



Division of Permitting and Development Review

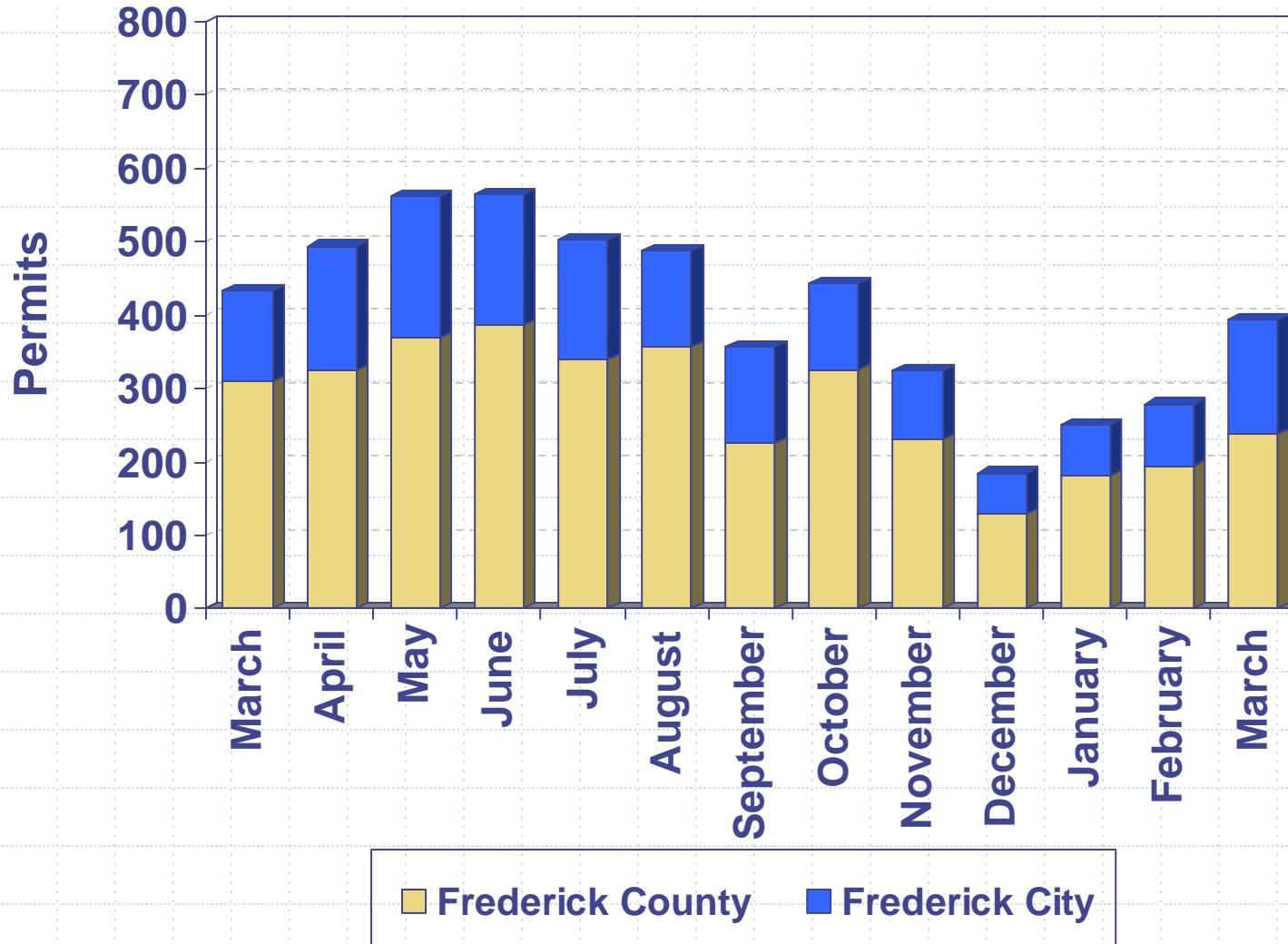


- May 1, 2008
- Director's Development Data/Project
Presentation to the County Commissioners



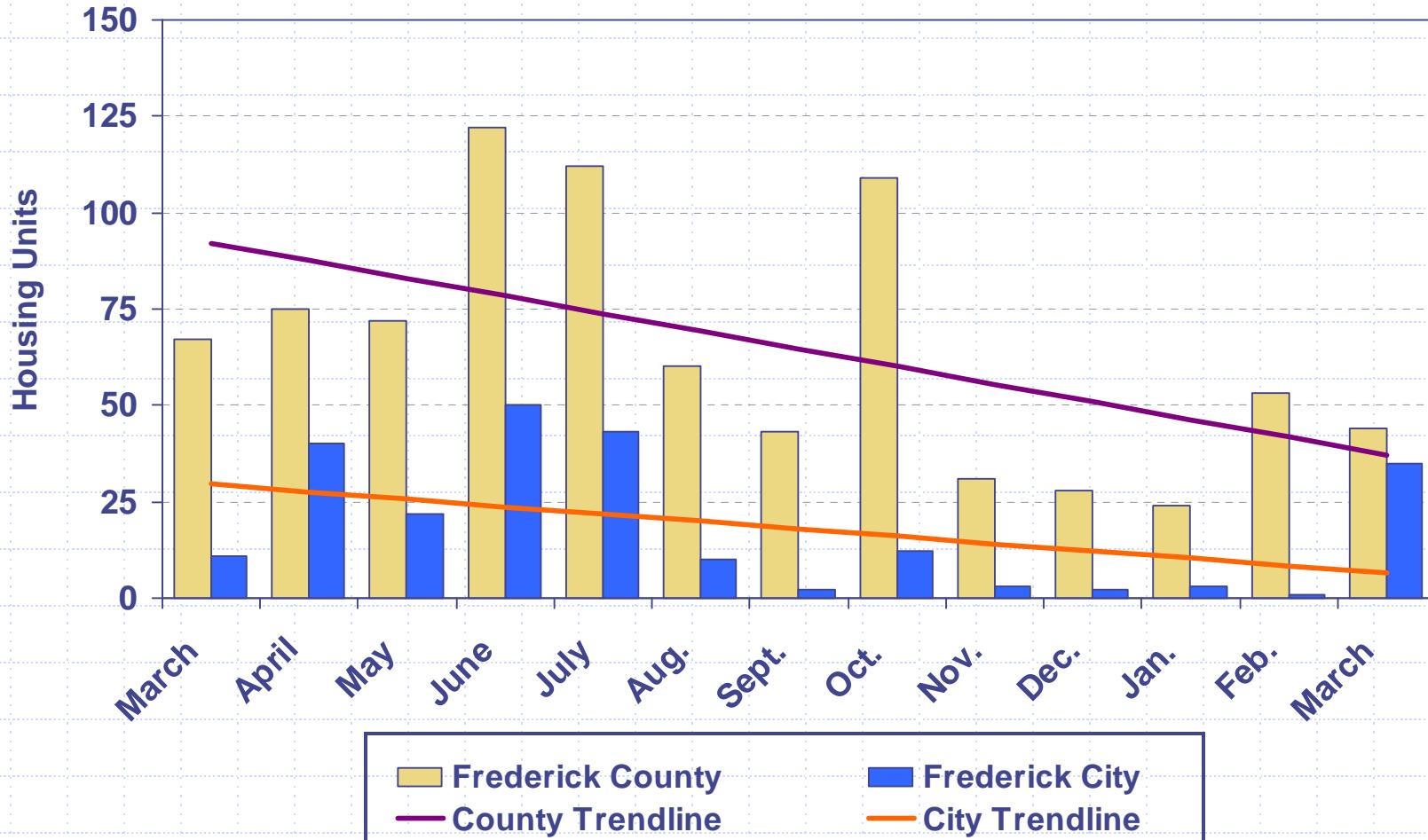
Building Permits Issued

2007 - 2008



Housing Unit Construction 2007 - 2008

Housing units based on issued permits



12 Month Total (April 2007 – March 2008): 996 units

Housing Unit Construction

Comparison of Current Month and YTD Units

Current Month – March 2008

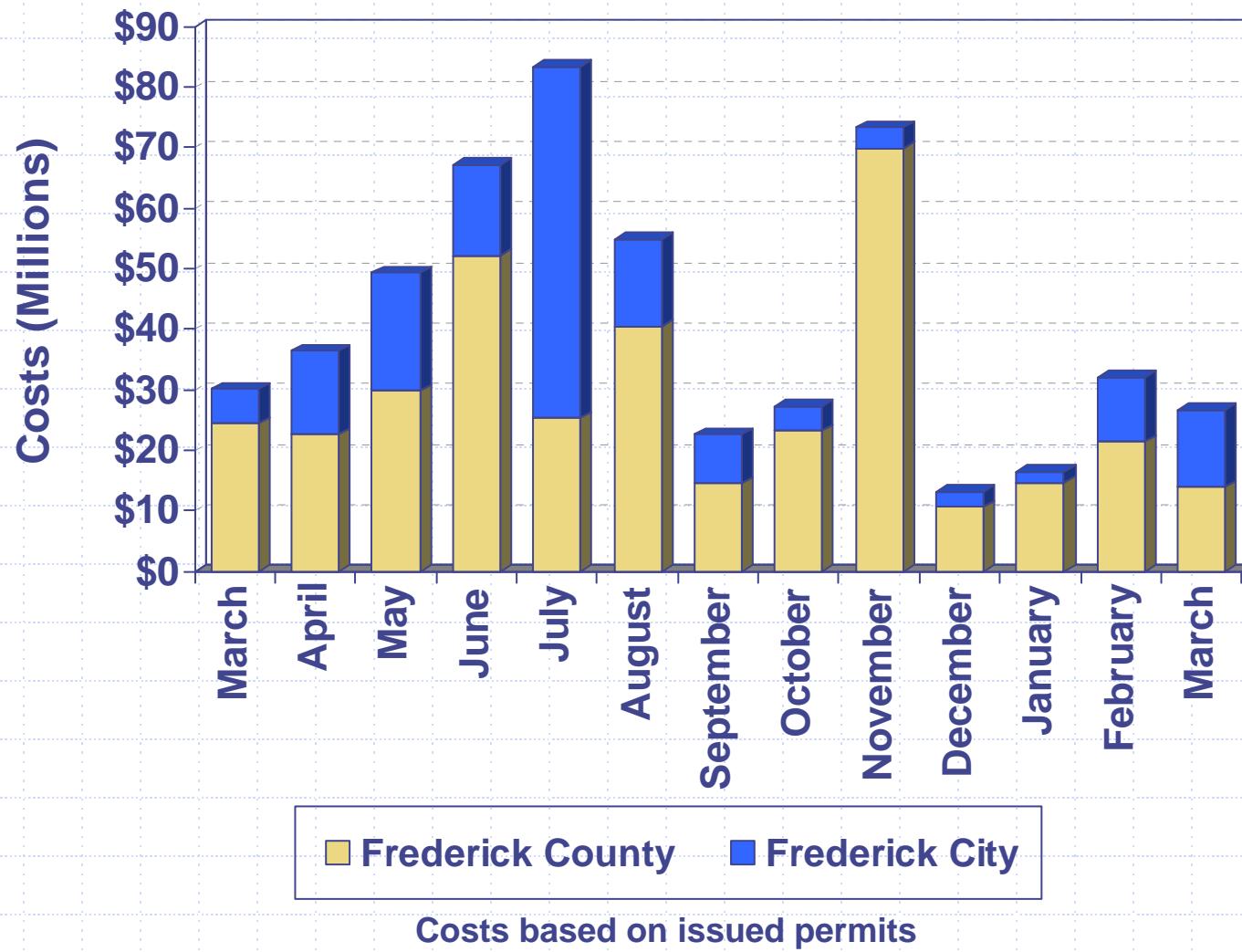
Year	County	City	Total
2008	44	35	79
2007	67	11	78
2006	110	32	142
2005	171	78	249
2004	142	33	175
5 Year Avg.	107	38	145

YTD – March 2008

Year	County	City	Total
2008	121	39	160
2007	137	81	218
2006	255	136	391
2005	319	145	464
2004	293	139	432
5 Year Avg.	225	108	333

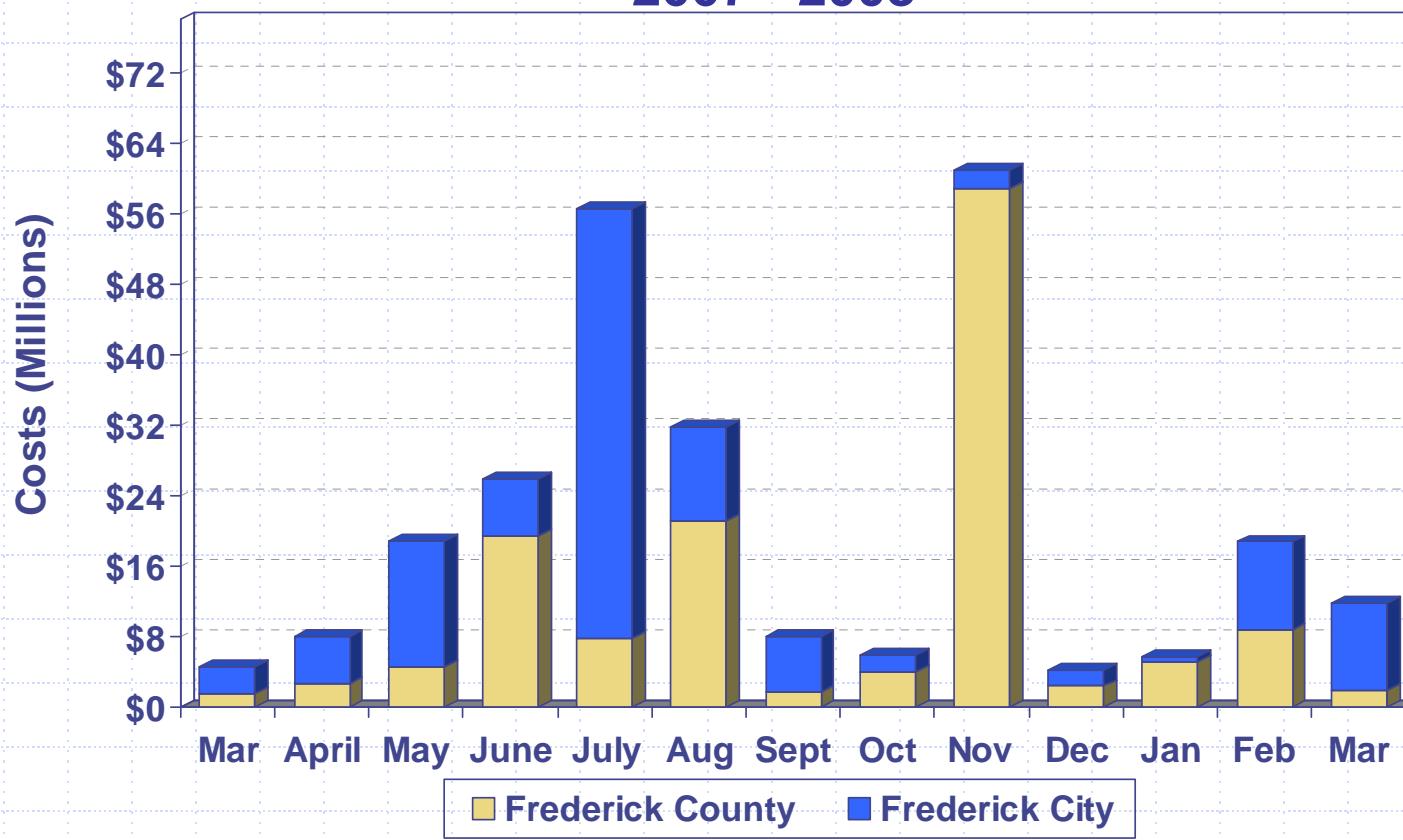
Construction Costs

2007 - 2008



Commercial Construction Costs

2007 - 2008



Cost per month:

May 2007 City – BP Solar Alteration (\$12M)

June 2007 Co. – Wellington I, LLC Foundation & Core (\$6.7M) & Old Chapel Corporation Core Buildings (\$6.4M)

July 2007 City – Medimmune Inc. Alteration (\$47.9M)

Aug. 2007 Co. - County Transfer Station (\$13M); City - BP Solar Alter. (\$9M)

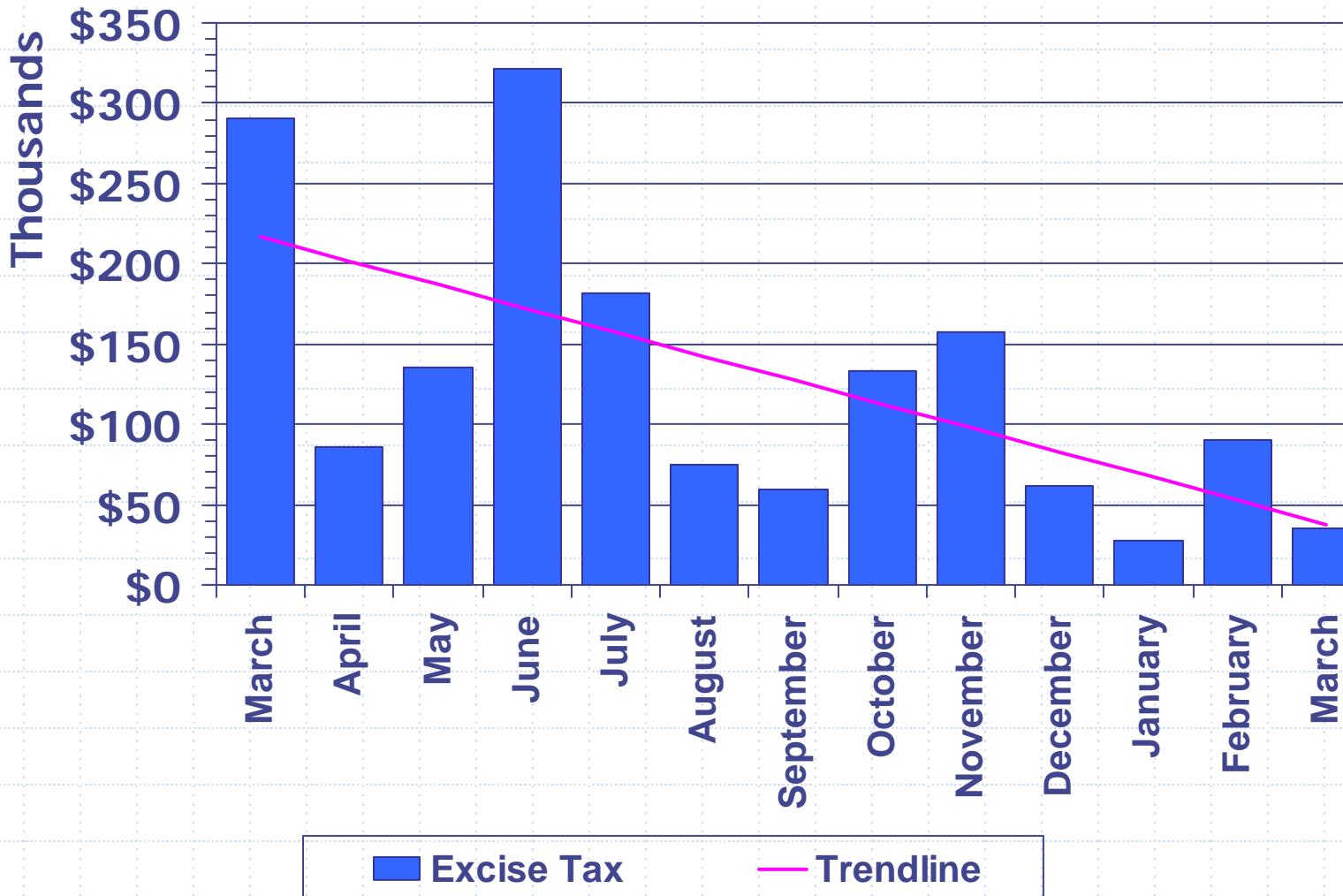
Nov. 2007 Co. – New Design Road Treatment Plant (\$51M)

Feb. 2008 City – Charles River Labs Alteration (\$8.2M)

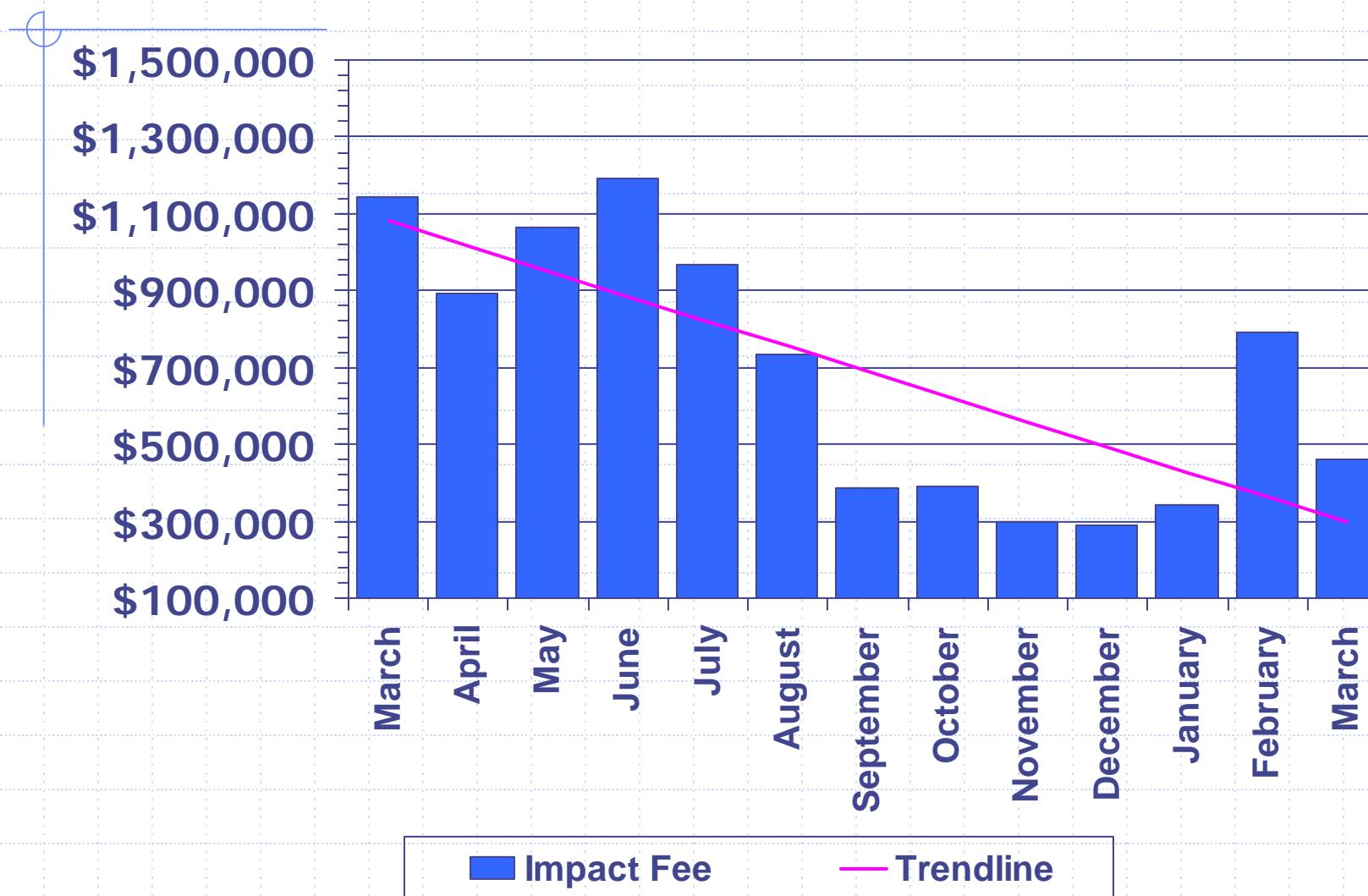
March 2008 City – Riverside Corporation (\$6M)

