

Village Green Association, Inc.
P.O. Box 2
Riderwood, MD 21139

Reverend Edwin Weeke
Trinity Assembly of God
2122 West Joppa Road
Towson, MD 21204

Dear Pastor Weeke:

The Board of Directors of the Village Green Association, when informed of your telephone call to me on August 9, 1989, was delighted to learn of the decision of your Board of Trustees not to seek access to or across from the Church's property, both now and in the future, via the streets in Village Green. We greatly appreciate your Trustees' willingness to put their decision into a covenant with the Village Green Association, and eagerly anticipate reviewing the document with your legal counsel.

Once the covenants have been signed, the Village Green Board of Directors will not take any action against the Church's application for a variance which will grant the connection of the "new" and "old" buildings with an enclosed passageway. We are aware of the Church's needs in this regard, understand your concerns, and therefore expect to support your position.

We look forward to hearing from you and your legal counsel in the near future.

Very truly yours,
John E. Dahms
President

PETITIONER'S
EXHIBIT 3

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 22, 1989
THIS IS TO CERTIFY that the annexed advertisement was published in TOWSON TIMES, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Dec 20, 1989.

TOWSON TIMES.

Publisher

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 22, 1989
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 1 successive weeks, the first publication appearing on Dec 21, 1989.

THE JEFFERSONIAN.

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

J. Robert Haines
Zoning Commissioner

May 7, 1990

Carl R. Gold, Esquire
406 Allegheny Avenue
Towson, Maryland 21204

Leslie A. J. Davis, Esquire
207 Dunkirk Building
Baltimore, Maryland 21222

RE: Petition for Zoning Variance
E/S of the Baltimore Beltway (I-695), NE/S of Joppa Road
(2122 West Joppa Road)
8th Election District - 3rd Councilmanic District
Trinity Assembly of God - Petitioner
Case No. 90-270-A

Dear Messrs. Gold and Garcia:

At the conclusion of the hearing held on January 9, 1990, you indicated that a revised site plan and plat of the proposed project would be submitted to this office for incorporation into the Order in the above-captioned matter. To date, no such revised plans have been received.

If no word is heard from you on or before May 11, 1990, I will issue an opinion based upon the testimony and evidence presented at the hearing.

Very truly yours,
J. Robert Haines
Zoning Commissioner
for Baltimore County

JRH:bjs

cc: Messrs. Carl D. Baldwin, Senior Pastor
and Edward V. Weeke, Administrative Pastor
Trinity Assembly of God
2122 West Joppa Road, Lutherville, Md. 21093

Case File

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

J. Robert Haines
Zoning Commissioner

November 30, 1989

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 West Chesapeake Avenue in Towson, Maryland 21204 as follows:

Petition for Zoning Variance
CASE NUMBER: 90-270-A
E/S 695, NE/S of Joppa Road
2122 W. Joppa Road
8th Election District - 3rd Councilmanic District
Petitioner(s): Trinity Assembly of God

HEARING SCHEDULED: THURSDAY, JANUARY 9, 1990 at 11:00 a.m.

Variance to allow a maximum length of attached buildings to be 630 feet in line of the required 300 feet.

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

JRH:js
cc: Trinity Assembly of God
Whitney, Bailey, Cox & Magness
File

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 7, 1989

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 1 successive weeks, the first publication appearing on Dec 7, 1989.

THE JEFFERSONIAN.

Publisher

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 8th
Posted for: Variance
Petitioner: Trinity Assembly of God
Location of property: E/S 695, NE/S of Joppa Road, 2122 W. Joppa Road
Location of Sign: East side of Joppa Road, in front of subject property
Remarks:
Posted by: J. J. Gatta
Number of Signs: 1
Date of Posting: December 13, 1989
Date of return: December 23, 1989

CERTIFICATE OF PUBLICATION

TOWSON, MD. December 7, 1989

THIS IS TO CERTIFY that the annexed advertisement was published in TOWSON TIMES, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on Dec 7, 1989.

TOWSON TIMES.

Publisher

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

J. Robert Haines
Zoning Commissioner

DATE: DEC 2 1989

Trinity Assembly of God
2122 W. Joppa Road
Lutherville, Maryland 21093

Re:
Petition for Zoning Variance
CASE NUMBER: 90-270-A
E/S 695, NE/S of Joppa Road
2122 W. Joppa Road
8th Election District - 3rd Councilmanic District
Petitioner(s): Trinity Assembly of God

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Account: R-001-6150

Number: 914

Date: 90-270
1/08/90
PUBLIC HEARING FEES
080 POSTING SIGNS / ADVERTISING 1 X \$125.05
TOTAL \$125.05
LAST NAME OF OWNER: TRINITY ASSEMBLY
CASHIER VALIDATION: Please make checks payable to: Baltimore County

111 West Chesapeake Avenue
Towson, MD 21204

October 10, 1991

887-3353

John J. Knight, Jr., P.E.
Whitney, Bailey, Cox, Magness
Consulting Engineers
1850 York Road
Timonium, Maryland 21093

RE: Verification of Zoning Compliance
for Trinity Assembly of God
8th Election District
2122 W. Joppa Road
Zoning Case #90-270-A

Dear Mr. Knight:

This letter is in reference to your request for certification of zoning compliance for the proposed Trinity Assembly of God Church located at the above referenced site.

