

ESD PRACTICE MAP
SCALE: 1" = 30'

ADJOINING OWNERS

- TAX MAP 32, BLOCK 17, PARCEL 798
LOT 30
JOHN JOHNSON
ANTONIA HOY
866 MILL CREEK ROAD
ANNAPOLIS, MD 21402
TAX # 03-525-28061600
ZONING R5
L 37493 / F 25
- TAX MAP 32, BLOCK 17, PARCEL 394
LOT 28
STEPHEN R. HUTCHINS
MARY A. HUTCHINS
867 MILL CREEK ROAD
ANNAPOLIS, MD 21402
TAX # 03-525-22369050
ZONING R5
L 6861 / F 512
- TAX MAP 32, BLOCK 17, PARCEL 395
LOT 29
ANNE ARUNDEL COUNTY
DEPT REC & PARKS
ANNAPOLIS, MD 21401
TAX # 03-000-90009007
ZONING R5
L 2730 / F 685
- TAX MAP 32, BLOCK 17, PARCEL 797
LOT 5, FUNKHOUSER PROPERTY
PLAY BOOK 101 PAGE 18
MELANIE DAVIS
202 PAULINE COURT
ANNAPOLIS, MD 21402
TAX # 03-000-90050091
ZONING R5
L 13581 / F 33
- TAX MAP 32, BLOCK 17, PARCEL 797
LOT 6, FUNKHOUSER PROPERTY
PLAY BOOK 101 PAGE 18
CHRISTOPHER SHIFLER
204 PAULINE COURT
ANNAPOLIS, MD 21402
TAX # 03-000-90050092
ZONING R5
L 38855 / F 115

C. A. BUFFER TABULATION

Zoning	R5
Critical Area Classification	IDA/RCA
Total Site Area	14,536 Sq.Ft.± (0.33 Ac.±)
Total Critical Area	14,536 Sq.Ft.± (0.33 Ac.±)
Existing Coverage within 100' Buffer	1,864 Sq.Ft.*
Existing Coverage outside of 100' Buffer	0 Sq.Ft.
Proposed Lot Coverage Within 100' Buffer	1,847 Sq.Ft.
Proposed clearing within 100' Buffer	4,205 Sq.Ft.
Permanent Buffer Disturbance @ 3:1	4,205 Sq.Ft. X 3 = 12,615 Sq.Ft.
Increase in Lot Coverage within 100' Buffer	2,019 Sq.Ft. - 1,864 Sq.Ft. = 155 Sq.Ft.
Buffer Mitigation for Lot Cover	310 Sq.Ft.
Prop. Clearing w/in Buffer	3,308 Sq.Ft.
Total Buffer Mitigation	12,615 + 310 + 3,308 = 16,233 Sq.Ft.
Existing Dirt Road	

