters
- Edge
- Underground Electric
- Overhead Electric
- BGE Light Pole
- Light Pole
- Power/Utility Pole
- Sign
- Electric Structure
- Fence Line
- Forest Buffer

PROPOSED

- Building
- Edge of Paving

PLAN
SCALE: 1"=50'
0 50' 100'

PLAN
SCALE: 1"=200'
0 200' 400'

S+I PROPOSED PLAN
11-25-24

PROFESSIONAL CERTIFICATION
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed Professional Engineer under the laws of the State of Maryland.

License No.: 24814 Expiration Date: 2/28/2026

C.E. PROJECT No. 24003650.001A

CENTURY ENGINEERING
A Kleinfelder Company

10710 Gilroy Road, Hunt Valley, MD 21031
Phone: 443.589.2400 www.centuryeng.com

UPDATE YOUR PRINT TO REFLECT 'AS BUILT' STATE & RETURN A COPY TO THE APPLICABLE DESIGN UNIT				PLAN to ACCOMPANY SPIRIT and INTENT REQUEST	
REV	DATE	ACCOUNT NO.	DESCRIPTION	APPROVED	AUTOCAD
				PREP	ENGINEERING
				REV'D	CIVIL CENTURY ENGINEERING
				APVD	ELEC.
					PROJ. ENG.
					PROJ. MGR.
					PRIN. ENG.
					SUPV. ENG.
				DESIGN GROUP	
				DESIGNED	R.G.B.
				DRAWN	M.S.S.
				CHECKED	R.G.B.
				APPROVED	
				DATE	November 4, 2024
				 SCALE: 1"=50'	
				DWG. NO. C-03	
				REV. B	

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET AND FINANCE
MISCELLANEOUS CASH RECEIPT

No. 235032

Date: 11/25/24

Fund	Dept	Unit	Sub Unit	Rev Source/ Obj	Sub Rev/ Obj	Dept	Obj	BS Acct	Amount
001	806	0000		6150					\$ 200.00

Total: \$ 200.00

Rec From: CENTURY ENGINEERING

For: S+I LETTER

BGE GRANITE SUBSTATION

24-1087

DISTRIBUTION

WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER GOLD - ACCOUNTING
PLEASE PRESS HARD!!!!

CASHIER'S
VALIDATION

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER - SEE REVERSE SIDE FOR COMPLETE SECURITY FEATURES



CENTURY ENGINEERING, INC.
10710 GILROY ROAD
HUNT VALLEY, MD 21031

EXPLANATION	AMOUNT

9097

7-163/520

CHECK
AMOUNT

DOLLARS

NT Two Hundred 00/100

TO THE ORDER OF	DESCRIPTION	CHECK NUMBER
124 Baltimore County	Spirit & Intent Reg.	9097

\$ 200.00

BANK OF AMERICA, N.A.
BALTIMORE, MD

Lisa A. Lambert



THIS DOCUMENT CONTAINS HEAT SENSITIVE INK - TOUCH OR PRESS HERE - RED IMAGE DISAPPEARS WITH HEAT

009097 052001633 446026712842

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

BALTIMORE GAS AND ELECTRIC COMPANY, contract purchaser or condome
owner, legal owner, of the property situate in Baltimore
County and which is described in the description and plat attached hereto and made a part hereof,
herby petition for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore
County, to use the herein described property for the construction of two (2) double-circuit
115 kv transmission lines and construction of an outdoor electric public utility
service center, all in an R.D.P. zone.

(See descriptions attached.)

For a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore
County, to use the herein described property for the construction of two (2) double-circuit
115 kv transmission lines and construction of an outdoor electric public utility
service center, all in an R.D.P. zone.

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

John B. Howard
John B. Howard
409 Washington Avenue
Baltimore, Maryland 21204
Address: 409 Washington Avenue
Baltimore, Maryland 21204
Contract Purchaser or Condome
Owner
Address: Gas and Electric Building
Baltimore, Maryland 21203
Protestant's Attorney
17th Floor Gas and Electric Building
Baltimore, Maryland 21203
Address: 231-5605
Petitioner's Attorneys
Charles A. Herndon, Jr.
17th Floor Gas and Electric Building
Baltimore, Maryland 21203
Address: 231-5605

ORDERED By The Zoning Commissioner of Baltimore County, this 15th day
of April, 1974, that the subject matter of this petition be advertised, as
required by the Zoning Law of Baltimore County, in two newspapers of general circulation through-
out 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 20th day of May, 1974, at 10:30 o'clock
A.M.

Zoning Commissioner of Baltimore County.

(over)

June 19, 1974

Charles A. Herndon, Jr., Esquire
17th Floor, Gas and Electric Building
Baltimore, Maryland 21203

RE: Petition for Special Exception
S/S of Old Court Road, 900'
W of Granite Road - 2nd
Election District
Baltimore Gas and Electric
Company - Petitioner
NO. 74-263-X (Item No. 66)

Dear Mr. Herndon:

I have this date passed my Order in the above referenced
matter. Copy of said Order is attached.

Very truly yours,

S. ERIC DI NENNA
Zoning Commissioner

SED/sw

Attachments

cc: M/s. Susan Barrett
Box 493, Dogwood Road
Baltimore, Maryland 21207

John B. Howard, Esquire
Mercantile-Towson Building
409 Washington Avenue
Towson, Maryland 21204

RE: PETITION FOR SPECIAL
EXCEPTION
S/S of Old Court Road, 900'
W of Granite Road - 2nd
Election District
Baltimore Gas and Electric
Company - Petitioner
NO. 74-263-X (Item No. 166)

BEFORE THE

ZONING COMMISSIONER

OF

BALTIMORE COUNTY

The Petitioner requests a Special Exception for the construction of two
(2) double-circuit 115 kv transmission lines and construction of an outdoor
electric public utility service center. Said property is zoned R, D, P. and is
located on the south side of Old Court Road, 900 feet west of Granite Road, in
the Second Election District of Baltimore County.

By letter of May 8, 1974, and again at the time of the public hearing,
the Petitioner requested to amend his Petition by withdrawing that portion for
the two (2) double-circuit 115 kv transmission lines. Said motion was granted.
This portion of the Petition should be dismissed without prejudice.

Testimony on the remaining portion, containing 59.069 acres of land,
more or less, concerning the request for an outdoor electric public utility
service center, indicated that there is an absolute need for the installation of
this service center. Many of the properties in the area were considered for
a possible acquisition, but it was decided that this was the most ideal location.
It is well screened and is in a locality where there are five other utility uses:
in fact, several of which join the subject property.

There was testimony that there would be no traffic increase, in as much
as it is an unmanned center and, furthermore, its use would not be detrimen-
tal to the health, safety, and general welfare of the community but, in fact,
would enhance it.

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

April 30, 1974

XXXXXXXXXXXX

John B. Howard, Esq.
409 Washington Avenue
Towson, Maryland 21204

RE: Special Exception Petition
Item 166
Baltimore Gas and Electric Company -
Petitioner

Dear Mr. Howard:

The Zoning Advisory Committee has reviewed
the plans submitted with the above referenced
petition and has made an on site field inspection
of the property. The following comments are a result
of this review and inspection.

These 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 appropriateness of the requested zoning.

The subject property is located on the south
side of Old Court Road, approximately 900 feet west
of the intersection of Granite Road and Old Court
Road, in the 2nd Election District of Baltimore
County. The property is presently improved by
various one-story metal buildings which were
erected subsequent to a Special Permit for a
gas measuring station and gas conditioning station
(Case No. 1549-S).

The subject property is surrounded by large
acreage properties, many of which are in farm use.
The petitioner proposes to establish an outdoor
electrical substation on the site and to construct

John B. Howard, Esq.
Item 166
April 30, 1974

Page 2

215 kilovolt transmission lines.

This petition is accepted for filing, however,
revised plans should be submitted prior to the hearing
that reflect all existing structures on site as well
as any adjacent structures to the subject site and
along the proposed transmission line. The petitioner
should also note the comments of both the State
Highway Administration and the Project and Development
Planning Office with regard to a major proposed
highway.

This petition is accepted for filing on the date
of the enclosed filing certificate. Notice of the
hearing date and time, 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,

James B. Byrnes, III
JAMES B. BYRNES, III
Chairman,
Zoning Advisory Committee

JBB:JD

Enclosure

cc: Charles A. Herndon, Jr. Esq.
17th Floor Gas and Electric Building
Baltimore, Md. 21203

J. F. Douthirt 3rd
Electric Engineering Dept.
Baltimore Gas and Electric Co.

Without reviewing the evidence further in detail but based on all the evi-
dence presented at the hearing, in the judgment of the Zoning Commissioner,
the prerequisites of Section 502.1 have been met, and a Special Exception for
an outdoor electric public utility service center should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore
County, this 19 day of June, 1974, that a Special Exception for an
outdoor electric public utility service center should be and the same is
GRANTED, from and after the date of this Order, subject to the approval of
a site plan by the State Highway Administration, the Department of Public
Works, and the Office of Planning and Zoning.

It is further ORDERED that the Special Exception for two (2) double-
circuit 115 kv transmission lines be and the same is hereby DISMISSED with-
out prejudice.

H. C. H.
Zoning Commissioner of
Baltimore County

Description of parcel of land proposed for Special Exception, by Baltimore
Gas and Electric Company, for the Granite Substation, in the 2nd Election
District of Baltimore County, Maryland.

Beginning for the same at the intersection of the south side of Old Court
Road, 47' wide, with the easternmost side of an existing Baltimore Gas and
Electric Company electrical transmission line right-of-way, 250' wide, said
point of intersection being distant 900' more or less, measured westerly
along said road from its intersection with Granite Road, thence leaving Old
Court Road and binding on said right-of-way, S. 0°44'58" W.-837.36', thence
leaving said right-of-way and running for the outlines of the proposed
Granite Substation across the lands of the estate of George W. Mitchell and
Margaret E. Henshaw, et al, the 3 following courses and distances:
S. 36°23'52" E.-560.36', S. 76°02'03" E.-550.00', S. 44°27'38" E.-381.99',
S. 76°02'03" E.-245.12', and S. 2°36'54" W.-792.86' to intersect the out-
line of the lands of the Columbia Gas Transmission Corporation, thence
binding thereon the 3 following courses and distances: N. 67°09'42"
W.-557.08', N. 89°28'27" W.-383.18' and S. 13°42'53" W.-497.07', thence
leaving said outline and continuing to run for the outlines of this de-
scription across the lands of the estate of George W. Mitchell, N. 89°45'02" W.,
intersecting the aforementioned side of existing transmission line right-of-
way at 329.66', for a total distance of 579.66', to a point on the western-
most side of said right-of-way, and N. 30°41'51" W.-601.62' to intersect
the outline of the lands of Wilbur O. Reich, Jr., thence binding thereon
the 4 following courses and distances: N. 2°59'26" W.-378.77', S. 84°22'33"
W.-87.65', N. 8°18'07" W.-411.93' and N. 8°23'47" W.-102.32' to intersect
the outline of Atwood F. Hunt, et al, thence binding thereon S. 83°59'55"
E.-115.49' and N. 47°14'58" E.-861.01' to a point in said existing trans-
mission line right-of-way, thence running for a line in said right-of-way,
parallel to and distant 100' measured westerly from the first line of this
description, N. 0°14'58" E.-934.45' to intersect the above mentioned side
of Old Court Road, thence binding thereon S. 87°33'07" E.-100.07' to the
place of beginning.