The information provided (a copy of the original CRG plan approved on October 5, 1989), agrees with the signed approval plan and therefore the site is in general compliance with the Baltimore County Zoning Regulations. Please be aware that final zoning approvals (i.e., of building permit requires compliance with any previously un-addressed CRG comments and zoning hearing restrictions in Zoning Case #90-270-A.

Should you require further information, please do not hesitate to call me at 887-3391.

Very truly yours,

JAMES E. DYER
Zoning Supervisor
cc: John L. Lewis
Planner

JLL:jet
cc: File

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 28, 1989

Mr. Earl D. Baldwin, Sr.
Trinity Assembly of God
2122 W. Joppa Road
Lutherville, MD 21093

RE: Item No. 127, Case No. 90-270-A
Petitioner: Earl D. Baldwin, et al
Petition for Zoning Variance

Dear Mr. Baldwin:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

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

Very truly yours,

James E. Dyer
JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

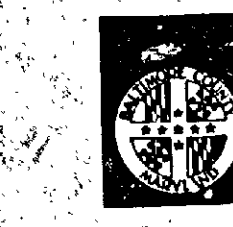
JED:jw

Enclosures

cc: Mr. John J. Johnson
Whitney, Bailey, Cox & Magnani
1850 York Road
Towson, MD 21204

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-5555

J. Robert Haines
Zoning Commissioner



Dennis F. Rasmussen
County Executive

Your petition has been received and accepted for filing this
18th day of October, 1989.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Received By:

James E. Dyer
Chairman,
Zoning Plans Advisory Committee

Petitioner: Earl D. Baldwin, et al
Petitioner's Attorney:

SHA
Maryland Department of Transportation
State Highway Administration

Richard H. Trainor
Secretary
Hal Kassoff
Administrator

October 23, 1989

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

Re: Baltimore County
Trinity Assembly
of God
Zoning meeting 10/17/89
Baltimore Beltway
(I-695) at
Joppa Road
Item #127

Dear Mr. Haines:

A letter requiring the submittal for a variance to allow a maximum length of attached buildings to be 630' in lieu of the required 300', we find the plan acceptable showing all future right-of-way requirements for our Beltway improvements.

If you have any questions, contact Larry Brocato (333-1350).

Very truly yours,

Charles Rose
Charles Rose, Acting Chief
Engineering Access Permits
Division

LB/es

cc: Whitney Bailey Cox and Magnani
Mr. J. Ogle

RECEIVED
OCT 26 1989

ZONING OFFICE

My telephone number is (301) 333-1350

Teleprinter for Impaired Hearing or Speech
383-7655 Baltimore Metro - 1-800-451-D.C. Metro - 1-800-492-5062 Statewide Toll Free
707 North Calvert St., Baltimore, Maryland 21203-0717

BALTIMORE COUNTY, MARYLAND INTER-OFFICE CORRESPONDENCE

DATE: December 15, 1989

TO: J. Robert Haines
Zoning Commissioner

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

SUBJECT: Earl D. Baldwin, Sr., Pastor, Item 127
Zoning Petition No. 90-270

The Petitioner requests a variance to permit a maximum length of attached buildings to be 630 ft. in lieu of the required 300 ft. In reference to the Petitioner's request, staff offers the following comment:

The site obtained CRG approval for the proposed use on October 5, 1989, (File No. VIII-150). The approved zoning plan should conform to the CRG plan and final landscape plan.

Based on the analysis conducted and the information provided, staff recommends approval of the subject request.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/cmm

DEC 15 1989

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
County Office Building, Suite 406
Towson, Maryland 21204
(301) 887-5554

November 9, 1989

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

RECEIVED
NOV 16 1989

ZONING OFFICE

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 119, 120, 121, 122, 123, 124, 125, 126, and 127.

