

Law Office of Sean Hughes

6339 Ten Oaks Road
Suite 305
Clarksville, Maryland 21029
(443) 542-9008
(443) 535-0008 Fax

To Kristen:
Please remove
this case from
the schedule
Tim

August 25, 2010

Baltimore County Department of Permits and Development Management
Attn: Director-Timothy K. Kotroco
County Office Building
111 West Chesapeake Avenue, Suite 105
Towson, Maryland, 21204

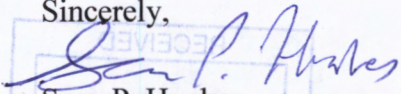
Re: Case Number 2010-0259-A—Variance Hearing scheduled on September 30, 2010 for
Capital Telecom at 1734 York Road, Lutherville, MD 21204

Dear Director Kotroco:

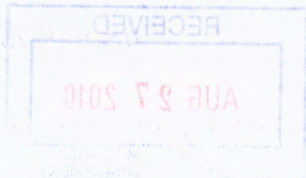
Please accept this letter requesting a withdrawal of this application on behalf of my client, Capital Telecom. The hearing is presently scheduled for September 30, 2010. Due to recent developments regarding the future of this property my client and the landowner have agreed that a withdrawal is appropriate for this project on this property. We respectfully request your consideration of this request and confirmation that it is acceptable.

Thank you in advance for your consideration of this request. Please do not hesitate to contact my office should you have any questions regarding this matter.

Sincerely,


Sean P. Hughes

Counsel for Applicant (Capital Telecom)



Law Office of Sean Hughes

6339 Ten Oaks Road
Clarksville, Maryland 21029
(443) 542-9008
(443) 535-0008 Fax

*Krusten:
OK to postpone
TMK*

July 6, 2010

Baltimore County Department of Permits and Development Management
Attn: Director-Timothy K. Kotroco
County Office Building
111 West Chesapeake Avenue, Suite 105
Towson, Maryland, 21204

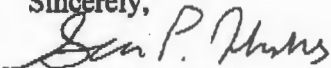
Re: Case Number 2010-0259-A—Variance Hearing scheduled on July 22, 2010 for Capital Telecom at 1734 York Road, Lutherville, MD 21204

Dear Director Kotroco:

Please accept this letter requesting a continuance on the above matter on behalf of my client, Capital Telecom. The hearing is presently scheduled for Thursday, July 22, 2010. My client is aware that the landowner has the property for sale and that a sale is imminent or has just occurred. We respectfully request a short continuance to mid September of 2010 or later to allow discussions to occur with the new owner regarding continuing forward with the project.

Thank you in advance for your consideration of this request. Please do not hesitate to contact my office should you have any questions regarding this matter.

Sincerely,



Sean P. Hughes

Counsel for Applicant (Capital Telecom)

LAW OFFICES OF

6339 Ten Oaks Road
Clarksville, Maryland 21029
(443) 542-9008
(443) 535-0008 Fax

DATE: 7-6-10

COMPANY: Balt. Co Dept of Permits & Dev. Mngmt

ATTENTION: Kristin Lewis

FAX NO. CALLED:

FROM: Sean Hughes

RE: Continuance request for Case No.: 2010-0259-A

NO. OF PAGES (INCLUDING COVER SHEET): 2

COMMENTS: Kristin per our call today please find attached. Thank you for your guidance and please let me know if this is sufficient and continuance granted or if you have questions.

CONFIDENTIALITY NOTICE

This facsimile transmission (and the documents accompanying it) may contain confidential information belonging to the sender which is protected by the attorney/client privilege. The information is intended only for the use of the individual or entity named above. If you are not the intended recipient, you are hereby notified that any disclosure, copying, distribution or the taking of any action in reliance on the contents of this information is strictly prohibited. If you have received this transmission in error, please immediately notify us by telephone to arrange for return of the documents.

SHOULD YOU HAVE ANY PROBLEMS RECEIVING THIS DOCUMENT, PLEASE CALL THE SENDER SHOWN ABOVE.

Law Office of Sean Hughes

6339 Ten Oaks Road
Clarksville, Maryland 21029
(443) 542-9008
(443) 535-0008 Fax

May 12, 2010

Baltimore County Department of Permits and Development Management

Attn: Director-Timothy K. Kotroco

County Office Building

111 West Chesapeake Avenue, Suite 105

Towson, Maryland, 21204

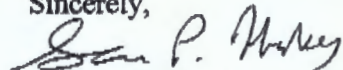
Re: Case Number 2010-0259-A—Variance Hearing scheduled on May 24, 2010 for Capital Telecom at 1734 York Road, Lutherville, MD 21204

Dear Director Kotroco:

Please accept this letter requesting a continuance on the above matter on behalf of my client, Capital Telecom. The hearing is presently scheduled for Monday, May 24, 2010. My client and the landlord are both located out of town and due to some unexpected internal developments related to the project we respectfully request a short continuance to mid July of 2010 or later (except for July 27 and August 2-6).

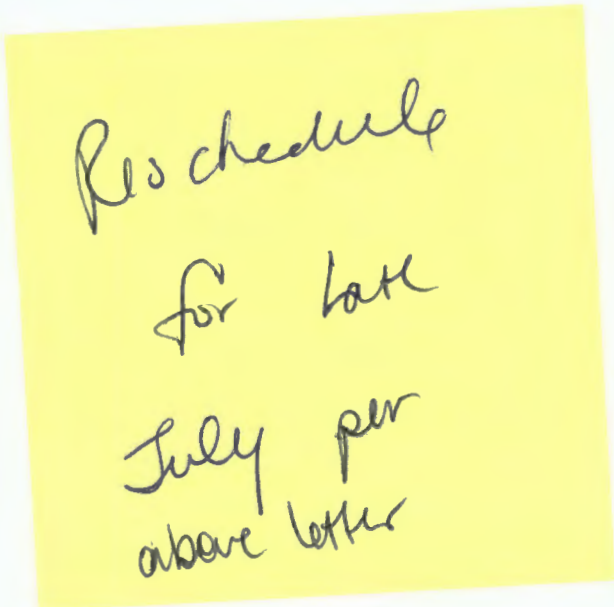
Thank you in advance for your consideration of this request. Please do not hesitate to contact my office should you have any questions regarding this matter.

Sincerely,



Sean P. Hughes

Counsel for Applicant (Capital Telecom)



Reschedule
for late
July per
above letter

LAW OFFICES OF

6339 Ten Oaks Road
Clarksville, Maryland 21029
(443) 542-9008
(443) 535-0008 Fax

*Kristen:
OK to postpone
THK*

DATE: 5-12-10

COMPANY: Balt. Co Dept of Permits & Dev. Mngmt

ATTENTION: Kristin Lewis

FAX NO. CALLED:

FROM: Sean Hughes

RE: Continuance request for Case No.: 2010-0259-A

NO. OF PAGES (INCLUDING COVER SHEET): ~~1~~ 2

COMMENTS: Kristin per our call today please find attached. Thank you for your guidance and please let me know if this is sufficient and continuance granted or if you have questions.

CONFIDENTIALITY NOTICE

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SHOULD YOU HAVE ANY PROBLEMS RECEIVING THIS DOCUMENT, PLEASE CALL THE SENDER SHOWN ABOVE.



Petition for Variance

to the **Zoning Commissioner of Baltimore County** for the property
located at 1734 York Road, Lutherville, MD 21093
which is presently zoned BL

Deed Reference: _____ / _____ Tax Account # 0807030300

This Petition shall be filed with the Department of Permits and Development Management. 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 Variance from Section(s) 426.6.A.1

to permit a proposed wireless telecommunications tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty.)

practical difficulty

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions 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.

Contract Purchaser/Lessee:

Capital Telecom Acquisition, LLC

Name - Type or Print

Signature

1500 Mt. Kemble Ave., Suite 203 973-425-0606

Address

Telephone No.

Morristown

NJ

07960

City

State

Zip Code

Attorney For Petitioner:

Sean P. Hughes

Name - Type or Print

Signature

Law Office of Sean Hughes

Company

5100 Dorsey Hall Drive 410-964-0300

Address

Telephone No.

Ellicott City

MD

21042

City

State

Zip Code

Legal Owner(s):

Haddon Charles Limited Partnership

Name - Type or Print

Signature

Name - Type or Print

Signature

1385 Hancock Street

Address

Telephone No.

Quincy

MA

02169-5103

City

State

Zip Code

Representative to be Contacted:

Sean Hughes

Name

5100 Dorsey Hall Drive

410-964-0300

Address

Telephone No.

Ellicott City

MD

21042

City

State

Zip Code

Case No. 2010-0259-A

Office Use Only

Estimated Length of Hearing
Unavailable For Hearing

Reviewed by [Signature]

Date

3/31/10

Legal Description

Legal Description:

ALL THAT CERTAIN tract or piece of land situate in the county of Baltimore and State of Maryland, bounded and described as follows, to wit:

BEGINNING at a point on the west side of York Road which is 66 feet wide at the distance of 287 feet south of the centerline of the nearest improved intersecting street W Ridgely Road which is 30 feet wide. Thence the following courses and distances:

S.18°57'37"E. 244.33', S.75°16'23"W. 137.18', S.19°41'37"E. 134.15', N.85°49'54"W. 45.60', S.04°04'06"W. 22.75', S.81°51'06"W. 122.83', S.78°41'06"W. 39.21', N.19°41'37"W. 52.70', N.70°54'55"E. 10.00', N.19°05'05"W. 121.25', S.70°54'03"W. 89.00', N.18°42'57"W. 199.19', N.73°40'58"E. 98.86', N.54°59'53"E. 99.73', S.24°21'29"E. 63.55', N.70°55'41"E. 132.33', N.70°55'41"E. 91.78', to place of BEGINNING.

CONTAINING 115,815 square feet.



"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. 23172, Expiration Date: 07/25/2011"

Advantage Engineers
Philip Burtner, PE
Principal

Item #0259

**DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW**

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property that is the subject of an upcoming zoning hearing. For those petitions that require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Advertising:

Item Number or Case Number: 2010-0259-A

Petitioner: Capital Telecom

Address or Location: jksjfkdsldskld 1734 York Rd
Lutherville, MD 21093

Please Forward Advertising Bill to:

Name: Sean Hughes

Address: 5100 Dorsey Hall Dr

Ellicott City, MD 21042

Telephone: 410 964-0300

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

No. 50005

Date: _____

Fund	Dept	Unit	Sub Unit	Rev	Sub	Dept	Obj	BS	Acct	Amount
				Source/ Obj	Rev/ Sub Obj					

Total: _____

Rec
From: _____

For: _____

DISTRIBUTION

WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

GOLD - ACCOUNTING

PLEASE PRESS HARD!!!!

**CASHIER'S
 VALIDATION**

**NOTICE OF
ZONING HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: # 2010-0259-A

1734 York Road
W/side of York Road, 287
feet south of the centerline
of W. Ridgely Road
8th Election District
3rd Councilmanic District
Legal Owner(s): Haddon
Charles Limited Partnership
Variance: to permit a pro-
posed wireless telecommu-
nication tower with a set-
back of 131 feet to a resi-
dential property line in lieu
of the minimum required
200.

Hearing: Monday, May
24, 2010 at 9:00 a.m. in
Room 104, Jefferson
Building, 105 West Ches-
apeake Avenue, Towson
21204.

WILLIAM J. WISEMAN, III
Zoning Commissioner for
Baltimore County

NOTES: (1) Hearings are
Handicapped Accessible;
for special accommoda-
tions Please Contact the
Zoning Commissioner's Of-
fice at (410) 887-4386.

(2) For Information con-
cerning the File and/or
Hearing, Contact the Zoning
Review Office at (410) 887-
3391.

5/074 May 6

239015

CERTIFICATE OF PUBLICATION

5/6/, 2010

THIS IS TO CERTIFY, that the annexed advertisement was published
in the following weekly newspaper published in Baltimore County, Md.,
once in each of 1 successive weeks, the first publication appearing
on 5/6/, 2010.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News

S. Wilkinson

LEGAL ADVERTISING

CERTIFICATE OF POSTING

ATTENTION: KRISTEN MATHHEWS

DATE: 05/09/2010

Case Number: 2010-0259-A

Petitioner / Developer: SEAN HUGHES, ESQ.~CAPITAL TELECOM
ACQUISITION, LLC~HADDON CHARLES LTD PARTNERSHIP.

