

APPENDIX C

Comprehensive Zoning Applications Annapolis Neck Small Area Plan

File #	Owner's Name	Applicant's Name	Property Address	Parcel # / Lot #	Acres	Current Zoning	Requested Zoning	Land Use Map Designation	OPZ Rec	PAB Rec	Plan Rec
Group 1: Bestgate West											
ANN015	Annapolis Lodge #296	Annapolis Lodge #296	2570 Housley Rd	340	10	R2	C4	PGMA	R22	Application Withdrawn	
ANN023	Bestgate Road LLC	Bestgate Road LLC	830 Bestgate Road	300	55	R1/R5/OS	C3, C2, & R15	Low and Low-Medium Residential	R1/R5/OS	R1/R5/OS	R1/R5/OS
ANN024	820 Bestgate Rd Prtshp	Annapolis Marketplace	820-24 Bestgate Road	302	2.26	R5	C3	Low-Medium Residential	R5	R5	R5
ANN025	Annapolis Marketplace	Annapolis Marketplace	Annapolis Marketplace	303	1	R5	C3	Low-Medium Residential	R5	R5	R5
ANN026	Places, Inc.	Places, Inc.	2025 Commerce Park Dr.	784 / C	7.94	W1	C3	PGMA	W1	W1	To be determined by Parole Growth Management Plan
ANN027	Southstar Lmt'd Prtshp	Southstar Lmt'd Prtshp	Bestgate Road	p/o 668	7	R1	R5	Low Residential	R1	R1	R1
ANN039	Annapolis Lodge #296	Donatelli & Klein	2570 Housley Rd	340	10	R2	R20-R40	PGMA	R22	R22	To be determined by Parole Growth Management Plan
	Bestgate Road, LLC Annapolis Marketplace, LLC	Chase, Beryl and Citizens for Responsible Parole Planning	830 Bestgate Rd 820 Bestgate Rd 818 Bestgate Rd	300, 302, 303	55.0, 2.3, 1.1	R1/R5/OS	R5/R1/OS	Low and Low-Medium Residential	R5/R1/OS	R1/R5/OS	R1/R5/OS
Group 2: Bestgate Road											
ANN007	Blackstone	Blackstone	811 Bestgate Rd	334	0.77	R22	C3	High Residential	R22	R22	R22
ANN008	Cully	Cully	811 Bestgate Rd	334	0.77	R22	C3	High Residential	R22	R22	R22
ANN016	Chancellor Holdings	Holdings	711 Bestgate Rd	267	1.7	R15	C2	High Residential	R15	R15	R15
ANN037	Smith	2 Dudes LLC	2083 Ashley Dr	376, 377	0.13	R1	C3	Low Residential	R1	R1	R1
ANN038	2 Dudes LLC	2 Dudes LLC	808 Bestgate Rd	308 / 1	10	R1	C3	Low Residential	R1	R1	R1
ANN041	Holland	Renfor	825 Bestgate Rd	479	1.9	R5	C2	Low-Medium Residential	R5	R5	R5

