TO THE ZONING COMMISSIONES OF BALTIMORE COUNTY:

L MANN, MILLER BRAITY, CORPORATION owner. of the property situate in Bu unity and which is described in the description and plat attached hereto and made a part hereof,

1884 (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for Interior miniature golf course

Property is to be posted and advertised as prescribed by Zoning Regulations. Property is to be posted and advertused as presented by coming segmentariant.

L or we, agree to pay expense of above re-classification and/or Special Exception advertising, pesting, etc., upon filing of this petition, and further agree to and are to be bound by the soming regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore

Hiller Realty Corporation Entyl Brown Sutty Address 2529 Washington Blvd. Baltimore, Md. 21230 DEWS DE DATE,

... 197 \_5 that the subject matter of this petition be advertised, as or ... ACCESSED. ... 17. ... (20 mas 100 miles to me support of general circulation through-required by the Zoning Law of Ballimore County, the newspapers of general circulation through-out Ballimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Ballimore County in Room 106, County Office Building in Townon, Ballimore

197 6. at .7145.0'clock \_\_lat\_\_\_\_day of December Seni la Menua

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RECEIVED FOR FILANG

ORDER

r of Baltimore County. 12/1/76

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10-1676

JE

John E. Mudd, Esq. Re: Item 80 November 22, 1976 Page 2

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 30 days after the date on the filing certificate, will be forwarded to you in the near future.

Very truly yours.

Mutdon S. Commodan' NICHOLAS B. COLMODARI, Acting Chairman, Zoning Plans Advisory Committee

Enclosure

cc: George William Stephens, Jr. & Associates, Inc. P.O. Box 6328 Towson, Maryland 21204

Micholas B. Common Planning & Koning Associate III

BALTIMORE COUNTY ZONING ADVISORY COMMITTEE

November 27, 1976

icholas B. cting Comme

BUREAU OF DEPARTMENT OF \$2/25 kin Lerens STILL PREVIOUS

ZOUL ADMINISTRAL OF VELOTIEST

John E. Mudd, Esq. 102 W. Pennsylvania Avenue Towson, Maryland 21204

RE: Special Exception Petition Item 80 Miller Realty Corp. - Petitioner

The Zening Plans Advisory Cer Little has reviewed the later than the control of the property of the later than the control of the control of

These comments are not intended to indicate the appropriations of the source latter remeated, but to consume that all parties are made were not plans or the source latter as a bearing on this case. The first source and plans are provided by the commendation as to the appropriations of the requested source,

The subject of this petition, part of the Worth Point Plans Shopping Center, is located on the north Point Plans Shopping Center, is located on the north Millow Road, in the 15th Election for Company of Centerly roned B.L. and improved with retail stores, a catering hall, and a move theatre, while adjoining property to the east and west are similarly roned and consist of unimproved property.

The petitioner is requesting a Special Exception to create an indoor miniature golf course within a portion of the building now occupied by the Independents Mark which consists of a reateurant and over 200 mini-stores.

November 22, 1976

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

Re: Item 800 (1976-1977)
Property Owner: Miller Realty Corp.
3/W cor. Old North Point Md. & Millow Md.
Existing Zoning: BE & BL-CS1
Proposed Zoning: Special Exception for an interior
Ministure 901 Course.
Acress 0.314 District 15th

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.

Baltimore County highway and utility improvements are not directly involved. This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 880 (1976-1977).

ELLSNORTH N. DIVER, P.E.
Chief, Bureau of Engineering

E-NW Key Sheet 5 & 6 SE 23 & 24 Pos. Sheets SE 2 P Topo 96 Tax Map



Mr. Eric S. DiHenna

Re: lies 80 - SAC - Coucher 26, 1976
Property Owner: Miller Bauly Corp.
Location: SAC GOR Borth Foint Rd. & Willow Rd.
Editing Enoing: Ba.t. & B.t.-G.S.1
Morrers: 0.1144
Districts: 15th

No traffic engineering problems are anticipated by the requested coption for an interior miniature golf course.

Nichael S. Flanigan Traffic Engineer Associate

MCP.Pd



Bernard M Evans

October 28, 1976

Mr. S. Eric DiNenna Zoning Commissioner County Office Bldg. Towson, Md. 21204

Attention: Mr. N. Conmoderi

ke: Z.A.C. Reeting, Uct. 26, 1976
Item: 80
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Leastien: SWC old borth Foint he (Atv.
Lil) & Willow Md.
Eristing Suning: SL. & nacestion tor
Proposed Zoning: SL. & nacestion tor
an interior similature
Acres: 0.3 poll Coorse.