Very truly yours,

Michael S. Flanagan
Michael S. Flanagan,
Traffic Engineer Associate II

MSS/lab

BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

10/19/89
Date

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

Zoning Item # 127 Zoning Advisory Committee Meeting of October 17, 1989

Property Owner: Trinity Assembly of God

Location: E/S 695, NE/S of Joppa Road District: 7

Water Supply: Metro Sewage Disposal: Metro

COMMENTS ARE AS FOLLOWS:

- () Prior to approval of a Building Permit for construction, renovation and/or installation of equipment for any existing or proposed food service facility, complete plans and specifications must be submitted to the Plans Review Section, Bureau of Regional Community Services, for final review and approval.
- () Prior to new installation(s) of fuel burning equipment, the owner shall contact the Bureau of Air Quality Management, 887-3775, to obtain requirements for such installation(s) before work begins.
- () A permit to construct from the Bureau of Quality Management is required for such items as spray paint processes, underground gasoline storage tank(s) (5,000 gallons or more) and any other equipment or process which exhausts into the atmosphere.
- () A permit to construct from the Bureau of Air Quality Management is required for any chiller generation which has a total cooling surface area of five (5) square feet or more.
- () Prior to approval of a Building Permit Application for renovations to existing or construction of new health care facilities, complete plans and specifications must be submitted to the Baltimore County Department of Environmental Protection and Resource Management for review and approval. For more complete information, contact the Water Quality Monitoring Section, Bureau of Regional Community Services, 687-6500 x 315.
- () Prior to approval for a nursery school, owner or applicant must comply with all Baltimore County regulations. For more complete information, contact the Division of Maternal and Child Health.
- () If lubrication work and oil changes are performed at this location, the method providing for the elimination of waste oil must be in accordance with the State Department of the Environment.
- () Prior to razing of existing structure(s), petitioner must contact the Division of Waste Management at 887-3745, regarding removal and/or disposal of potentially hazardous materials and solid wastes. Petitioner must contact the Bureau of Air Quality Management regarding removal of asbestos, 887-3775.
- () Any abandoned underground storage tanks containing gasoline, waste oil, solvents, etc., must have the contents removed by a licensed hauler and tank removed from the property or properly backfilled. Prior to removal or abandonment, owner must contact the Division of Waste Management at 887-3745.
- () Soil percolation tests, have been conducted.
- () The results are valid until.
- () Soil percolation test results have expired. Petitioner should contact the Division of Water and Sewer to determine whether additional tests are required.
- () Where water wells are to be used as a source of water supply, a well meeting the minimum Baltimore County Standards must be drilled.
- () In accordance with Section 13-117 of the Baltimore County Code, the water well yield test () shall be valid until () is not acceptable and must be retested. This must be accomplished prior to conveyance of property and approval of Building Permit Applications.
- () Prior to occupancy approval, the probability of the water supply must be verified by collection of bacteriological and chemical water samples.
- () If submission of plans to the County Review Group is required, a Hydrogeological Study and an Environmental Effects Report must be submitted. For more information contact the Division of Environmental Management at 887-3980.
- () In order to subdivide this property, the owner or developer will be required to comply with the subdivision regulations of the State of Maryland and Baltimore County. If there are any questions regarding the subdivision process, please contact the Land Development Section at 887-2762.
- () Others

10/19/89

John F. Smith

BUREAU OF WATER QUALITY AND RESOURCE MANAGEMENT

Baltimore County
Fire Department
800 York Road
Towson, Maryland 21204-2536
(301) 887-4500
Paul H. Rotondo
Chief

OCTOBER 20, 1989

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

Dennis F. Rasmussen
County Executive

RE: Property Owner:

TRINITY ASSEMBLY OF GOD

Location:

E/S 695, NE/S OF JOPPA ROAD

Item No.: 127

Zoning Agenda: OCTOBER 17, 1989

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.

5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1988 edition prior to occupancy.

REVIEWER: *Carl J. Kelly*
Special Inspection Division

Noted and Approved
Fire Prevention Bureau

JK/KEK

10/19/89

GENERAL NOTES

1. NEED REFERENCE: 5499/179
PROJECT NUMBER: 08-02-023610

2. EXISTING ZONING: DR-1

3. AREA OF SITE: 15.0681 AC. (GROSS & NET)

4. EXISTING USE: CHURCH, PARKING AND VACANT LAND

5. PROPOSED USE:
NEW CHURCH SANCTUARY WITH 2400 SEATS
(EXISTING CHURCH TO RECONSTRUCT SUNDAY SCHOOL)

6. LOCAL OPEN SPACE IS NOT REQUIRED IN DR-1 (PER OPEN SPACE MANUAL)

7. CENSUS TRACT NO. 4087.02

8. WATERSHED: # 24 SUB-WATERSHED: #60

9. THE SITE: WITHIN THE JOPPA FALLS DRAINAGE AREA

10. ELECTION DISTRICT: 8TH

11. COUNCILMANIC DISTRICT: 3RD

12. THE EXISTING SITE TO BE DEVELOPED CONSISTS OF FIELDS WITH LIGHT AND MEDIUM WOODS AND CONTAINS NO WETLANDS, CRITICAL AREAS, ANCHOROLOGICAL SITES, ENDANGERED SPECIES HABITATS OR HAZARDOUS WATERS.

