MINUTES
Baltimore County Planning Board Meeting
May 2, 2019

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Call to Order, Introduction of Board Members

Chairman Phillips called the meeting to order at 4:08 p.m. The following members were:

<table>
<thead>
<tr>
<th>Present</th>
<th>Absent</th>
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<tbody>
<tr>
<td>1. Mr. N. Scott Phillips</td>
<td>1. Mr. Mark Heckman</td>
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<td>2. Ms. Christina Berzins</td>
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<td>3. Ms. Nancy Hafford</td>
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<td>4. Ms. Cathy Wolfson</td>
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<td>5. Ms. Lori Graf</td>
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<td>6. Ms. Katie Pinheiro</td>
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<td>7. Mr. Paul Hartman</td>
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<td>8. Mr. Howard Perlow</td>
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<td>9. Mr. Wayne McGinnis</td>
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<td>10. Mr. Robert Schweitzer</td>
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<td>11. Mr. Steven Heinf</td>
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<td>12. Mr. Jon Herbst</td>
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<td>13. Mr. Todd Warren</td>
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<td>14. Mr. Scott Holupka</td>
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County staff present included Jeff Mayhew, Jenifer Nugent, Lloyd Moxley, Janice Graves and Ngone Diop from the Department of Planning. Mr. Howard Perlow arrived at 4:09 p.m. and Mr. Todd Warren arrived at 4:15 p.m.

Review of Today’s Agenda

Chairman Phillips asked staff if any changes were made to the agenda. Ms. Diop indicated that no changes to the agenda were made.

Minutes of the March 7, 2019 and April 18, 2019 Meetings

Chairman Phillips asked the Planning Board members if they had any questions regarding the minutes from the March 7th and April 18th, 2019 meetings. No questions were raised by the Board members.

The Chair entertained a motion to accept the draft minutes. Mr. Schweitzer made the motion and Ms. Hafford seconded the motion, which passed unanimously at 4:10 p.m. Absent for the vote were Mr. Todd Warren and Mr. Mark Heckman.
**Discussion and Vote**

1. Ballard Green Planned Unit Development, involving a landmarked structure

Chairman Phillips welcomed Ms. Jenifer Nugent to speak before the Planning Board. Ms. Nugent gave a brief review of the Ballard Green PUD that was introduced to the Board at its last meeting. Ms. Nugent reminded the Board that this PUD involves a structure on the Baltimore County Final Landmarks List and went before the Landmarks Preservation Commission (LPC) at their April 11th, 2019 meeting. Ms. Nugent stated the LPC voted to support the PUD and the Planning Board will now be submitting its recommendation to the Hearing Officer. There were no speakers that signed in.

Mr. Steven Heinl asked how the exterior of the proposed condominiums compares to the rest of the community that already exist. Mr. Gold responded that the final product of the proposed architecture is the result of a collaborative work between the development team and the Planning Department. Mr. Gold added the architecture is meant to blend with the historic structure.

Mr. McGinnis reminded the development team his question that was asked at the last meeting, about how the density of the project compares to the surrounding properties, has still not been answered. Mr. Mudd responded the surrounding properties are a majority townhouses. He added the project is mostly built out and further south are some single family homes. Mr. Mayhew reminded the Board the project was approved as a PUD and the community benefits included infrastructure improvements and amenities such as improvements with Owings Mills Blvd, a school site and a recreational site.

**Adjournment of the Board Meeting**

Chairman Phillips called for a motion to adjourn the Board meeting. Ms. Berzins made the motion and Mr. Herbst seconded the motion, which passed unanimously at 4:16 p.m. Absent for the vote was Mr. Mark Heckman.