Dear Mr. DiNenna:

The proposed miniature golf course will have no adverse effect on the State Highways.

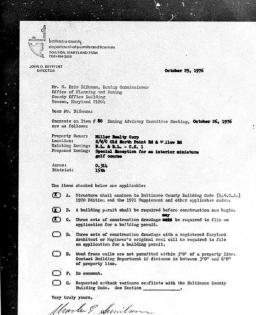
Very truly yours,

CL:JEM:di

Charles Lee, Chief Bureau of Engineering Access Permits

By: John E. Meyers

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1 1	2		Miniature G	olf Course	linside of	large ,	should be gr	anted.
16							4	
3.16	T S O	IDERED by th	he Zoning Comm	nissioner of	Baltimore Cou	ty that	alatura Go	lé Cour
34	day of .D.	cember	, 197 6., th	at a Speci	I Exception	IOF B MI	from an	. Ctor
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$\mathcal{M}$	Adminis	tration, De	subject to t epartment of	Public W	rks, and the	7	/	
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Re: Property Owner: Miller Realty Corp.

Location: SW/C Old North Po.nt Rd. & Willow Rd.

Zoning Agenda October 26, 1976

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

- Pire hydrants for the referenced property are required and shall be located at intervals or region feet along an approved road in accordance with Baltisore County Standards as published by the Department of Public Vorke.
- ( ) 2. A second means of vehicle access is required for the site.
- ( ) 3. The vehicle dead-end condition shown at
  - EXCESS the maximum allowed by the Pire Department.
- (x) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations
- (x) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the Matienal Fire Pro-tection Association Stanfard No. 101 "Life Safety Code", 1970 Edition prior to company.
- ( ) 6. Size plans are approved as drawn.
- ( ) 7. The Pire Prevention Bureau has no comments, at this time.

ENTENDED AT LA PARAMA Hoted and Leonge M Wegond Approved Britalian Chief Britalian Chief Fire Prevention Bureau

BOARD OF EDUCATION

OF BALTIMORE COUNTY

Be: Item
Pesetty Onne: Siller Besity Corp.
SVC 014 Serth Point Rd. c Willow Rd.
Present Zoning: B.L. C S.L. C S.L.
Proposed Zoning: Sectal Exception for an interior obsisture golf course.

Dear Mr. DiNenna:

Mr. S. Eric DiNenna Zoning Commissioner
Baltimore County Office Building

This has no bearing on student population.

Very truly yours.

Z.A.C. Meeting of: October 26, 1976

XXP/=1

W. Nick Petrovich. Field Representati

TOWSON MARYLAND 21204 Date: October 26, 1976

TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE AND COUNTY HEALTH OFFICER November 1, 1976

Mr. S. Eric DiNenna, Zonin Office of Planning and Zon County Office Building Towson, Maryland 21204

Comments on Ites #80, Zoning Advisory Committee Meeting, October 26, 1976, are as follows:

Property Owner:

Hiller Realty Corp. SW/O Old North Foint Road and Willow Road B.L. & B.L.-O.S.1 Special Exception for an interior miniature golf course.

Metropolitan water and sewer are existing; no health hazards are

Very truly yours,

Thomas H. Devlin, Director BUREAU OF ENVIRONMENTAL SERVICES

THD: BJV: EG



( )

Charles E. Burnham Plans Review Chief

November 29, 1976

Mr. S. Eric Dilienna, Zoning Commissione Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Buildin
Towson, Maryland 21204

Comments on Item #80, Zoning Advisory Committee Meeting, October 26, 1976, are as follows

Property Cemer: Miller Realty Corp Lecenturi, SW/C Old North Point Road and Willow Road Estiting Zoning, B.L. and R.L.-C.S.1 Proposed Zoning: Special Exception for an interior minature golf course Acres: 0,314 District: 15th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are mode ower of plans or problems with regard to development plans that may have a

This plan has been reviewed and there are no site-planning factors requiring comment.

Very truly yours,

John L. Wimbley Planner III Project and Development Planning

December 2, 1976

John E. Mudd, Esquire 102 West Pennsylvania Avenue Towson, Maryland 21204

RE: Petition for Special Exception opposite Willow Road -15th Election District Miller Realty Corporation -Petitioner NO. 77-102-X (Item No. 80)