13. WOODS AND VEGETATION ARE TO BE REMOVED ONLY WHERE DEVELOPMENT WILL OCCUR. A MINIMUM 75' VEGETATED BUFFER WILL REMAIN AS SHOWN.

14. ALL ON-SITE DRIVEWAYS AND PARKING AREAS ARE PRIVATE AND WILL BE PAVED WITH BITUMINOUS.

15. A.D.T.'S ARE SHOWN

16. STORMWATER MANAGEMENT IS REQUIRED AND SHOWN SCHEMATICALLY.

17. THERE WILL BE NO INGRESS OR EGRESS AT SHERWICK OR LANDRAKE ROADS. ALL ACCESS WILL BE AT JOPPA ROAD.

18. IF DUMPSTERS ARE PROVIDED, THEY WILL BE ABSOLUTELY SCREENED (PER THE BALTIMORE COUNTY LANDSCAPE MANUAL) AND LOCATED AS FAR AS PRACTICAL AWAY FROM RESIDENTIAL PROPERTIES.

19. ALL PROPOSED LIGHTING FOR PARKING/DRIVING AREAS SHALL BE DIRECTED AWAY FROM ADJACENT RESIDENTIAL PROPERTIES.

20. ALL OFF-SITE DWELLINGS AND SMALL LOTS OF RECORD (LESS THAN 2 ACRES) THAT CREATE A N.T.A. ON-SITE ARE SHOWN WITH THE REQUIRED 300 FT. AND 250 FT. SETBACKS.

21. EXISTING TREES AND VEGETATION ALONG THE NORTH SIDE OF JOPPA RD. EAST OF THE ENTRANCE SHALL BE CLEARED TO MAINTAIN A 400' LINE OF SIGHT.