Date of Hearing (Closing): MAY 24, 2010

This is to certify under the penalties of perjury that the necessary sign(s)
required by law were posted conspicuously on the property located at:

(1) SIGN POSTED @ 1734 YORK ROAD. & (1) SIGN POSTED @
ENTRANCE OF WEST RIDGLEY ROAD (ON-SITE)

The sign(s) were posted on: MAY 7, 2010



Linda O'Keefe
(Signature of Sign Poster)

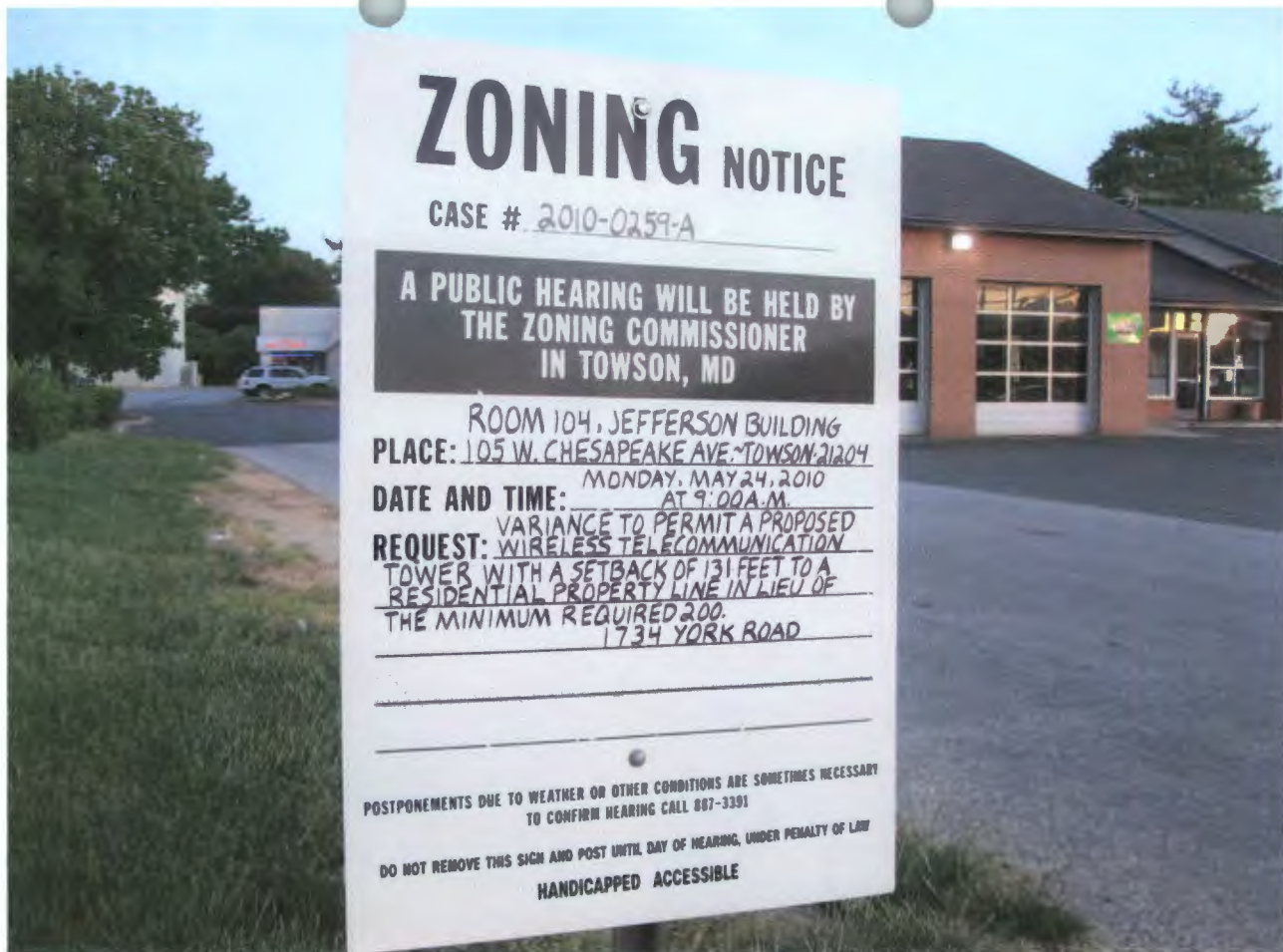
Linda O'Keefe
(Printed Name of Sign Poster)

523 Penny Lane
(Street Address of Sign Poster)

Hunt Valley, Maryland 21030
(City, State, Zip of Sign Poster)

410 - 666 - 5366
(Telephone Number of Sign Poster)

Posted @ 1734 YORK ROAD



ZONING NOTICE

CASE # 2010-0259-A

**A PUBLIC HEARING WILL BE HELD BY
THE ZONING COMMISSIONER
IN TOWSON, MD**

ROOM 104, JEFFERSON BUILDING
PLACE: 105 W. CHESAPEAKE AVE. TOWSON, 21204

DATE AND TIME: MONDAY, MAY 24, 2010
AT 9:00 A.M.

REQUEST: VARIANCE TO PERMIT A PROPOSED
WIRELESS TELECOMMUNICATION
TOWER WITH A SETBACK OF 131 FEET TO A
RESIDENTIAL PROPERTY LINE IN LIEU OF
THE MINIMUM REQUIRED 200.
1734 YORK ROAD

POSTPONEMENTS DUE TO WEATHER OR OTHER CONDITIONS ARE SOMETIMES NECESSARY
TO CONFIRM HEARING CALL 887-3391

DO NOT REMOVE THIS SIGN AND POST UNTIL DAY OF HEARING, UNDER PENALTY OF LAW
HANDICAPPED ACCESSIBLE

Posted @ ENTRANCE OF WEST RIDGLEY ROAD

**NOTICE OF ZONING
HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: # 2010-0259-A
1734 York Road
W/side of York Road, 287 feet south of the centerline of W. Ridgely Road
8th Election District
3rd Councilmanic District
Legal Owner(s): Haddon Charles Limited Partnership
Variance: to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum 200.
Hearing: Thursday, July 22, 2010 at 9:00 a.m. in Room 106, County Office Building, 111 West Chesapeake Avenue, Towson 21204.

WILLIAM J. WISEMAN, III
Zoning Commissioner for Baltimore County

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

JT 7/623 July 6 246148

CERTIFICATE OF PUBLICATION

7/8/, 2010

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 7/6/, 2010.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News

S. Wilkinson

LEGAL ADVERTISING

**NOTICE OF ZONING
HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case: # 2010-0259-A

1734 York Road
W/side of York Road, 287
feet south of the centerline
of W. Ridgely Road
8th Election District
3rd Councilmanic District
Legal Owner(s): Haddon
Charles Limited Partnership

Variance: to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Thursday, September 30, 2010 at 9:00 a.m. in Room 104, Jefferson Building, 105 West Chesapeake Avenue, Towson 21204.

WILLIAM J. WISEMAN, III
Zoning Commissioner for
Baltimore County

NOTES: (1) Hearings are Handicapped Accessible; for special accommodations Please Contact the Zoning Commissioner's Office at (410) 887-4386.

(2) For information concerning the File and/or Hearing, Contact the Zoning Review Office at (410) 887-3391.

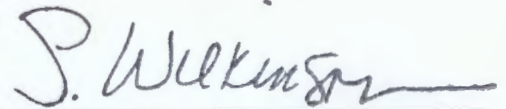
JT/9/680 Sept. 14 25412Z

CERTIFICATE OF PUBLICATION

9/16/, 2010

THIS IS TO CERTIFY, that the annexed advertisement was published in the following weekly newspaper published in Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 9/14/, 2010.

- ☒ The Jeffersonian
- ☐ Arbutus Times
- ☐ Catonsville Times
- ☐ Towson Times
- ☐ Owings Mills Times
- ☐ NE Booster/Reporter
- ☐ North County News



LEGAL ADVERTISING

TO: PATUXENT PUBLISHING COMPANY
Thursday, May 6, 2010 Issue - Jeffersonian

Please forward billing to:
Sean Hughes
5100 Dorsey Hall Drive
Ellicott City, MD 21042

410-964-0300

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0259-A

1734 York Road

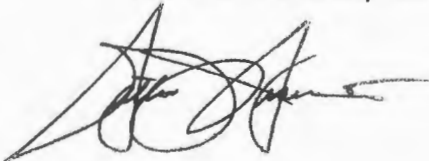
W/side of York Road, 287 feet south of the centerline of W. Ridgely Road

8th Election District – 3rd Councilmanic District

Legal Owners: Haddon Charles Limited Partnership

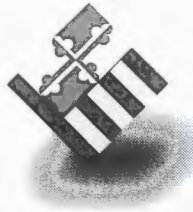
Variance to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Monday, May 24, 2010 at 9:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

April 16, 2010

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0259-A

1734 York Road

W/side of York Road, 287 feet south of the centerline of W. Ridgely Road

8th Election District – 3rd Councilmanic District

Legal Owners: Haddon Charles Limited Partnership

Variance to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Monday, May 24, 2010 at 9:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

A handwritten signature in cursive script that reads "Timothy Kotroco".

Timothy Kotroco
Director

TK:kl

C: Sean Hughes, 5100 Dorsey Hall Drive, Ellicott City 21042
Capital Telecom Acquisition, LLC, 1500 Mt. Kemble Ave., Ste. 203, Morristown NJ 07960
Haddon Charles Ltd Partnership, 1385 Hancock St., Quincy MA 02169-5103

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY SATURDAY, MAY 8, 2010.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: PATUXENT PUBLISHING COMPANY
Tuesday, July 6, 2010 Issue - Jeffersonian

Please forward billing to:

Sean Hughes
5100 Dorsey Hall Drive
Ellicott City, MD 21042

410-964-0300

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0259-A

1734 York Road

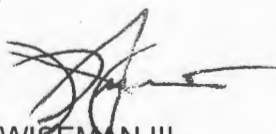
W/side of York Road, 287 feet south of the centerline of W. Ridgely Road

8th Election District – 3rd Councilmanic District

Legal Owners: Haddon Charles Limited Partnership

Variance to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Thursday, July 22, 2010 at 9:00 a.m. in Room 106, County Office Building,
111 West Chesapeake Avenue, Towson 21204



WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

June 2, 2010

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0259-A

1734 York Road

W/side of York Road, 287 feet south of the centerline of W. Ridgely Road

8th Election District – 3rd Councilmanic District

Legal Owners: Haddon Charles Limited Partnership

Variance to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Thursday, July 22, 2010 at 9:00 a.m. in Room 106, County Office Building,
111 West Chesapeake Avenue, Towson 21204

A handwritten signature in dark ink, appearing to read "Timothy Kotroco".

Timothy Kotroco
Director

TK:kll

C: Sean Hughes, 5100 Dorsey Hall Drive, Ellicott City 21042
Capital Telecom Acquisition, LLC, 1500 Mt. Kemble Ave., Ste. 203, Morristown NJ 07960
Haddon Charles Ltd Partnership, 1385 Hancock St., Quincy MA 02169-5103

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY WEDNESDAY, JULY 7, 2010.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.

TO: PATUXENT PUBLISHING COMPANY
Tuesday, September 14, 2010 Issue - Jeffersonian

Please forward billing to:
Sean Hughes
5100 Dorsey Hall Drive
Ellicott City, MD 21042

410-964-0300

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0259-A

1734 York Road

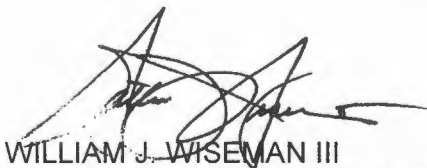
W/side of York Road, 287 feet south of the centerline of W. Ridgely Road

8th Election District – 3rd Councilmanic District

Legal Owners: Haddon Charles Limited Partnership

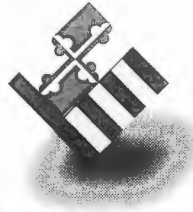
Variance to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Thursday, September 30, 2010 at 9:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204



WILLIAM J. WISEMAN III
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMODATIONS, PLEASE CONTACT THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

TIMOTHY M. KOTROCO, *Director*
Department of Permits and
Development Management

June 2, 2010

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 2010-0259-A

1734 York Road

W/side of York Road, 287 feet south of the centerline of W. Ridgely Road

8th Election District – 3rd Councilmanic District

Legal Owners: Haddon Charles Limited Partnership

Variance to permit a proposed wireless telecommunication tower with a setback of 131 feet to a residential property line in lieu of the minimum required 200.

Hearing: Thursday, September 30, 2010 at 9:00 a.m. in Room 104, Jefferson Building,
105 West Chesapeake Avenue, Towson 21204

Timothy Kotroco
Director

TK:kl

C: Sean Hughes, 5100 Dorsey Hall Drive, Ellicott City 21042
Capital Telecom Acquisition, LLC, 1500 Mt. Kemble Ave., Ste. 203, Morristown NJ 07960
Haddon Charles Ltd Partnership, 1385 Hancock St., Quincy MA 02169-5103

- NOTES: (1) **THE PETITIONER MUST HAVE THE ZONING NOTICE SIGN POSTED BY AN APPROVED POSTER ON THE PROPERTY BY WEDNESDAY, SEPTEMBER 15, 2010.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL THE ZONING COMMISSIONER'S OFFICE AT 410-887-4386.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THE ZONING REVIEW OFFICE AT 410-887-3391.



BALTIMORE COUNTY
M A R Y L A N D

JAMES T. SMITH, JR.
County Executive

JOHN J. HOHMAN, *Chief*
Fire Department

County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

April 19, 2010

ATTENTION: Zoning Review Planners

Distribution Meeting Of: April 12, 2010

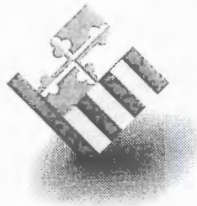
Item Numbers: 0254, 0259, 0261, 0262, 0263, 0264, 0265, 0266, 0267, 0268 and 0272

Pursuant to your request, the referenced plan(s) have been reviewed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

1. The Fire Marshal's Office has no comments at this time.

Lieutenant Roland P Bosley Jr.
Fire Marshal's Office
410-887-4881 (C) 443-829-2946
MS-1102F

cc: File



BALTIMORE COUNTY
MARYLAND

JAMES T. SMITH, JR.
County Executive

JOHN J. HOHMAN, *Chief*
Fire Department

County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

April 19, 2010

ATTENTION: Zoning Review Planners

Distribution Meeting Of: April 19, 2010

Item Numbers: 0250 through ²⁵⁹0260

Pursuant to your request, the referenced plan(s) have been reviewed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

1. The Fire Marshal's Office has no comments at this time.

Lieutenant Roland P Bosley Jr.
Fire Marshal's Office
410-887-4881 (C) 443-829-2946
MS-1102F

cc: File

BALTIMORE COUNTY, MARYLAND
INTEROFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director
Department of Permits &
Development Management

FROM: Dennis A. Kennedy, Supervisor
Bureau of Development Plans
Review

SUBJECT: Zoning Advisory Committee Meeting
For April 26, 2010
Item Nos. 2010-254, 259, 261, 262,
263, 264, 265, 266, 267, 268 and 272

DATE: April 14, 2010

The Bureau of Development Plans Review has reviewed the subject-zoning items, and we have no comments.