Excise Tax

2007 - 2008



Impact Fee 2007 - 2008

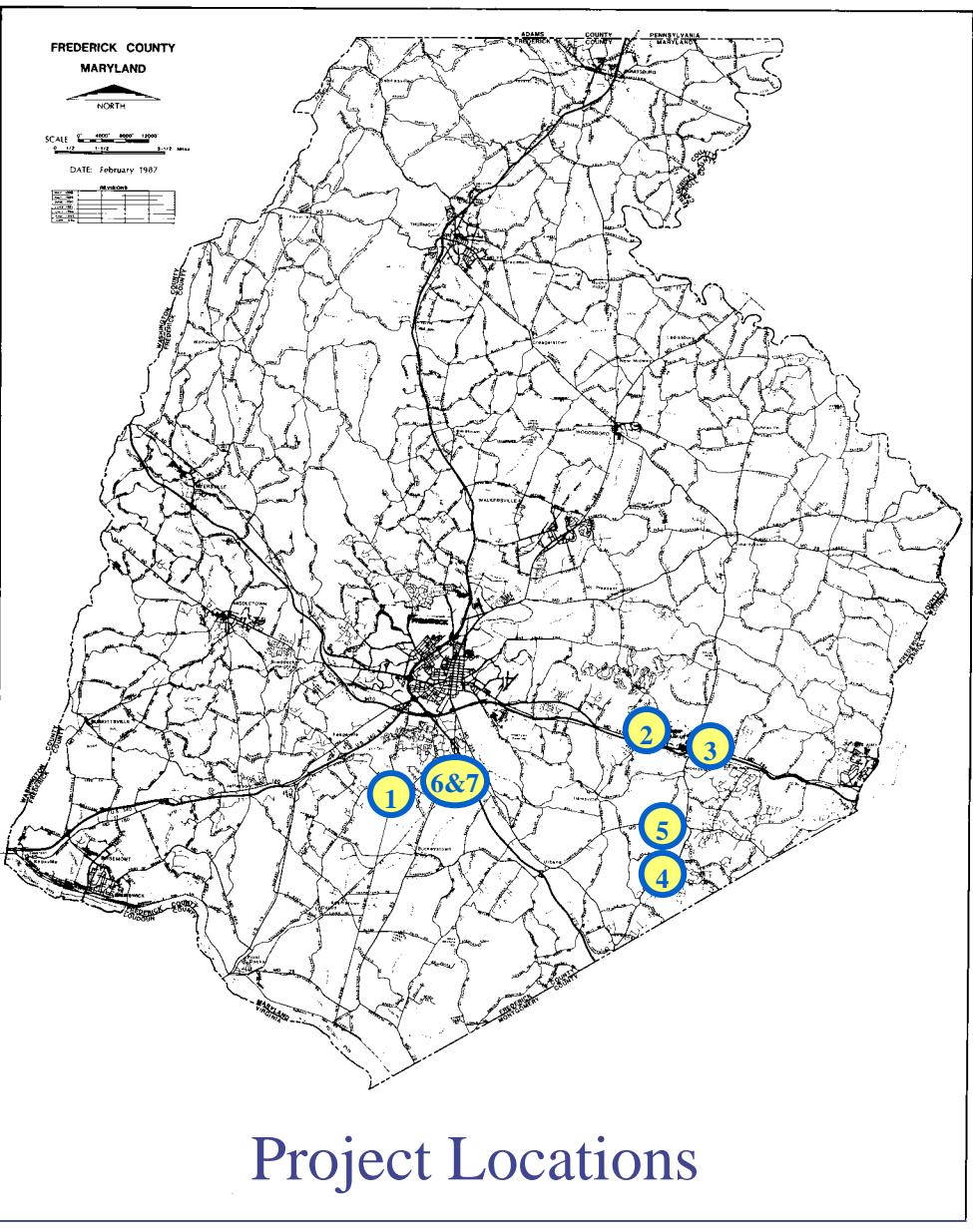


LIST OF PROJECTS

(expected to be presented
at upcoming FcPc meeting)

County Projects

1. Younkins MXD
2. Greenview Daycare
3. Old National Pike Industrial Center
4. Friends Meeting School
5. Evangelical Lutheran Church
6. Center at Monocacy - Lot 1
7. Center at Monocacy - Lot 15