APPENDIX C
Comprehensive Zoning Applications
Annapolis Neck Small Area Plan

File #	Owner's Name	Applicant's Name	Property Address	Parcel # / Lot #	Acres	Current Zoning	Requested Zoning	Land Use Map Designation	OPZ Rec	PAB Rec	Plan Rec
Group 3: Bestgate / Boardley Road											
ANN001	Edwards	Edwards	2051 Boardley Road	366	2.6	R15	R15	High Residential	R15	Application Withdrawn	
ANN002	Rice	Rice	2050 Boardley Road	288	0.74	R15	R15	High Residential	R15	Application Withdrawn	
ANN003	Larkins	Larkins	703 Bestgate Road	274 / 2	0.12	R15	R15	High Residential	R15	Application Withdrawn	
ANN004	Pindell	Pindell	2047 Boardley Avenue	696	0.23	R15	R15	High Residential	R15	Application Withdrawn	
ANN009	Hall	Hall	701 Bestgate Road	275	0.17	R15	R15	High Residential	R15	Application Withdrawn	
ANN010	Harris	Harris	2046 Boardley Road	312	0.74	R15	R15	High Residential	R15	Application Withdrawn	
ANN011	Harris	Harris	2048 Boardley Road	679	0.56	R15	R15	High Residential	R15	Application Withdrawn	
ANN049	Turk & Forrester	Turk & Forrester	2051 Old Admiral Court	266	0.46	R15	R15	High Residential	R15	Application Withdrawn	
Group 4: Ridgely Ave.											
ANN017	English	English	5 Riverview	187	0.65	R2	Commercial	Low Residential	R2	R2	R2
ANN018	Rudd	Desmarais	617 Ridgely Ave	155 / 14	0.42	R2	Unspecified	Low Residential	R2	R2	R2
ANN022	Bloom	Bloom	640 Ridgely Ave	499 / 20	0.7	R2	Commercial	Low Residential	R2	R2	R2
ANN028	Ellsworth	Ellsworth	627 Ridgely Ave	545	0.56	R2	C3	Low Residential	R2	R2	R2
ANN029	Johnson	Johnson	513 Ridgely & 515 Ridgely Ave	580, 606	0.45	R2	Commercial	Low Residential	R2	R2	R2
ANN030	Heroes Tavern/Restaurant	Johnson	513-15 Ridgely Ave	186	0.79	C1	R2	Low Residential	C1	C1	C1
ANN031	Sfakyanudis	Wayson	627 Bestgate Rd	224, 228	0.5	R2	C1	Low Residential	R2	R2	R2
ANN032	Harrison	Harrison	635 Ridgely Ave	146 / 20	0.37	R2	C4 or back to R15	Low Residential	R2	R2	R2

APPENDIX C

Comprehensive Zoning Applications Annapolis Neck Small Area Plan

File #	Owner's Name	Applicant's Name	Property Address	Parcel # / Lot #	Acres	Current Zoning	Requested Zoning	Land Use Map Designation	OPZ Rec	PAB Rec	Plan Rec
ANN033	Erickson	Erickson	627 Ridgely Ave	546 / 4, 5	0.42	R2	C2	Low Residential	R2	R2	R2
ANN048	Weems Cr Med Ctr Condo	Weems Cr Med Ctr Condo	Ridgely Ave & Acorn Rd	114		R2	C2	Low Residential	R2	R2	R2
	Sturbridge Development Company	Sturbridge Development Company	2001 Tidewater Colony Drive	446	0.66	R15	C2	High Residential	R15	R15	R15
Group 5: Riva Road / Admiral Cochrane / Aris T. Allen											
ANN006	Spruill	Spruill	2 Womack Road	244	9.26	W1 & R2	Change R2 to W1	PGMA	W1	W1/R2	To be determined by Parole Growth Management Plan
ANN019	Annap. Rt.2 LLC	Montag	Rt.2-West Side	90, 92	18.3	R2	RLD	PGMA	W1	R2	To be determined by Parole Growth Management Plan
ANN020	Annap Rte. 2 LLC	Hyatt	SW corner of Rte.2 & 665	90, 92	18.3	R2	W1	PGMA	W1	R2	To be determined by Parole Growth Management Plan
ANN056	Bowen	Bowen	Riva Road-MD Assoc. of Realtors	456 / part of 5A	7.3	C4	C4 or C3	PGMA	C2	C2	To be determined by Parole Growth Management Plan
ANN057	Arundel Land Development Co.	Arundel Land Development Co.	Aris T. Allen Blvd across from Vineyard Road	375	4.1	R2	C4	Low Residential	R2	R2	R2
ANN058	Bowen	Bowen	Vineyard Rd. (Between Bywater & Forest Drive.	163, 335	17.6	R2	C3	Low Residential	R2	R2	R2
ANN068	McNew	Wayson, Jr.	40 Wallace Manor Rd.	374 / A	10.6	R1	R2	Low Residential	R1	R1	R1