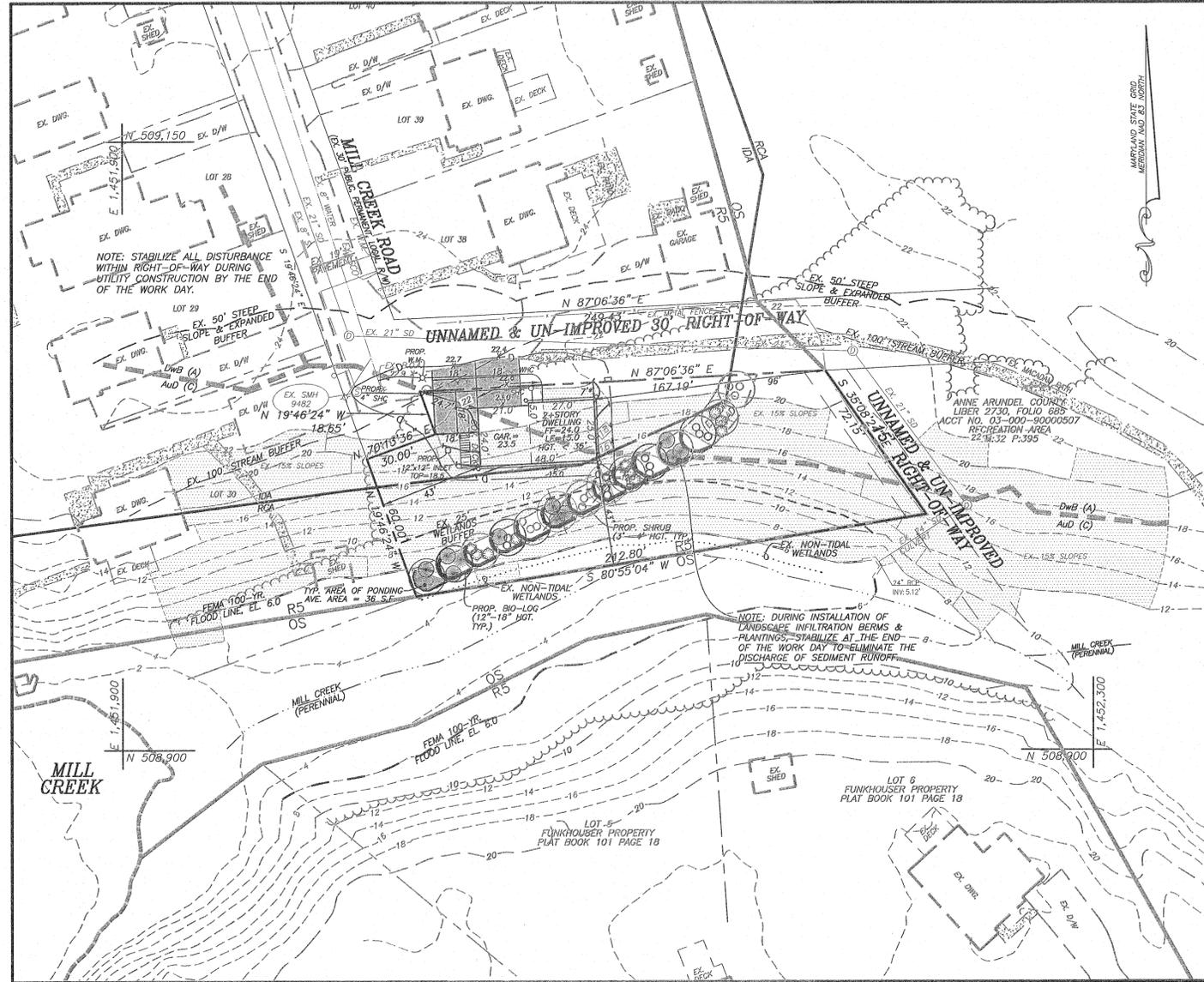
IDA CRITICAL AREA TABULATION

Zoning	R5
Critical Area Classification	IDA
Total Site Area	14,536 Sq.Ft.± (0.33 Ac.±)
Total Critical Area-IDA	3,890 Sq.Ft.± (0.09 Ac.±)
Developed Woodlands (Within IDA)	3,890 Sq.Ft.± (0.09 Ac.±) (Includes Ex. Dirt Road)
Maximum Clearing Allowed (Within C.A.)	N/A
Proposed Clearing (Within IDA C.A.)	3,050 Sq.Ft. (2,532 Sq.Ft. On-Site + 518 Sq.Ft. Off-Site)
Reforestation Required (Prop. Clearing x 1.0)	N/A
Afforestation Threshold	N/A
Reforestation Provided	N/A
Remaining Reforestation Remaining	N/A
Existing Lot Coverage	58 Sq.Ft. (Includes Ex. Dirt Road)
Maximum Lot Coverage (Within C.A.)	N/A
Proposed Lot Coverage (On-Site)	1,646 Sq.Ft.± (0.05 Ac.±) (1,178 Sq.Ft. DWG + 468 Sq.Ft. D/W)

RCA CRITICAL AREA TABULATION

Zoning	R5
Critical Area Classification	RCA
Total Site Area	14,536 Sq.Ft.± (0.33 Ac.±)
Total Critical Area-RCA	10,646 Sq.Ft.± (0.24 Ac.±)
Developed Woodlands (Within R.C.A.)	10,646 Sq.Ft.± (0.24 Ac.±)
Maximum Clearing Allowed (Within C.A.)	6,534 Sq.Ft.
Proposed Clearing (Within RCA C.A.)	258 Sq.Ft.± (Excludes Ex. Dirt Rd.)
Reforestation Required (Prop. Clearing x 1.0)	258 Sq.Ft.±
Afforestation Threshold	1,596 Sq.Ft.± (15%)
Reforestation Provided	4,200 Sq.Ft.± (0.096 Ac.±) (14 Plant Units)
Req'd. Buffer Mitigation	16,078 Sq.Ft.
Total Planting/Reforestation Req'd.	258 Sq.Ft. + 16,078 Sq.Ft. = 16,336 Sq.Ft.
Total Planting/Reforestation Prov'd.	4,200 Sq.Ft.± (0.096 Ac.±) (14 Plant Units)
Remaining Mitigation Req'd.	16,336 Sq.Ft.± - 4,200 Sq.Ft. = 12,136 Sq.Ft.*
Existing Lot Coverage	1,864 Sq.Ft. (Ex. Dirt Road)
Maximum Lot Coverage (Within R.C.A.)	1,596 Sq.Ft.± (0.037 Ac.±)
Proposed Lot Coverage (Within RCA) (On-Site)	1 Sq.Ft.±

