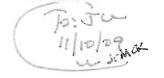
## WHITEFORD, TAYLOR & PRESTON L.L.P.



JENNIFER R. BUSSE

DIRECT LINE (410) 832-2077

DIRECT FAX (410) 339-4027

jbusse@wtplaw.com

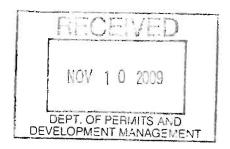
Towson Commons, Suite 300 One West Pennsylvania Avenue Towson, Maryland 21204-5025 Main Telephone (410) 832-2000 Facsimile (410) 832-2015

BALTIMORE, MD COLUMBIA, MD FALLS CHURCH, VA TOWSON, MD WASHINGTON, DC WILMINGTON, DE\*

<u>www.wtplaw.com</u> (800) 987-8705

November 10, 2009

Hand Delivery
Timothy M. Kotroco, Esquire
Director,
Baltimore County Permits & Development Management
111 W. Chesapeake Avenue
Towson, MD 21204



Re:

BGE Perry Hall Property - 9701 Belair Road 11th Election District; 5th Councilman District Request for Spirit & Intent Relief

Dear Mr. Kotroco:

This office represents Baltimore Gas & Electric with regard to its property located on the east side of Belair Road south of Forge Road and known as the Perry Hall Service Center and Perry Hall Electric Substation. As you are aware, tremendous growth has been planned and is in the process of occurring in this area. This service center plays an important role in BGE's ability to maintain its equipment and service the surrounding area; and the electric substation plays an important role in BGE's ability to ensure reliable service to the area.

The property comprises 10.31 acres. It is a long and narrow split zoned parcel. The front of the property is improved with three one story buildings and parking, and is zoned BL. The middle portion of the property is zoned BLR and is improved with a one story building and parking. The rear of the property is zoned D.R. 3.5 and is improved with the electric substation.

The property was granted special exception approval in 1961 and approved for use as a public utility gas service distribution center (restricting the depth to 1000' from Belair Road) (Case 5364-X). In 1989, the special exception approval was amended to permit an outdoor electric public utility substation (also located within 1000' from Belair Road) (Case 89-528-SPH). In 2001, you granted a petition for special hearing to approve the nonconforming addition of the vehicle maintenance building now located on the BLR portion of the site (Case 02-085-SPH), as an amendment to the previously granted special exception approvals. In September of 2008, your office approved spirit & intent relief to permit the installation of a fuel island and tank on the property. A copy of all of the above noted zoning history cases are attached hereto. Also attached is a copy of the plan approved in Case 89-528-SPH.

9.12-09

\*Whiteford, Taylor and Preston L.L.P. is a limited limility partnership. Our Delaware office is operated under a separate Delaware limited limility company, Whiteford, Taylor & Preston L.L.C.

09-297

In order to more efficiently operate its existing Service Center, BGE desires to install a new transformer, some related equipment (such as a circuit breaker and switches) and two firewalls. The proposed transformer and firewalls will be located within the existing substation's fence lines, and therefore within 1000' from Belair Road and the area previously provided special exception approval. Attached hereto, per Joe Merrey's instruction, is a site plan from the 89-528-SPH case, updated to show the location of the now proposed equipment and fire walls. I have attached several photographs of firewalls at other substations which are similar to and will serve the same function as the two firewalls proposed for the Perry Hall Substation.

We respectfully request your agreement that the installation of this equipment falls within the spirit & intent of the previously granted zoning approval. As always, BGE will obtain any required permits.

Thank you for your kind consideration of this matter.

Sincerely,

(AND SUBJECT TO)

Jennifer R. Busse

Attachments

412130

SPIRIT & INTENT REQUEST APPROVED:

Timothy M. Kotroco, Esq.

Director, Permits & Development Management

11 13 C9 Date

cc: Michael Lookingland Gregory J. Kappler Bart Griffin

Joseph M. Bellew, Esquire

This approval is given with the understanding that the use is accessory to and within the approved Special Exception area in cases 5364-X and 89-528-SPH and 02-085-SPH.

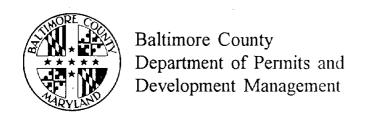
The foregoing is merely an informal opinion. It is not an expert or legal opinion. It is not intended to be relied on as expert or legal advice, and is not legally or factually binding on Baltimore County or any of its officials, agents, or employees. Baltimore County expressly disclaims any and all liability arising out of, or in any way connected with the information provided in this document, or any interpretation thereof.