DAK:CEN:elm

cc: File

G:\DevPlanRev\ZAC -No Comments\ZAC-04262010 -NO COMMENTS.doc

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Timothy M. Kotroco, Director
Department of Permits and
Development Management

DATE: April 23, 2010

FROM: Arnold F. 'Pat' Keller, III
Director, Office of Planning

SUBJECT: 1734 York Road

INFORMATION:

Item Number: 10-259

Petitioner: Haddon Charles Limited Partnership/ Capital Telecom Acquisition, LLC

Zoning: BL

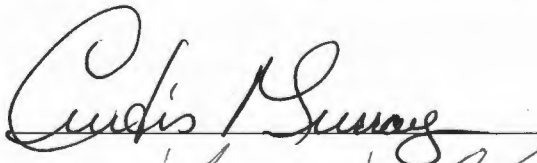
Requested Action: Variance

SUMMARY OF RECOMMENDATIONS:

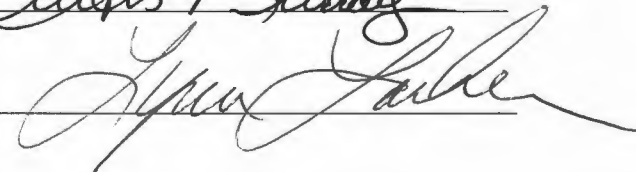
The Office of Planning does not oppose the petitioner's request for a variance from Section 426.6.A.1 of the BCZR to permit a proposed wireless communication tower with a setback of 131 feet to a residential property in lieu of the minimum required 200 feet. According to the Petitioner's site plan the proposed wireless communication tower is to be a 120-foot stealth flag pole structure with internal antennas. The Office of Planning requests that an actual flag be flown from the proposed structure.

For further information concerning the matters stated here in, please contact Jessie Bialek at 410-887-3480.

Prepared by:



Division Chief:
AFK/LL: CM



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Timothy M. Kotroco, Director
Department of Permits and
Development Management

DATE: April 23, 2010

RECEIVED

APR 23 2010

ZONING COMMISSIONER

FROM: Arnold F. 'Pat' Keller, III
Director, Office of Planning

SUBJECT: 1734 York Road

INFORMATION:

Item Number: 10-259 -A

Petitioner: Haddon Charles Limited Partnership/ Capital Telecom Acquisition, LLC

Zoning: BL

Requested Action: Variance

SUMMARY OF RECOMMENDATIONS:

The Office of Planning does not oppose the petitioner's request for a variance from Section 426.6.A.1 of the BCZR to permit a proposed wireless communication tower with a setback of 131 feet to a residential property in lieu of the minimum required 200 feet. According to the Petitioner's site plan the proposed wireless communication tower is to be a 120-foot stealth flag pole structure with internal antennas. The Office of Planning requests that an actual flag be flown from the proposed structure.

For further information concerning the matters stated here in, please contact Jessie Bialek at 410-887-3480.

Prepared by:

Division Chief:
AFK/LL: CM

Curtis B. Bialek
James L. Keller

Please
file.
Item was
withdrawn.
Thanks

TB

5/24
9am

9/30

Withdrawn
by
city.
per
Kuster
9-24



Martin O'Malley, Governor
Anthony G. Brown, Lt. Governor

Beverley K. Swaim-Staley, Secretary
Neil J. Pedersen, Administrator

MARYLAND DEPARTMENT OF TRANSPORTATION

Date: April 22, 2010

Ms. Kristen Matthews.
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 2010-0259-A
MD 45 (York RD)
1734 York RD
CAPITAL TELECON ACQUISITION, LLC
VARIANCE -

Dear Ms. Matthews:

We have reviewed the site plan to accompany petition for variance on the subject of the above captioned, which was received on 04/17/2010. A field inspection and internal review reveals that an entrance onto MD 45 is consistent with current State Highway Administration guidelines is not required. Therefore, SHA has no objection to approval for 1734 York RD, Case Number 2010-0259-A.

Should you have any questions regarding this matter feel free to contact Michael Bailey at 410-545-5593 or 1-800-876-4742 extension 5593. Also, you may email him at (mbailey@sha.state.md.us). Thank you for your attention.

Very truly yours,


For[^] Steven D. Foster, Chief
Engineering Access Permits
Division

SDF/MB

Cc: Mr. David Malkowski, District Engineer, SHA
Mr. Michael Pasquariello, Utility Engineer, SHA

My telephone number/toll-free number is _____
Maryland Relay Service for Impaired Hearing or Speech 1.800.735.2258 Statewide Toll Free

Street Address: 707 North Calvert Street • Baltimore, Maryland 21202 • Phone 410.545.0300 • www.sha.maryland.gov

BALTIMORE COUNTY, MARYLAND

Inter-Office Correspondence



RECEIVED

JUN 09 2010

ZONING COMMISSIONER

TO: Timothy M. Kotroco

FROM: Dave Lykens, DEPRM - Development Coordination

DATE: June 8, 2010

SUBJECT: Zoning Item # 10-259-A
Address 1734 York Road
(Haddon Charles Limited Partnership Property)

Zoning Advisory Committee Meeting of April 12, 2010.

X The Department of Environmental Protection and Resource Management offers the following comments on the above-referenced zoning item:

X Development of this property must comply with the Forest Conservation Regulations (Sections 33-6-101 through 33-6-122 of the Baltimore County Code).

Additional Comments:

Any request for a forest conservation variance must be granted and applicable conditions met prior to issuance of any permit.

Reviewer: Glenn Shaffer Date: April 30, 2010

RE: PETITION FOR VARIANCE * BEFORE THE
1724 York Road; W/S York Road, 287' South *
c/line of W. Ridgely Road * ZONING COMMISSIONER
8th Election & 3rd Councilmanic Districts *
Legal Owner(s): Haddon Charles Limited * FOR
Partnership *
Contract Purchaser(s): Capital Telecom * BALTIMORE COUNTY
Acquisition, LLC *
Petitioner(s) * 10-259-A

* * * * *

ENTRY OF APPEARANCE

Pursuant to Baltimore County Charter § 524.1, please enter the appearance of People's Counsel for Baltimore County as an interested party in the above-captioned matter. Notice should be sent of any hearing dates or other proceedings in this matter and the passage of any preliminary or final Order. All parties should copy People's Counsel on all correspondence sent and all documentation filed in the case.

RECEIVED

APR 21 2010

.....

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio

CAROLE S. DEMILIO
Deputy People's Counsel
Jefferson Building, Room 204
105 West Chesapeake Avenue
Towson, MD 21204
(410) 887-2188

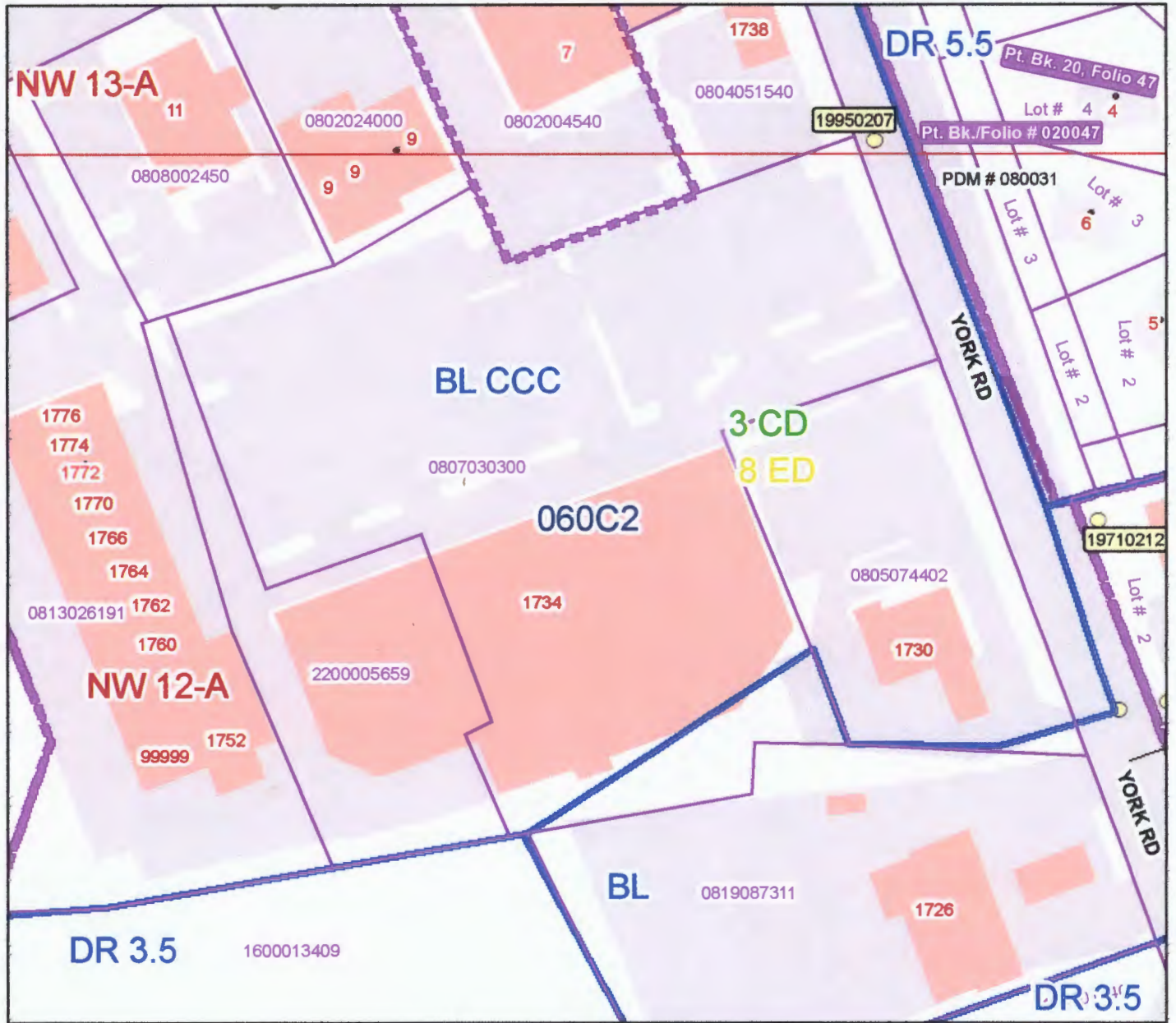
CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 21st day of April, 2010, a copy of the foregoing Entry of Appearance was mailed to Sean Hughes, Esquire, Law Office of Sean Hughes, 5100 Dorsey Hall Drive, Ellicott City, MD 21042, Attorney for Petitioner(s).

Peter Max Zimmerman

PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

1734 York Road



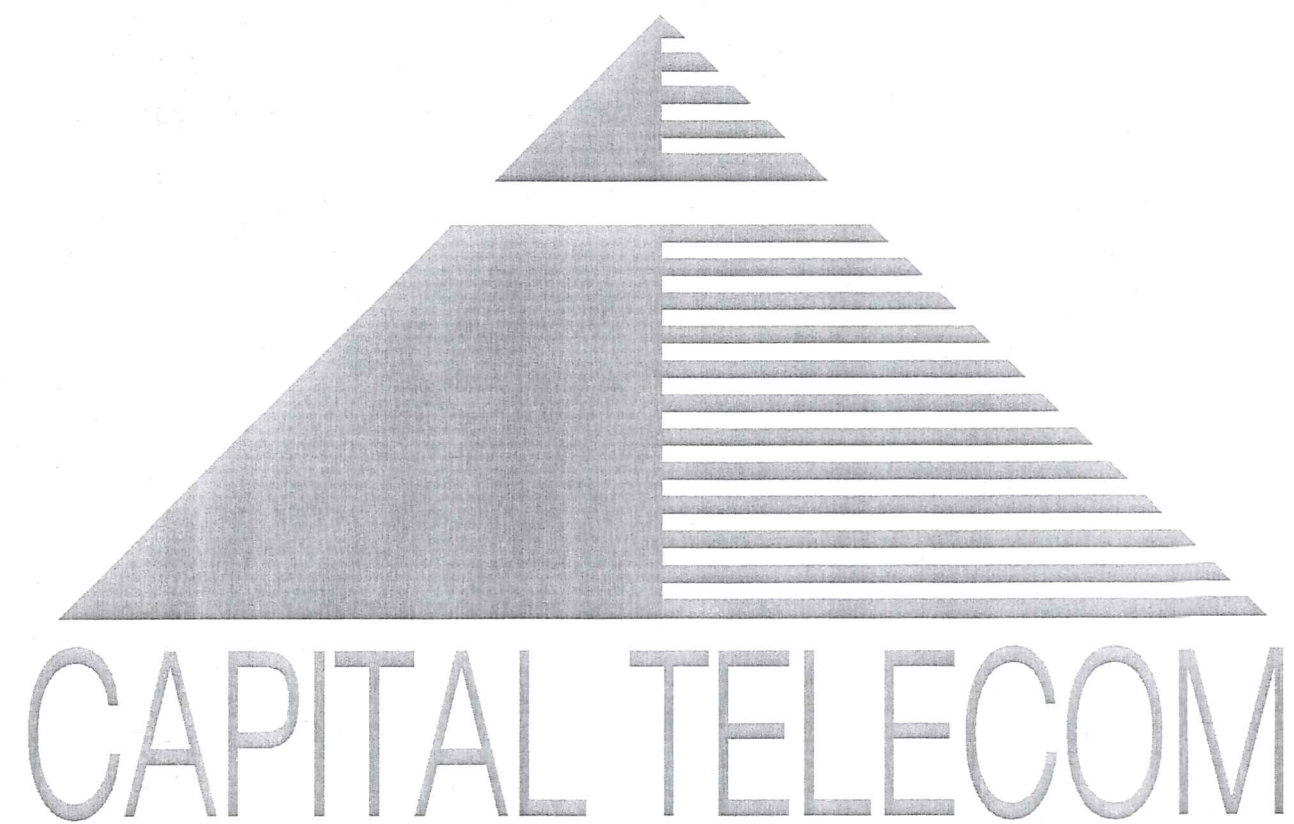
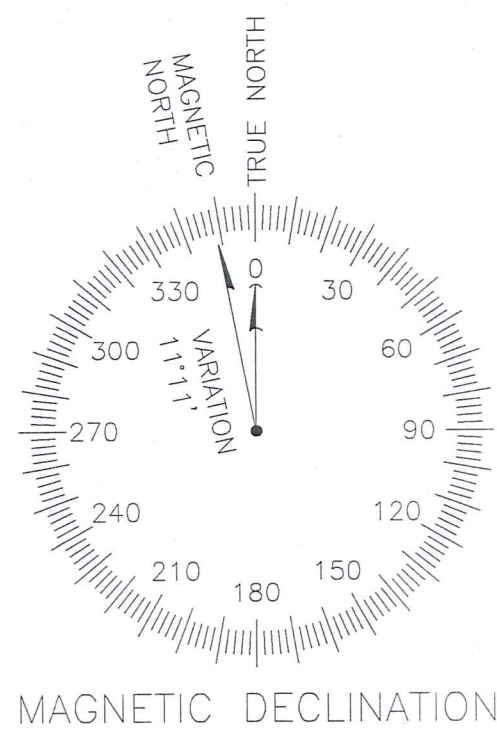
Publication Date: March 31, 2010
Publication Agency: Department of Permits & Development Management
Projection/Datum: Maryland State Plane,
FIPS 1900, NAD 1983/91 HARN, US Foot