SETBACKS (ZONED R5)
Front N/A*
Rear 20'
Side 7'
*Established by existing dwellings



- VARIANCE NOTES:**
- In accordance with Article 17, Section 8-201 of the Anne Arundel County Code, a variance is required to allow the disturbance* of 1,899 Sq.Ft. of 15%+ steep slopes within the Critical Area and allow the construction of a dwelling and driveway.
 - In accordance with Article 16, Section 4-601 of the Anne Arundel County Code, a 13 foot variance to the required 20 foot setback of an abutting right-of-way to allow a side setback of 7 feet.
 - In accordance with Article 17, Section 8-301 of the Anne Arundel County Code, a variance is required to allow the disturbance* of 1,205 Sq.Ft. of expanded buffer within the Critical Area and allow the construction of a dwelling and driveway.
 - In accordance with Article 16, Section 4-601 of the Anne Arundel County Code, a 7 foot variance to the required 25 foot front setback to allow a front setback of 18 feet.
- *Excluding removal of ex. abandoned road and prop. SWM Plantings.

SITE ANALYSIS

Zoning	R5
Critical Area Classification	IDA/RCA
Total Site Area	14,536 Sq.Ft.± (0.33 Ac.±)
Total Disturbed Area	4,205 Sq.Ft.± (0.097 Ac.±)
Vegetative Area	2,186 Sq.Ft.± (0.05 Ac.±)
Predominant Soil Type	DwB: Downer-Hammerton-Urban land complex, 0 to 5 percent slopes (HSG A) AuD: Annapolis-Urban land complex, 5 to 15 percent slopes (HSG C)
Existing Developed Woodlands	14,536 Sq.Ft.± (0.33 Ac.±)
Total Proposed Clearing	3,308 Sq.Ft.± (0.08 Ac.±) (518 Sq.Ft. Off-Site + 2,790 Sq.Ft. On-Site)
Existing Lot Coverage	1,864 Sq.Ft.± (0.04 Ac.±) (Ex. Abandoned Road)
Proposed Lot Coverage	2,019 Sq.Ft.± (1,179 Sq.Ft. House + 468 Sq.Ft. On-Site D/W + 372 Off-Site D/W)
Grading Quantities	200 cu. yds. Cut 150 cu. yds. Fill

OUTFALL STATEMENT

Runoff from the site flows over woods in a southerly direction directly to a tidal floodplain of Mill Creek, a tributary to the Magdoy River. Although not needed, a sufficient amount of ESDv volume is being provided on site to reduce the 10-year post-development discharge to its pre-development rate and minimize any impacts to existing steep slopes.

Given that the site discharges directly to a tidal floodplain, and the required ESD volume is being provided on site, the site outfall is a point-of-investigation (P.O.I.) is a point along the southernmost boundary line where runoff leaves the property and enters the floodplain of Mill Creek. The site outfall, and P.O.I. were inspected on a field investigation by an employee of Boyd & Dowgiallo, P.A., in May, 2024, and were found to be vegetated, stable and in good condition, with no signs of erosion, flooding, or sediment accumulation present.

Given that the ESDv recharge, channel protection volumes and overbank flood protection volumes are being provided, there should not be an increase in runoff as a result of the proposed improvements, no adverse effects should occur to the site outfall or P.O.I.

STORMWATER MANAGEMENT SUMMARY TABLE

MINIMUM SIZE CRITERIA	SYMBOL	VOLUME REQUIRED (CUBIC FEET)	SWM Practice	NOTES
Environmental Site Design Volume	(ESDv)	206	M-3	Provided through the use of microscale landscape infiltration berms.
Recharge Volume	(Rcv)	47	M-3	Provided through the use of microscale landscape infiltration berms.
Channel Protection Storage Volume	(CPv)	N/A	M-3	The channel protection volume for this lot is being provided through the use of environmental site design practices that provide the target rainfall value of 1.0", as specified in Table 5.3 of the revised M.D.E. Manual and return the site back to a "pre-development state of woods in good condition".
Overbank Flood Protection	(Op10)	N/A	N/A	Provided by a direct outfall to a tidal floodplain of Mill Creek. Although not required, the Overbank Flood Protection volume is being provided on site by the "Reduced Curve Number Method" to ensure that slope stability is maintained.
Extreme Flood Protection	(Op)	N/A	N/A	Provided by a direct outfall to a tidal floodplain of Mill Creek.

NO.	DATE	BY	REVISION	APPROVED	DATE

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VARIANCE AND GRADING & SEDIMENT CONTROL PLAN

Job No.: 20-231
Sheet No.: 1 of 1
Checked By: JET
DATE: FEBRUARY, 2026
Permit #G02020213
Proj. No.