Zoning Ltr. # 09-297 JLL for TK/JCM

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CASHIER'S VALIDATION



Development Processing County Office Building 111 West Chesapeake Avenue Towson, Maryland 21204

June 28, 2001

Mr. Michael L. Fowler Water and natural Resources Unit Constellation Energy Group P.O. Box 1475 Baltimore, MD 21203-1475

RE: Spirit and Intent-Zoning Case 89-528-SPH & 5364-X, BGE Perry Hall Service Center, 9701-9703 Belair Road, Perry Hall, MD 21128, 11<sup>th</sup> Election District

Dear Mr. Fowler:

Your recent letter to Arnold Jablon, Director, was forwarded to me for reply. Based on the information provided therein and my review of the available zoning records, the following has been determined:

- 1. A public utility service center is <u>not</u> a permitted use by right nor by special exception in the BLR zone.
- 2. The parking configuration has been modified considerably since the site plan was approved in Zoning Case 89-528-SPH.
- 3. Your submitted site plan indicates that the storage racks and gasoline island no longer
- 4. The modification requested in that case was specifically for an "outdoor electric substation", not for any other structure or building on the property.

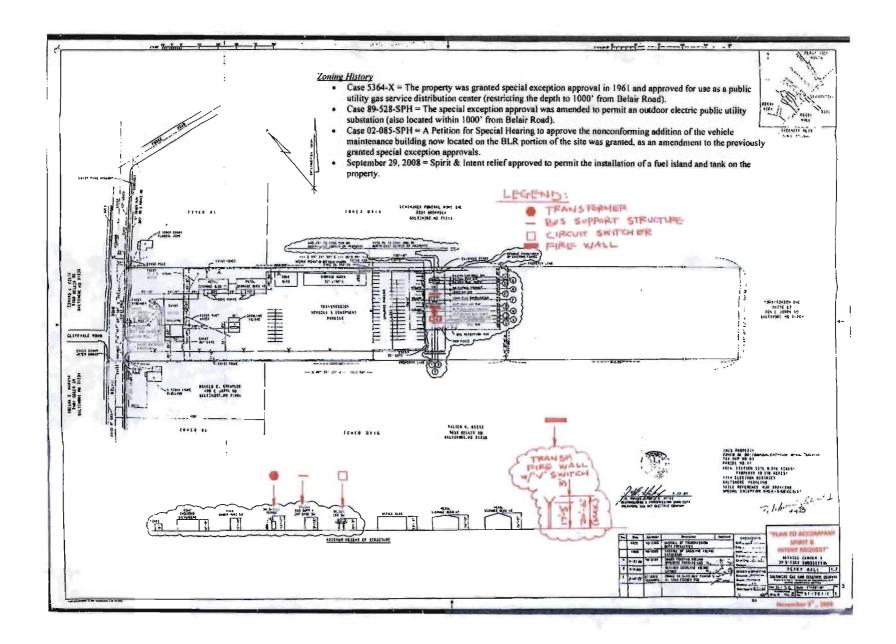
Based on the above, your request does not appear to meet the spirit and intent of the Baltimore County Zoning Regulations (BCZR). To meet the spirit and intent of the BCZR, you will need to file a new petition for Special Hearing (checklist and petition forms enclosed) wherein a public hearing will be held before the Baltimore County Zoning Commissioner. The new petition request must amend the site plans and restrictions in Zoning Case 89-528-SPH & 5364-X.

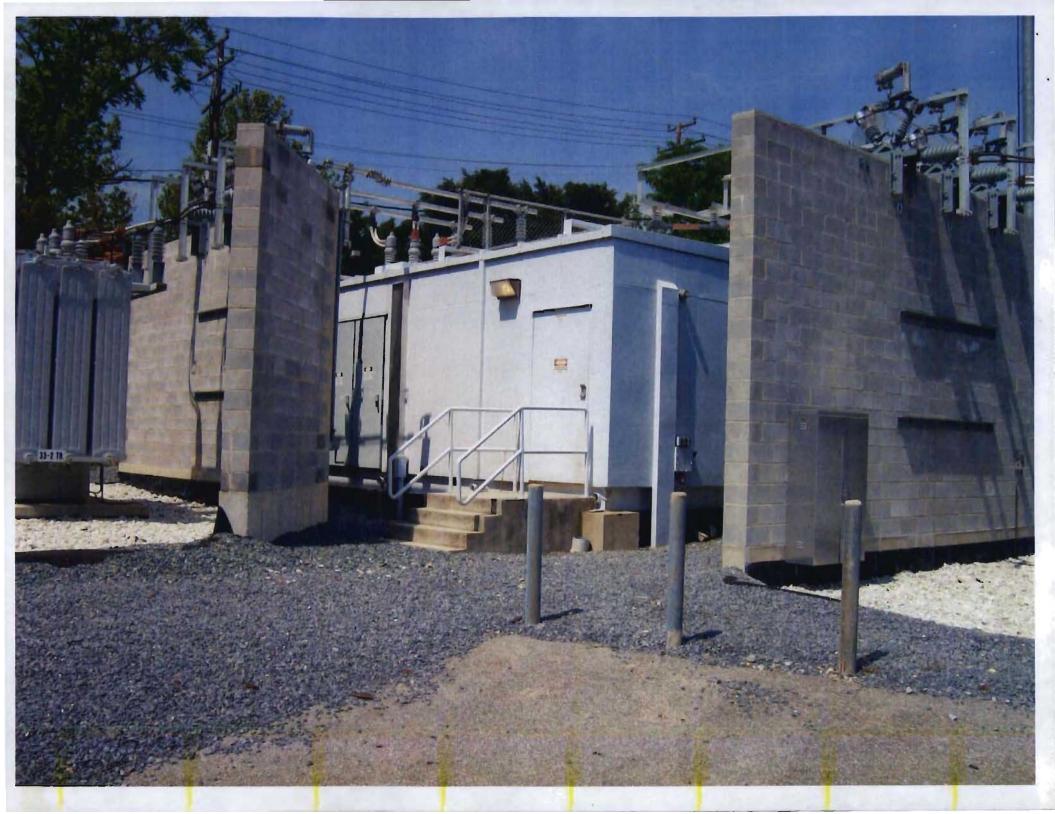
I trust that the information set forth in this letter is sufficiently detailed and responsive to the request. If you need further information or have any questions, please do not hesitate to contact me at 410-887-3391.