0 100 200 Feet

1 inch = 100 feet

Item # 0259



clearwire®
wireless broadband
4400 Carillon Point, Kirkland, Washington 98033

PLAN TO ACCOMPANY DRC REQUEST



clearwire®
wireless broadband
4400 Carillon Point, Kirkland, Washington 98033
TEL: (425) 216-7600
FAX: (425) 216-7900

ADVANTAGE ENGINEERS
telecommunications | environmental | geotechnical
10480 LITTLE PATUXENT PARKWAY, SUITE 1000
COLUMBIA, MARYLAND 21044
PHONE (443) 367-0003
FAX (443) 367-0013

SCHEDULE OF REVISIONS

REV. NO.	DATE	DESCRIPTION OF CHANGES
7		
6		
5		
4		
3		
2		
1	03-29-10	REV. PER COUNTY COMMENTS
0	01-22-10	ISSUED FOR 90% REVIEW (ZD'S)

DRAWN BY: MTG

CHECKED BY:

SCALE: NOTED

JOB NO: 100144201

DRAWING TITLE:

TITLE SHEET

DRAWING SHEET:

T-1

SITE NAME:
LUTHERVILLE
SITE NUMBER:
GL121
SITE ADDRESS:
1734 YORK ROAD
LUTHERVILLE, MARYLAND
21093

SHEET NO. 1 OF 6



PHILIP A. BURTNER, P.E.
"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. 23172, EXPIRATION DATE: 07-25-11"

SITE INFORMATION

SITE NAME: LUTHERVILLE
SITE NUMBER: GL121
SITE ADDRESS: 1734 YORK ROAD
LUTHERVILLE, MARYLAND 21093
JURISDICTION: BALTIMORE COUNTY, MARYLAND
ZONING: BL CCC
COUNCILMANIC DISTRICT: 3
ELECTION DISTRICT: 8
TAX ACCOUNT ID: 08-0807030300
MAP / PARCEL: 60 / 524
PARCEL SIZE / COMPOUND SIZE: 2.93 AC. / 1,816.0 S.F. (0.042 AC.)
SITE COORDINATES: N 39° 25' 41.62" (NAD 83)
W 76° 37' 17.20" (NAD 83)
GROUND ELEVATION: 373± (NAVD 88)
STRUCTURE TYPE: FLAG POLE
STRUCTURE HEIGHT: 120± AGL (TOP OF FLAG POLE)
ANTENNA RAD CENTER: 107± AGL
GROUND LANDLORD NAME: HADDON CHARLES LIMITED PARTNERSHIP
C/O THE STOP & SHOP COMPANIES
GROUND LANDLORD ADDRESS: REAL ESTATE TAX DEPARTMENT
1385 HANCOCK STREET
QUINCY, MASSACHUSETTS 02169-5103
LANDLORD NAME: CAPITAL TELECOM, LLC
LANDLORD ADDRESS: 1500 MT. KEMBLE AVENUE, SUITE 203
MORRISTOWN, NEW JERSEY 07960
APPLICANT: CAPITAL TELECOM, LLC
1500 MT. KEMBLE AVENUE, SUITE 203
MORRISTOWN, NEW JERSEY 07960
APPLICANT PHONE: (973) 425-0606
APPLICANT FAX: (973) 425-1616
CO-APPLICANT: CLEARWIRE US, LLC
4400 CARILLON POINT
KIRKLAND, WASHINGTON 98033
CO-APPLICANT PHONE: (425) 216-7600
CO-APPLICANT FAX: (425) 216-7900

CODE ANALYSIS

BUILDING CODE: IBC 2003
ELECTRICAL CODE: NEC 2008
FIRE SAFETY CODE: NFPA 101
USE GROUP: U (UTILITY)
CONSTRUCTION TYPE: IIB

PROJECT DESCRIPTION

1. NEW GROUND EQUIPMENT TO BE INSTALLED IN NEW 40'-0" x 45'-0" FENCED COMPOUND.
2. NEW 120'-0" NON-PENETRATING FLAG POLE TO BE INSTALLED WITHIN FENCED COMPOUND.
3. NEW ELECTRICAL SERVICE TO BE INSTALLED.
4. NEW TELEPHONE SERVICE TO BE INSTALLED.

SITE NAME:
LUTHERVILLE
SITE NUMBER:
GL121
NEW GROUND EQUIPMENT WITHIN THE
NEW FENCED COMPOUND,
AND NEW ANTENNAS IN THE NEW 120' FLAG POLE



AREA MAP

LUTHERVILLE, MARYLAND
SCALE: 1" = 1000'-0"

DIRECTIONS:

HEADING FROM BWI AIRPORT: TURN LEFT ONTO I-195 WEST. THEN AT EXIT 4A, TAKE RAMP RIGHT FOR I-95 NORTH. AT EXIT 49B, TAKE RAMP LEFT FOR I-695 NORTH. THEN AT EXIT 24, TAKE RAMP RIGHT FOR I-83 NORTH. NEXT AT EXIT 16A, TAKE RAMP RIGHT FOR TIMONIUM ROAD EAST. THEN BEAR RIGHT ONTO WEST TIMONIUM ROAD. FINALLY TURN RIGHT ONTO SR-45 / YORK ROAD.

SHEET INDEX

SHEET NO.	SHEET DESCRIPTION
T-1	TITLE SHEET
Z-1	SITE PLAN
Z-2	ADJOINING PROPERTY INFORMATION
S-1	COMPOUND PLAN
S-2	ELEVATION
S-3	CONSTRUCTION DETAILS

CAPITAL TELECOM REVIEW

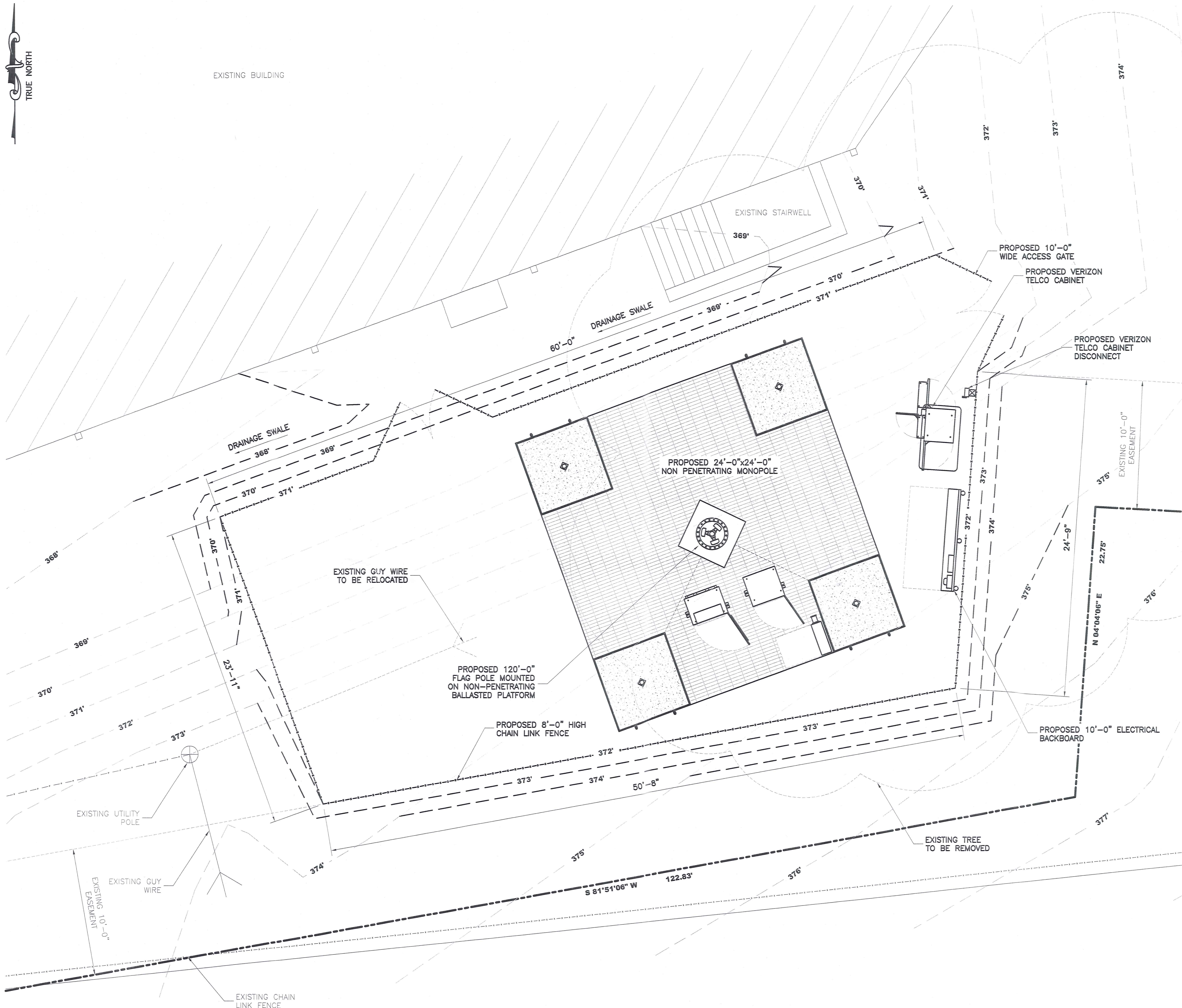
THE FOLLOWING PARTIES HEREBY APPROVE AND ACCEPT THESE DOCUMENTS AND AUTHORIZE THE CONTRACTOR TO PROCEED WITH THE CONSTRUCTION DESCRIBED HEREIN. ALL DOCUMENTS ARE SUBJECT TO REVIEW BY THE LOCAL BUILDING DEPARTMENT AND MAY IMPOSE CHANGES OR MODIFICATIONS.

CAPITAL TELECOM R.F.: _____ **DATE:** _____
CAPITAL TELECOM ZONING: _____ **DATE:** _____
CAPITAL TELECOM S.A.: _____ **DATE:** _____
CAPITAL TELECOM P&T: _____ **DATE:** _____
CAPITAL TELECOM CONST.: _____ **DATE:** _____
CAPITAL TELECOM A&E MGR.: _____ **DATE:** _____
PROPERTY OWNER: _____ **DATE:** _____

#2010-0259-A



EXISTING BUILDING



1
S-1 **COMPOUND PLAN**

SCALE: 1/4" = 1'-0"

GRAPHIC SCALE



(IN FEET)
1/4 inch = 1 ft.

(SCALE BASED ON FULL SIZE 24"x36" SHEETS ONLY)
(DO NOT USE SCALE ON OTHER SIZED DRAWINGS)

GENERAL NOTES

1. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE CODES ORDINANCES, LAWS AND REGULATIONS OF ALL MUNICIPALITIES, UTILITY COMPANIES OR OTHER PUBLIC AUTHORITIES.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS AND INSPECTIONS THAT MAY BE REQUIRED BY ANY FEDERAL, STATE, COUNTY OR MUNICIPAL AUTHORITIES.
3. THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER, IN WRITING, OF ANY CONFLICTS, ERRORS OR OMISSIONS PRIOR TO THE SUBMISSION OF BIDS OR PERFORMANCE OF WORK. MINOR OMISSIONS OR ERRORS IN THE BID PROJECT IN ACCORDANCE WITH THE OVERALL INTENT OF THESE DRAWINGS.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING SITE IMPROVEMENTS PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL REPAIR ANY DAMAGE CAUSED AS A RESULT OF CONSTRUCTION OF THIS FACILITY.
5. THE SCOPE OF WORK FOR THIS PROJECT SHALL INCLUDE PROVIDING ALL MATERIALS, EQUIPMENT AND LABOR REQUIRED TO COMPLETE THIS PROJECT. ALL EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
6. THE CONTRACTOR SHALL VISIT THE PROJECT SITE PRIOR TO SUBMITTING A BID TO VERIFY THAT THE PROJECT CAN BE CONSTRUCTED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
7. THIS PLAN WAS PREPARED USING AN APPROVED PLAN ENTITLED SITE PLAN BY GEOMATX DATED 01-21-10 AND SHOULD NOT BE CONSTRUED AS AN ACCURATE SURVEY.
8. THE PROPOSED FACILITY WILL CAUSE ONLY A "DE MINIMUS" INCREASE IN STORMWATER RUNOFF. THEREFORE, NO DRAINAGE STRUCTURES ARE PROPOSED.
9. NO NOISE, SMOKE, DUST, OR ODOR WILL RESULT FROM THIS FACILITY.
10. THE FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION (THERE IS NO HANDICAP ACCESS REQUIRED).
11. THE FACILITY IS UNMANNED AND DOES NOT REQUIRE POTABLE WATER OR SANITARY SERVICE.
12. POWER TO THE FACILITY WILL BE MONITORED BY A SEPARATE METER.
13. CONTRACTOR SHALL VERIFY ANTENNA ELEVATION AND AZIMUTH WITH RF ENGINEERING PRIOR TO INSTALLATION.
14. MOUNTS AND ANTENNAS ARE DESIGNED TO MEET EIA/TIA-222-G AS PER IBC 2006 REQUIREMENTS.
15. ALL STRUCTURAL ELEMENTS SHALL BE HOT DIPPED GALVANIZED STEEL.
16. CONTRACTOR SHALL MAKE A UTILITY "ONE CALL" TO LOCATE ALL UTILITIES PRIOR TO EXCAVATING.
17. IF ANY PIPING EXISTS BENEATH THE SITE AREA, CONTRACTOR MUST LOCATE IT AND CONTACT OWNERS REPRESENTATIVE.
18. CONSTRUCTION TO COMMENCE UPON COMPLETION OF A PASSING STRUCTURAL ANALYSIS. STRUCTURAL ANALYSIS TO BE PERFORMED BY OTHERS.