Dear Mr. Mudde

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours, 15/

S. ERIC DI NENNA Zoning Commissione

ce: John W. Hessian, III, Esquire

FROM THE OFFICE OF GEORGE NALIAM STEPHENS, JR. AND ASSOCIATES, INC. ENGINEERS
P.O. BOX 6828, TOMSON, MARYLAND 21204

sinning for the first, for the miniature golf course, at the end of the following courses viz: (1) commencing at the intersection of the center line Point Road and Willow Road and running North 86° 06' 08" East 573 feet hat (2) slong the coutheast face of wall North 11° 55' East 40 fee and (3) at right angles to said wall North 58" 05' West 20 feet more or less to said place of beginning, and running thence the four following courses viz: first North 58° 05' West 66.5 feet, second North 59° 25' 05" East 68 feet, third South 86° 44' 34" East 40 feet and fourth South 31° 55' West 79.5 feet to the place

Containing 3401 square feet more or less (0.078 Ac. +).

scing for the second for the accompanying parking for the ministure golf the herein above mentioned southernmost corner face of wall of the building face of wall North 58° 05' West 15 feet and (2) at right angles to said wall South 11º 55' West 40 feet to said beginning point and running thence the four following cources viz: first South 31° 55' West 99 feet, second North 58° 05' West 138 feet, third North 31° 55' East 99 feet and fourth South 58° 05' East 138 feet to

Containing 13662 square feet more or less (0.314 Ac. +).



Ontober 6. 1976

## FALTIMORE COUNTY, MARTLAND

INTER-OFFICE CORRESPONDENCE

FROM Horman E. Gerber, Acting Director of Planning

SUBJECT Petition #77-102-X. Petition for Special Exception for a Miniature Colf Course.

Morth side of Old Morth Point Read opposite Villow Road. Petitioner - Miller Realty Corporation

15th District

HEARING: Wednesday, December 1, 1976 (7:45 P.M.)

This office is not opposed to the requested special exception.

NEC- ICH- C

RE: PETITION FOR SPECIAL EXCEPTION N/S of Old North Point Rd. opp. Willow Rd., 15th District

. REFORE THE ZONING COMMISSIONER

OF BALTIMORE COUNTY

MILLER REALTY CORP., Petitioners

. Case No. 77-102-X

ORDER TO ENTER APPEARANCE

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Charles E. Kountz, Jr. Deputy People's Counsel

I HEREBY CERTIFY that on this 9th day of November, 1976, a copy of the aloregoing Order was mailed to John E. Mudd, Esquire, 102 W. Pennsylvania Avenue, Towson, Maryland 21204, Attorney for Petitioner.





#77-102-X CENTRICATE OF POSTU ---

District....15 # Date of Posting 11-11-76 Posted for Heaveny Ned Dec - 1 4 1974 Q 745 P.M. Protect for Medicing Medicines 2006.

Politicans Mills Brackly Corf.

Location of property. N.L. J. Cold. Stock. Point Red. 177. Willers Ed. receives at Segue 1 Lyn Port 1 a letrane to Existy Steve on well Posted by Misc H 14.30 Date of return: 11-18-76

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

County Office Building 111 W. Chesapeake Avenue Towson, Maryland 21204

Your Petition has been received \* this \_\_\_\_\_\_day of \_1976. Item 1 500 . del

Petitioner's Attorney John Muld Reviewed by Eth

\* This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly aprearing on the 11th day of Covember

THE JEFFERSONIAN. Cost of Advertisement &



ELLICOTT CITY, MD.,

Nov. 11, 1976

THIS IS TO CERTIFY, that the annexed advertisement of Petition for Special Exception -- Miller R.E. was inserted in THE ESSEX TIMES a weekly newscape

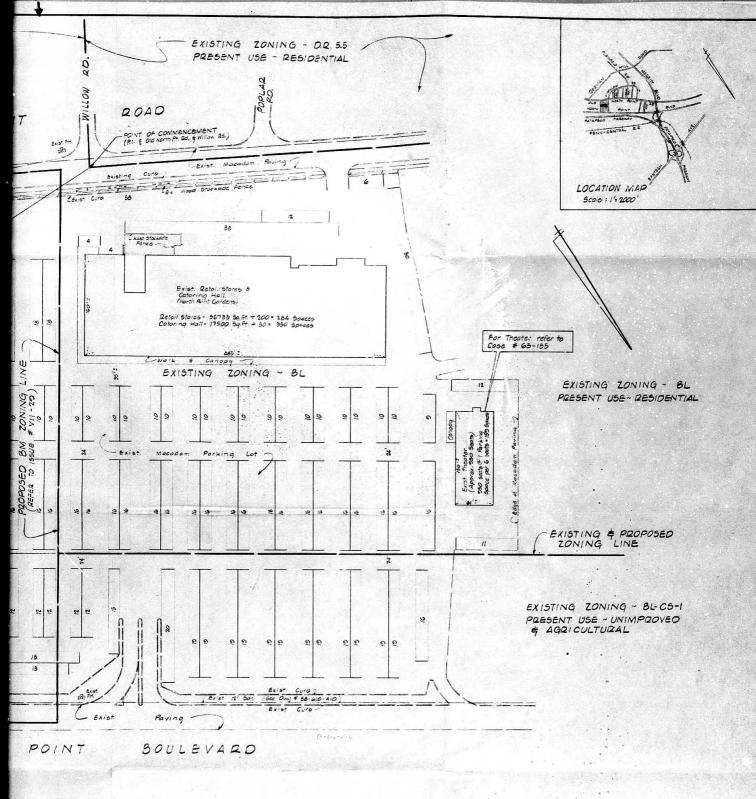
winted and published in SESSEX. Maryland, once a week for one successive weeks before the 1st day of Dec. 19 76 that is to say the same was inserted in the issues of Nov. 11, 1976.