Containing 59.069 acres of land more or less.

The above description is based on surveys of the subject property made by
Dollenberg Brothers, Towson, Maryland.

The above described parcel of land is indicated by the heavy outline shown
on Plat No. 216-742Z attached hereto and made a part hereof.

J. F. Douthirt, 3rd
J. F. Douthirt, 3rd (P.E.S. 710)
Electric Engineering Department



BALTIMORE COUNTY, MARYLAND
JEFFERSON BUILDING TOWSON, MARYLAND 21204

DEPARTMENT OF TRAFFIC ENGINEERING

EUGENE J. CLIFFORD, P.E.
Wm. T. MILLER
DEPUTY TRAFFIC ENGINEER

April 11, 1974

Mr. S. Eric DiNenna
County Office Building
Towson, Maryland 21204

Re: Item 166 - ZAC - April 2, 1974
Property Owner: Baltimore Gas and Electric Company
S/S Old Court Road, 900 feet W of the intersection of Granite Road
and Old Court Road
Special Exception for the construction of two double circuit 115
kv transmission lines and construction of an outdoor electric
public utility service center, all in an R.D.P. Zone
District 2

Dear Mr. DiNenna:

The special exception for construction of transmission lines
will create no traffic problems.

Very truly yours,

C. Richard Moore
C. Richard Moore
Assistant Traffic Engineer

CRA/pk

AUG 08 1974

Baltimore County, Maryland
Department Of Public Works
COUNTY OFFICE BUILDING
TOWSON, MARYLAND 21204

Bureau of Engineering
ELLSWORTH N. DIVER, P. E. CHIEF

April 30, 1974

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item #166 (1973-1974)
Property Owner: Baltimore Gas and Electric Co.
Location: S/S of Old Court Rd., 900' W. of the intersection of Granite Rd. and Old Court Rd.
Existing Zoning: R.D.P.
Proposed Zoning: Special Exception for the construction of 2 double-circuit 115 kv transmission lines and construction of an outdoor electric public utility service center, all in an R.D.P. zone.
No. of Acres: 21.80 District: 2nd

Dear Mr. DiNenna:

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

Highways:

Old Court Road (W. 145) is a State Road; therefore, all improvements, intersections, entrances and drainage requirements as they affect the road come under the jurisdiction of the Maryland Highway Administration. Any utility construction within the State Road right-of-way will be subject to the standards, specifications and approval of the State in addition to those of Baltimore County.

Dogwood Road, an existing County road, is proposed to be improved in the future as a 40-foot closed-type roadway cross-section on a 40-foot right-of-way. Highway improvements are not required at this time. Highway right-of-way widening will be required in connection with any grading or building permit application.

All other roads, onsite or traversed by the transmission line right-of-way, apparently are private. At such time as those roads might be improved as public roads, they would be improved as minimum 30-foot closed-type roadway cross-sections on 50-foot rights-of-way.

The entrance locations are subject to approval by the Department of Traffic Engineering and shall be constructed in accordance with Baltimore County Design Standards.

Sediment Control:

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damage private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

Item #166 (1973-1974)
Property Owner: Baltimore Gas and Electric Co.
Page 2
April 30, 1974

Storm Drainage:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

In accordance with the drainage policy, the Petitioner is responsible for the total actual cost of drainage facilities required to carry the storm water run-off through the property to be developed to a suitable outfall.

Open stream drainage requires a drainage reservation or easement of sufficient width to cover the flood plain of a 100-year design storm.

Future drainage and utility easements may be required through this property for ultimate construction of public utilities.

Water and Sanitary Sewers:

Public water supply and sanitary sewerage are not available to serve this property. This property is beyond the Baltimore County Metropolitan District and the Urban Rural Denazation Line. The Baltimore County Comprehensive Water and Sewerage Plan (July 1973) indicates service planning for this area in 11 to 30 years.

Very truly yours,

Ellsworth N. Diver
ELLSWORTH N. DIVER, P.E.
Chief, Bureau of Engineering

END:RAN:RAN:ras

LL-WE Key Sheet
WS 4 & 5 J & K Topo
86 Tax Map

Maryland Department of Transportation
State Highway Administration

Harry R. Hughes
Secretary
Bernard M. Evans
Assistant Secretary

April 19, 1974

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Att: Mr. James Byrnes

ITEM 166
Re: Z.A.C. meeting April 2, 1974
Property Owner: Baltimore Gas & Electric Company
Location: S/S of Old Court Rd., 900' W. of the intersection of Granite Rd. & Old Court Road (Route 125)
Proposed Zoning: Special except. for construction of 2 double circuit 115 kv transmission lines and construction of an outdoor electric public utility service center, all in an R.D.P. zone.
No. of Acres: 21.80
District: 2nd

Dear Sir:

The proposed entrance into the subject site from Old Court Road is in an area of poor stopping sight distance due to the vertical alignment of the road to the east. The entrance must be constructed under permit from the State Highway Administration. The 1973 Average Daily Count for this section of Old Court Road is ... 875 vehicles.