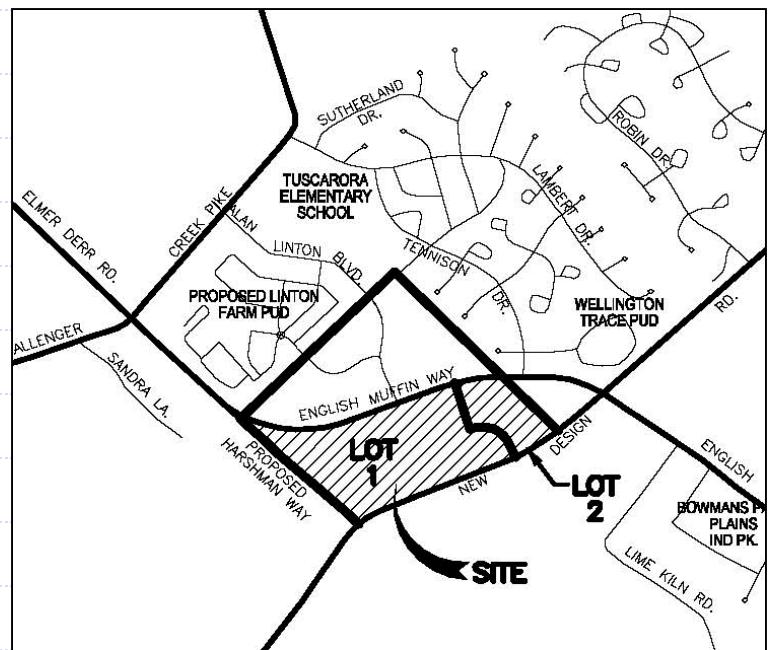




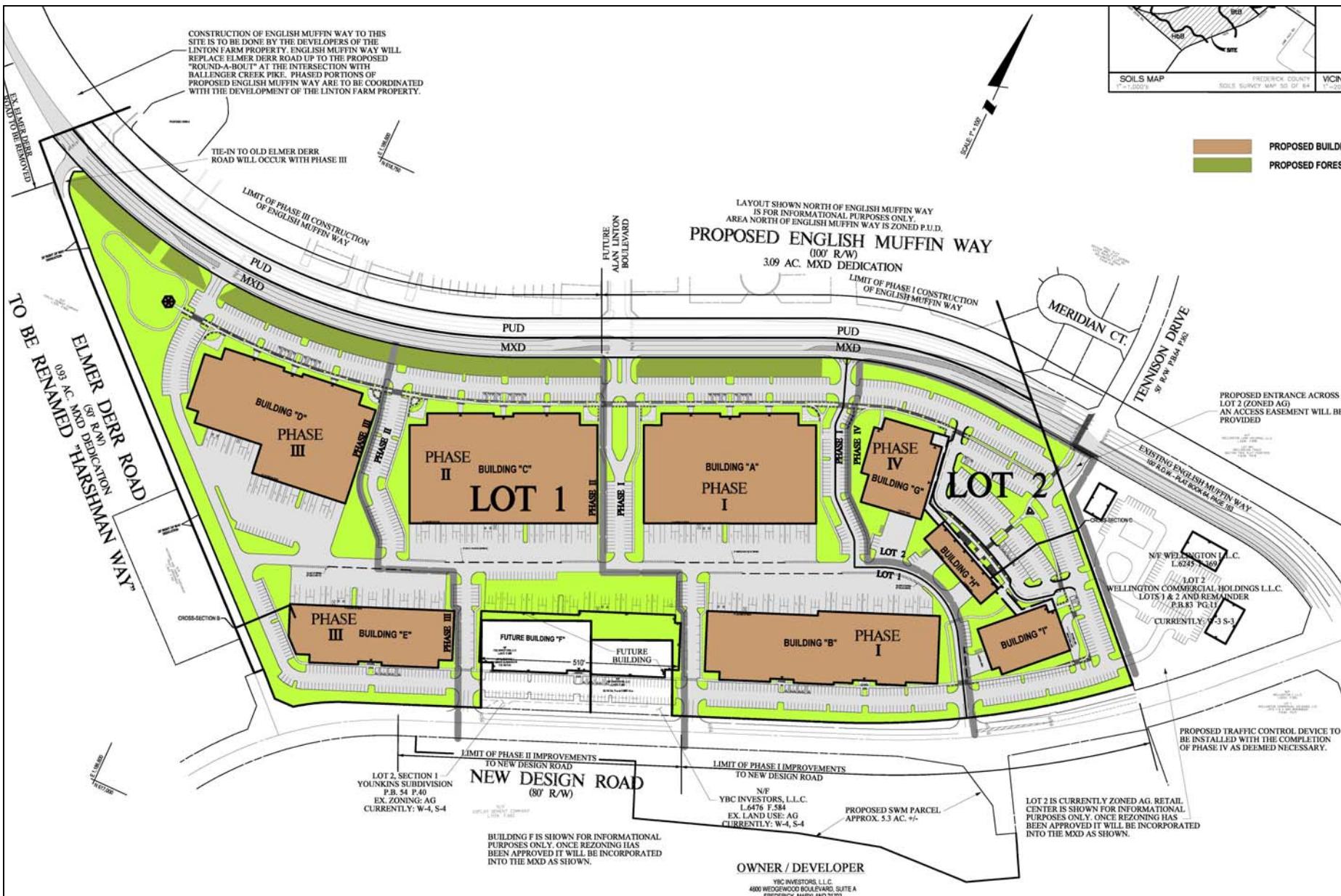
County Projects

Younkins MXD

- Request: Phase II (Execution) Plan Approval
- Location: Western quadrant of New Design Road and English Muffin Way
- Total Use: Lot 1 industrial warehouse and office space totaling 522,906 sq. ft.
Building A-120,093, B-103,471, C-131,293, D-109,043 & E-59,006 sq. ft.
Lot 2 retail shopping center and grocery totaling 76,070 sq. ft.
Building G-37,020, H-13,200 & I-25,850
- Zoned: MXD and MM
- Applicant: YBC Investors, LLC
- Engineer: Loiederman Soltesz Associates, Inc.