STROMBERG PUBLICATIONS, Inc.









533 SP4CES 52 SP4CES

PLAT TO ACCOMPANY ZONING PETITION for SPECIAL EXCEPTION for ENCLOSED MINIATURE GOLF COURSE IN AN EXIST BL & BLCS I ZONE

NORTH POINT SHOPPING

54 SPACES 639 SPACES

'INDEPENDENTS

MARKET

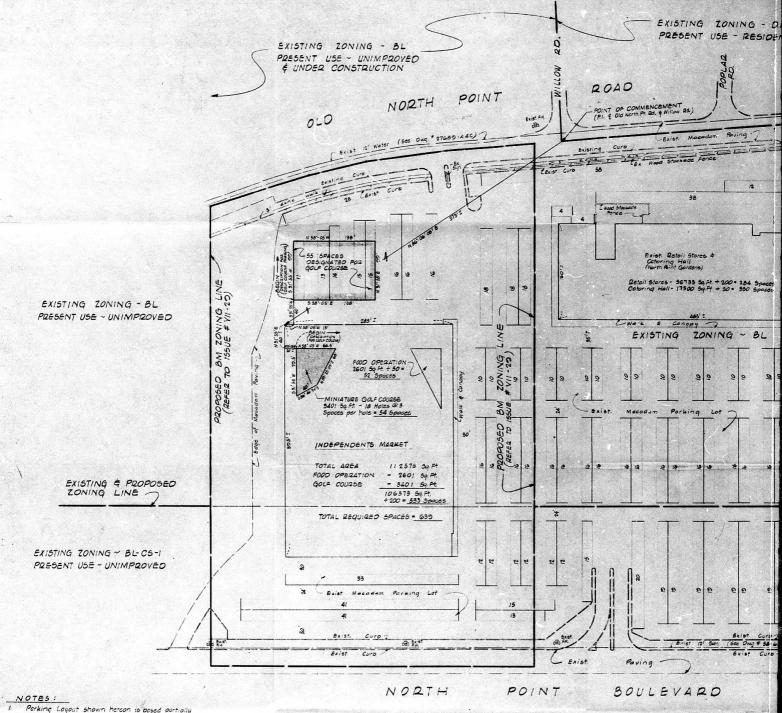
4 SPACES 0 SPACES 0 SPACES 3 SPACES CES CES

es are 9' × 18'

BALTO. CO., MARYLAND SCALE : [ = 50' PLAZA

A CONSTRUCTION OF THE PROPERTY OF THE PROPERTY

ELECT. DISTRICT # 15 OCTOBER 5, 1976



I. Parking Layout shown hereon is based partially on site conditions, where painted stripes are abvious. The remaining parking is shown utilizing availability of additional Spaces.

2. Present Zoning of INDEPENDENTS MARKET is BL 4 BL C5-1, howers, Zoning lines shown hereon reliest these appearing in new Zoning Map to be adopted in the near future. Refer to issue FVII-20.

GEORGE WILLIAM STEPHENS, JR.
AND ASSOCIATES, INC.
ENGINEERS
303 ALLEGHENY AVF.
TOWSON 4. MARVLANS



## TABULATION

INDEPENDENTS MARKET

SURROUNDING BUILDINGS

### RETAIL STORES --- 56735 Sq. Ft. + 200 \* 284 SMCES

CATORING HALL 17500 Sq. Ft. + 50 \* 350 SPACES

THEATER - Approx 950 SEATS ® 1 SPACE per 6 SEATS = 159 SPACES

TOTAL 793 SPACES

TOTAL PARKING REQUIRED - 1432 SPACES TOTAL EXISTING PARKING - 1464 SPACES

NOTE: All Parking Spaces are 9 x 18

for SPE

INDERE

152-1

10-18-76

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17. CES.

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BALTO. CO. SCALE :