The site may be affected by the proposed extension of US Route 29. The project is listed in the 1975-1979 State Highway Improvement Program. However, funds for the project are not to be budgeted until after 1977.

The petitioner had not previously contacted this office relative to the petition.

Very truly yours,

Charles Lee, Chief
Bureau of Engineering
Access Permits
John E. Meyers
by: John E. Meyers

CLJEH:bkb

P.O. Box 717 / 300 West Preston Street, Baltimore, Maryland 21203

WILLIAM D. FROMM
DIRECTOR
S. ERIC DINENNA
ZONING COMMISSIONER



April 17, 1974

Mr. S. Eric DiNenna, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item #166, Zoning Advisory Committee Meeting, April 2, 1974, are as follows:

Property Owner: Baltimore Gas and Electric Co.
Location: S/S of Old Court Road, 900' W of the intersection of Granite Road and Old Court Road
Existing Zoning: R.D.P.
Proposed Zoning: Special Exception for the construction of two (2) double-circuit 115 kv transmission lines and construction of an outdoor electric public utility service center, all in an R.D.P. zone.
No. of Acres: 21.80
District: 2nd

This office has reviewed the subject petition and offers the following comments:

The property may be affected by a major proposed highway.

Very truly yours,

John L. Wimbley
John L. Wimbley
Planning Specialist II
Project and Development Planning Division

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING
SUITE 301 JEFFERSON BUILDING 105 WEST CHESAPEAKE AVENUE TOWSON, MARYLAND 21204
ARCH. CODE 001 PLAN/ENG 404-3811 ZONING 404-3381

**BOARD OF EDUCATION
OF BALTIMORE COUNTY**

TOWSON, MARYLAND - 21204

Date: April 10, 1974

Mr. S. Eric DiNenna
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item 166
Property Owner: Baltimore Gas & Electric Co.
Location: S/S of Old Court Rd., 900' W. of the intersection of Granite Rd. and Old Court Rd.
Present Zoning: R.D.P.
Proposed Zoning: Special Exception for the construction of two (2) double-circuit 115 kv transmission lines and construction of an outdoor electric public utility service center, all in an R.D.P. zone.

District: 2nd
No. Acres: 21.80

Dear Mr. DiNenna:

No adverse effect on student population.

WNP/ml

Very truly yours,
W. Nick Petrovich
W. Nick Petrovich
Field Representative

H. EMILIE PARKS, President
EDITH C. HARRIS, Vice President
MRS. ROBERT L. BERNY

MARCUS M. ROTHSCHILD
EDWARD H. MURPHY
ALVIN LOWERY
JOSHUA R. WHEELER, Superintendent

T. BAYARD WILLIAMS, JR.
EDWARD H. F. HUGHES, JAMES
MRS. RICHARD J. DIERDEL

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: S. Eric DiNenna, Zoning Commissioner Date: May 17, 1974
FROM: William D. Fromm, Director of Planning
SUBJECT: Petition #74-263-X, South side of Old Court Road 900 feet West of Granite Road.
Petition for Special Exception for construction of two double-circuit 115kv transmission lines and outdoor electric public utility service center.
Petitioner - Baltimore Gas and Electric Company.

2nd District

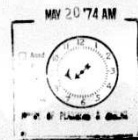
HEARING: Monday, May 20, 1974 (10:30 A.M.)

The staff of the Office of Planning and Zoning has reviewed the subject petition and has the following comment to offer.

The granting of this request would not be inconsistent with the 1980 Outlineplan, Baltimore County's official master plan.

William D. Fromm
William D. Fromm
Director of Planning

WDF:NEG:rw



LAW OFFICES
COOK, MUDD, MURRAY & HOWARD
1600 WASHINGTON BUILDING
408 WASHINGTON AVENUE
TOWSON, MARYLAND 21204

May 8, 1974



RE: Our File: 4463
Petition for Special Exception
Baltimore Gas & Electric Co.
S/S of Old Court Road
900' West of intersection of
Granite Road and Old Court Rd.
Item # 166, Case # 74-263-X

Dear Mr. DiNenna:

This will confirm our meeting in your office on May 8 wherein we discussed the above captioned Petition for Special Exception which is scheduled for hearing on May 20, 1974.

The Petition is in two parts (1) a special exception for the construction of two (2) double circuit 115 kv transmission lines and (11) construction of an outdoor electric public utility service center. Our on-site inspection of this date revealed signs posted on the property to be utilized for the construction of the outdoor substation but no signs posted on the separately described transmission line right of way. Moreover, a review of your file showed that the transmission line description had not been included in the newspaper advertisement but that the proper description for the substation had been.

Accordingly, it was agreed that we would proceed with the request for Special Exception on the substation only on May 20 and the separate request for the transmission line Special Exception would be withdrawn at this time without prejudice with the understanding that it will be refiled separately in the near future.

Kind regards.