870 MILL CREEK ROAD
TAX MAP 32 BLOCK 17, PARCEL 4
ZONED R5

THIRD DISTRICT
ANNE ARUNDEL COUNTY, MD 21012

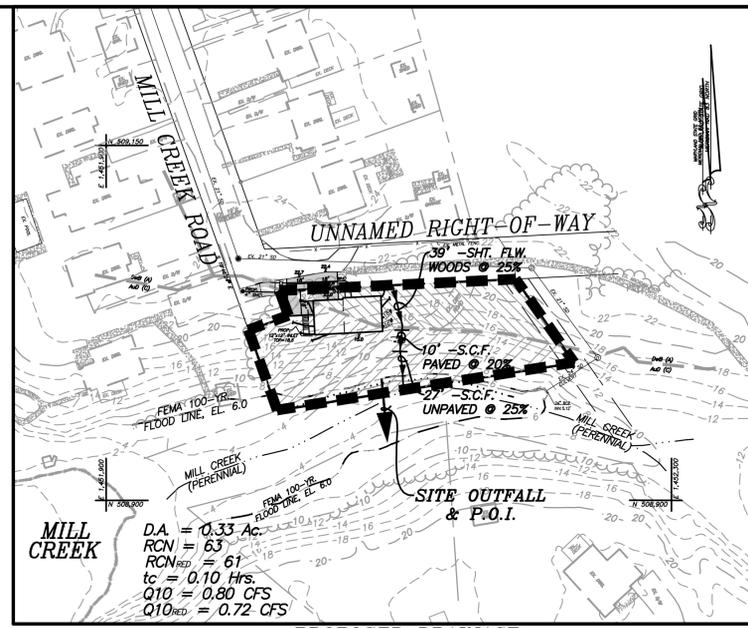
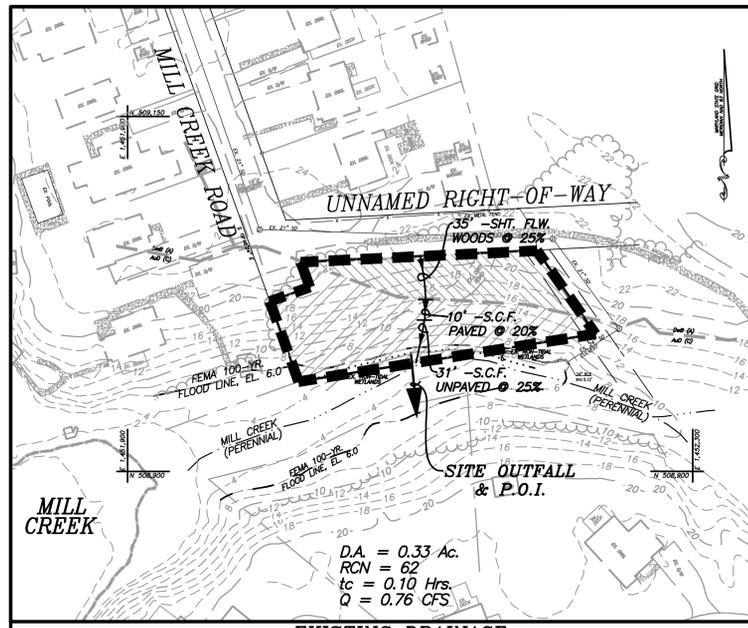
<u>HOUSE#</u>	<u>COVERAGE (SQ.FT.)</u> <u>(STRUCTURES)</u>	<u>COVERAGE (SQ.FT.)</u> <u>Walks/Drives</u>	<u>COVERAGE (SQ.FT.)</u> <u>(TOTAL)</u>
1	3,221	4,623	7,844
2	3,243	3,766	7,009
3	3,050	3,590	6,640
4	1,364	553	1,917
5	1,905	1,013	2,918
6	1,935	1,674	3,609
7	3,061	3,829	6,890
8	3,267	841	4,108
9	1,033	614	1,647
10	2,955	1,201	4,156
11	2,521	439	2,960
12	2,788	880	3,668
13	2,878	1,465	4,343
14	4,318	3,151	7,469
15	1,863	1,328	3,191
16	1,501	687	2,188
17	1,903	837	2,740
18	2,339	1,636	3,975
19	1,730	865	2,595
20	1,511	820	2,331
21	2,901	1,303	4,204
Average =	2,442 s.f.	Average= 1,672 s.f.	Average= 4,114 s.f.
Proposed=	1,331 s.f.	427 s.f.	1,758 s.f.