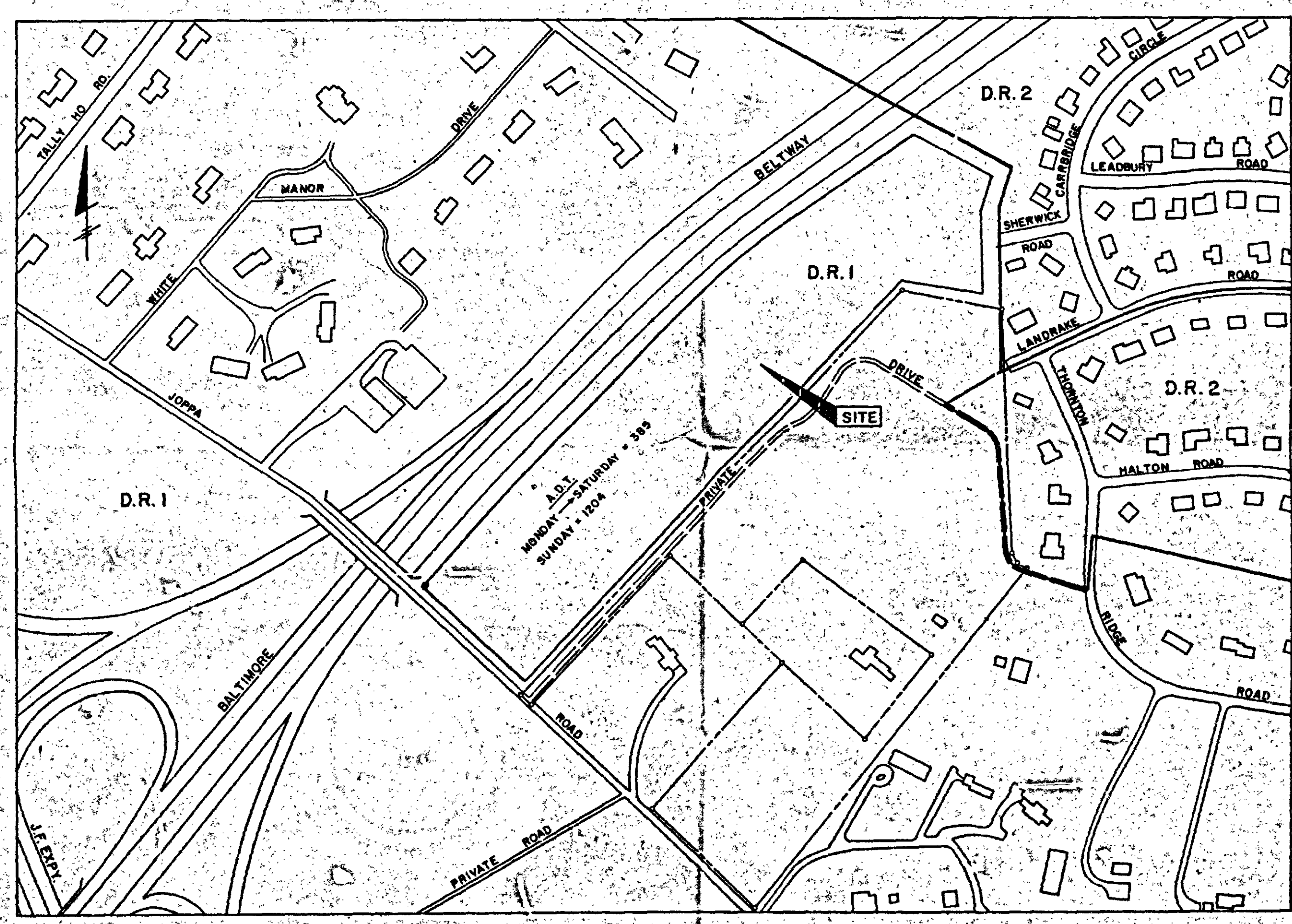
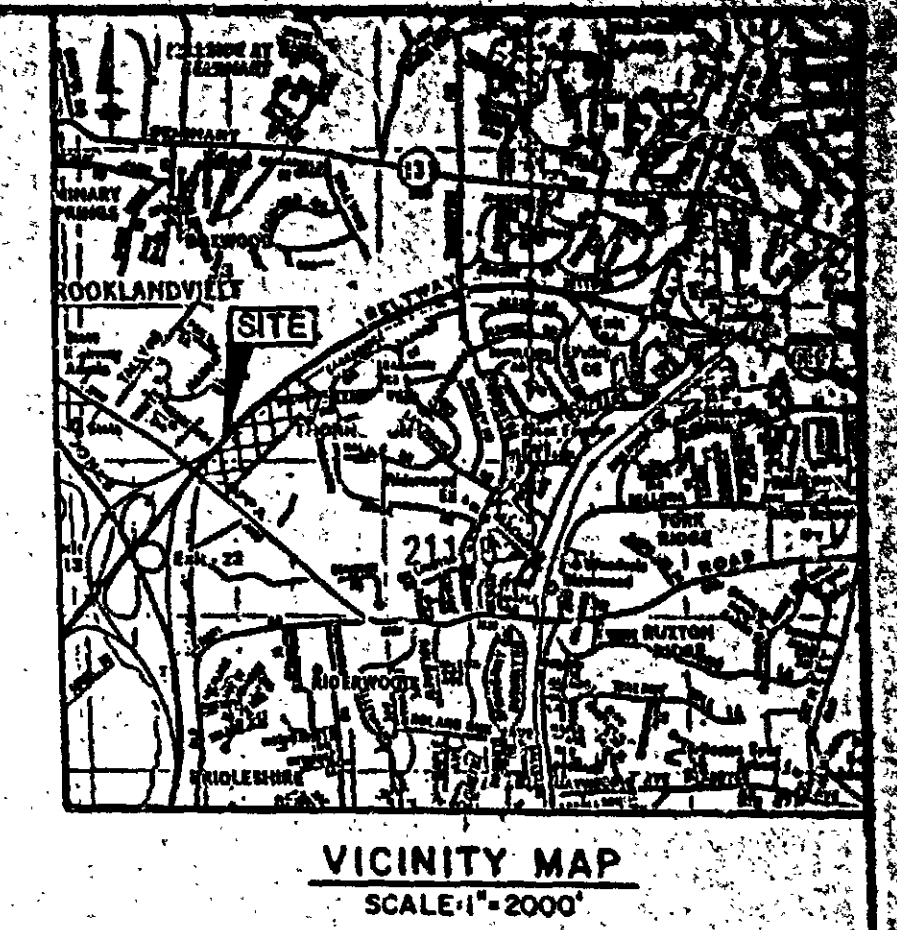
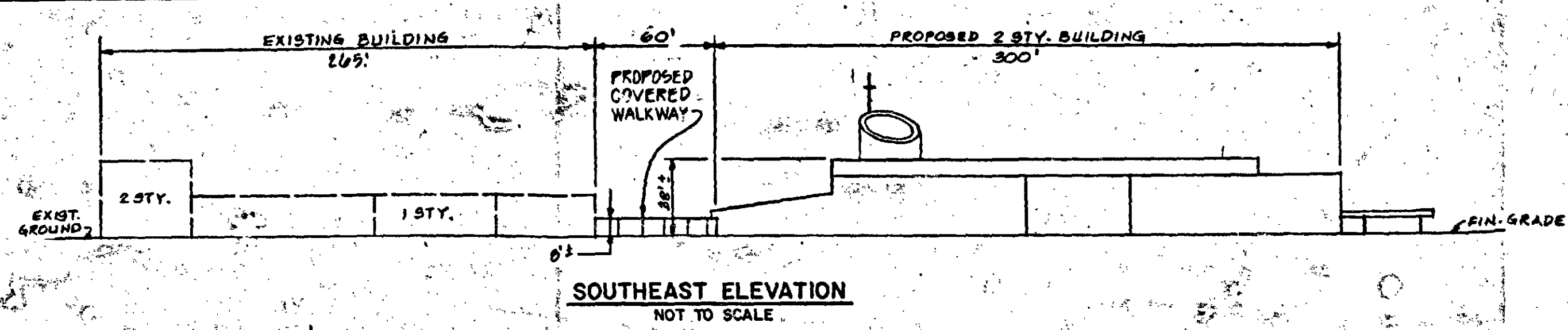
22. A ZONING VARIANCE IS BEING APPLIED FOR TO PERMIT A BUILDING LENGTH OF 630' IF THE EXISTING AND PROPOSED BUILDINGS ARE CONSIDERED STRUCTURALLY CONNECTED BY THE COVERED WALKWAY.

