



Minutes
Lutherville Community Association
General Meeting - March 12, 2024, 7 p.m.
Maryland State Fairgrounds Vista Room

1. Welcome to the Community
2. Newsletter Reminder
3. By-laws review - President
4. Nominations- Karen Darden was absent due to illness. Virginia Crews was designated as the contact person for nominations.
5. County Council Bill 6-24 Maryland Model Floodplain Conforming Legislation - Adoption of the November 2, 2023 FEMA Floodplain Maps, noting that the new maps are not present yet on MyNeighborhood Baltimore County.
6. County Council Structural Workgroup – Eric Rockel, 3rd District representative. Eric presented on the process and the progress of the workgroup. He announced the ongoing public hearing and email opportunities to offer testimony.
7. Central Area Elementary Relief Boundary Study Update – Lisa Reagle, LL PTA President. In the end there are no changes to the boundaries for Lutherville Laboratory.
8. All Things Zoning
 - a. 2030 Masterplan – Nodes were removed, reshaped to protect communities and some were added.
 - b. CZMP (March County Staff Recommendations, April Planning Board recommendations, March 21, 2024 Councilman Kach’s D3 CZMP Hearing)
 - c. Bill 3-24 Mixed Use Development – (By Request of the County Executive), Eventually Withdrawn, in “exchange” for 9-24 Mixed Use Overlay District. Created another definition of a Node, and would have allowed By Right Development in BL, BM, and ML zones
 - d. Bill 7–24 R.A.E.2 Zone – Location Relative to Business Zones (Councilman Patoka), Eventually Withdrawn. Would have allowed the highest density elevator apartments along and near State Highways/Roads in BL, BM, BR and other business zones, abutting or within ½ mile of a State Highway/Road.
 - e. Bill 1-24 - Zoning Regulations – Uses Permitted in the Business Major (BM) and Manufacturing Light (ML) Zones, Residential Uses in Hunt Valley (Councilman Kach) Approved, Vetoed, Veto Overridden. Primarily to allow 2/2 townhouses at the Hunt Valley Delta Hotel site. Reads to allow stacked townhouses or single family detached homes totaling 290 units.
[Noting - This is next door to the Texas Roadhouse project, which is actually alongside Executive Plaza, apartments (300) and parking garage, adjacent to / connected to the office building. This had its first community input meeting on October 4th.]
 - f. There are more zoning bills which will be discussed at the March 26th worksession including:
 - i. Bill 10-24 Application of the R.C.7 Zone to R.C. 2 Zoned Property. RC7 zones may not be applied to locations currently zoned R.C. 2.
 - ii. Bill 11-24 Neighborhood Commons (N.C.) District – Floodplains. Allows undeveloped areas to be retained as open space, community gardens or parks.

9. State Bills SB 484 and House Bill 538 – this set of bills are cross-filed, meaning the same bill was filed in both chambers. The primary concern of these bills is that they would override local zoning control and ordinances. The bills have each had a hearing, and many amendments have been offered by supporters and opponents alike. SB484 is assigned to the Education, Energy & Environment Committee. HB 538 is assigned to the Environment & Transportation Committee.
10. Adjournment