Anne Arundel County
Office of Planning and Zoning

DEVELOPMENT REVIEW PROCESS

Is the project subject to Development Review?

Development Review is Required for:

▸ Property is Subdivided or Lot is Recorded
▸ Expansion of Leaseable Space
▸ Change of Use
▸ Amendment of Existing Platted Land
▸ Improvement of Vacant Land

Is a Community Meeting Required per Article 17-2-107?

— Yes → Host Community Meeting (See Guidance)

— No →

Submit Development Application & Pay Fees
Must submit a digital copy

County Reviews and Responds within 45-60 Days of Intake Approval

Resubmittal process is repeated as needed

Decision Rendered

APPROVED — Approved Proceed to Next Application Process

REBSUBMIT — Resubmittal - More Info needed

Applicant has 60 days to amend & resubmit

If Sketch/Preliminary Plan is approved, proceed to Final/Site Development Plan and repeat process

If Final/Site Development Plan is approved, proceed to Permit process

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Types of Developmment Applications

Sketch Plan: Required for subdivision of land or recording of lot

Preliminary Plan: Development that includes change of use, expansion of leaseable space, improvement of vacant land on a recorded lot; exceptions are listed in Article 17-4-101; no subdivision will occur with Preliminary Plan

Final Plan: Approval of final decisions for the associated sketch plan, recording of mylar plat for subdivision.

Plat: A legal recording of the boundaries and conditions of a piece of land .

Site Development Plan: Approval of final decisions for the associated preliminary plan.

Grading and/OR Building Permit (Permit Center)

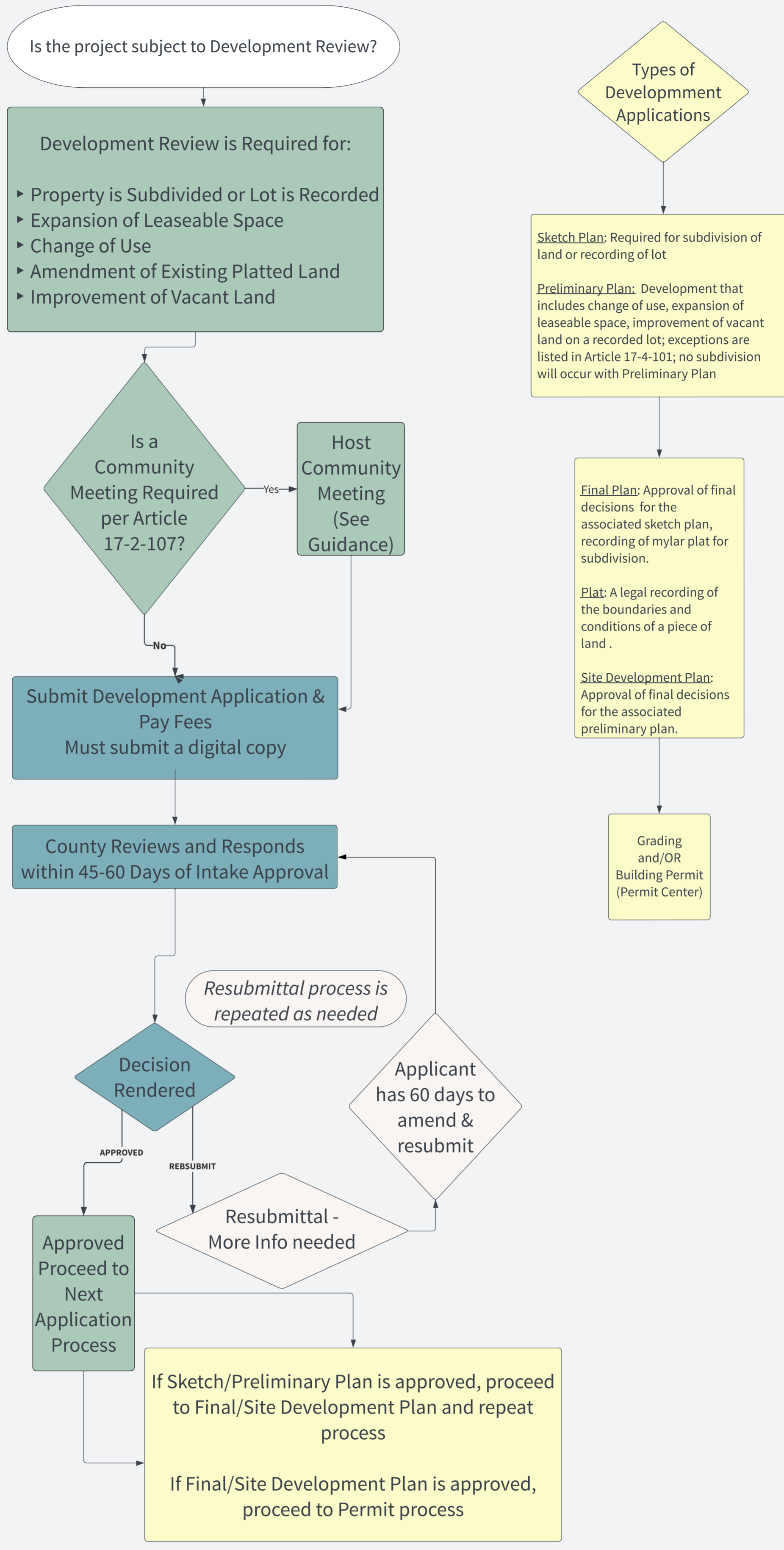
This is a general overview of the development process.
Project requirements may require separate guidance.

Updated 6/30/23