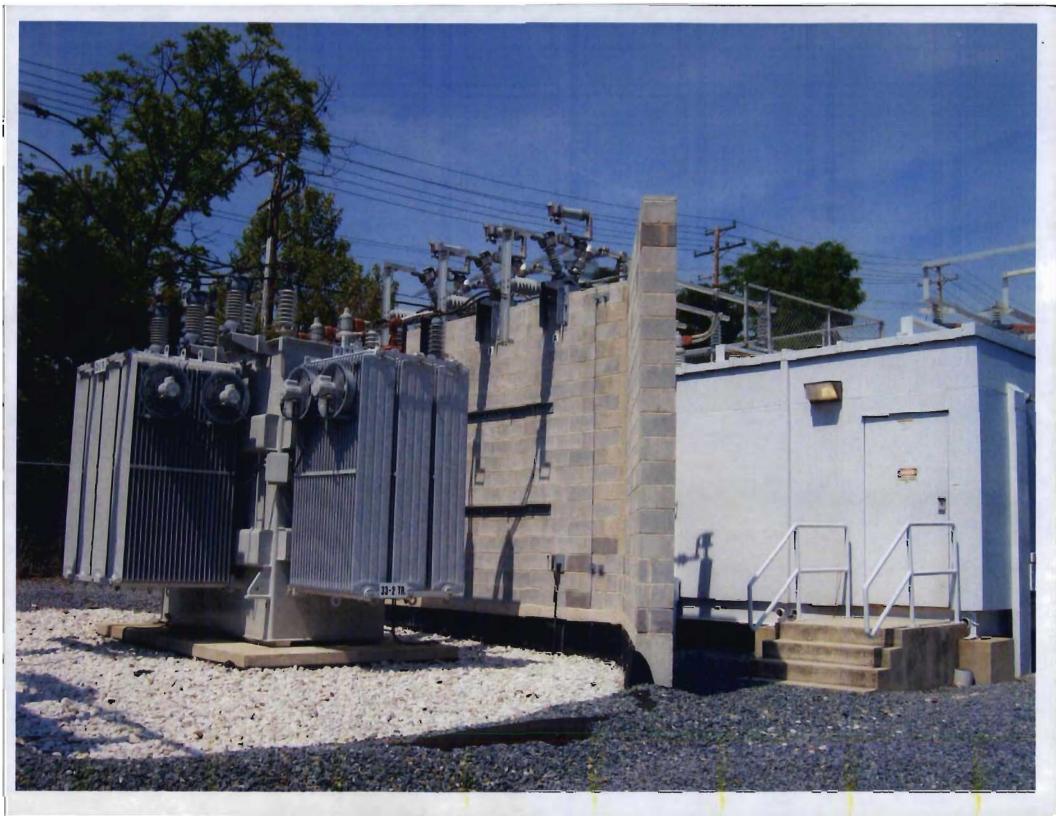
Sincerely,

Jeffrey Perlow Planner II Zoning Review

JNP
Enclosures
c: Zoning Hearing Files 89-528-SPH & 5364-X
File-Spirit and Intent Letters









PETITION FOR SPECIAL HEARING ME/S Belair Road, 532.5' S of \* DEPUTY ZONING COMMISSIONER Him c/1 of Forge Road (9701-9703 Belair Road) \* OF BALTIMORE COUNTY 11th Election District Oth Councilmanic District \* Case No. 89-528-SPH Baltimore Gas & Electric Co. Fetitioners

## FINDINGS OF FACT AND CONCLUSIONS OF LAW

\* \* \* \* \* \* \* \* \* \*

The Petitioners herein request a special hearing to approve an omendment to the special exception previously proved in Case No. 5364-X in 1961 to permit the construction of an outdoor electric public utility service center in a D.R. 16 zone, all as more particularly described in Patitioner's Exhibit 1.

The Petitioners, by Dennis Medlin, Project Engineer, and Robert Riggart, Electrical Planner, appeared and were represented by William E. Colburn, Esquire and Robert A. Hoffman, Esquire. Also appearing on behalf of the Petition was Bernard Semon, Professional Real Estate Appraiser. There were no Protestants.

Testimony indicated that the subject property, known as 9701 to 9703 Belair Road, consists of 10.3 acres more or less zoned B.L.-D.R. 16, and is located across from Cliffvale Road and south of Forge Road. The property was granted a special exception in Case No. 5364-X on October 11, 1961 for a public utility gas service distribution center by the then Zon-Ing Commissioner, John G. Rose. Said special exception restricted development to 1,000 feet from Belair Road. Testimony presented indicated that Petitioners would like to construct an outdoor electric substation within the 1,000 feet from Belair Road to better serve the electrical service area as depicted in Petitioner's Exhibit 3. Testimony presented by proffer of Mr. Biggart confirmed the need for the additional substation due to the heavy demand for electrical loads of the adjoining six substations. This substation, which will be known as Perry Hall as depicted on Petitioner's Exhibit 3, will lighten the load .

Testimony presented indicated that the proposed project will be limited to an enclosed switch gear station as depicted on the plat in the adjoining structures and similar in nature as that presented in Petitioner's Exhibit 4. Testimony presented by proffer of Messrs. Medlin and Semon indicated that the granting of Petitioners' request will not conflict with any of the requirements of Section 502.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) and that the requirements of Section 411 will be met by this project. Mr. Semon testified there would be no adverse affect upon the surrounding property values. Photographs of the surrounding area and the proposed location were submitted to support Petitioner's testimony of no adverse affect. The proposed substation will be an unmanned station requiring limited maintenance checks, one or two times per month. Thus, no additional traffic will be generated other than already permitted as a result of granting the previous special exception for the public utility gas service distribution center, which is used as a meeting point in the morning for B G & E employees who repair appliances.

It is clear that the B.C.Z.R. permits the use proposed in a D.R. 16 zone by special exception. It is equally clear that the proposed use would not be detrimental to the primary uses in the vicinity. Therefore, it must be determined if the conditions as delineated in Section 502.1 are

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 of the B.C.Z.R. The Petitioner has shown that the proposed use would be conducted without real detriment to the neighborhood and would not adversely affect the public interest. The facts and circumstances 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 the win, nor be inconsistent with the purposes of the property's zoning classification, nor in any other way be inconsistent with the spirit and intent of the B.C.Z.R.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and for the reasons given above, the relief requested in the special Learing should be granted.