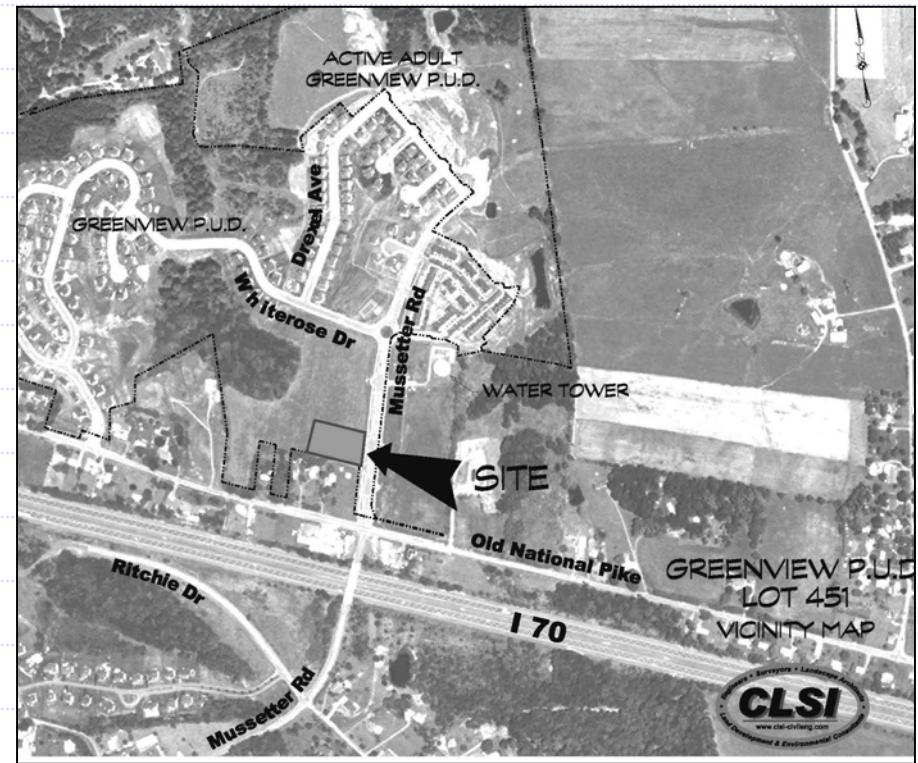


Younkins MXD

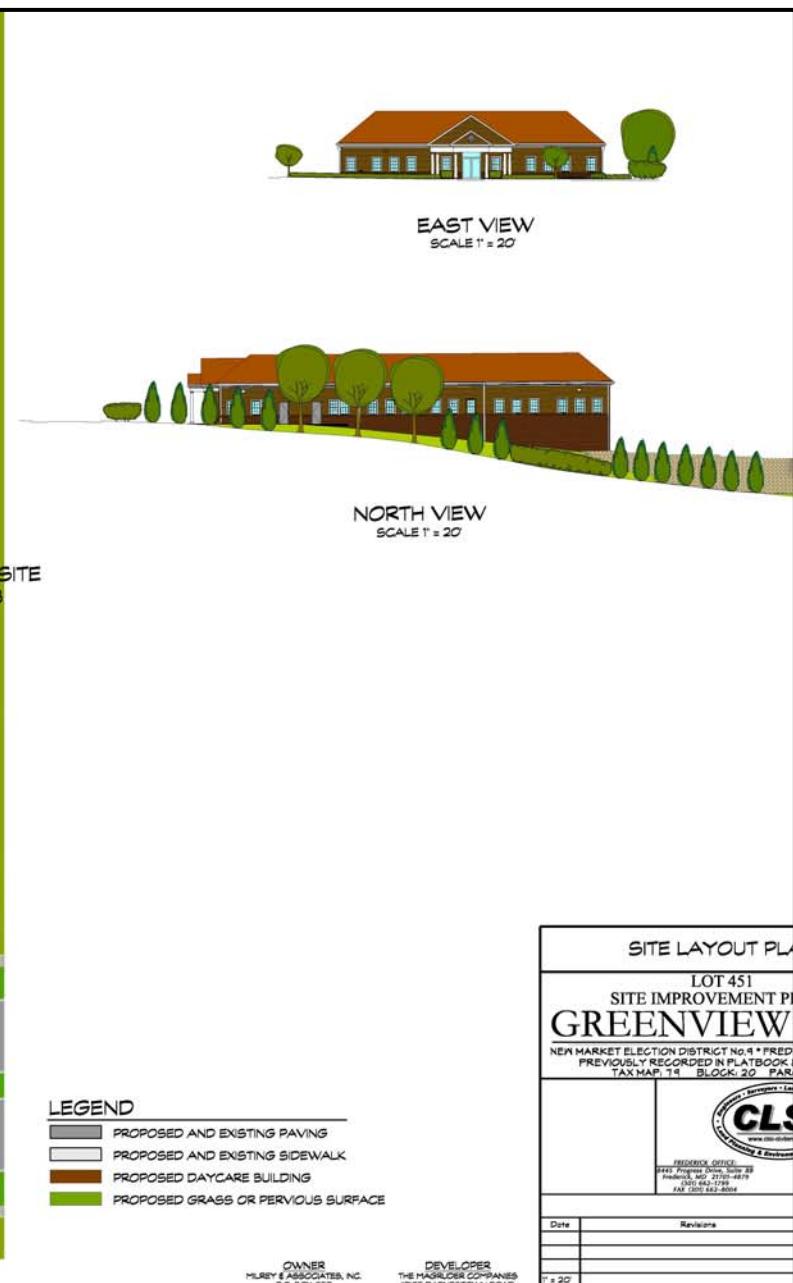


Greenview Daycare

- Request: Site Plan Approval
- Location: West side of Mussetter Road, North of Route 144
- Total Use: One 12,150 sq. ft. daycare
- Zoned: PUD
- Applicant: The MacGruder Companies
- Engineer: CLSI

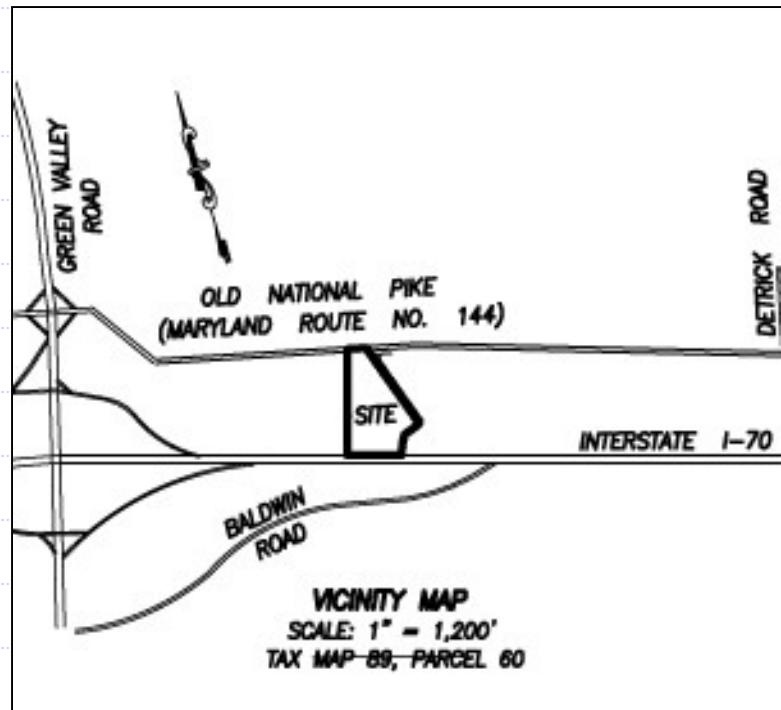


Greenvie Daycare

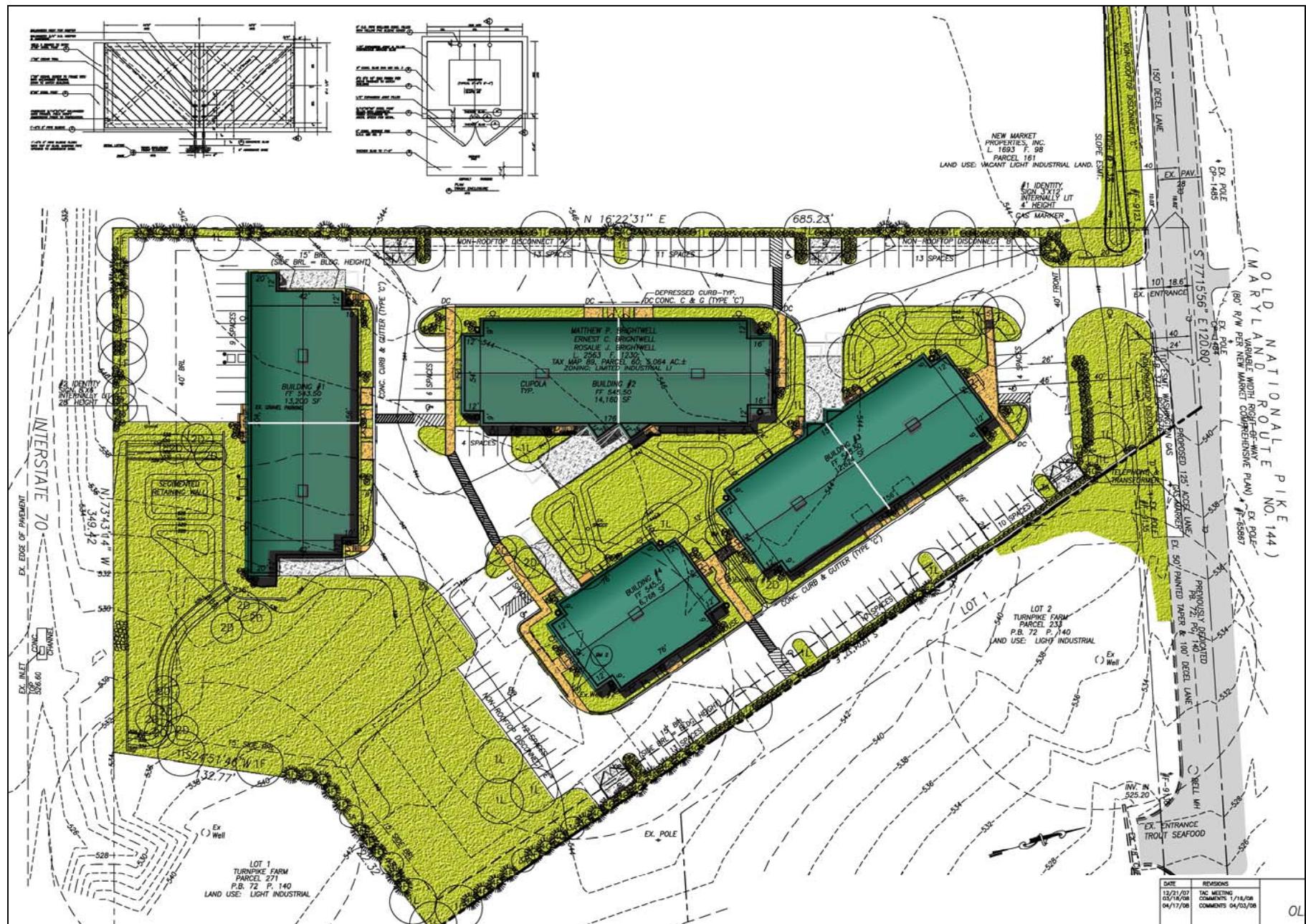


Old National Pike Industrial Center

- Request: Site Plan Approval
- Location: South side of Route 144, east of Green Valley Road
- Total Use: Four buildings totaling 46, 752 sq. ft. for industrial use
#1 – 13,200 sq.ft, #2 - 14,160 sq. ft., #3 - 12,624 sq. ft. & #4 - 6,768 sq. ft.
- Zoned: LI
- Applicant: Matthew, Ernest, and Rosalie Brightwell
- Engineer: Vanmar Associates, Inc.

