

Jobs Pipeline - Frederick County Projects

February 5, 2015

Zoning	Project Name / Owner	File No.	Location	Tax Map / Parcel	Total Lots Approved	Recorded Lots Available	Lot Size Range (ac)	Development Approval Status	Notes
Limited Industrial	Stanford Industrial Park Stanford LLC	S-690	Winchester Blvd	TM 94/P.89	42	23	1.7 - 9.7	All lots recorded	Well & Septic only
	Omega Center Omega Project-IV, LP	S-774B	MD 85 at Executive Way	TM 86/P.227	12	3	3.5 - 9.4	All lots recorded	5.2, 5.3, 3.5 (acres)
	Russell Property St. John's Property	S-1140	MD 85	TM 86/P.175,100	6	0	3.7 - 11.1	Preliminary Subdivision Plan approved	
	Frederick Preserve JKJ Properties, LLC	S-863C	Dr Perry Road	TM 105/P.31	5	3	2.4 - 5.0	All lots recorded	Well & Septic, planned for water/sewer
	Myersville Business Park Bidle Brothers, Inc.	S-834(a)	MD 17/Ventrie Ct.	TM 46/P.309	5	3	1.0 - 26.0	All lots recorded	Well & Septic; adjoins town of Myersville
	Alban Property	S-834	MD17	TM 46/P.404	3	1	5.1 - 7.4	All lots recorded	Well & Septic Lot 3 available - 5.1 ac.
ORI	Westview Corporate Campus Old Chapel Corp.	S-905	Crestwood Blvd / Corporate Drive	TM 86/P.3	33	3	0	All lots recorded	Some parcels zoned MXD 2 MXD lots available - 17. 8 ac. & 1.8 ac. 1 ORI lot available - 5.3 ac. 3 parcels "developed" only with parking lots
	Urbana Office Research Center Urbana Corp Center, LLC	S-1069	MD 355	TM 96/P.162	20	0	7.8 - 35.8	Preliminary Subdivision Plan approved	
Mixed Use Development	Urbana Town Center (northern MXD)	S-1161	MD 355 E/S of I-270	TM 96/P. 267	19	0	1.5 - 7.1	Preliminary Subdivision Plan approved	Office component: 80 ac / 1.95 million SF Commercial component: 30,000 SF Residential component: 610 dwellings
	Urbana Office Research Center (southern MXD)	S-1069	MD 80 E/S of I-270	TM 96/P.113	18	4	2.0 - 32.0	Preliminary Subdivision Plan approved	Office component: 221 ac / 1.37 million SF Commercial component: 73,000 SF Residential component: None
	Jefferson Technology Park	S-1136	MD 180	TM 76/P. 568, P. 109	1	0			Office component: 46.9 ac / 1.37 million SF Further subdivisoin expected Commercial component: 27.5 ac / 125,000 SF Residential component: 825 dwellings

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Mixed Use Development (cont.)	Jefferson Park West	S-793 S-1164	MD 180	TM 76/P107	15	0	4.8 - 37.8	Preliminary Subdivision Plan approved	Office component: 32 ac/550,000 SF Commercial component: 9 ac / 90,000 SF Residential component: 325 dwellings
	Wedgewood West	S-1147	New Design RD & English Muffin Way	TM 86/P.6	2	2		Preliminary Subdivision Plan approved on Lot 1 (west) Phase IV on Lot 2 (eastern portion)	37 ac / 600,120 SF - further subdivision expected Office component Commercial component: 76,000 SF Residential component: None
	Westview South	S-905	Executive Way	TM 86/P.3 part of parcel 269	4	3	2.7-11.6	Office lots recorded	Office component: 113ac / 2.1 million SF Commercial component: 68.4 ac Residential component: 518 dwellings
	Frederick Crossing	S-1044	Guilford Drive	TM 77/P.94 and P.314	8	2	2.7 - 11.8	All lots recorded	Office component Commercial component: Residential component: None
General Industrial	Intercoastal Industrial Park Intercoastal Industrial Park, LP	S-765	Baldwin Rd west, Intercostal Dr.	TM 88/P.138, 31	15	3	2.2 - 84.4	All lots recorded	Additional lots would be recorded
	Noffsinger Industrial Park Lois Noffsinger	S-1158	Cap Stine Rd / Agro Drive	TM 94/P.1	9	0	2.4 - 8.2	Sketch plan approval only	Well & Septic only