

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND
Legislative Session 2009, Legislative Day No. 15

Resolution No. 70-09

Mr. Vincent J. Gardina, Councilman

By the County Council, September 21, 2009

A RESOLUTION of the Baltimore County Council to amend the Towson Manor Village Enhancement Study.

WHEREAS, the Baltimore County Council adopted the Baltimore County Master Plan 2010 on February 22, 2000; and

WHEREAS, on November 6, 2006, by adoption of Resolution 86-06, the County Council adopted the Towson Manor Village Enhancement Study, as part of the Baltimore County Master Plan 2010, to be a guide for the development of the Towson Manor Village area, “subject to further modifications deemed advisable by the County.”; and

WHEREAS, the County Council now deems it advisable that the Towson Manor Village Enhancement Study be updated to reflect a revised development proposal for the Development Area identified in the Enhancement Study. The new development proposal, details of which are being included in the Enhancement Study as amendments thereto, has been created through a series of interactive workshops held throughout the Spring of 2009 by Bozzuto Homes, Inc. with members of the community associations of Towson Manor Village, Burkleigh Square, and Aigburth Manor. The new development proposal features 120 townhomes and a 92 bed assisted living facility. The community groups expressed strong support for the revised proposal at the most recent meeting held on June 9, 2009.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND, that the Towson Manor Village Enhancement Study, and the proposed amendments attached hereto and made part hereof, be and it is hereby adopted and incorporated into the Baltimore County Master Plan 2010, subject to such further modifications as deemed advisable by the County Council.

r07009.no attachments.wpd

AMENDMENTS TO THE TOWSON MANOR
VILLAGE ENHANCEMENT STUDY

Vincent J. Gardina, Councilman

1. On Page 15, following the Conclusion section, insert new section:

UPDATE:

A new development proposal for the Development Area has been created through a series of interactive workshops held throughout the Spring of 2009 by Bozzuto Homes, Inc. with members of the community associations of Towson Manor Village, Burkleigh Square, and Aigburth Manor. The new development proposal features 120 townhomes and a 92 bed assisted living facility. The community groups expressed strong support for the plan at a recent meeting held on June 9, 2009. The revised plans and elevations shall replace the plans and elevations previously included in the Enhancement Study, and development of the Development Area substantially consistent with these revised plans and elevations shall be considered to demonstrate compliance with the Towson Manor Village Enhancement Study and the Baltimore County Master Plan 2010.

2. On Page 18, Figure 3-A; Site Plan, will be replaced with the following new Site Plan:



3. On Page 19, Figure 3-B; Site Plan, will be replaced with the following new Landscape Plan:



4. On Page 23, Figure 7; will be replaced with new architectural elevations for the proposed townhomes:



Two Story Elevations



Three Story Elevations



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Conceptual Elevations
TOWNHOMES

5. On Page 24, Figure 8; will be replaced with new architectural elevations for the proposed Duplex townhomes:



6. On Page 25, Figure 9; will be replaced with new architectural elevations for the Assisted Living Facility:

