



HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
3430 Courthouse Drive ■ Ellicott City, Maryland 21043 ■ 410-313-2350

Marsha S. McLaughlin, Director

www.howardcountymd.gov
FAX 410-313-3467
TDD 410-313-2323

February 07, 2011

Mr. Dan Pallace
Merritt Properties, LLC
Baltimore, MD 21244

RE: WP-11-122, Columbia Corporate Park 100, Parcels A-E, 5 commercial buildings
(SDP-01-068)

Dear Mr. Pallace:

As of the date of this letter the Planning Director **approved** your request to waive Subdivision Sections:

1. 16.156(o)(2), and reactivated site development plan, SDP-01-068, to "approved plan" status, and;
2. 16.156(o)(1)(ii), and granted a two (2) year extension from the date of this letter until 02/07/13 to apply for the building permit(s) for all construction authorized by approved site development plan, SDP-01-068.

The approval of this waiver petition is **subject to compliance with the following conditions of approval:**

1. The Petitioner/developer or builder shall apply for the building permit(s) for all construction authorized by approved site development plan, SDP-01-068, within two (2) years from the date of this letter, on or before 02/07/13.
2. Compliance with the enclosed DED comments dated 01/28/11 is required.

Justification for the approval recommendation for this waiver petition:

1. Undo hardships and practical difficulties would result from strict compliance with the Regulations due to the current economic downturn and the poor commercial market, and the need to submit a new SDP instead of reactivating SDP-01-068.
2. This waiver petition request, if approved, will not nullify the intent and purpose of the Regulations, as it does not waive the above cited Regulations, but merely reactivates a previously approved SDP that met all applicable regulations, and allows additional time to comply with them when the economy and the commercial market improves.

Indicate this waiver petition file number, sections of the regulations, requests, action,


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condition of approvals, and approval date in a detailed note added to the General Notes on sheet 1 of SDP-01-068.

This waiver petition approval and the approval of SDP-01-068 will remain valid until 02/07/13.

If you have any questions, please contact Michael Antol at (410) 313-2350.

Sincerely,


Kent Sheubrooks, Chief
Division of Land Development


KS/MA/WP11122.appr.ltr.

cc: Research
DED
DILP
Cindy Hamilton, Chief, DPSZA
SDP-01-068
RES/DPW
Exterior Image