23. A WAIVER OF STANDARD TO END SHERWICK ROAD WITHOUT A CUL-DE-SAC WAS APPROVED BY THE PLANNING BOARD ON SEPTEMBER 21, 1989. (SEE W-89-221).

SOIL CLASSIFICATION			
SYMBOL	DESCRIPTION	GROUP	LIMITATIONS
BmB2	Baltimore Silt Loam 3-8% Slope	B	Slight
CaA	Captina Silt Loam, 0-3% Slope	C	Slight
CwC2	Comestoga Loam, 8-15% Slope	C	Moderate
HwB2	Hollinger Loam, 3-8% Slope	B	Slight

- PROPOSED MITIGATION
1. No additional buildings are proposed in this area.
 2. Grading of driveways and parking areas will approximate the average slope.
 3. Majority to this area has been graded and paved for 20 years, remaining area to be graded and paved.

OVERALL USES	
PROPOSED BUILDING	EXISTING BUILDING
1st Floor - Entrance, main sanctuary seating including choir, choir practice and nursery rooms	1st Floor - Fellowship hall, educational rooms and offices, library, activity and meeting rooms
2nd Floor - Balcony Seating and Church Offices	2nd Floor - Additional Meeting and Educational rooms
Total Proposed Building = 83,500 S.F. ±	Total Existing Building = 50,000 S.F. ±



- PROPOSED SITE DATA
- A. SITE ACREAGE: GROSS AREA-15.068 AC.
NET AREA-15.068 AC.
- B. COMMON OPEN SPACE:
REQUIRED-NOT REQUIRED FOR DR-1 ZONE
PROPOSED-NOT APPLICABLE
- C. PARKING INFORMATION:
NUMBER OF SEATS-2,400
REQUIRED-1 PER 4 SEATS-2,400/4=600 SPACES
HANDICAPPED PARKING SPACES-2% X 600=12 SPACES
PROPOSED-732 STD.SP. + 12 HC.SP.-744 SPACES (PERMANENTLY STRIPED)
- D. LANDSCAPING INFORMATION:
REQUIRED-
1. 390 L.F. OF STREET FRONTAGE-1 P.U./40 L.F.-990/40=10
2. 2320 L.F. OF INTERIOR ROAD-1 P.U./20 L.F.-2320/20=116
3. 731 PARKING SPACES-1 P.U./12 SPACES=61
4. SCREENING:
CLASS A 2330 L.F.-1 P.U./15 L.F.-2330/15=155
CLASS B 1760 L.F.-1 P.U./15 L.F.-1760/15=118
TOTAL= 481
PROVIDED - MAJOR DECIDUOUS TREES- 10'X10' L.F.-17
MINOR DECIDUOUS TREES- 7'X7' L.F.-38
EVERGREEN TREES - 22'X12' L.F.-118
SHRUBS - 4'X4' L.F.-94
GROUND COVER - 58,000 S.F. XVS500P.L.F.-118
TOTAL=482

ZONING SHOWN VARIANCE CASE #80-288A

8/22/80 : Zoning Commissioner granted 2 double-faced non-illuminated signs of 60 sq. ft. total in lieu of the permitted 1 sign of 30 sq. ft. total.

9/16/80 Order for Appeal filed by John W. Hession, III, Esquire on behalf of People's Counsel.

9/1/81 Order by County Board of Appeals: (1) variance from permitted 30 sq. ft. to existing 60 sq. ft. sign be GRANTED; (2) the 4'x6' sign located near the NW/cor of said property to be removed within 60 days of the date of this order.

10/1/81 Order for Appeal to Circuit Court by Earl D. Baldwin, Pastor.

8/14/82 Ordered by Circuit Court that decision of Board of Appeals be REVERSED and the variance should be Granted in accordance with Zoning Commissioner's findings.

8/26/82 People's Counsel filed Appeal to Court of Special Appeals, the decision dated 8/16/82.

5/2/83 Judgment Affirmed - by Court of Special Appeals.

6/2/83 Writ of Certiorari filed to Court of Special Appeals by People's Counsel.

9/2/83 Writ of Certiorari DENIED by Judge Robert C. Murphy.

REVISION	
DATE	DESCRIPTION
5/8/89	PER CHECK PRINT COMMENTS
7/11/89	ELIMINATED ACCESS TO LANDRAKE RD.
8/1/89	PER FRE - CRB COMMENTS

OWNER / APPLICANT
TRINITY ASSEMBLY OF GOD
2122 W. JOPPA RD
LUTHERVILLE MD 21093
PHONE: 821-6373

C R G
NO. 891338 VII-160
8TH ELECTION DISTRICT
3RD COUNCILMANIC DISTRICT
BALTIMORE COUNTY, MARYLAND

WHITNEY
BAILEY
COX
MAGNAN
CONSULTING ENGINEERS
2144 YORK ROAD, SUITE 100, LUTHERVILLE, MD 21093

90-270-A
#127

COVER SHEET

PLAT TO ACCOMPANY A
VARIANCE REQUEST

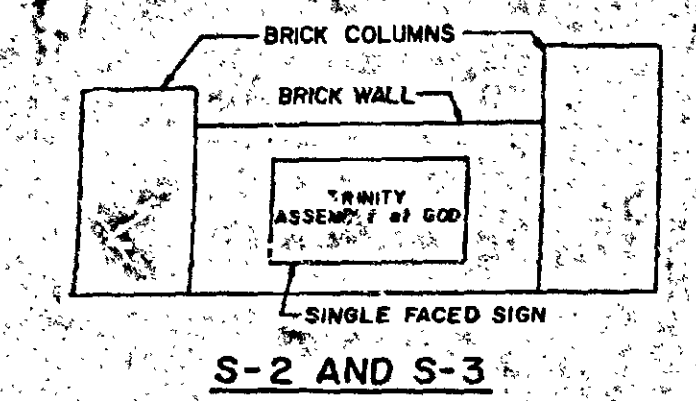
PETITIONER'S
EXHIBIT 2

PROJECT PLANNERS, INC.
DEN W. SMITH - ARCHITECT
10 SOUTH LUTHERVILLE ROAD, SUITE 200
LUTHERVILLE, MD 21093

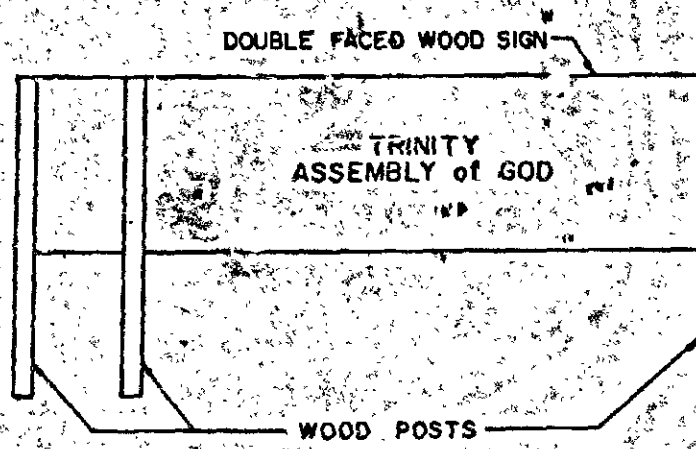
Proposed Sanctuary
TRINITY ASSEMBLY OF GOD
LUTHERVILLE, MD 21093