John B. Howard
John B. Howard

JBH/ca

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

May 15, 1974

John B. Howard, Esq.
409 Washington Avenue
Towson, Maryland 21204

JAMES B. BYRNES, III

RE: Special Exception Petition
Item 166
Baltimore Gas and Electric
Company - Petitioner

Dear Mr. Howard:

This office is in receipt of revised plans and/or descriptions which reflect the required changes of the participating agency(s) of the Zoning Advisory Committee.

This petition is accepted for filing on the date of the enclosed filing certificate. Notice of the hearing date and time, 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,

James B. Byrnes, III
JAMES B. BYRNES, III
Chairman,
Zoning Advisory Committee

JBB:JD

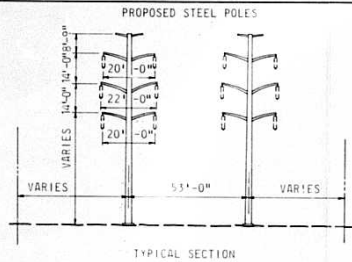
Enclosure

cc: Charles A. Menden, Jr. Esq.
17th Floor Gas and Electric Building
Baltimore, Md. 21203

J. F. Douthett, 3rd
Electric Engineering Dept.
Baltimore Gas and Electric Co.



0°11'42"

COLUMBIA GAS
TRANS. CORP.
(B.O. & E. CO.)

M.E. NEUBAUER ET AL

ZONED ROP

DIVISION LINE
FOR ZONING ONLY

BEGINNING

BALTO.
GAS &
ELECTRIC
CO.

M.E. NEUBAUER ET AL

ZONED ROP

M.G.W. INC.

PARCEL B

COLUMBIA
GAS TRANS.
CORP.

D.E. HARTMAN & WF.

E.C. ERVIN
& WF.

G.A. BRANHAM JR. & WF.

PARCEL C

D.E. BOUNDS & WF.

H.D. BAYER & WF.

PARCEL D

EXISTING BALTIMORE
GAS & ELECTRIC CO. R/W

H.D. BAYER & WF.

ZONED ROP

NOTE

THIS PLAT BASED ON SURVEY BY
DOLLENBERG BROS., TOWSON MD.
THE BEARINGS ON THIS PLAT ARE
REFERRED TO THE TRUE MERIDIAN
OF THE TOPOGRAPHICAL SURVEY OF
BALTIMORE CITY.

- INDICATES PROPOSED STEEL POLE
- INDICATES STEEL TOWER

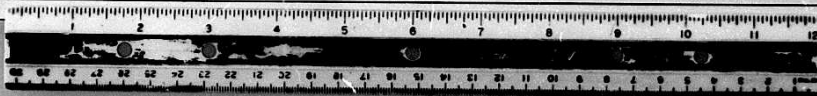


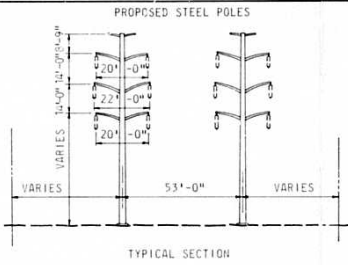
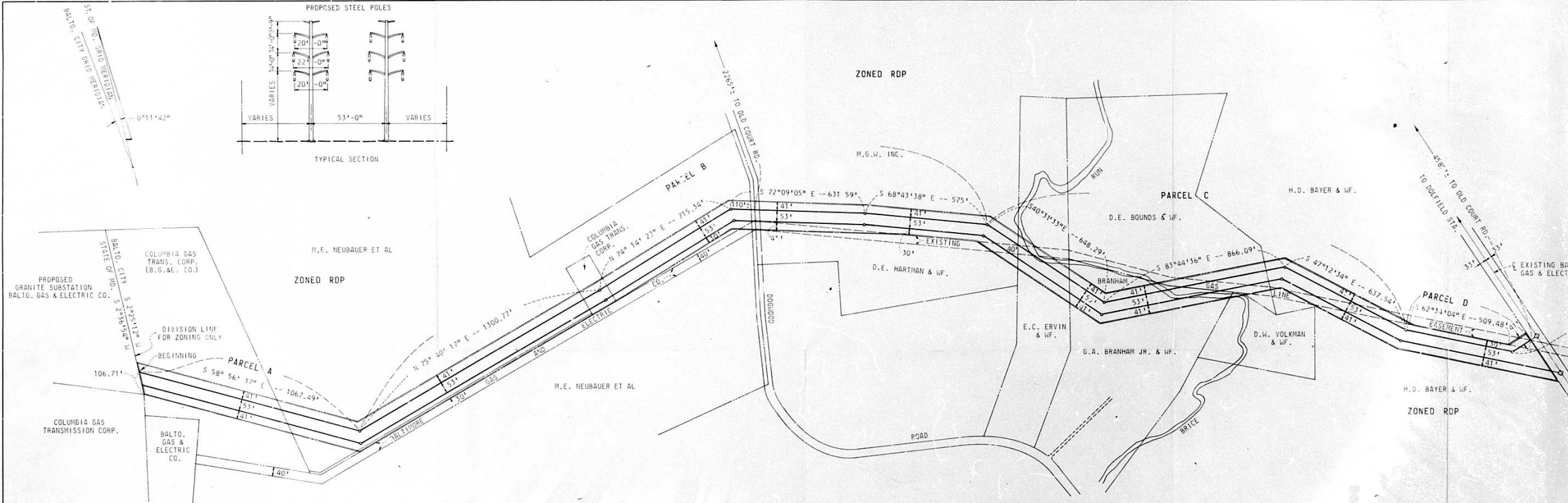
J.E. DOUTHIRT 3RD. (P.L.S. NO.10)
ELECTRIC ENGINEERING DEPT.
BALTIMORE GAS AND ELECTRIC CO.