APPENDIX C

Comprehensive Zoning Applications Annapolis Neck Small Area Plan

File #	Owner's Name	Applicant's Name	Property Address	Parcel # / Lot #	Acres	Current Zoning	Requested Zoning	Land Use Map Designation	OPZ Rec	PAB Rec	Plan Rec
Group 6: Solomons Island Road / Neal Street											
ANN005	Hain, Jr.	Hain, Jr.	1 Neal Street	214, 385	0.23	TC	TC	PGMA	TC	Application Withdrawn	
ANN012	Brown	Brown	132 Solomons Island Road	282	0.78	TC	TC	PGMA	TC	Application Withdrawn	
ANN013	Brown	Brown	132 Solomons Island Road	282	0.78	TC	TC	PGMA	TC	Application Withdrawn	
ANN014	Turner	Turner	132 Solomons Island Road	282	0.78	TC	TC	PGMA	TC	Application Withdrawn	
ANN036	Coffman	Autumn Associates	2431 Solomons Island	66 / 140B	0.85	TC	TC	PGMA	TC	Application Withdrawn	
ANN044	Wilson	Wilson	11 Neal Street	394	0.14	TC	TC	PGMA	TC	Application Withdrawn	
ANN045	Anderson	Anderson	5 Neal Street	404 / 3	0.11	TC	TC	PGMA	TC	Application Withdrawn	
ANN046	Brown	Brown	134 Old Solomons Island Rd	63	0.11	TC	TC	PGMA	TC	Application Withdrawn	
ANN047	Brown	Brown	7 Neal Street	393 / 4	0.11	TC	TC	PGMA	TC	Application Withdrawn	
ANN069	Gray	Gray	2473 Solomons Island Rd.	136 / 4	2.1	C4/R15	C4/R15	Commercial / Low Residential	C2 / R2	R2	C2 / R2
Group 7: Ferry Point Road / Harness Creek Road											
ANN021	Melvin	Melvin	989 Melvin Rd	27	4.95	R1	R1	Rural	RLD	RLD	RLD
ANN034	Taylor	Taylor	934 Arbutus Dr	207 / part of 18	7.08	R1	R1	Rural	RLD	RLD	RLD
ANN035	Beck	Beck	556 Ferry Point Rd	205	1.84	R1	R1	Rural	RLD	RLD	RLD
ANN050	Garner	Garner	3136 Harness Creek Rd	31	3	R2	R2	Rural	RLD	RLD	RLD
ANN051	Garner	Garner	3136 Harness Creek Rd	30	4.3	R2	R2	Rural	RLD	RLD	RLD

APPENDIX C
Comprehensive Zoning Applications
Annapolis Neck Small Area Plan

File #	Owner's Name	Applicant's Name	Property Address	Parcel # / Lot #	Acres	Current Zoning	Requested Zoning	Land Use Map Designation	OPZ Rec	PAB Rec	Plan Rec
ANN052	Rivera	Rivera	751 Harness Creek View Dr.	261 / 11	0.69	R2	R2	Rural	RLD	RLD	R2
ANN053	Leonard	Leonard	3243 Harness Creek Rd	40 / 4, 5	0.54	R2	R2	Rural	RLD	RLD	RLD
ANN054	Rogers	Rogers	3057 Rundelac Road	284 / 4R	4	R1	R1	Rural	RLD	RLD	R1
ANN055	Messenheimer	Messenheimer	913 Melvin Road	18	7.54	R1	R1	Rural	RLD	RLD	RLD
ANN059	Steele	Steele	470 Ferry Point Rd.	209	10	R1	R1	Rural	RLD	RLD	RLD
ANN060	Barkanic	Barkanic	522 Ferry Point Rd	308 / C	3.4	R1	R1	Rural	RLD	RLD	RLD
ANN061	Asher	Asher	753 Harness Creek View Dr.	285 / 12	0.57	R2	R2	Rural	RLD	RLD	R2
ANN062	Segal	Johnson Assoc.	3230 Harness Creek Road	372, 151, 260	53	R2, RA	R2	Rural and Natural Features	RLD, RA	RLD / RA	RLD / RA
ANN063	Govatos	Trustees of Paul Norris	3366 Harness Creek Road	232 / 12	0.74	R2	R2	Rural	RLD	RLD	RLD
ANN064	Woodward/Govatos	Trustees of Paul Norris	3360 Harness Creek Road	232 / 13	0.89	R2	R2	Rural	RLD	RLD	RLD
ANN065	Govatos	Govatos	3360 Harness Creek Rd	232 / 13	0.89	R2	R2	Rural	RLD	RLD	RLD
ANN066	Govatos	Govatos	3366 Harness Creek Rd	232 / 12	0.74	R2	R2	Rural	RLD	RLD	RLD
ANN067	Hayes	Hayes	6 & 11 Saunders Pt. Lane	3 / 3, 5		R1	R1	Rural	RLD	RLD	RLD