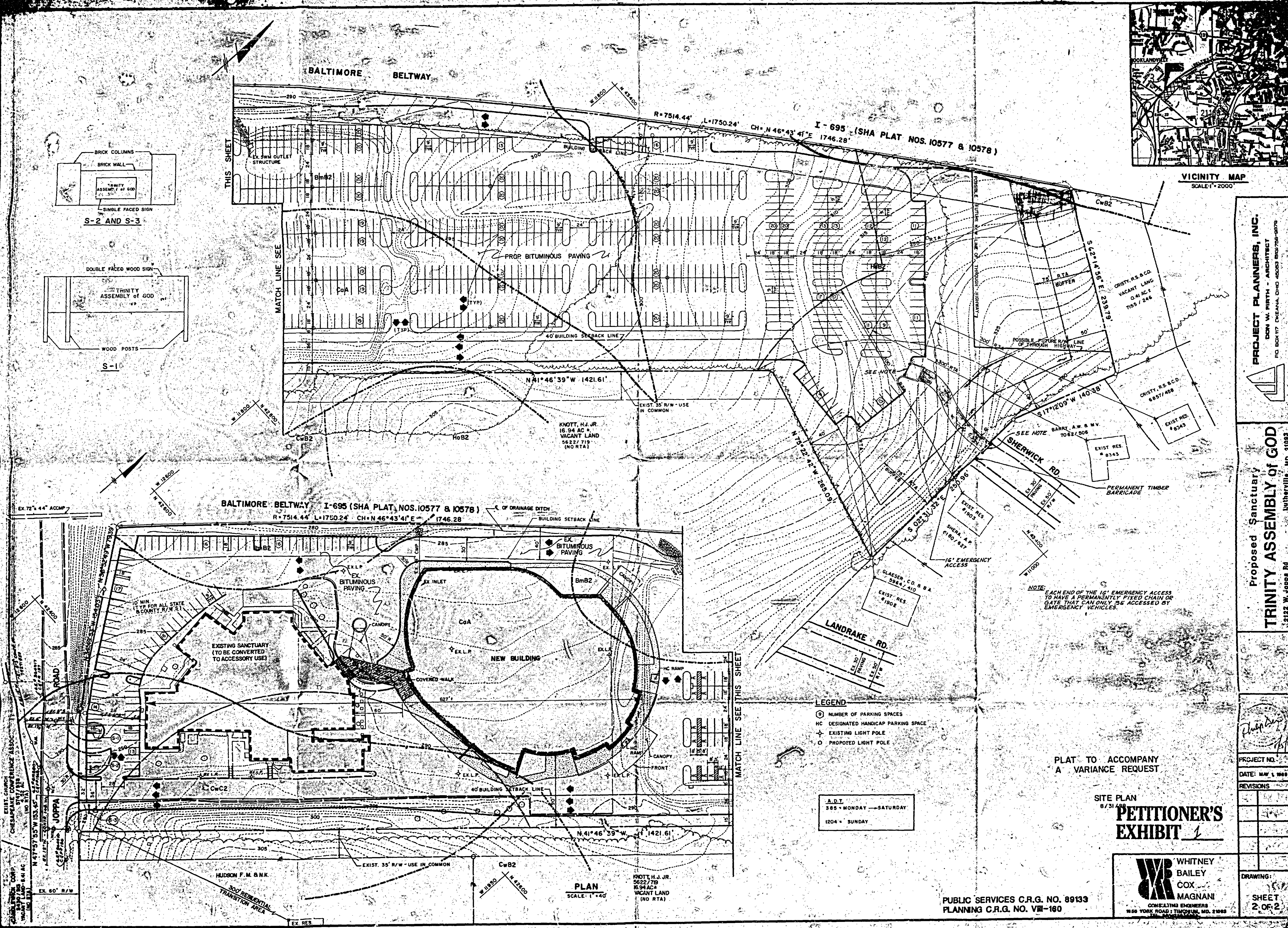
VICINITY MAP
SCALE 1" = 2000'



S-2 AND S-3



S-1



- LEGEND
- ③ NUMBER OF PARKING SPACES
 - HC DESIGNATED HANDICAP PARKING SPACE
 - ⊕ EXISTING LIGHT POLE
 - PROPOSED LIGHT POLE

A.B.T.
385' MONDAY - SATURDAY
1204' SUNDAY

PLAT TO ACCOMPANY
A VARIANCE REQUEST

SITE PLAN
8/31/88
**PETITIONER'S
EXHIBIT 1**

**WHITNEY
BAILEY
COX
MAGNANI**
CONSULTING ENGINEERS
1850 YORK ROAD, SUITE 200, MD. 21083

PUBLIC SERVICES C.R.G. NO. 89133
PLANNING C.R.G. NO. VII-180

PROJECT PLANNERS, INC.
DON W. FIRTH - ARCHITECT
PO BOX 117 DEERNA, OHIO 43003 613/755-8878

Proposed Sanctuary
TRINITY ASSEMBLY of GOD
Lutherville, MD. 21083
2122 W. Joppa Rd

PROJECT NO.
DATE: MAY 1, 1988
REVISIONS

DRAWING:
SHEET
2 OF 2

TRINITY ASSEMBLY OF GOD COMMENTS DATE 4/21/93
DRC COMMENTS FOR ^(RED LINE) PLAN RCVD AT DRC MTG OF 4/19/93

TO: LES SHRIEBER
FROM JOHN LEWIS ^{JS} ZONING ADMINISTRATION.

RED LINE PLAN DATED 2/1/93
THE PROPOSED PARKING CAN BE APPROVED FOR ZONING (SUBJECT
TO ANY REQUIRED PERMIT APPLICATION) WITH THE FOLLOWING
CONDITIONS. ① SHOW ALL RTA PLANTING BUFFERS TO THE
EDGE OF THE RTA 75' BUFFERS. ② DOCUMENT A COMPLETE
ZONING HISTORY ON THE PLAN TO INCLUDE CASE # 90-270-A AND
STATE WHAT WAS GRANTED OR DENIED THE DATE AND
LISTING ALL RESTRICTIONS