THEREFORE, IT IS, ORDERED by the Deputy Zoning Commissioner for Baltimore County this 150 day of July, 1989 that the Petition for Special Hearing to approve an amendment to the previously approved special exception in Case No. 5364-X in 1961 to permit the construction of an outdoor electric public utility service center in a D.R. 16 zone, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, Lowever, to the following restrictions which are conditions precedent to the relief granted:

> 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is

reversed, the Petitioners sould be required to return, and be responsible for returning, said property to lits original condition.

2) Prior to the issuance of any permits, Petitioners shall meet with the Baltimore County Landscape Flanner to determine if a landscaping plan for the proposed facility is required. If a landscaping plan is deemed necessary, Petitioners shall submit an approved copy of the landscaping plan to the Zoning Commissioner's Office prior to the issuance of any permits.

AMN:bjs

The graph of the same ANN M. NASTAROWICZ Deputy Zoning Commissioner for Baltimore County

Baltimore County Zoning Commissioner Office of Planning & Zoning Towson, Maryland 21204 (301) 887-3353

J. Robert Haines
Zoning Commissioner

July 18, 1989

Robert A. Hoffman, Esquire 210 Allegheny Avenue Towson, Maryland 21204

William E. Colburn, Esquire

Baltimore Gas & Electric Building P.C. Rox 1475 Baltimore, Maryland 21203 RE: PETITION FOR SPECIAL HEARING NE/S Belair Road, 532.5' S of the c/l of Forge Road (9701-9703 Belair Road)

11th Election District - 6th Councilmanic District Baltimore Gas & Electric Company - Petitioners Case No. 89-528-SPH

Dear Messrs. Hoffman & Colburn:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Fetition for Special Hearing has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

Very truly yours,

( Minsterower ANN M. NASTAROWICZ Deputy Zoning Commissioner for Baltimore County

Dennis F. Rasmussen

AMN:bjs

cc: People's Counsel

File

PETITION FOR SPECIAL HEARING 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 Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve an amendment to an existing Special Exception (Case No. 5364-X-FY1961) to permit the construction of an outdoor electric public utility service center in a DR-16 zone.

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

I, or we, agree to pay expenses of the above Special Hearing divertising, posting, etc., upon filing of this Petition, and further agree to and are to be bound by the zoning regulations and restriction. tions 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.

#425

John B. Howard	Legal Owner(s): Baltimore Gas and Electric Comp	- 1
(Type or Print Name)	(Type or Print Name)	·
Al Strain	By:	DAT
Signature 210 Allegheny Avenue	Signature George D. England Vice President - Distribution	200 1000
Address Towson, MD 21204	(Type or Print Name)	DP
City and State	Signature	
Attorney for Petitioner:		
William E. Colburn	G.&E. Bldg., P.O. Box 1475 234	1-5669
(Type or Print Name)		ne No.
Tulian I dan	Baltimore, MD 21203	
Signature	City and State	
Gas & Elec, Bldg., P. O. Box 1475	Name, address and phone number of legal ow	MOP 000
Address Baltimore, MD 21203	tract purchaser or representative to be cont	acted
	John B. Howard	
City and State	Name	
Attorney's Telephone No.: 823-4111	210 Allegheny Avenue 823-411	.1
9	AddressTowson, MD 21204 Phon	e No.

ORDERED By The Zoning Commissioner of Baltimore County, this \_\_\_\_\_ 26th\_\_\_\_ day \_\_\_\_, 19\_£2, 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 29th day of June, 1989, at 9:30 o'clock

Zoning Commissioner of Baltimore County.

Attorney for Petitioner:

DESCRIPTION FOR SPECIAL EXCEPTION PART OF PARCEL OF LAND OWNED BY BALTIMORE GAS AND ELECTRIC COMPANY

ALL that part of a parcel of land owned by Baltimore Gas and Electric Company, located in the Eleventh Election District of Baltimore County, State of Maryland and described as follows:

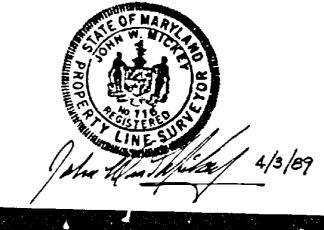
BEGINNING for the same at a point 532.50 feet southwest of the centerline of Forge Road where the southeast side of Belair Road, as widened to 60 feet, is intersected by the fourth or North 49 degrees 31 minutes 35 seconds West - 1812.96 feet line of a parcel of land which by a deed dated November 20, 1961 and recorded among the Land Records of Baltimore County in Liber W.J.R. 3924 folio 28° was conveyed by Sebastian W. Furnkase and Agnes Furnkase, his wife to Bankers Trust Company, Trustee and Baltimore Gas and Electric Company; thence running with and binding on the first and part of the second line of said parcel of land the two following courses and distances, viz: North 41 degrees 57 minutes 10 seconds East 247.50 feet to a concrete monument heretofore set and South 49 degrees 31 minutes 10 seconds East - 1000.00 feet to a point; thence running across the aforementioned parcel of land conveyed to Bankers Trust Company, Trustee and Baltimore Gas and Electric Company South 41 degrees 57 minutes 10 seconds West - 247.50 feet to intersect the aforementioned fourth line of said conveyance at a point North 49 degrees 31 minutes 35 seconds West - 812.96 feet from the beginning thereof; thence running with and binding on a part of said fourth line North 49 degrees 31 minutes 35 seconds West - 1000.00 feet to the place of beginning.

CONTAINING 5.680 acres of land more or less.

BEING PART of that parcel of land which by deed dated November 20, 1961 and recorded among the Land Records of Baltimore County in Liber W.J.R. 3924 folio 288 was conveyed by Sebastian W. Furnkase and Agnes Furnkase, his wife to Bankers Trust Company, Trustee and Baltimore Gas and Electric Company.

SUBJECT TO a sewer right-of-way, 5 feet wide, laid out along the southeast side of Belair Road, said right-of-way having been granted by Sebastian W. Furnkase to Baltimore County, Maryland in a deed and agreement dated May 9, 1958 and recorded among the Land Records of Baltimore County in Liber G.L.B. 3349 folio 171.

ALSO SUBJECT TO an easement area for slopes along the Belair Road, as shown on Plat No. 955 of the State Roads Commission of Maryland.



PLEASE PRINT CLEARLY PETITIONER(S	S) SIGN-IN SHEET
Rub Hoffman  Buc Consum  DENN'IS MENINA  FORET & FRIGHTON	ADDRESS ALO MILLEN, ALZON  Rose Caro of Coro C.  Mario and A Face C.
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BACTIMORE GAS AND ELECTRIC	
BALTIMORE GAS AND ELECTRIC COMPANY  1068 N. Front Street Room 3C2  1068 N. Front Street Room 3C2	
1065 N. Front Street (AUX1) 291 3469 P. C. Box 1475 Battmore MD 21203 (301) 291 3469	

Z.C.O.-No. 1

BALTIMORE COUNTY, MARYLAND INTER-OFFICE CORRESPONDENCE

TO: J. Robert Haines Zoning Commissioner DATE: May 31, 1989

ZONING OFFICE

FROM: Pat Keller, Deputy Director Office of Planning and Zoning

SUBJECT: ZOMING ADVISORY COMMITTEE COMMENTS

Case No. 89-528-SPH Item No. 425

Re: The Petitioner requests a special hearing to amend an existing special exception to permit construction of an outdoor electric public utility service center. In reference to this request, staff offers the following comment:

A landscape plan must be approved prior to the issuance of any building permit.

A:62989.txt Pg.1

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY 89-578-574

Petitioner: 120/12 Gas & Floc. 6 Location of property: MES Belsix Rd., 522,5' S/Forgo Rd.

9707-3 Belsix Rd

Location of Signs: Facing Belsix Rd. approx 25' Fx.

Your Way on property of Pelitoria.

Remarks:

Posted by Malealux Signature

Mumber of Signs: 

Date of return: 6/16/19

NOTICE OF HEARING

The Zoning Commissioner of Battimore County, by authority of the Zoning Act and Regulations of Battimore 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 21204 art follows:

11th Election District
6th Councilmaric
Pethonar(s):
Battimore Gas & Electric

Company Hearing Dise: Thursday, June 29, 1989 at 9:30 a.m.

Special Hearing: An amendment to an existing Special Exception (Case No. 5364-X) to permit the construction of an outdoor electric public utility service center in a DR-16 zone.

In the event that this Pettion is construct a building the service of the service

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Conmissioner will, however, entertain any request for a stay of the lesuance of said pennit 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
Zoning Commissioner of
Batterrore County
N.J6/016 June 1.

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of \_\_\_\_ successive 

Reg #130924 Case # 89-528-58H

CERTIFICATE OF PUBLICATION

TOWSON, MD.,\_ THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of \_\_\_\_ successive weeks, the first publication appearing on 1999.

THE JEFFERSONIAN,

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

J. Robert Haines Zoning Commissioner

Date: 6/9/89

Baltimore Gas & Electric Company P. O. Box 1475 Baltimore, Maryland 21203

ATTN: WILLIAM E. COLBURN, ESQ.

Re: Petition for Special Hearing CASE NUMBER: 89-528-SPH NES Belair Road, 532.5 ft. 5 of c/l of Forge Road 9701-03 Belair Road 11th Election District - 6th Councilmanic Petitioner(s): Baltimore Gas & Electric Company HEARING SCHEDULED: THRUSDAY, JUNE 29, 1989 at 9:30 a.m.

Please be advised that 93.60 is due for advertising and posting of the above-referenced property. All fees must be paid prior to the hearing. Do not remove the sign and post set(s) from the property from the time it is posted by this office until the day of the hearing itself.

THIS FEE MUST BE PAID AND THE ZONING SIGN(S) AND POST(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED.

Please make your check payable to Baltimore County, Maryland and bring it along with the sign(s) and post(s) to the Zoning Office, County Office

Regildien Posselll Towner Maryland 21204 fifteen (15) minutes before

BALTIMORE COUNTY, MARYLAND 1 post set(s), there OFFICE OF FINANCE - REVENUE DIVISION r each set not MISCELLANEOUS CASH RECEIPT By By There are Friday 1 . 1 VALIDATION OR SIGNATURE OF CASHIER

> RE: PETITION FOR SPECIAL HEARING : BEFORE THE ZONING COMMISSIONER NE/S Belair Rd., 532.5' S of C/L of Forge Rd. (9701-03 Belair Rd.) OF BALTIMORE COUNTY 11th Election District; 6th Councilmanic District

: Case No. 89-528-SPH BALTIMORE GAS & ELECTRIC COMPANY, Petitioner

> ::::::: ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the abovecaptioned 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.

ZONING OFFICE

Phyllis Cole Friedman People's Counsel for Baltimore County Peter Max Zimmerman Deputy People's Counsel Room 304, County Office Building Towson, Maryland 21204 887-2188

I HEREBY CERTIFY that on this 23rd day of May, 1989, a copy of the foregoing Entry of Appearance was mailed to John B. Howard, Esquire, 210 Allegheny Ave., Towson, MD 21204; & William E. Colburn, Esquire, Gas & Electric Bldg., P.O. Box 1475, Baltimore, MD 21203.

> Leter Hay Comment Peter Max Zimmerman

Baltimore County Zoning Commissioner Office of Planning & Zoning Towson, Maryland 21204 494-3353 J. Robert Haines
Zoning Commussioner

May 18, 1989

NOTICE OF HEARING

Dennis F. Rasmussen

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 Special Hearing CASE NUMBER: 89-528-SPH NES Belair Road, 532.5 ft. S of c/l of Forge Road 9701-03 Belair Road 11th Election District - 6th Councilmanic Petitioner(s): Baltimore Gas & Electric Company HEARING SCHEDULED: THRUSDAY, JUNE 29, 1989 at 9:30 a.m.