LEASE AREA

CLEARWIRE LEASE AREA	102 SF
CAPITAL TELECOM LEASE AREA	233,105 SF



PROTECT YOURSELF. GIVE THREE WORKING DAYS NOTICE.
THIS DRAWING DOES NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY. ALL CONSTRUCTION MUST BE DONE IN COMPLIANCE WITH THE OCCUPATIONAL SAFETY AND HEALTH ACT OF 1970 AND ALL RULES AND REGULATIONS THERE TO APPLICABLE.



clearwire
wireless broadband
4400 Carillon Point, Kirkland, Washington 98033
TEL: (425) 216-7600
FAX: (425) 216-7900

ADVANTAGE ENGINEERS
telecommunications | environmental | geotechnical
10480 LITTLE PATUXENT PARKWAY, SUITE 1000
COLUMBIA, MARYLAND 21044
PHONE (443) 367-0003
FAX (443) 367-0013

SCHEDULE OF REVISIONS

REV. NO.	DATE	DESCRIPTION OF CHANGES
7		
6		
5		
4		
3		
2		
1	03-29-10	REV. PER COUNTY COMMENTS
0	01-22-10	ISSUED FOR 90% REVIEW (ZD'S)

DRAWN BY:	MTG
CHECKED BY:	
SCALE:	NOTED
JOB NO:	100144201

DRAWING TITLE:
COMPOUND PLAN

DRAWING SHEET:
S-1

SITE NAME:
LUTHERVILLE
SITE NUMBER:
GL121
SITE ADDRESS:
1734 YORK ROAD
LUTHERVILLE, MARYLAND
21093

SHEET NO. 4 OF 6



PHILIP A. BURTNER, P.E.
"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. 23172, EXPIRATION DATE: 07-25-11"

SCHEDULE OF REVISIONS

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3		
2		
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0	01-22-10	ISSUED FOR 90% REVIEW (ZD'S)

DRAWN BY: MTG
CHECKED BY:
SCALE: NOTED
JOB NO: 100144201

DRAWING TITLE:
ELEVATION

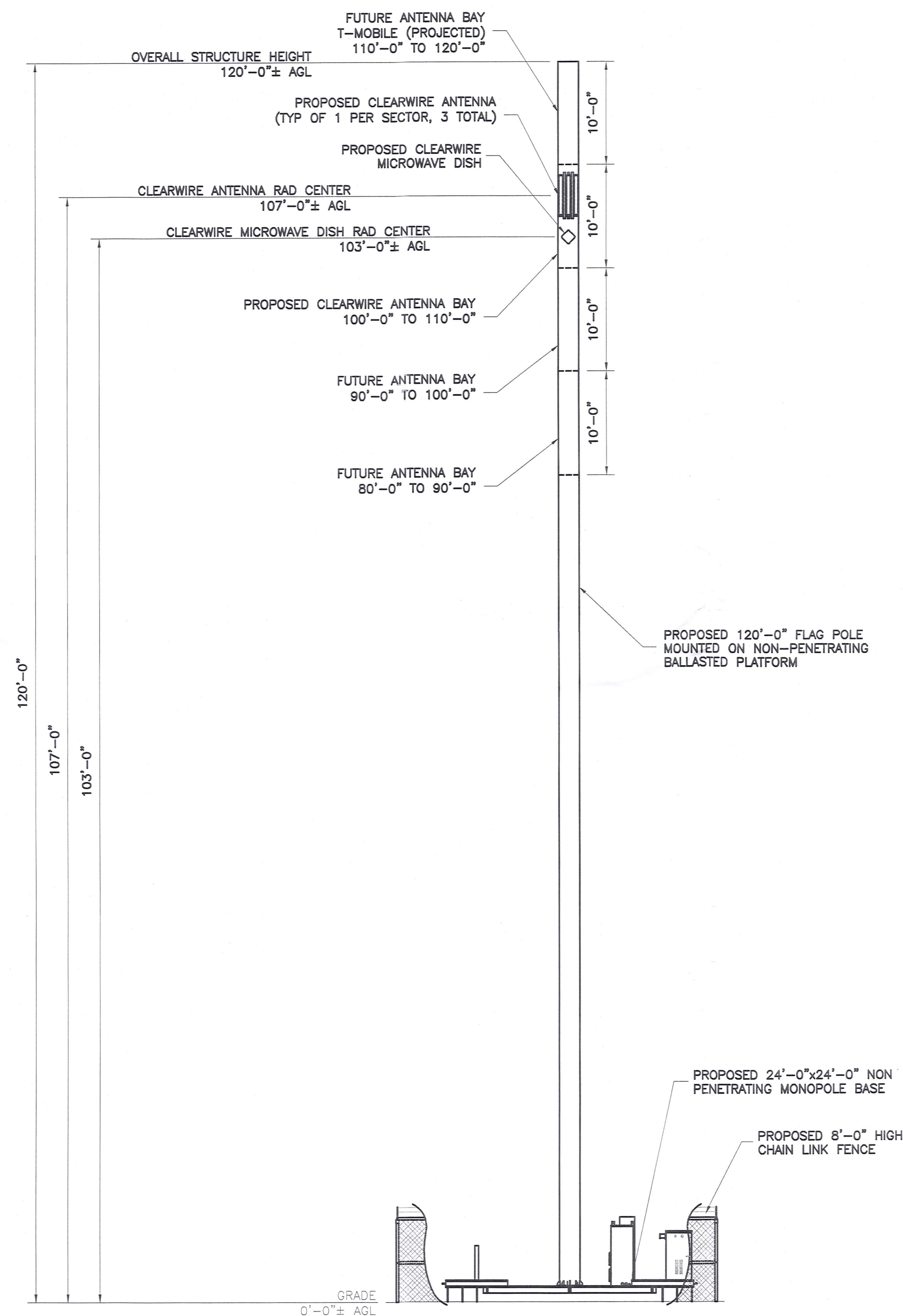
DRAWING SHEET:
S-2

SITE NAME:
LUTHERVILLE
SITE NUMBER:
GL121
SITE ADDRESS:
**1734 YORK ROAD
LUTHERVILLE, MARYLAND
21093**

SHEET NO. 5 OF 6



PHILIP A. BURTNER, P.E.
"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. 23172, EXPIRATION
DATE 07-25-11"

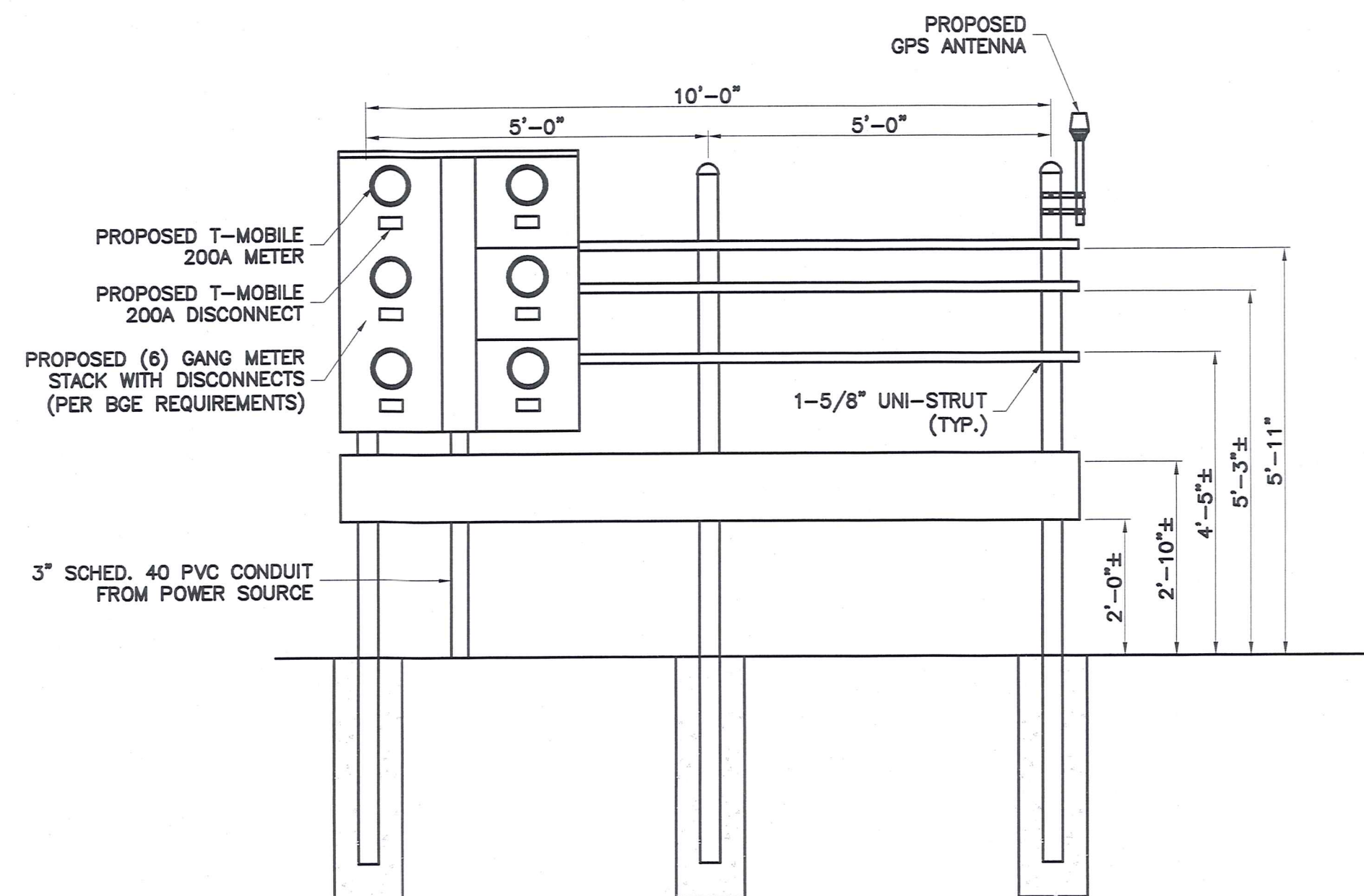


1
S-2
ELEVATION
SCALE: 1/8" = 1'-0"

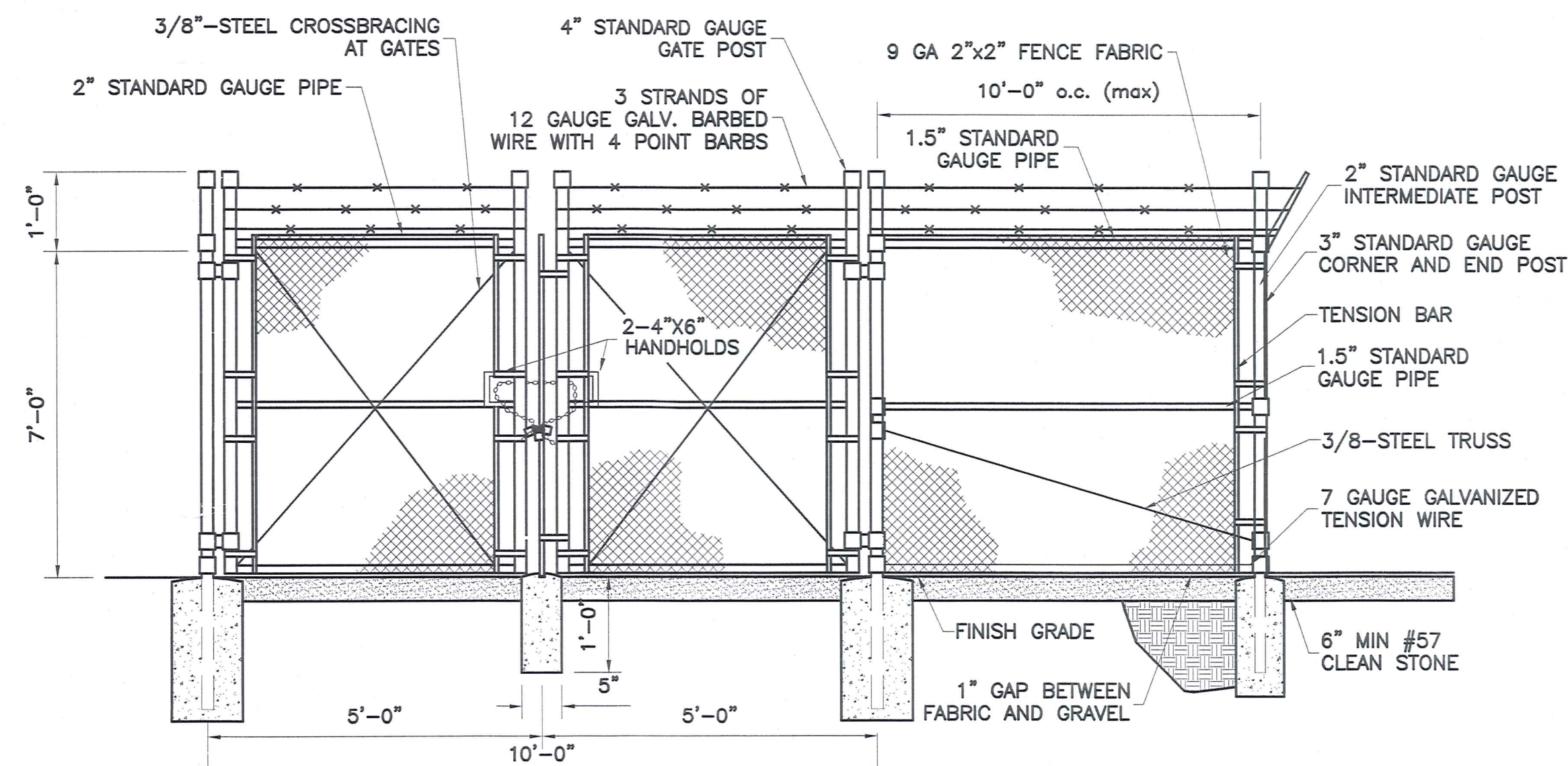


(IN FEET)
1/8 inch = 1 ft.
(SCALE BASED ON FULL SIZE 24"x36" SHEETS ONLY)
(DO NOT USE SCALE ON OTHER SIZED DRAWINGS)

