

## ZONING

### CZMP REQUESTS SPARK INTEREST AND EMOTIONS IN LUTHERVILLE-TIMONIUM AREA

We are in the midst of the Comprehensive Zoning Map Process (CZMP), a once every four-year occurrence that allows any property owner in Baltimore County to request a zoning change for their property.

As the Towson Times recently detailed, Kimco Realty, owners of the shopping centers across from the Fairgrounds and on York Road at Shawan Road, have requested zoning changes that would allow the construction of apartments on each of these properties. Kimco is making similar requests on additional shopping centers that they own in other parts of the County. Kimco's representative told an audience at a recent Greater Timonium Community Council (GTCC) meeting that if they receive the zoning change for the Timonium property, they may raze the shops on the north side of the property and rebuild the shops with three to four stories of apartments above.

The GTCC meeting saw more than one hundred residents learn about the plan, and many voiced concerns about the proposal. Social media posts failed to emphasize that there is no guarantee Kimco will receive the zoning change, and Councilman Wade Kach made clear that he wants to see much more information before he decides on the property owner's request. Even if the zoning change does occur, there would be other opportunities for public input and a development approval process that Kimco would have to navigate before any construction could start.



The Kimco properties are not the only sites in the Lutherville-Timonium area where new apartments are possible. Atapco Properties own the site at the southeast corner of Padonia and Deercro Roads, and that property's zoning already allows apartments. They have submitted a plan to the County that would allow 230 residential units if approved. Councilman Kach has proposed down zoning that property so that apartments would not be allowed as part of this CZMP.

To our south, at Heaver Plaza, that owner has requested that the property to the east of the multi-story office building be rezoned to allow apartments, and he showed the Dulaney Valley Improvement Association (DVIA) a plan for a large-scale building. DVIA is in talks with the owner to try to identify some other use for this property.

Since our last newsletter, there have been additional requested zoning changes within the Lutherville Community Association's purview. The Kirsch Cleaners property at 1603 Bellona

Avenue, near York Road, has been proposed to increase its commercial zoning to "Business Major", which if approved would allow for the KIA dealership to expand onto that lot.

Additionally, Councilman Kach has proposed to downzone the Lutherville Station property on the north side of Ridgely Road so that roughly half the property would have the same residential classification as the adjoining Country Club Park subdivision.

Lutherville Station is obviously not the robust commercial center that it once was when Stewart's Department Store was located there or even when the Caldor's Discount Store occupied its walls. Since input from the public is part of this CZMP, we want our residents to offer their thoughts. **Please attend the next LCA general meeting on Tuesday, March 10<sup>th</sup> at 7:00pm in the LVFD training room** to participate in this important discussion.

ERIC ROCKEL  
ZONING COMMITTEE CHAIR

GENERAL MEETING GUEST SPEAKER

OFFICER TIM DAVIS, BCPD  
COMMUNITY OUTREACH UNIT

3.10.20 @ 7PM

## LCA 2020 ELECTIONS

The LCA Nominating Committee is now taking nominations for the 2020 elections. Article 10 of our bylaws outlines the election process. The Directors at Large and the Chairpersons for the History, Hospitality, Membership, Public Facilities, Traffic, and Zoning Committees will be elected in even-numbered years. In addition, this election will also include the position of Communications.

Descriptions of each position can be found on our website, [www.luthervillecommunityassociation.org](http://www.luthervillecommunityassociation.org). Here is a brief summary of each:

### COMMUNICATIONS

The committee shall be responsible for the LCA newsletter, advertising, editing and maintaining website and any other electronic/social media site for LCA.

### TRAFFIC

This committee shall be responsible for all matters concerning pedestrian and vehicular traffic within the boundaries of the community.

### DIRECTORS AT LARGE

The two Directors At Large shall be responsible for recording attendance and related functions in LCA meetings as well as encourage members to attend and participate in functions.

### HISTORY

The History committee shall be responsible for the LCA archives and all activities of a historical nature within our boundaries.

### MEMBERSHIP

The Membership committee shall be responsible for all membership solicitation and maintain a record of current members.

### HOSPITALITY

The Hospitality committee shall be responsible for welcoming new residents to the community and informing them of LCA membership eligibility.

### ZONING

The Zoning committee shall be responsible for all matters concerning zoning or development within the boundaries of the LCA. In addition, implement the Lutherville Master Plan.

Anyone interested in a position can contact Marcia ([mhettinger@comcast.net](mailto:mhettinger@comcast.net)) or Karen ([Kd6252000@gmail.com](mailto:Kd6252000@gmail.com)) for a bio form to be filled out. All bio forms must be returned before Wednesday, April 1<sup>st</sup>. Join us at the March meeting for more details on each position. The bio forms will also be available.