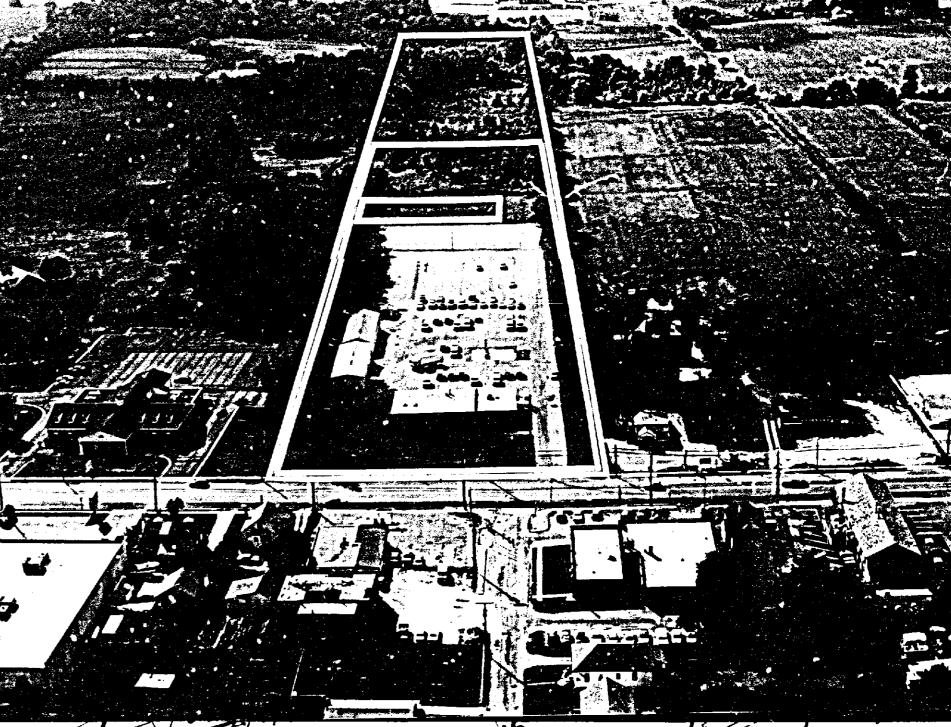
Special Hearing: An amendment to an existing Special Exception (Case No. 5364-X) to permit the construction of an outdoor electric public utility service center in a DR-16 zone.

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 Zoning Commissioner of Baltimore County

cc: John B. Howard, Esq. William E. Colburn, Esq. File





00 DR.16

00 BL

-a Reg. M30924 - Case # 89-528-594 \$78.60

89-528-SFH

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 36th day of April , 1989.

Petitioner <u>Interpret Res à l'herbui</u>c Received by: Petitioner's Attorney Millian E. College

Chairman, Zoning Plans Advisory Committee

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Zoning Advisory Committee DATE: May 17, 1989

FRCM: Robert W. Bowling, P.E.

RE: Zoning Advisory Committee Meeting for April 25, 1989

The Developers Engineering Division has reviewed the zoning items for the subject meeting and we have no comments for Items 424, 421, 427, 428, 429, 430, 431, 432, 435, 437, 439, 440, 441, 442, 443, 444, 445, 447, and 448. Comments are attached for Items 426, 434, 436, 438 and 446.

ROBERT W. BOWLING, P.E., Chief Developers Engineering Division

RWB:s Encls.

> Baltimore County Fire Department 800 York Road Towson, Maryland 21204-2586 (301) 887-4500 Paul H. Reincke Chief

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

Dennis F. Rasmussen

RE: Froperty Owner: Baltimore Gas and Electric Company

Location: NES Belair Road, 532.5' S. of centerlifne of Forge Rd.

Zoning Agenda: April 25, 1989 Item No.: 425

Gentlemen:

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

The Fire Prevention Bureau has no comments at this time.

Fire Prevention Bureau BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

June 7, 1989

COUNTY OFFICE BLOG. 111 W. Chesapeake Ave. Towson, Maryland 21204 William E. Colburn, Esquire Gas & Electric Building P.O. Box 1475

Baltimore, MD 21203 RE: Item No. 425, Case No. 89-528-SPH Petitioner: Baltimore Gas & Electric Petition for Special Hearing

Dear Mr. Colburn:

Hurrau of

Department of

Bureau of Fire Prevention

Traffic Engineering

State Roads Commission 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 Health Department made aware of plans or problems with regard to the development plans that may have a bearing on this case. Director of Building Department Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested Board of Education Zoning Administration

> 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 sc' huled accordingly.

> IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE WINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

> > Very truly yours,

1 ) amico & Dagerfyeo Zoning Plans Advisory Committee

Enclosures

cc: Mr. George D. England
Baltimore Gas & Electric Co.
G & E Bldg, P.O. Box 1475

Baltimore, MD 21203

Baltimore County Department of Public Works Bureau of Traffic Engineering Courts Building, Suite 405 Towson, Maryland 21204 (301) 887-3554

April 25, 1989

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

Dear Mr. Haines

The Bureau of Traffic Engineering has no comments for items number 424, 425, 426, 427, 428, 429, 430, 431, 432, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 445, 447, and 448.

Very truly yours,

Michael S. Flanigan Traffic Engineer Assoc. II

MSF/lab

ZONING OFFICE