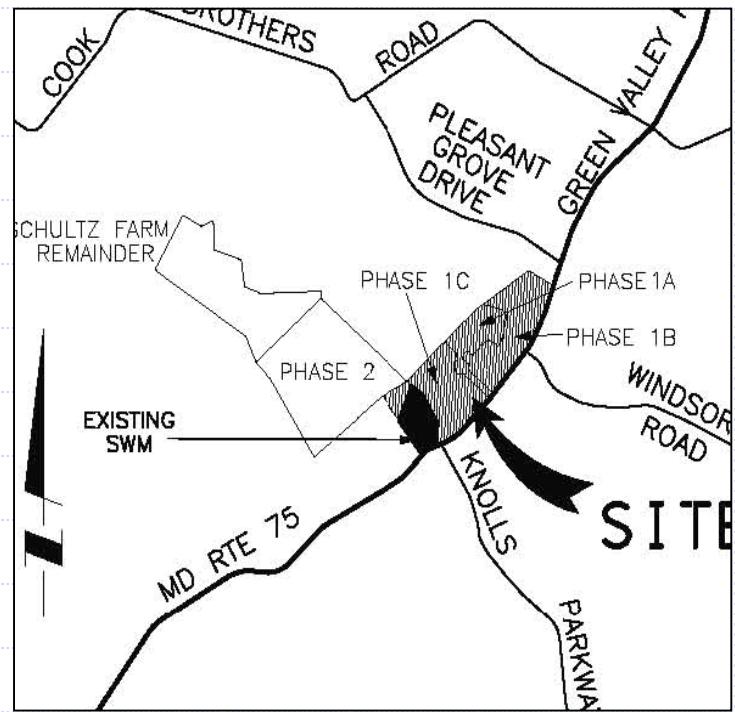


Old National Pike Industrial Center

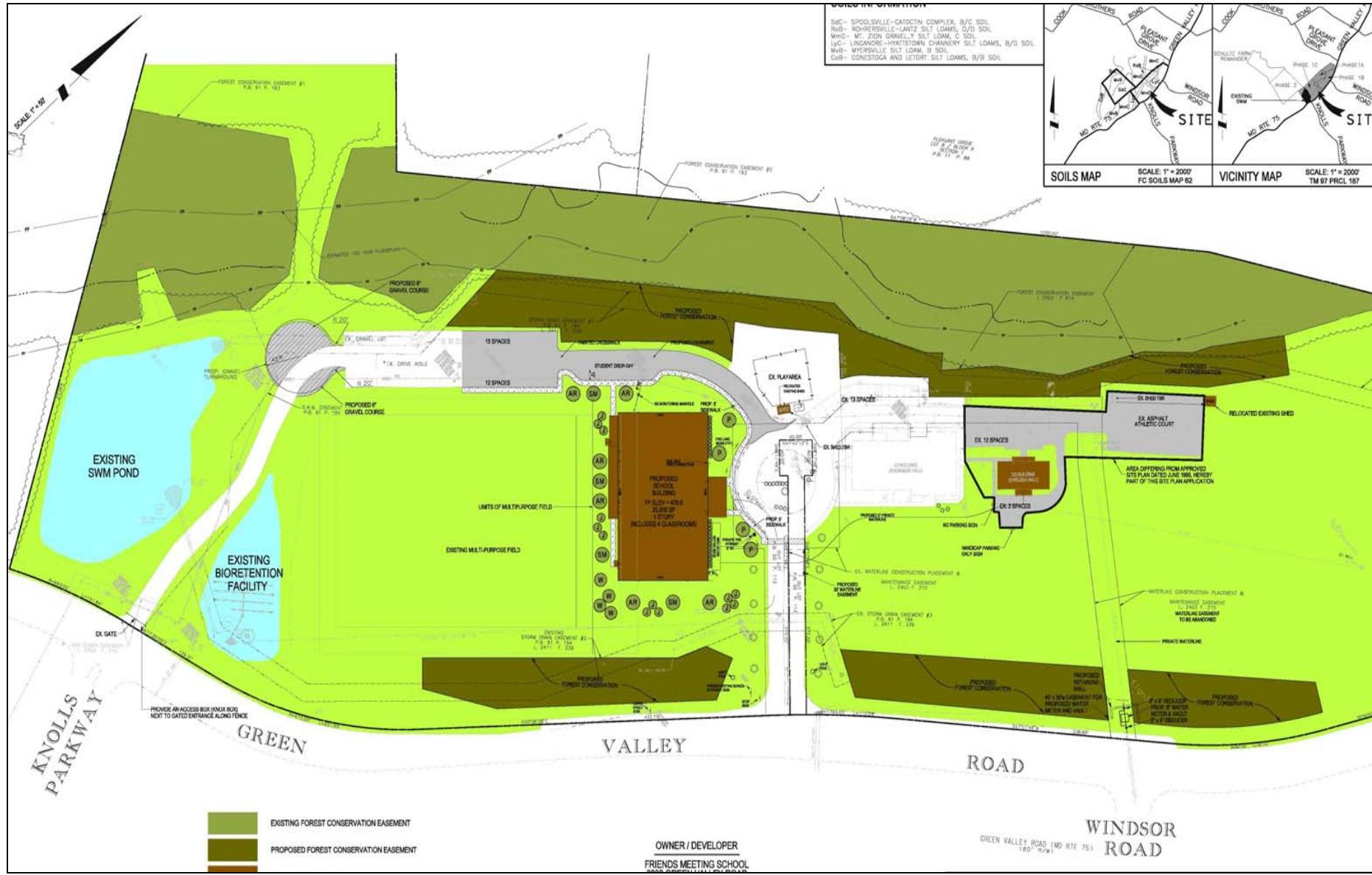


Friends Meeting School

- Request: Site Plan Approval
- Location: Northwest side of Green Valley Rd. between Knolls Pkwy & Windsor Rd.
- Total Use: One 20,900 sq. ft. private school building
- Zoned: AG
- Applicant: Friends Meeting School
- Engineer: Loiederman Soltesz Associates, Inc.

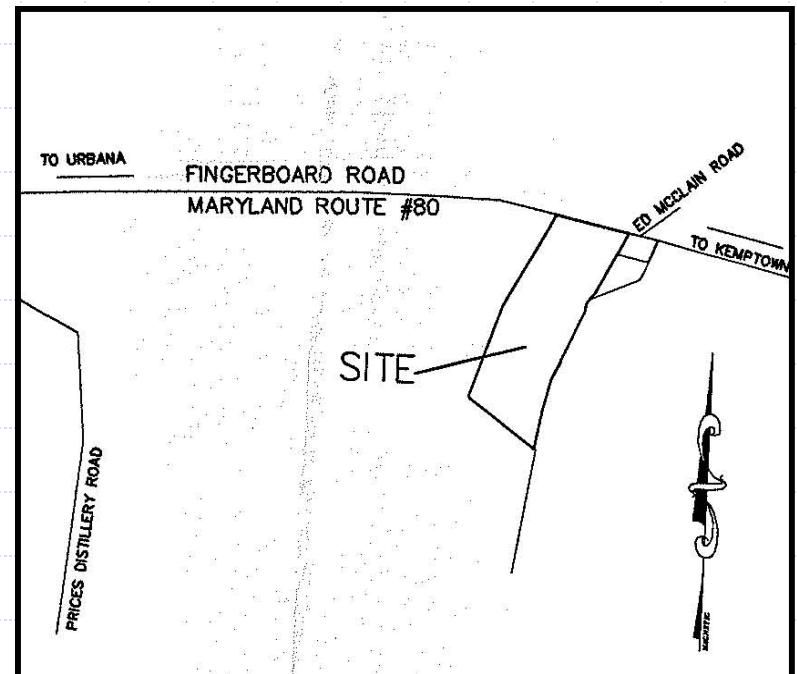


Friends Meeting School



Evangelical Lutheran Church

- Request: Site Plan Approval
- Location: South side of Route 80, across from Ed McClain Rd.
- Total Use: Conversion of existing farm to Church including 1,050 sq. ft.
trailer for Church office, 2,800 sq. ft. pavilion, two recreation fields and
48 parking spaces
- Zoned: AG
- Applicant: Evangelical Lutheran Church
- Engineer: Harris, Smariga & Associates, Inc.