BALTIMORE GAS AND ELECTRIC COMPANY
TRANSMISSION LINE RIGHT-OF-WAY
FROM PROPOSED GRANITE SUBSTATION
TO EXISTING TRANSMISSION LINE R/W
IN 2ND ELECTION DISTRICT OF BALTO. CO.
21.80 ACRES

SCALE: 1"=200'
DRAWN: C. FLOYD

DATE: 3-18-74
APPROVED: *[Signature]*





NOTE

THIS PLAT BASED ON SURVEY BY COLLEENBERG BROS., TOWSON MD. THE BEARINGS ON THIS PLAT ARE REFERRED TO THE TRUE MERIDIAN OF THE TOPOGRAPHICAL SURVEY OF BALTIMORE CITY.

○ INDICATES PROPOSED STEEL POLE
□ INDICATES STEEL TOWER



J.E. DOUTHETT, P.E. (P.L.S. 10)
ELECTRIC ENGINEERING DEPT.
BALTIMORE GAS AND ELECTRIC CO.

BALTIMORE GAS & ELECTRIC CO.
TRANSMISSION LINE
FROM PROPOSED
TO EXISTING TR
IN 2ND ELECTION
21
SCALE: 1"=200'
DRAWN: C. FLOYD

AUG 08 1974



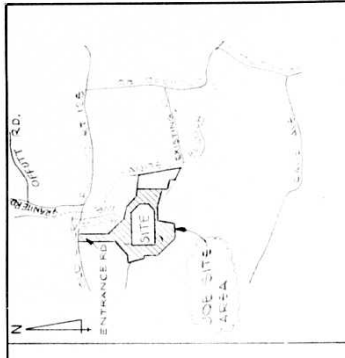
GRANITE RD.

OLD COURT RD.

APPROX. SCALE 1" = 200' ± 4-4 NE



1/4"=1'-0" 5' 10' 15' 20'



VICTUITY MAP
SCALE 1"=200'

NOTES

1. GRANITE SUBSTATION WILL BE UNATTENDED EXCEPT FOR ROUTING INSPECTIONS AND MAINTENANCE AND NO PERMANENT EMPLOYEES WILL BE LOCATED ON THE PREMISES.
2. NO WATER FACILITIES WILL BE REQUIRED OR INSTALLED.
3. PARKING AREA IS FOR SERVICE VEHICLES AND TURN AROUND.
4. SPECIFICATIONS SEE DWS. 216-704-E.

OWNER: BALTIMORE GAS AND ELECTRIC CO.
BALTIMORE, MARYLAND
LOCATION: GRANITE - BALTIMORE COUNTY
ELECTION DISTRICT: 2
AREA: TOTAL 57,669 AC, DEVELOPED (FENCED) 19 AC.
TAX MAP: 8-2; PG 9, 2-2, 2-2 & PARTS
ZONING MAP: 1-B
ZONED: RDP

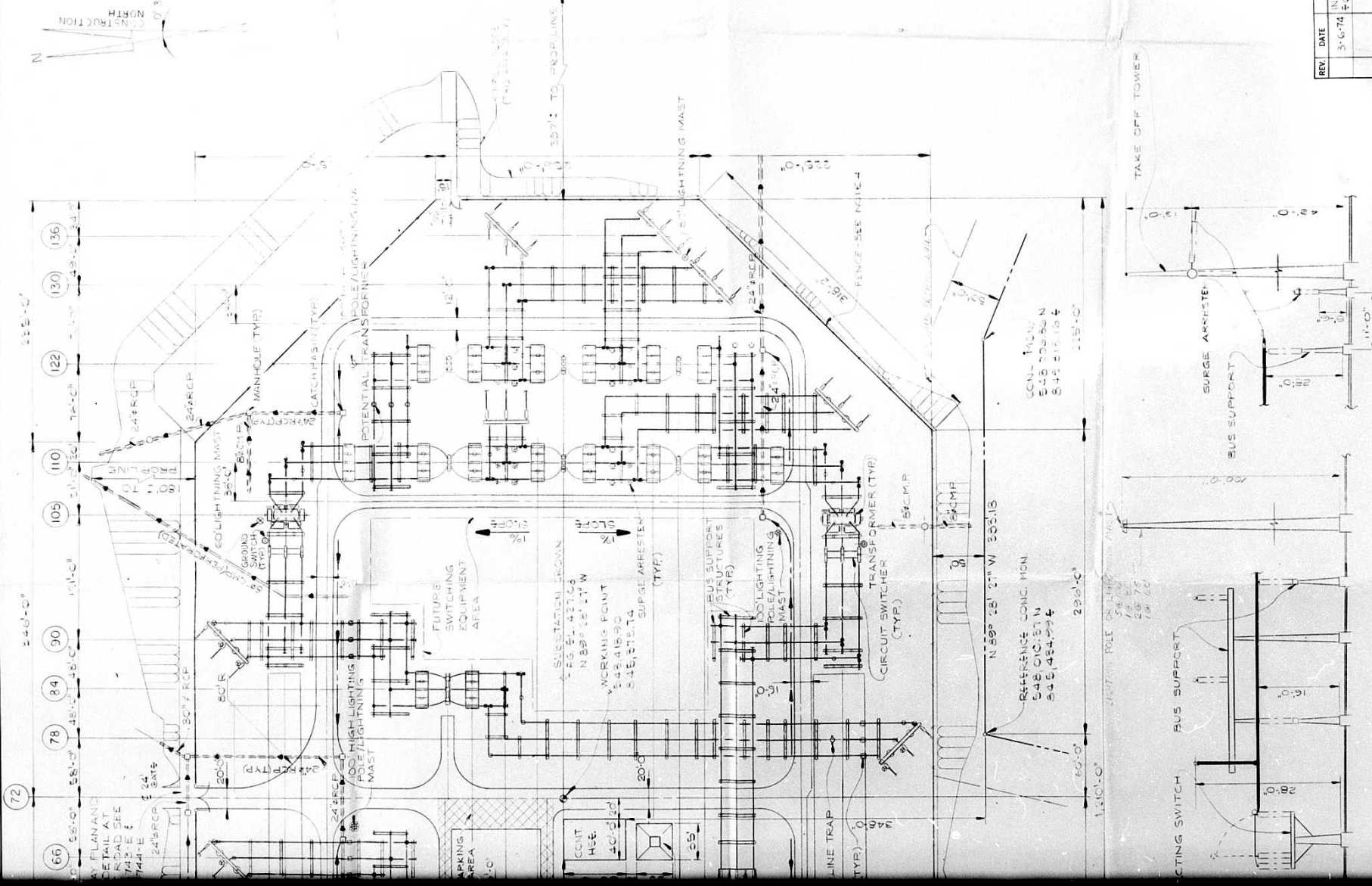
REFERENCE DRAWINGS:

- 216-702-E LOCATION PLAN & ARRANGEMENT OF OVERHEAD LINE
- 216-703-E PROPERTY PLAN
- 216-717-E ARRANGEMENT OF EQUIPMENT - SECTIONS SHEET NO. 1
- 216-718-E ARRANGEMENT OF EQUIPMENT - SECTIONS SHEET NO. 2
- 216-719-E ARRANGEMENT OF EQUIPMENT - SECTIONS SHEET NO. 3
- 216-742-E PLOT PLAN FOR ZONING
- 216-743-E GRADING ROADWAY PLAN & PROFILE
- 216-744-E ROADWAY SECTIONS & DETAILS



James P. Bluff

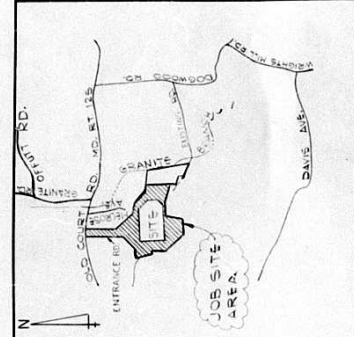
BECHTEL GAITHERSBURG, MD																							
REV.	DATE	DESCRIPTION	APPROVAL																				
1	3-6-74	INITIAL REVISION	PL No. 9952																				
<table border="1"> <tr> <td>ENGINEERING</td><td>CIVIL</td><td>MECH.</td><td>ELEC.</td></tr> <tr> <td>MANAGER</td><td>CHIEF ENGINEER</td><td>DESIGN & DRAFTING</td><td>DRAWN</td></tr> <tr> <td>DESIGNED</td><td>CHECKED</td><td>APPROVED</td><td>DATE</td></tr> <tr> <td>BY</td><td>BY</td><td>BY</td><td>BY</td></tr> <tr> <td>DATE</td><td>DATE</td><td>DATE</td><td>DATE</td></tr> </table>				ENGINEERING	CIVIL	MECH.	ELEC.	MANAGER	CHIEF ENGINEER	DESIGN & DRAFTING	DRAWN	DESIGNED	CHECKED	APPROVED	DATE	BY	BY	BY	BY	DATE	DATE	DATE	DATE
ENGINEERING	CIVIL	MECH.	ELEC.																				
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DESIGNED	CHECKED	APPROVED	DATE																				
BY	BY	BY	BY																				
DATE	DATE	DATE	DATE																				
BUILDING PERMIT PLOT PLAN 230-115KV 3Ø 60HZ SERVICE																							
GRANITE OUTDOOR SUBSTATION																							
BALTIMORE GAS AND ELECTRIC COMPANY ELECTRIC ENGINEERING DEPARTMENT																							
SCALE: 1"=50' NO. 216-704-E																							



TYPICAL TAKE OFF TOWER PROFILE

EQUIPMENT PROFILE

14°31'0" 5' 10' 15' 20'



VICINITY MAP
SCALE 1"=200'

