



1. The Petitioner shall be bound by all of its testimony and exhibits of record, and by the testimony of its witnesses and representations of counsel identified in the Hearing Examiner's report and in this opinion.
2. All terms and conditions of the approved special exception remain in full force and effect, except as modified in the Board's order granting this modification request.
3. The Final Forest Conservation Plan and associated easements must be submitted to and formally approved by the Planning Board for recordation prior to release of the sediment and erosion control permit for the clubhouse addition.
4. Petitioner must submit to Technical Staff a clear graphic representation of forest differences, easements reconciled to actual site conditions, and a full accounting of required reforestation.
5. The maximum number of employees is limited to 490 and membership may not exceed the present figures of 1,100 "resident active members" and 150 "social guests."
6. Petitioner's primary hours of operation are generally between 8:00 A.M. and 8:00 p.m., but the Club operates almost 24 hours per day. Members arrive as early as 5:30 a.m., and staff arrives even earlier. Meetings, social functions and receptions extend into the late hours of the evening, particularly on the weekend (Friday/Saturday) evenings, and post-event clean-up keeps staff on-site into the early morning. These hours are unchanged by the instant modification.
7. The intern residence must be used only to house students involved in the turf management program, unless Petitioner successfully returns to the Board of Appeals for permission to allow others.
8. There must not be more than four residents living in the new intern residence at any one time.
9. Prior to the issuance of any building permit, Petitioner must record a plat in the land record pursuant to Chapter 50 of the Subdivision Regulations.
10. Petitioner must obtain and satisfy the requirements of all licenses and permits, including but not limited to building permits and use and occupancy permits, necessary to occupy the special exception premises and operate the special exception as granted herein. Petitioner shall at all times ensure that the special exception use and premises comply with all applicable codes (including but not limited to building, life safety and handicapped accessibility requirements), regulations, directives and other governmental requirements.

On a motion by Donna L. Barron, Vice-Chair, seconded by Caryn L. Hines, with Wendell M. Holloway and Allison Ishihara Fultz, Chair in agreement, and Catherine G. Titus necessarily not participating, the Board adopted the following Resolution:

**BE IT RESOLVED** by the Board of Appeals for Montgomery County, Maryland that the opinion stated above is adopted as the Resolution required by law as its decision on the above-entitled petition.

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Allison Ishihara Fultz  
Chair, Montgomery County Board of Appeals

Entered in the Opinion Book  
of the Board of Appeals for  
Montgomery County, Maryland  
this 21<sup>st</sup> day of June, 2007.

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Katherine Freeman  
Executive Director

**NOTE:**

Any request for rehearing or reconsideration must be filed within fifteen (15) days after the date the Opinion is mailed and entered in the Opinion Book (See Section 59-A-4.63 of the County Code). Please see the Board's Rules of Procedure for specific instructions for requesting reconsideration.

Any decision by the County Board of Appeals may, within thirty (30) days after the decision is rendered, be appealed by any person aggrieved by the decision of the Board and a party to the proceeding before it, to the Circuit Court for Montgomery County, in accordance with the Maryland Rules of Procedure.