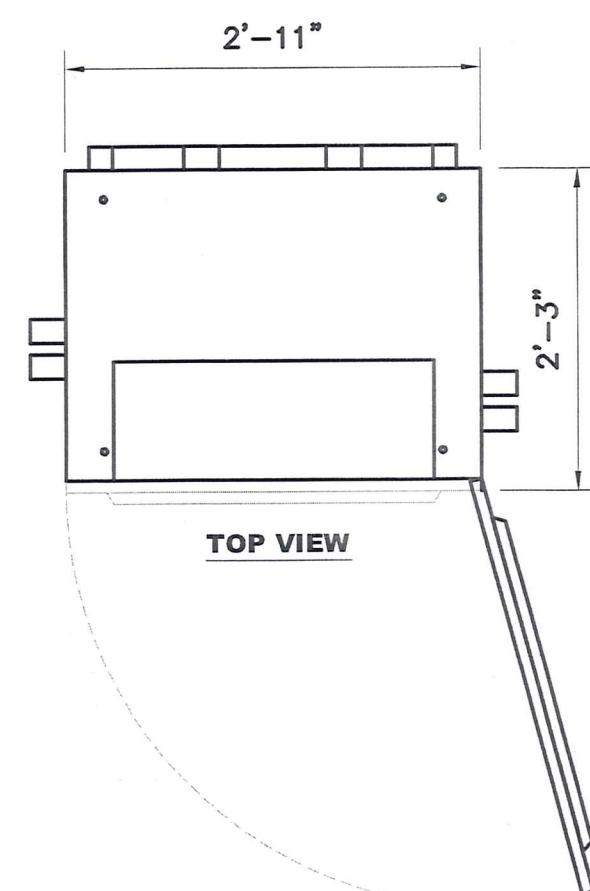
Item #0259



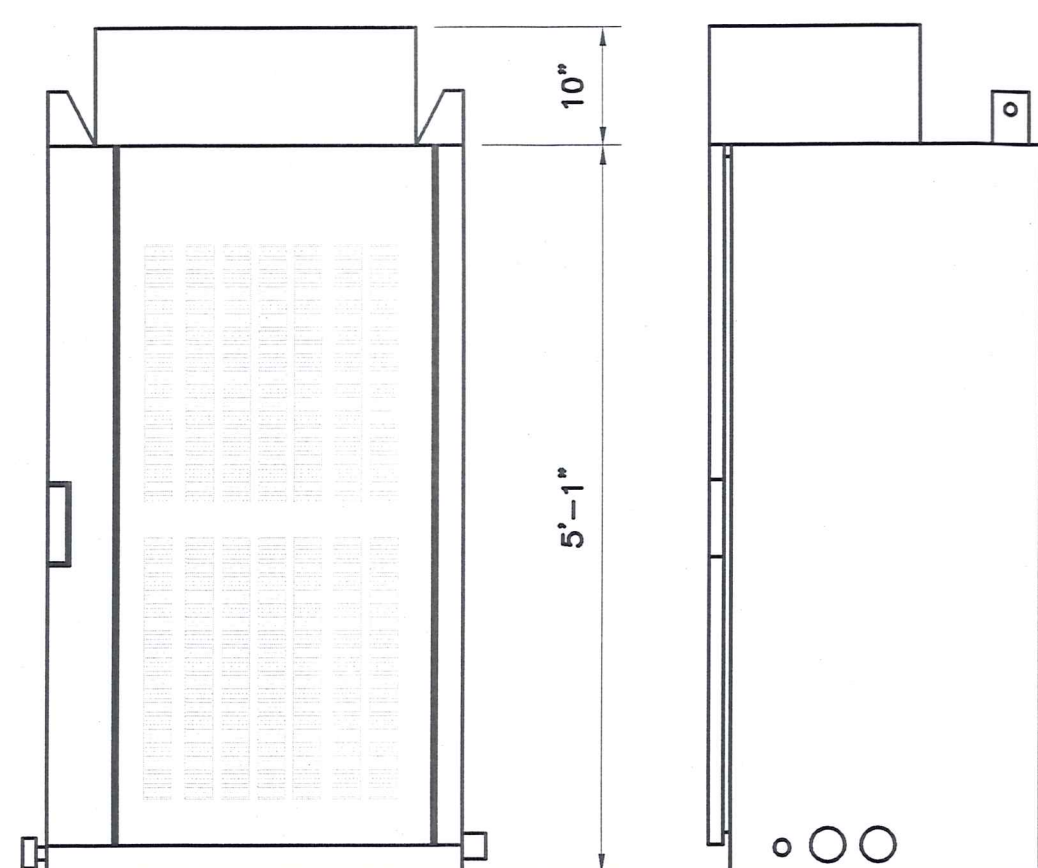
1
S-3
N.T.S.
PROPOSED ELECTRICAL BACKBOARD



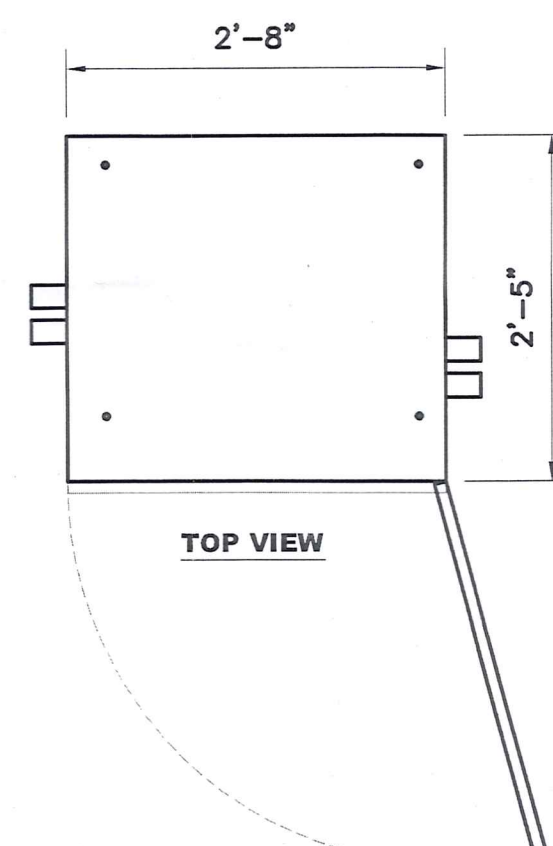
2
S-3
N.T.S.
PROPOSED FENCE AND GATE DETAIL



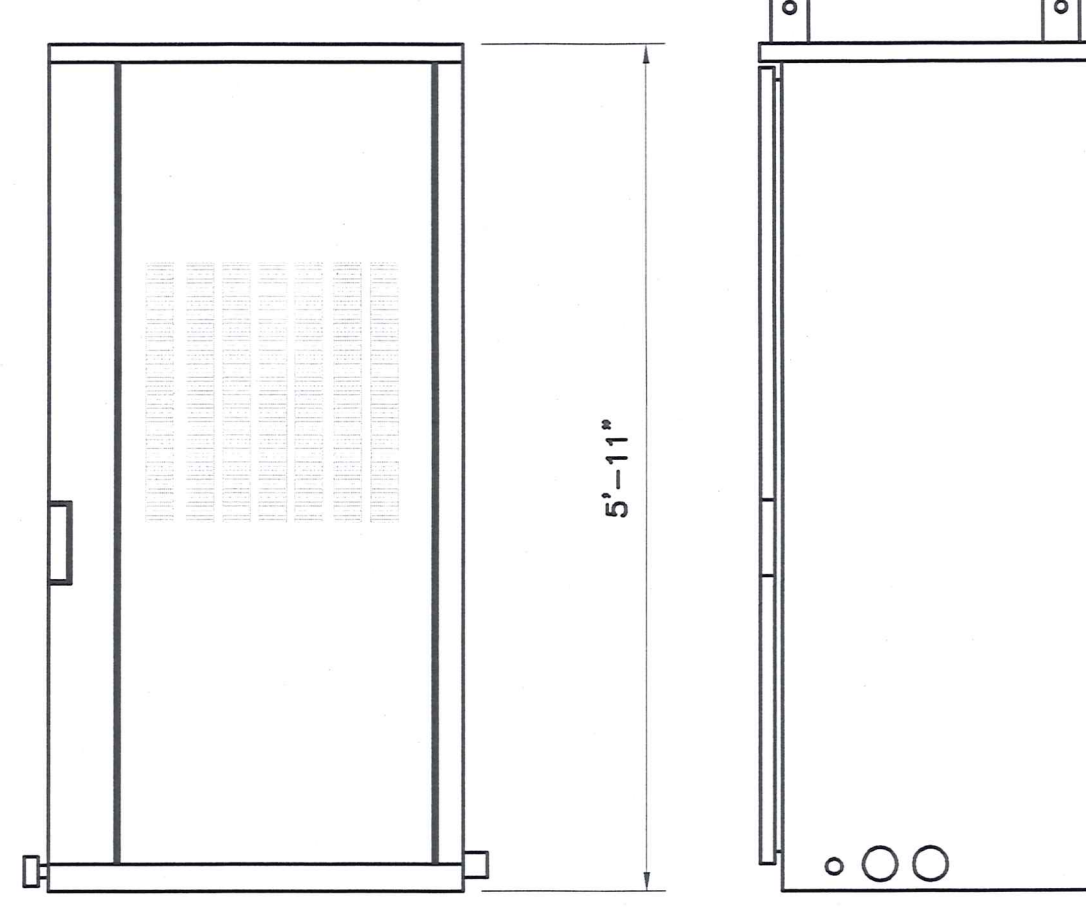
CABINET WEIGHT: 1896 LBS



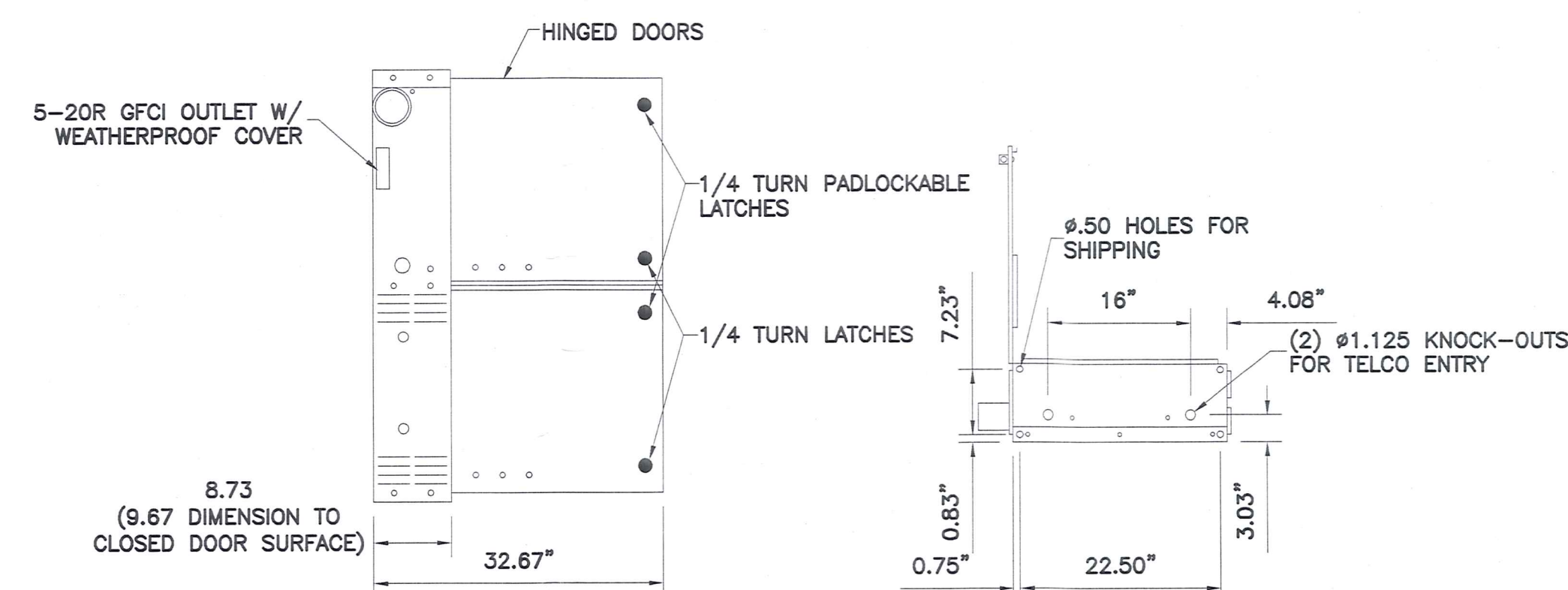
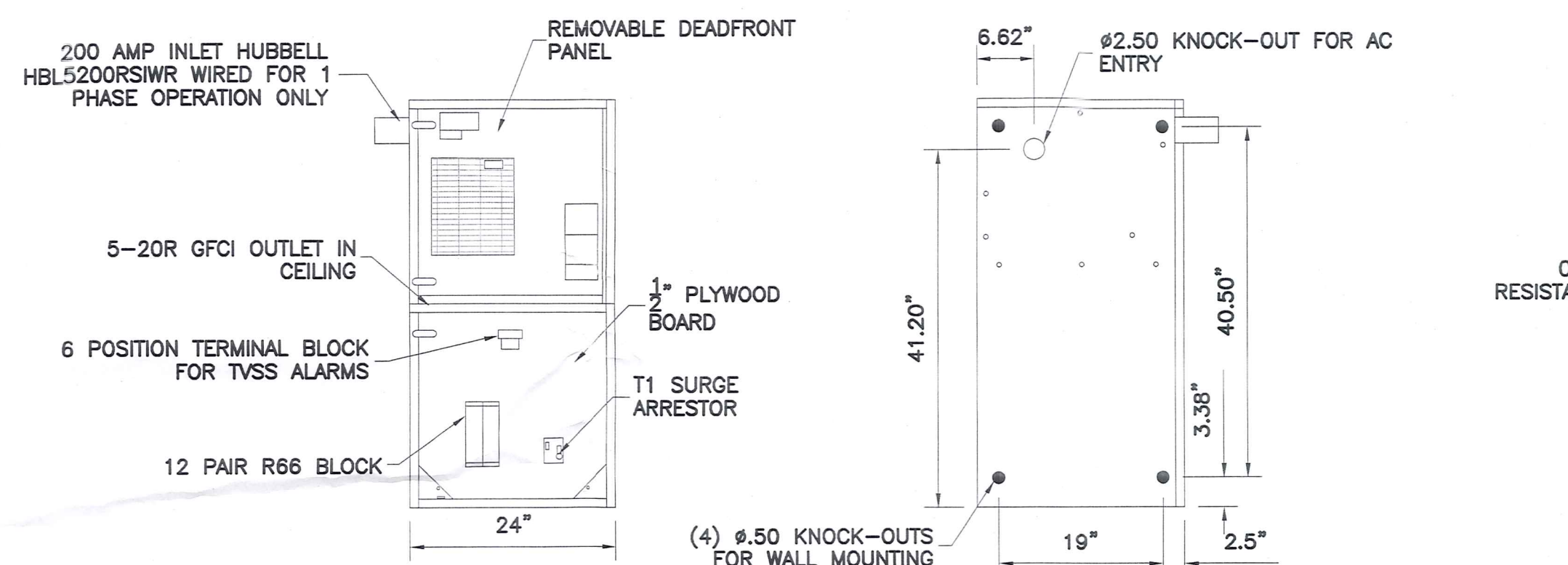
3
S-3
N.T.S.
CLEARWIRE RADIO CABINET DETAIL