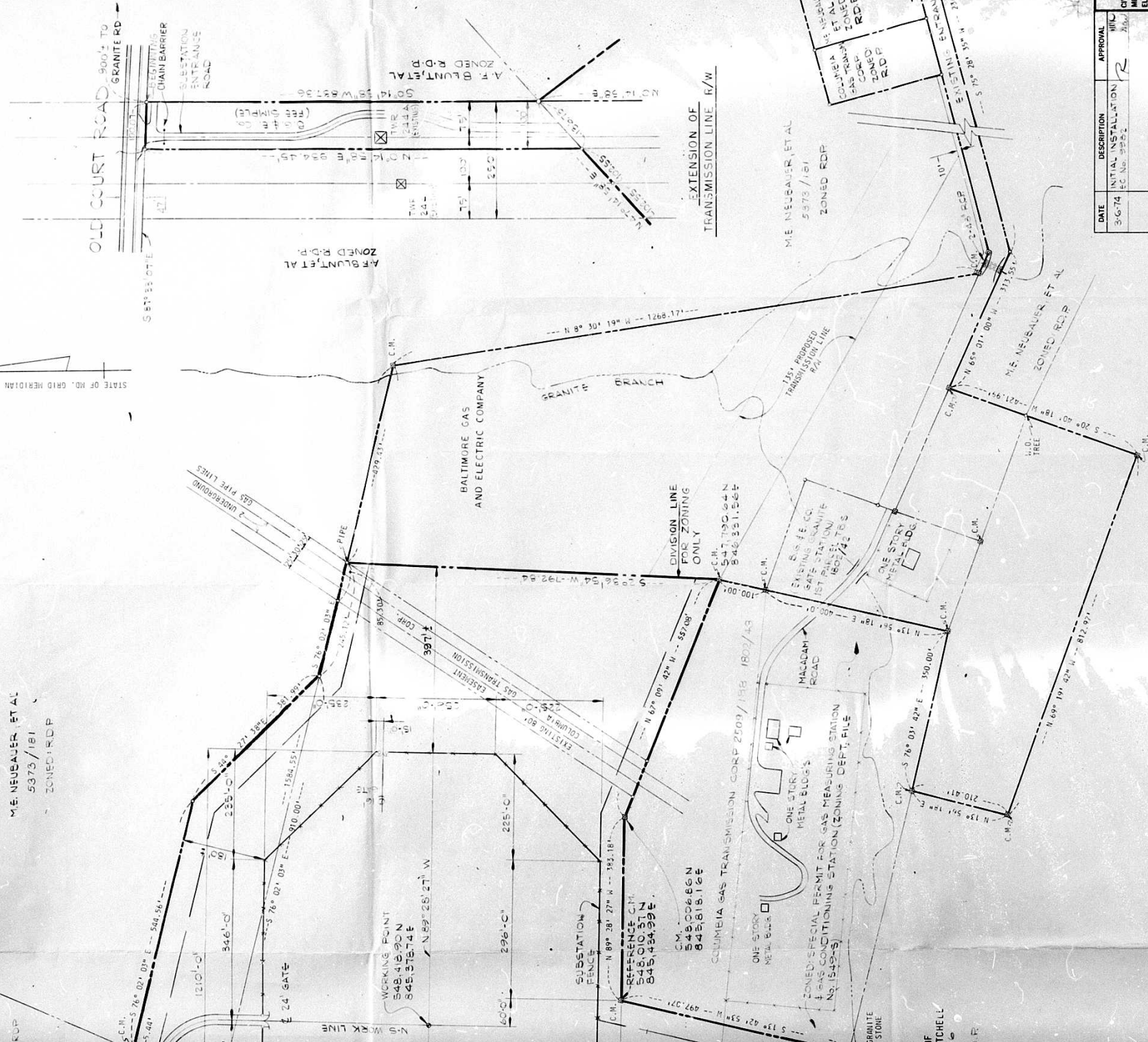
NOTES:
1. THIS DRAWING WAS REPRODUCED FROM SURVEY BY DOLLEBERG BROTHERS, TOWSON, MD. DATED JAN. 24, 1974, & DEC. 18, 1973.
2. THE BEARINGS REFER TO THE STATE OF MARYLAND GRID MERIDIAN AND COORDINATES ARE BASED ON THE STATE OF MARYLAND GRID.
3. FOR PROFILE OF ELECTRICAL EQUIPMENT SEE BUILDING PERMIT PLOT PLAN DWG. No. 216-708-E.

REFERENCE DRAWINGS:

- 21-1705-E LOCATION PLAN & APP. OF OVERHEAD LINES
- 216-704-E GRADING, FENCE & ROADWAY PLAN
- 216-705-E BUILDING PERMIT PLOT PLAN

THIS PROPERTY:
OWNER: BALTIMORE GAS & ELECTRIC CO.
BALTIMORE, MD.
LOCATION: GRANITE-BALTIMORE CO.
ELECTION DISTRICT: 2
AREA: 59.069 ACRES
TAX MAP: # 86, PARCELS # 65, 230
226 AND PARTS OF 222, 70
ZONING MAP: 2B
ZONED: RDP

SURVEY BY:
DOLLEBERG BROS.
TOWSON, MARYLAND



DATE	DESCRIPTION	APPROVAL	INITIALS
3-6-74	INITIAL INSTALLATION	R	216-742-E

ENGINEERING	DESIGN & DRAFTING
CIVIL: [Signature]	DESIGNED: [Signature]
ELEC: [Signature]	DRAWN: [Signature]
MECH: [Signature]	CHECKED: [Signature]
MANAGER: [Signature]	APPROVED: [Signature]

DATE	DATE
12/1/74	12/1/74

M. S. NEUBAUER, ET AL.
5373/181
ZONES: R.D.P.

W.O. REICH, JR.
& WIFE
4925/172

ESTATE OF
GEORGE W. MITCHELL
2398/516

ESTATE OF
GEORGE W. MITCHELL
2398/516

ZONED: R.D.C.

MICROWAVE TOWER
N. T. S.

N. I. S.