Evangelical Lutheran Church

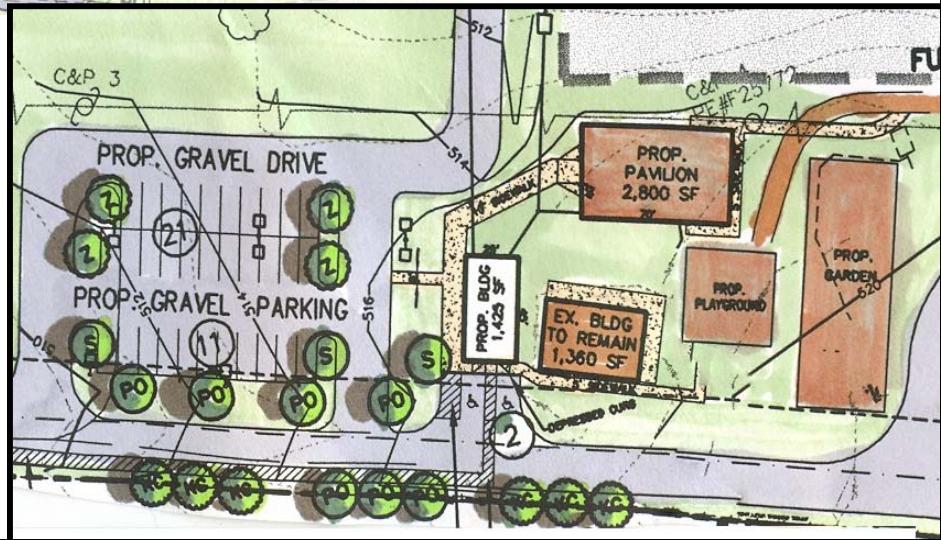
Ed McClain Road



Route 80

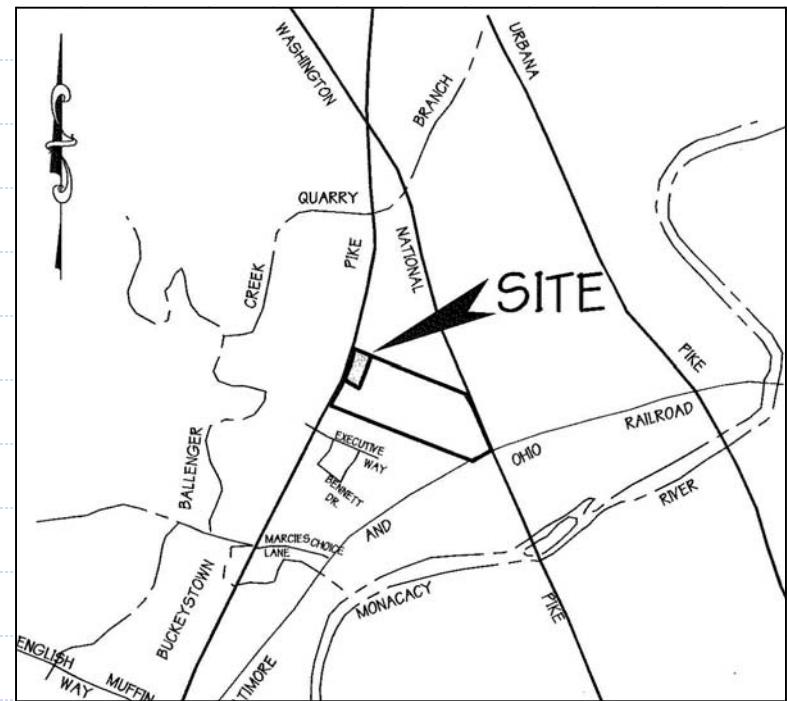


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Center at Monocacy - Lot 1

- Request: Site Plan Approval
- Location: Corner of Route 85, Buckeystown Pike and Pegasus Ct.
- Total Use: 31,850 sq. ft. two-story building w/ flex office (15, 925 sq. ft.) retail (10,725 sq. ft.) and two restaurants (2,600 sq. ft. each)
- Zoned: LI
- Applicant: St. John Properties
- Engineer: Matis Warfield



Center at Monocacy – Lot 1

Route 85

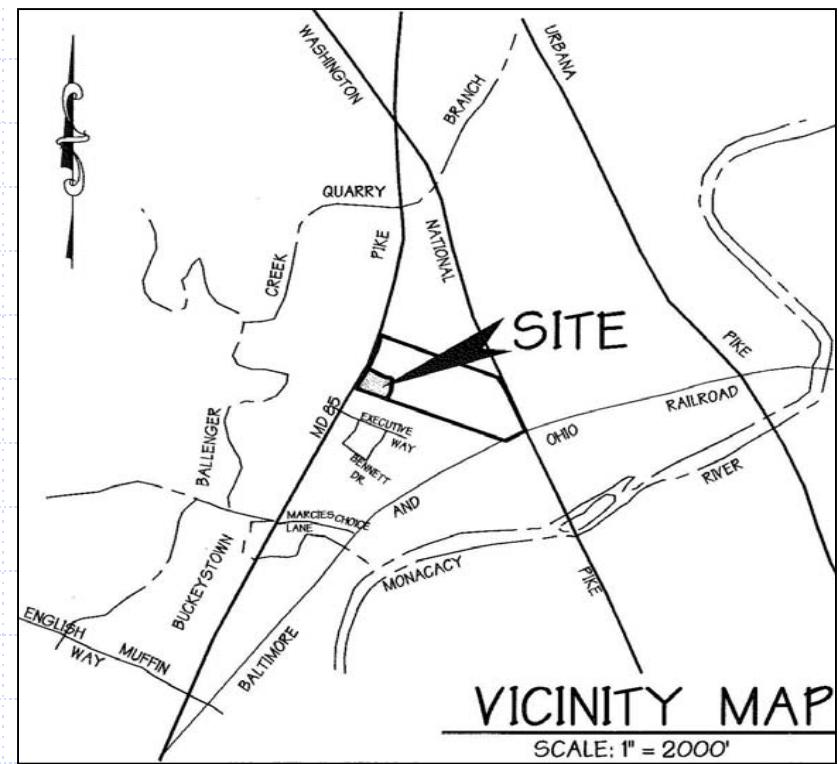
Pegasus Court

PROPOSED
2 STORY BUILDING
FF = 269.4
31,850 S.F.

OFFICE / RETAIL
EXISTING 1 STORY
40,120 S.F.
OFFICE USE BUILDING
F.F. 270.00

Center at Monocacy – Lot 15

- Request: Site Plan Approval
- Location: corner of Route 85, Buckeystown Pike and Pegasus Ct.
- Total Use: 83,140 sq. ft. four-story hotel w/ attached 3,800 sq. ft. restaurant
- Zoned: LI
- Applicant: St. John Properties
- Engineer: Matis Warfield



Center at Monocacy – Lot 15