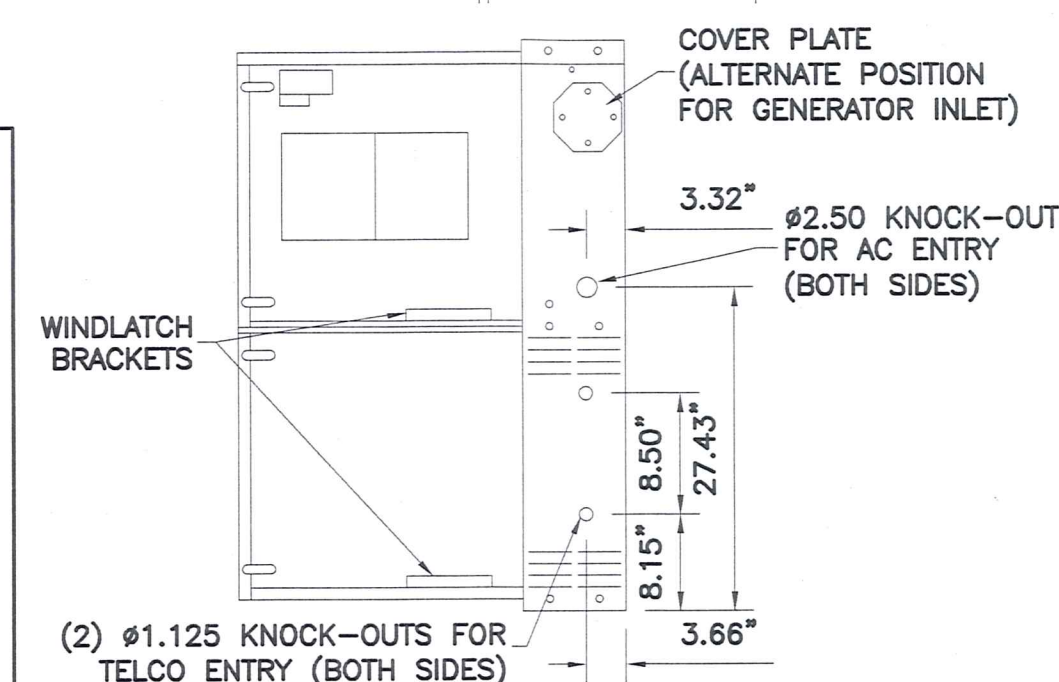
CABINET WEIGHT: 1292 LBS



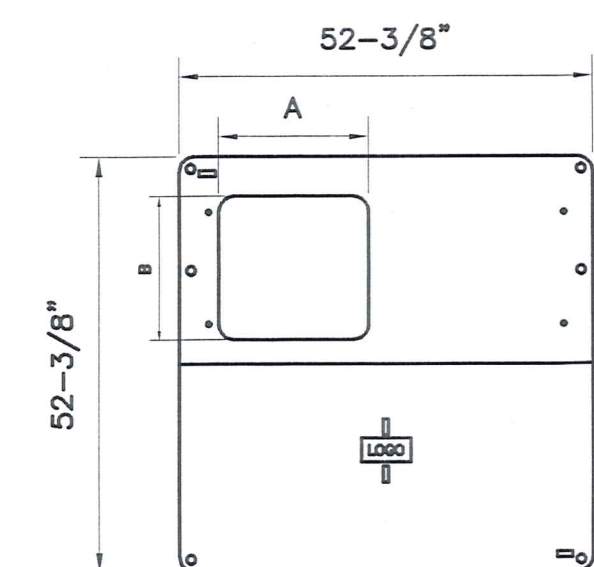
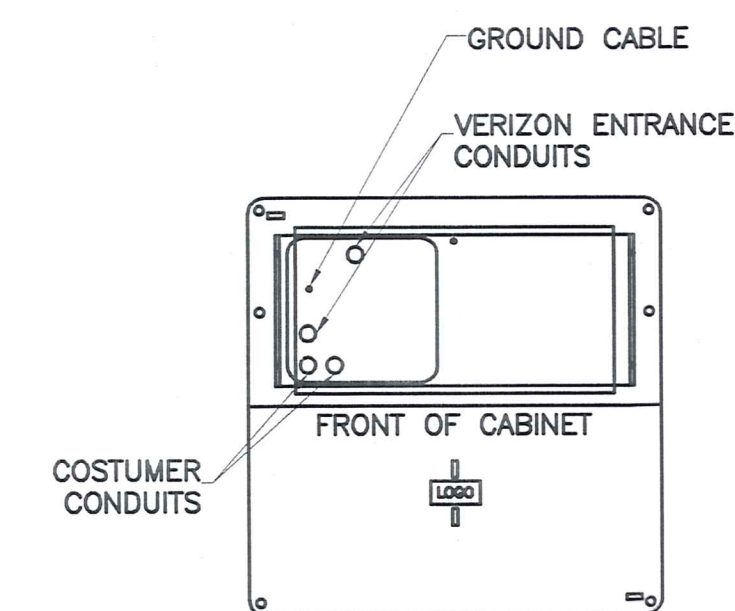
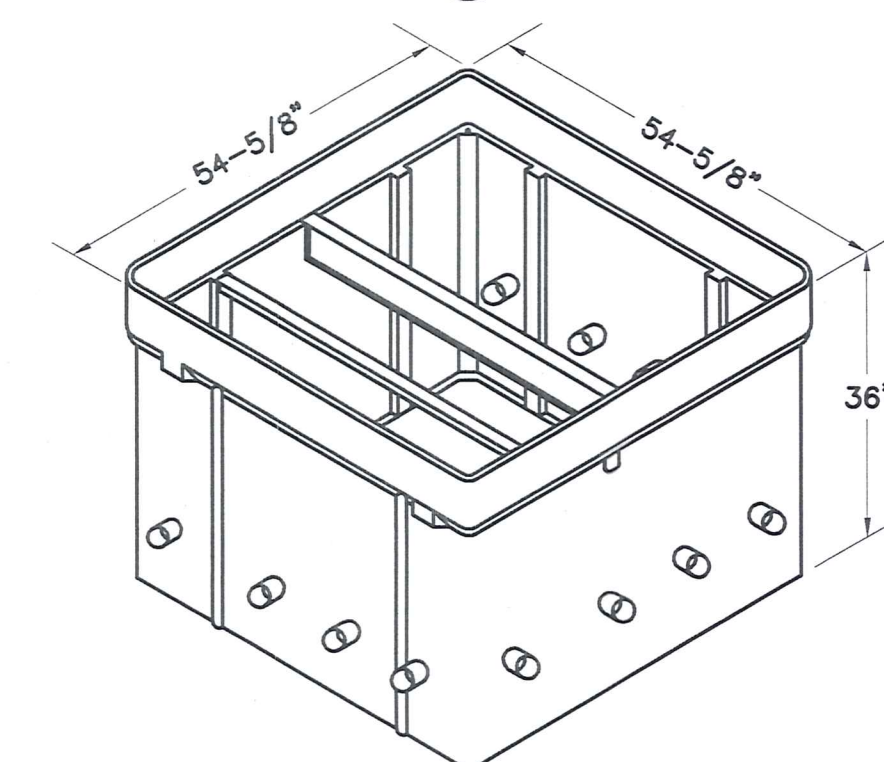
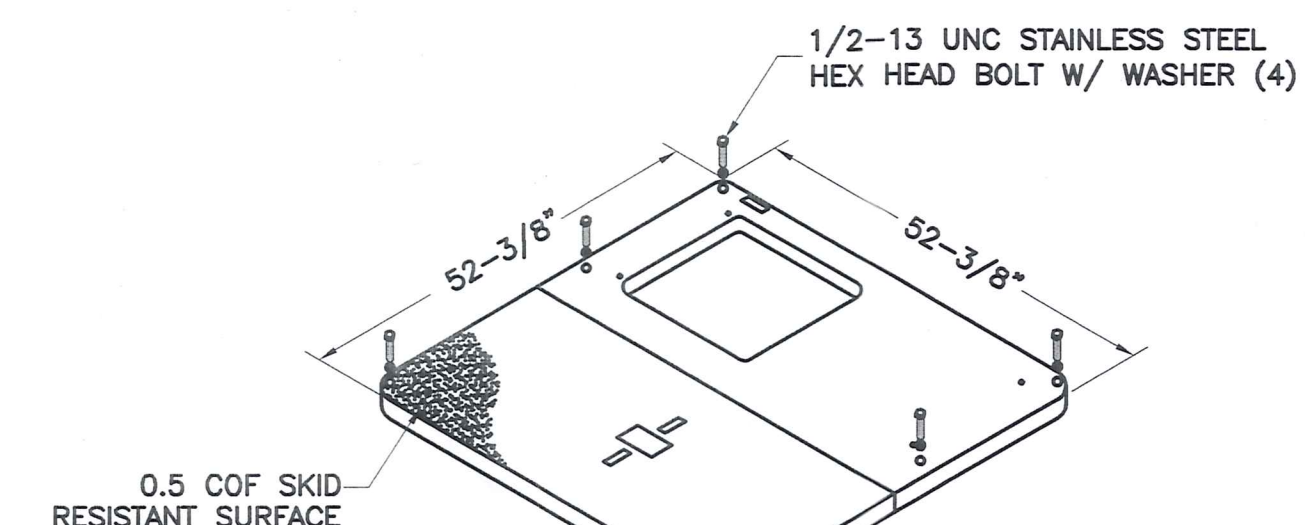
4
S-3
N.T.S.
CLEARWIRE BBU CABINET DETAIL



SPECIFICATIONS:
120/240 VAC, 1-PHASE, 4-WIRE, 60 HERTZ, SERIES RATED FOR 65KAIC
UL891, NEC 2002
SUITABLE FOR USE AS SERVICE ENTRANCE EQUIPMENT
MAIN BREAKERS - 200 AMP COMMERCIAL/ 200 AMP GENERATOR
CUTLER HAMMER, SERIES ED
MARCONI SLIDING LINK INTERIOR BAR
LOAD BREAKER PANEL - 200 AMP CUTLER HAMMER, 24 POSITION, TYPE CH
GFCI CONVENIENCE OUTLETS - (2) 5-20R
TVSS - AC: TRANSECTOR MCP120TA-20M
T1: TSJ48CLT
ALARMS: NC AND/OR NO. DRY CONTACTS WIRED TO A TERMINAL BLOCK
FOR AC TVSS COMPONENT FAILURE STATUS



5
S-3
N.T.S.
PPC CABINET DETAIL



6
S-3
N.T.S.
MESA CABINET DETAIL

SCHEDULE OF REVISIONS		
REV. NO.	DATE	DESCRIPTION OF CHANGES
7		
6		
5		
4		
3		
2		
1	03-29-10	REV. PER COUNTY COMMENTS
0	01-22-10	ISSUED FOR 90% REVIEW (ZD'S)

DRAWN BY: MTG
CHECKED BY:
SCALE: NOTED
JOB NO: 100144201

DRAWING TITLE:
CONSTRUCTION DETAILS

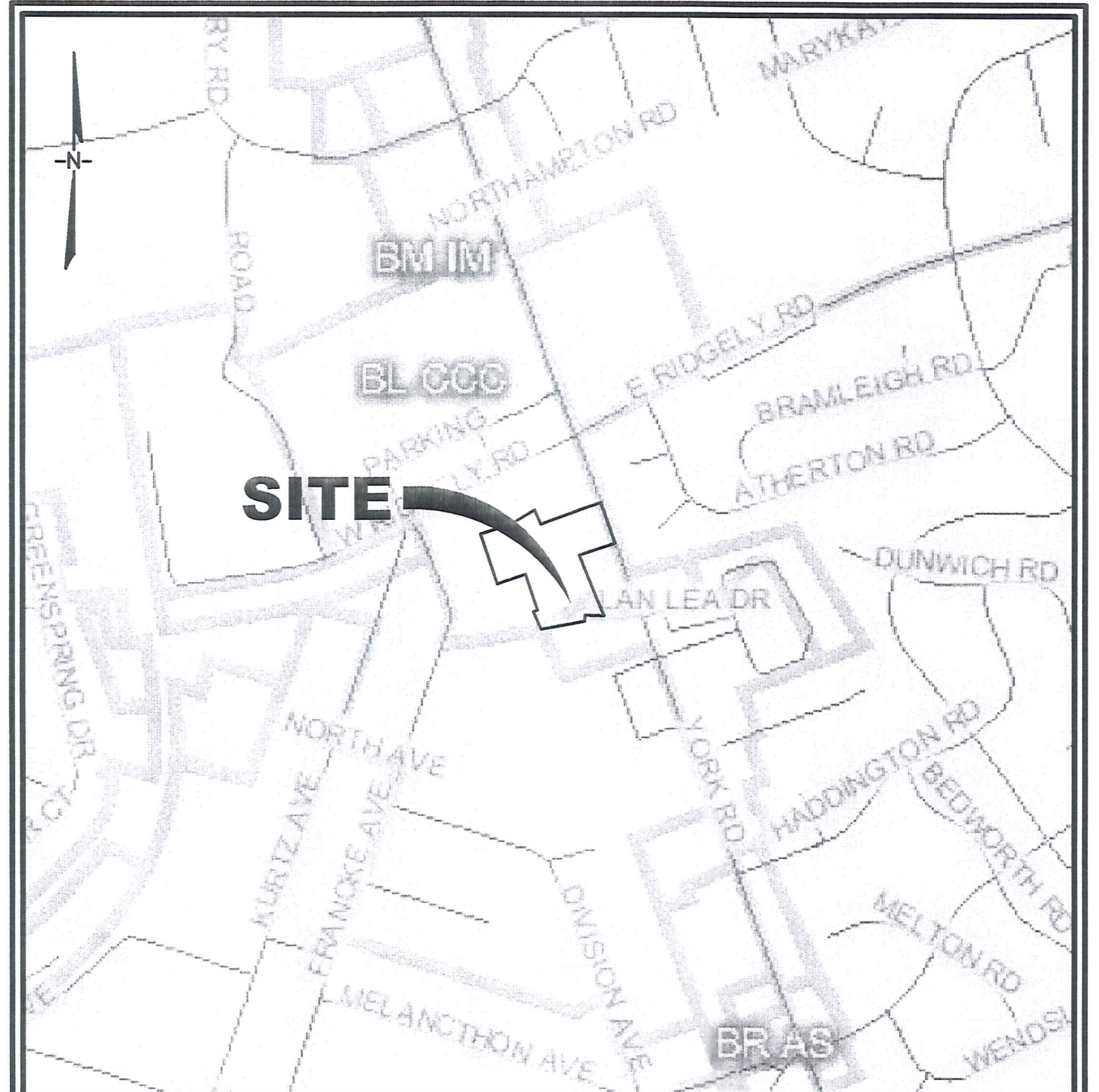
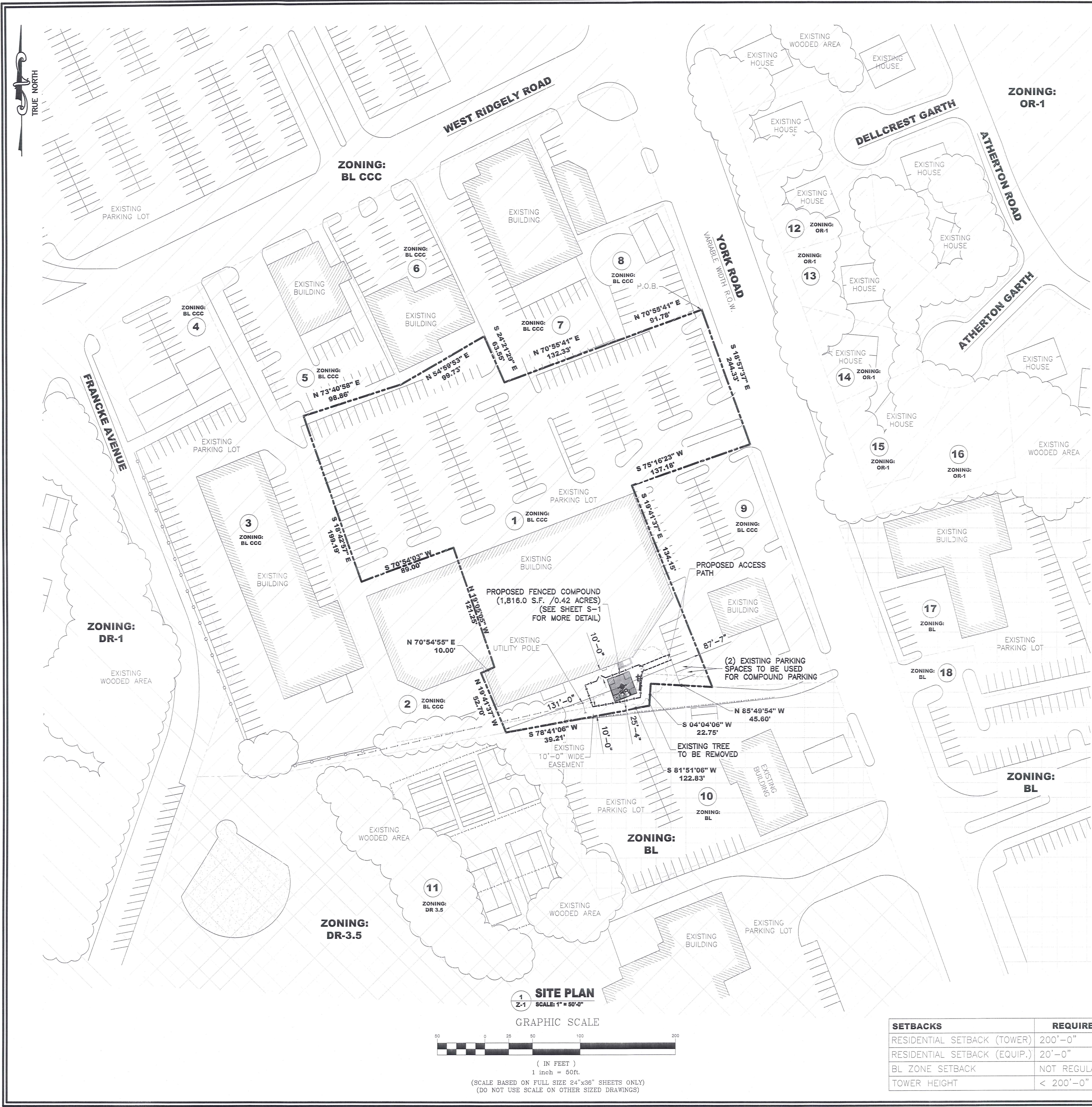
DRAWING SHEET:
S-3

SITE NAME:
LUTHERVILLE
SITE NUMBER:
GL121
SITE ADDRESS:
1734 YORK ROAD
LUTHERVILLE, MARYLAND
21093

SHEET NO. 6 OF 6

Philip A. Burtner

PHILIP A. BURTNER, P.E.
"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. 23172, EXPIRATION DATE: 07-25-11"



ZONING MAP SCALE: 1"=200'

- GENERAL NOTES:**
1. THIS PLAN WAS PREPARED USING AN APPROVED PLAN ENTITLED SITE PLAN BY GEOMATX DATED 01-21-10 AND SHOULD NOT BE CONSTRUED AS AN ACCURATE SURVEY.
 2. THE PROPOSED FACILITY WILL CAUSE "DE MINIMUS" IN STORMWATER RUNOFF. THEREFORE, NO DRAINAGE STRUCTURES ARE PROPOSED.
 3. NO NOISE, SMOKE, DUST, OR ODOR WILL RESULT FROM THIS FACILITY.
 4. THE FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. (THERE IS NO HANDICAP ACCESS REQUIRED).
 5. THE FACILITY IS UNMANNED AND DOES NOT REQUIRE POTABLE WATER OR SANITARY SERVICE.
 6. ELEVATIONS REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 1988).
 7. THE PROPOSED DEVELOPMENT DOES NOT INCLUDE STREET SIGNS OF ANY TYPE.
 8. THE PROPOSED DEVELOPMENT DOES NOT INCLUDE OUTDOOR STORAGE OR ANY SOLID WASTE RECEPTACLES.
 9. ACCORDING TO THE F.I.R.M. COMMUNITY PANEL #2400100265F, DATED 09-26-08, THE PROPOSED SITE IS NOT IN A FLOOD PLAIN.
 10. BEARINGS BASED ON MARYLAND STATE PLANE COORDINATE SYSTEM.

DISTURBED AREA	
ACCESS ROAD	EXISTING
SITE COMPOUND	1,816.0 S.F. (0.042 AC.)
TURNAROUND AREA	EXISTING

SETBACKS	REQUIRED	PROPOSED	VARIANCE REQUESTED
RESIDENTIAL SETBACK (TOWER)	200'-0"	119'-10"	YES
RESIDENTIAL SETBACK (EQUIP.)	20'-0"	83'-9"	YES
BL ZONE SETBACK	NOT REGULATED	25'-4"	NO
TOWER HEIGHT	< 200'-0"	120'-0"	NO

811

Know what's below.
Call before you dig.

PROTECT YOURSELF. GIVE THREE WORKING DAYS NOTICE.

THIS DRAWING DOES NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY. ALL CONSTRUCTION MUST BE DONE IN COMPLIANCE WITH THE OCCUPATIONAL SAFETY AND HEALTH ACT OF 1970 AND ALL RULES AND REGULATIONS THERE TO APPLICABLE.

Item #0259

CAPITAL TELECOM

1500 MT. KEMBLE AVENUE, SUITE 203
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COLUMBIA, MARYLAND 21044
PHONE (443) 367-0003
FAX (443) 367-0013

SCHEDULE OF REVISIONS		
7		
6		
5		
4		
3		
2		
1	03-29-10	REV. PER COUNTY COMMENTS
0	01-22-10	ISSUED FOR 90% REVIEW (ZD'S)
REV. NO.	DATE	DESCRIPTION OF CHANGES

DRAWN BY: MTG

CHECKED BY:

SCALE: NOTED

JOB NO: 100144201

DRAWING TITLE:

SITE PLAN

DRAWING SHEET:

Z-1

SITE NAME:
LUTHERVILLE

SITE NUMBER:
GL121

SITE ADDRESS:
1734 YORK ROAD
LUTHERVILLE, MARYLAND
21093

SHEET NO. 2 OF 6

PHILIP A. BURTNER, P.E.

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ADJOINER PROPERTY
OWNER INFORMATION:

- 1

OWNER NAME: HADDON CHARLES LIMITED PARTNERSHIP
C/O THE STOP & SHOP COMPANIES
PREMISES ADDRESS: 1734 YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0807030300
LAND AREA: 2.93 AC.
ZONING: BL CCC
- 2

OWNER NAME: HADDON CHARLES LIMITED PARTNERSHIP
C/O THE STOP & SHOP COMPANIES
PREMISES ADDRESS: FRANCKE AVENUE
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-2200005659
LAND AREA: 0.67 AC.
ZONING: BL CCC
- 3

OWNER NAME: RIDGELY PLAZA LIMITED
PARTNERSHIP LLLP
PREMISES ADDRESS: FRANCKE AVENUE
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0813026191
LAND AREA: 1.35 AC.
ZONING: BL CCC
- 4

OWNER NAME: YEN THEODORE YEN-JEN
PREMISES ADDRESS: 19 RIDGELY ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0819039680
LAND AREA: 18,338.0 S.F.
ZONING: BL CCC
- 5

OWNER NAME: COLE BEVERLY ANN LEASED TO
WYMAN PARK FEDERAL S&L ASN
PREMISES ADDRESS: 11 RIDGELY ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0808002450
LAND AREA: 23,522.0 S.F.
ZONING: BL CCC
- 6

OWNER NAME: PEGGY D. & GARY BENSON
PREMISES ADDRESS: 9 RIDGELY ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0802024000
LAND AREA: 17,162.0 S.F.
ZONING: BL CCC
- 7

OWNER NAME: R&P RIDGELY LLC
PREMISES ADDRESS: 7 RIDGELY ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0802004540
LAND AREA: 32,016.0 S.F.
ZONING: BL CCC
- 8

OWNER NAME: BLAKEFIELD ASSOCIATES, LLC
PREMISES ADDRESS: 1738 YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0804051540
LAND AREA: 10,367.0 S.F.
ZONING: BL CCC
- 9

OWNER NAME: FIRST FIDELITY BANK
PREMISES ADDRESS: 1730 YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0805074402
LAND AREA: 21,344.0 S.F.
ZONING: BL CCC
- 10

OWNER NAME: RAYMOND E. & BETTY LOU ADOLPH
PREMISES ADDRESS: 1726 YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0819087311
LAND AREA: 1.27 AC.
ZONING: BL
- 11

OWNER NAME: BOARD OF EDUCATION
OF BALTIMORE COUNTY
PREMISES ADDRESS: YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-1600013409
LAND AREA: 1.00 AC.
ZONING: DR 3.5
- 12

OWNER NAME: DREW & PATRICIA CARBERRY
PREMISES ADDRESS: 3 DELLOREST GARTH
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0813077620
LAND AREA: 9,230.0 S.F.
ZONING: OR-1
- 13

OWNER NAME: JOHN R. WAILES
PREMISES ADDRESS: 4 ATHERTON GARTH
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0808081150
LAND AREA: 10,706.0 S.F.
ZONING: OR-1
- 14

OWNER NAME: JOSE A. & MARIA T. HERNANDEZ
PREMISES ADDRESS: 6 ATHERTON GARTH
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0813077311
LAND AREA: 9,888.0 S.F.
ZONING: OR-1
- 15

OWNER NAME: BRIAN R. NAUGHTON
PREMISES ADDRESS: 5 ATHERTON GARTH
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0813077312
LAND AREA: 8,918.0 S.F.
ZONING: OR-1
- 16

OWNER NAME: SCOTT C. & SARAH K. HUNSINGER
PREMISES ADDRESS: 3 ATHERTON GARTH
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-0813077341
LAND AREA: 15,686.0 S.F.
ZONING: OR-1
- 17

OWNER NAME: 1729 LLC
PREMISES ADDRESS: 1737 YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-2300004037
LAND AREA: 36,472.0 S.F.
ZONING: BL
- 18

OWNER NAME: LAN LEA LLC
PREMISES ADDRESS: 1719 YORK ROAD
LUTHERVILLE, MARYLAND 21093
TAX ACCOUNT #: 08-2300004036
LAND AREA: 7.05 AC.
ZONING: BL



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SCHEDULE OF REVISIONS

7		
6		
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4		
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1	03-29-10	REV. PER COUNTY COMMENTS
0	01-22-10	ISSUED FOR 90% REVIEW (ZD'S)
REV. NO.	DATE	DESCRIPTION OF CHANGES

DRAWN BY: MTG
CHECKED BY:
SCALE: NOTED
JOB NO: 100144201

DRAWING TITLE:
ADJOINING PROPERTY
INFORMATION

DRAWING SHEET:
Z-2

SITE NAME:
LUTHERVILLE
SITE NUMBER:
GL121
SITE ADDRESS:
1734 YORK ROAD
LUTHERVILLE, MARYLAND
21093

SHEET NO. 3 OF 6



PHILIP A. BURTNER, P.E.
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ENGINEER UNDER THE LAWS OF THE STATE OF
MARYLAND, LICENSE NO. 23172, EXPIRATION
DATE: 07-25-11"

Item #0259