**MARCIA HETTINGER**  
LCA PRESIDENT

— STICK ME ON THE FRIDGE! —

# UPCOMING EVENTS

## ANNUAL EASTER EGG HUNT

**Sunday Apr. 4th @ 3pm (rain date 4/11)**

Join us for this awesome annual event at the West Lutherville playground. Please drop off 1 dozen filled (wrapped candy, tattoos, stickers, etc.) plastic eggs per child between 1-2 p.m. at the park. Please note the age of your child/children with the eggs. Light refreshments will be served (as donated). One special "Golden Egg" will be hidden for each age group and a prize will be awarded! There will be four age groups: 0-2yrs, 3-4yrs, 5-7yrs, and 8+.

Early egg drop-offs and donations of candy or golden egg prizes can be made at 1722 Kurtz Avenue. Egg-hiding volunteers are also welcome! Please contact Rita at [rita.m.omalley@gmail.com](mailto:rita.m.omalley@gmail.com) for details.

**egg drop-off: 1-2pm**  
**egg hiding: 2-3pm**  
**egg hunt: 3pm**

Don't forget your egg baskets!

## TOWSON U BIG EVENT

**Saturday Apr. 25th**

The Big Event is Towson University's largest day of community service where students, staff, faculty and alumni give back to the community.

All supplies must be provided by the homeowner. Services such as weeding, mulching, planting, and painting are available. All work must be performed outside of the home. Use of power tools or tasks within the private residence are prohibited.

To register your home, please visit:  
[www.towson.edu/thebigevent](http://www.towson.edu/thebigevent)

If you have additional questions, contact Marcia ([mhettinger@comcast.net](mailto:mhettinger@comcast.net)), or join us at the LCA general meeting on **Tuesday, March 10th @7pm in the LVFD training room** to get answers as well.

CUT/FOLD ME

## PUBLIC FACILITIES

### GREENING OF LUTHERVILLE

We are pleased to report that LCA neighbors have removed multiple hazardous trees along our streets and walkways. We're making good progress but still have many dead and dying trees which pose public safety risks for our community. Your attention to these hazards is appreciated.

LCA is now turning our attention to planting new trees and we are partnering with Baltimore County in a shade tree program this spring. The County is offering to plant large canopy trees that are 1.5-2" diameter at breast height when planted. The trees come equipped with two wooden stakes, a mower guard, a bark protector, a water bag and mulch. County contractors supply, plant, and maintain the tree for one year with a 100% survival guarantee. Homeowners are responsible for watering their tree.

The program is voluntary and free to property owners. For this project, we are offering sugar maple, hackberry, white oak, scarlet oak, blackgum, London plane, swamp white oak, and willow oak. Each property can receive one tree. If you'd like to learn more about this program **please attend an information meeting we are holding on Wednesday, March 11<sup>th</sup> from 7:00-8:00 p.m. at St. Paul's Lutheran Church.** Hope to see you there!

If anyone has questions or needs help with finding a licensed tree professional, please reach out to Ernie Shea at:

e.shea@comcast.net

**ERNIE SHEA**  
PUBLIC FACILITIES CHAIR



LCA  
MOVIE NIGHT  
MEMBERSHIP CHALLENGE

If we can increase our membership by 100 households, we can plan an outdoor movie night series!

**JOIN TODAY!**

\$15 for an Individual Membership or  
\$25 for a Family Membership!

## SECURITY

On January 30, 2020, representatives from several neighborhoods and businesses in the Lutherville area met with Cockeysville Police Precinct Community Outreach Officer Tim Davis to discuss recent safety and security concerns. Officer Davis has many years working in the western part of the County and Cockeysville, and recently joined the Outreach Unit.

Many of us recall the latest string of carjackings that took place in the Walgreen's and Starbucks' parking lots in which older women were targeted by unarmed perpetrators. Officer Davis reported that apprehensions were made and that two juveniles were released to their parents.

Davis went on to address many other talking points brought about by community members, chief among them being enhanced security measures in public spaces such as shopping centers and public transit stations.

Neighbors can access information about crime statistics by visiting the BCPD website at: [www.baltimorecountymd.gov/Agencies/police/pc07](http://www.baltimorecountymd.gov/Agencies/police/pc07), or by calling the main Cockeysville department line at 410.887.1820.

If you would like to learn more about the current crime and safety climate in Lutherville, **please attend the next LCA general meeting on Tuesday, March 10<sup>th</sup> at 7:00pm in the LVFD training room.** Officer Davis will be on hand to answer questions and offer prevention tips.

**JEFF DIER**  
SECURITY COMMITTEE CHAIR



 & 

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**The Lutherville Community Association**  
P.O. Box 6  
Lutherville-Timonium, Maryland 21094

**PRESIDENT:** Marcia Hettinger  
**VICE PRESIDENT:** Allen Hicks  
**SECRETARY:** Debbie Darr  
**TREASURER:** Mike DeLuca

## NEXT BOARD MEETING

**Tuesday, Apr. 7th @ 7pm**

St. Paul's Church

## NEXT GENERAL MEETING

**Tuesday, Mar. 10th @ 7pm**

LVFD Training Room

## ANNUAL MEETING

**Tuesday, May 12th @ 7pm**

LVFD Training Room

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LUTHERVILLE-TIMONIUM

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Tina Holmes – Realtor  
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