MILL CREEK

MAGOTHY PARK

SITE



ADJOINING OWNERS

- TAX MAP 32, BLOCK 17, PARCEL 798
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LOT 38
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L 2730 / F 685
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PLAT BOOK 101 PAGE 18
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ZONING R5
L 38855 / F 115

LEGEND

Existing Curb	Symbol
Existing Contour	Symbol
Existing Wire Fence	Symbol
Existing Wood Fence	Symbol
Existing Gas Line	Symbol
Existing Gas Valve	Symbol
Existing Stormdrain Inlet	Symbol
Existing Stormdrain Manhole	Symbol
Existing Sewer Manhole	Symbol
Existing Sewer Cleanout	Symbol
Existing Telephone Manhole	Symbol
Existing Utility Pole	Symbol
Existing Water Valve	Symbol
Existing Water Meter	Symbol
Pre/Post Development Discharge Point	Symbol
Flow Direction Arrow	Symbol
Ex. FEMA Line	Symbol
Ex. 15%+ Slopes	Symbol
Limits of Non-Tidal Wetlands	Symbol

FOR SOIL PREPARATION, TOPSOILING, AND SOIL AMENDMENTS

Definition
The process of preparing the soils to sustain adequate vegetative stabilization.

Purpose
To provide a suitable soil medium for vegetative growth.

Conditions Where Practice Applies
Where vegetative stabilization is to be established.

Criteria

- Soil Preparation
 - Temporary Stabilization
 - Soil preparation consists of loosening soil to a depth of 3 to 5 inches by means of suitable agricultural or construction equipment, such as disc harrows or chisel plows or rippers mounted on construction equipment. After the soil is loosened, it must not be rolled or dragged smooth but left in the roughened condition. Slopes 3:1 or flatter are to be tracked with ridges running parallel to the contour of the slope.
 - Apply fertilizer and lime as prescribed on the plans.
 - Incorporate lime and fertilizer into the top 3 to 5 inches of soil by disking or other suitable means.
 - Permanent Stabilization
 - A soil test is required for any earth disturbance of 5 acres or more. The minimum soil conditions required for permanent vegetative establishment are:
 - Soil pH between 6.0 and 7.0.
 - Soluble salts less than 500 parts per million (ppm).
 - Soil contains less than 40 percent clay but enough fine grained material (greater than 30 percent silt plus clay) to provide the capacity to hold a moderate amount of moisture. An exception if topsoil will be placed, then a sandy soil (less than 30 percent silt plus clay) would be acceptable.
 - Soil contains 1.5 percent minimum organic matter by weight.
 - Soil contains sufficient pore space to permit adequate root penetration.
 - Application of amendments or topsoil is required if on-site soils do not meet the above conditions.
 - Graded areas must be maintained in a true and even grade as specified on the approved plan, then scarified or otherwise loosened to a depth of 3 to 5 inches.
- Topsoiling
 - Topsoil is placed over prepared subsoil prior to establishment of permanent vegetation. The purpose is to provide a suitable soil medium for vegetative growth. Soils of concern have low moisture content, low nutrient levels, low pH, materials toxic to plants, and/or unacceptable soil gradation.
 - Topsoil salvaged from an existing site may be used provided it meets the standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA-NRCS.
 - Topsoiling is limited to areas having 2:1 or flatter slopes where:
 - The texture of the exposed subsoil/parent material is not adequate to produce vegetative growth.
 - The soil material is so shallow that the rooting zone is not deep enough to support plants or furnish containing supplies of moisture and plant nutrients.
 - The original soil to be vegetated contains material toxic to plant growth.
 - The soil is so acidic that treatment with limestone is not feasible.
 - Areas having slopes steeper than 2:1 require special consideration and design.
 - Topsoil Specifications: Soil to be used as topsoil must meet the following criteria:
 - Topsoil must be a loam, sandy loam, clay loam, silt loam, sandy clay loam, or loamy sand. Other soils may be used if recommended by an agronomist or soil scientist and approved by the appropriate approval authority. Topsoil must not be a mixture of contrasting textured subsoils, and must contain less than 5 percent by volume of cinders, stones, slag, coarse fragments, gravel, sticks, roots, trash, or other materials larger than 1 1/2 inches in diameter.
 - Topsoil must be free of noxious plants or plant parts such as Bermuda grass, quack grass, Johnson grass, nut sedge, poison ivy, thistle, or others as specified.
 - Topsoil substitutes or amendments, as recommended by a qualified agronomist or soil scientist and approved by the appropriate approval authority, may be used in lieu of natural topsoil.
 - Topsoil Application
 - Erosion and sediment control practices must be maintained when applying topsoil.
 - Uniformly distribute topsoil in a 5 to 8 inch layer and lightly compact to a minimum thickness of 4 inches. Spreading is to be performed in such a manner that sodding or seeding can proceed with a minimum of additional soil preparation and tillage. Any irregularities in the surface resulting from topsoiling or other operations must be corrected in order to prevent the formation of depressions or water pockets.
 - Topsoil must not be placed if the topsoil or subsoil is in a frozen or muddy condition, when the subsoil is excessively wet or in a condition that may otherwise be detrimental to proper grading and seedbed preparation.
- Soil Amendments (Fertilizer and Lime Specifications)
 - Soil tests must be performed to determine the exact ratios and application rates for both lime and fertilizer in sites having disturbed areas of 5 acres or more. Soil analysis may be performed by a recognized private or commercial laboratory. Soil samples taken for engineering purposes may also be used for chemical analyses.
 - Fertilizers must be uniform in composition, free flowing and suitable for accurate application by appropriate equipment. Material may be substituted for fertilizer with prior approval from the appropriate approval authority. Fertilizers must all be delivered to the site fully labeled according to the applicable laws and must bear the name, trade name or trademark and warranty of the producer.
 - Line materials must be ground limestone (hydrated or burnt lime may be substituted except when hydroseeding) which contains at least 50 percent total oxides (calcium oxide plus magnesium oxide). Limestone must be ground to such fineness that at least 50 percent will pass through a #100 mesh sieve and 80 to 100 percent will pass through a #20 mesh sieve.
 - Line and fertilizer are to be evenly distributed and incorporated into the top 3 to 5 inches of soil by disking or other suitable means.
 - Where the subsoil is either highly acidic or composed of heavy clays, spread ground limestone at the rate of 4 to 8 tons/acre (200-400 pounds per 1,000 square feet) prior to the placement of topsoil.



SOILS LEGEND

- DwB: Downer-hammonton-urban land complex, 0 to 5 percent slopes (A)
- AuD: Annapolis-urban land complex, 5 to 15 percent slopes (C)

NOTE: The property shown hereon is located within FEMA flood Zone AE EI=6.0 as shown on F.E.M.A. Flood Insurance Rate Map, Community Panel No.2400300159F of Anne Arundel County, Maryland. (Unincorporated Areas) dated 2/8/15.

HYDROLOGIC SOIL PROPERTIES CLASSIFIED BY SOIL TEXTURE*

TEXTURE CLASS	EFFECTIVE WATER CAPACITY (W) (INCH PER INCH)	MINIMUM INFILTRATION RATE (I) (INCHES PER HOUR)	HYDROLOGIC SOIL GROUPING
Sand	0.35	8.27	A
Loamy Sand	0.31	2.41	A
Sandy Loam	0.25	1.02	B
Loam	0.19	0.52	B
Silt Loam	0.17	0.27	C
Sandy Clay Loam	0.14	0.17	C
Clay Loam	0.14	0.09	D
Silty Clay Loam	0.11	0.06	D
Sandy Clay	0.09	0.05	D
Silty Clay	0.09	0.04	D
Clay	0.08	0.02	D

* Taken from the Maryland Department of Natural Resources, Water Resources Administration, Stormwater Management Division Standards and Specifications for Infiltration Practices.

BOG PROTECTION NOTE

This site is not located within a bog, a bog buffer area or within a contributing drainage area of a bog, as determined by the Anne Arundel County Bog Protection Area Guidance Map, dated December, 2006.

SCENIC & HISTORIC ROAD NOTE

This site does not derive access from or abut a scenic or historic road as shown on Anne Arundel County Scenic and Historic Roads Map, dated 2006.

WATER & SEWER SERVICE AREA

WATER SERVICE AREA: BROADNECK - EXISTING SERVICE
SEWER SERVICE AREA: BROADNECK - EXISTING SERVICE

HISTORICAL, ARCHAEOLOGICAL & CEMETARY NOTE

This site does not contain any historical or archaeological items, based upon surveys performed by Anarex, Inc. and has been field verified by Boyd & Dowgiallo P.A. See general notes #5 for additional information.

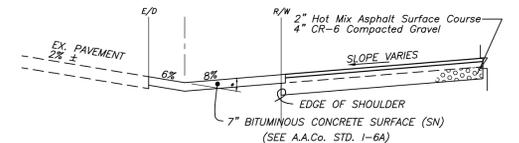
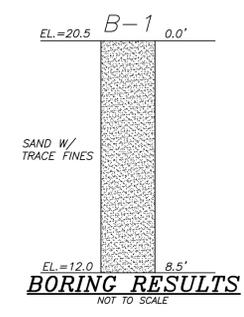
ZONING NOTE

This site is located within an R5 zoning district and an Intensely Developed Area (IDA) and a Resource Conservation Area (RCA) of the Chesapeake Bay Critical Area.

RESOURCE MAP CERTIFICATION NOTE

The property and topographic information shown hereon is based on surveys performed by Anarex, Inc. and has been field verified by Boyd & Dowgiallo P.A. See general notes #5 for additional information.

Jerry E. Toodziecki, P.E. #19577 Date



- NOTE:
- FOR THE MINIMUM PAVING FOR DRIVEWAYS IN THE COUNTRY RIGHT OF WAY, SEE LOCAL ROAD PAVING SECTIONS, DETAIL P-8.
 - DITCH LINING AND VELOCITY DISSIPATORS TO BE PROVIDED AS REQUIRED.
 - ALLOWING SURFACE DRAINAGE TO CROSS A PAVED DRIVEWAY ON THE SURFACE IS SUBJECT TO THE APPROVAL OF THE DEPARTMENT OF PUBLIC WORKS.
 - MAXIMUM ALGEBRAIC GRADE DIFFERENCE IS 14%.

NO.	DATE	BY	REVISION	APPROVED	DATE

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VARIANCE/GRADING & SEDIMENT CONTROL PLAN

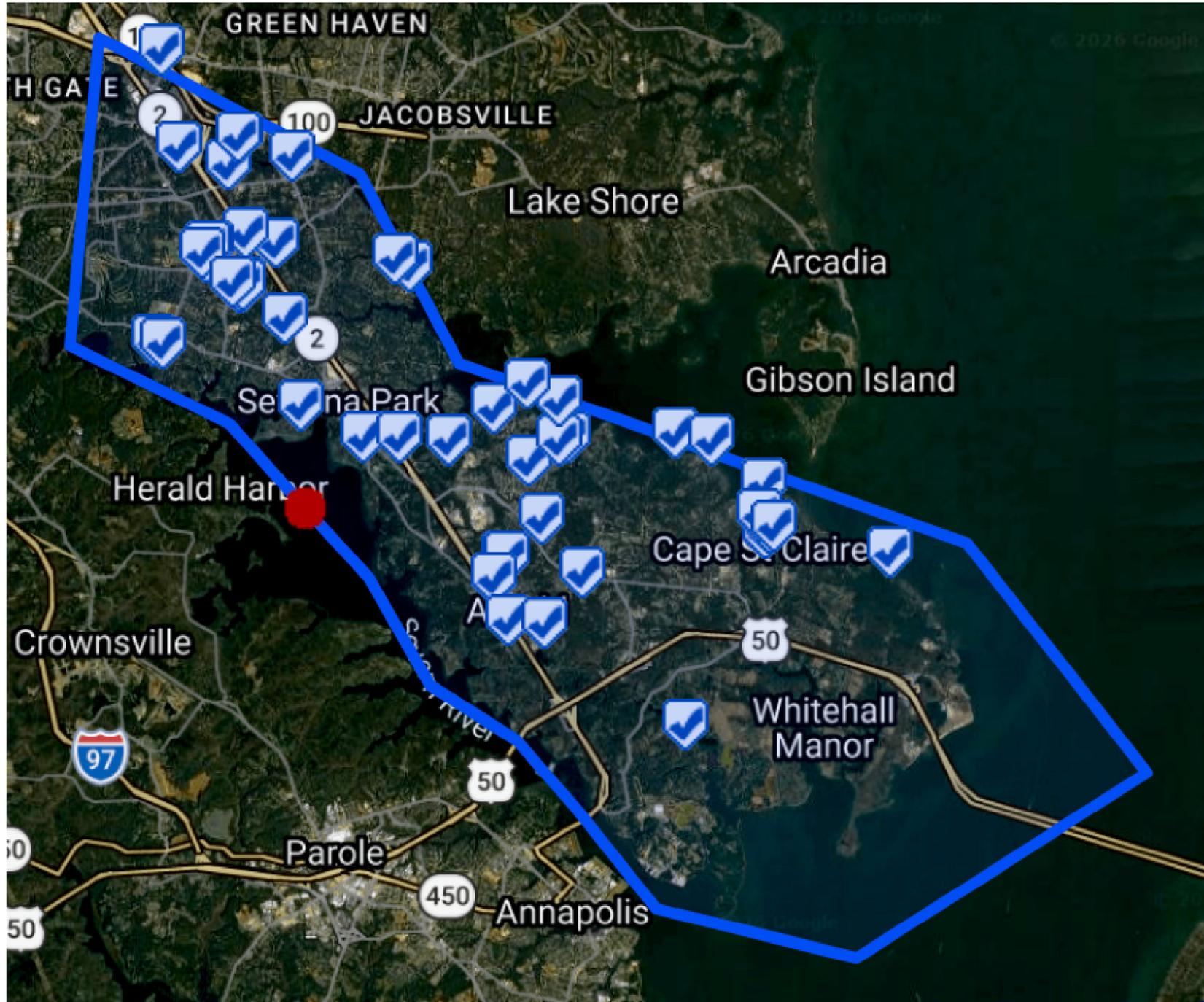
Sheet No.: 2 of 4
Checked By: JET
DATE: NOVEMBER, 2025
Permit #G02020213
Proj. No.

THIRD DISTRICT

870 MILL CREEK ROAD
TAX MAP 32 BLOCK 17, PARCEL 4
ZONED R5

ANNE ARUNDEL COUNTY, MD 21012

ARNOLD: New Construction Homes with Garage



**Applicant Ex. 4
2025-0243-V**

MLSNumber	Address	City	State	Zip Code	Status	DOM	ListDate	MLS_Settled	Age	Garage YN	Garage Spaces
MDAA2134106	65 Riverside	Severna Park	MD	21146	Coming\$	0	1/6/2026		2026	Yes	1
MDAA2136356	1546 Shipsview	Annapolis	MD	21409	Active	11	2/9/2026		2026	Yes	2
MDAA2134204	205 Cahill Ave	Severna Park	MD	21146	Active	20	1/31/2026		2025	Yes	2
MDAA2133088	118 Bellemeade	Severna Park	MD	21146	Active	48	12/15/2025		2026	Yes	2
MDAA2130914	596 West	Severna Park	MD	21146	Active	50	11/10/2025		2026	Yes	2
MDAA2130836	920 Burnett	Arnold	MD	21012	Active	104	11/8/2025		2026	Yes	2
MDAA2130056	1217 Hampton	Annapolis	MD	21409	Active	114	10/29/2025		2026	Yes	2
MDAA2127490	Baltimore Annapolis	Severna Park	MD	21146	Active	130	10/7/2025		0	Yes	2
MDAA2109134	Parcel 33 Natalie	Millersville	MD	21108	Active	246	3/18/2025		2025	Yes	2
MDAA2102690	1394 B And A Blvd	Arnold	MD	21012	Active	359	2/3/2025		2025	Yes	2
MDAA2128266	368 Idle Pines Road - Wilm	Severna Park	MD	21146	Pending	92	10/8/2025	5/29/2026	2026	Yes	2
MDAA2123342	51 Stratford	Severna Park	MD	21146	Pending	124	8/12/2025	3/27/2026		Yes	2
MDAA2132672	626-A Old County	Severna Park	MD	21146	Closed	26	12/9/2025	1/29/2026	2025	Yes	2
MDAA2127892	114 Overlea	Severna Park	MD	21146	Closed	1	10/1/2025	11/4/2025	2025	Yes	2
MDAA2126082	1096 Linden Tree Drive - Je	Annapolis	MD	21409	Closed	1	9/11/2025	1/9/2026	2025	Yes	2

MDAA2124878	52 Browns	Arnold	MD	21012	Closed	0	8/29/2025	8/28/2025	0	Yes	2
MDAA2122974	308 Alameda	Arnold	MD	21012	Closed	13	8/8/2025	9/29/2025	2025	No	
MDAA2122500	110 Overlea	Severna Park	MD	21146	Closed	124	8/1/2025	1/7/2026	2025	Yes	1
MDAA2121934	100 Maple	Pasadena	MD	21122	Closed	1	7/24/2025	7/24/2025	2025	Yes	2
MDAA2121926	855 Mill Creek	Arnold	MD	21012	Closed	1	7/24/2025	7/25/2025		Yes	2
MDAA2121074	1219 Hampton	Annapolis	MD	21409	Closed	7	7/15/2025	2/6/2026	2025	Yes	2
MDAA2119772	112 Overlea	Severna Park	MD	21146	Closed	1	6/1/2025	9/30/2025	2025	Yes	2
MDAA2112666	31 Stratford	Severna Park	MD	21146	Closed	1	4/20/2025	6/26/2025	2025	Yes	2
MDAA2113422	1094 Linden Tree Drive - T	Annapolis	MD	21409	Closed	107	6/12/2025	1/27/2026	2025	Yes	2
MDAA2117398	116 Overlea	Severna Park	MD	21146	Closed	207	6/6/2025	2/17/2026	2025	Yes	2
MDAA2116456	380 North	Severna Park	MD	21146	Closed	1	5/26/2025	5/28/2025	2025	Yes	3
MDAA2110432	403 Alameda	Arnold	MD	21012	Closed	1	3/29/2025	8/8/2025	2025	Yes	1
MDAA2110154	118 Overlea	Severna Park	MD	21146	Closed	266	3/28/2025	1/15/2026	2025	Yes	2
MDAA2109286	126 Sadie	Arnold	MD	21012	Closed	165	3/22/2025	9/2/2025	2024	Yes	2
MDAA2104696	405 Alameda	Arnold	MD	21012	Closed	37	3/21/2025	6/6/2025	2025	Yes	1
MDAA2109274	128 Sadie	Arnold	MD	21012	Closed	168	3/19/2025	9/30/2025	2024	Yes	2
MDAA2105162	1007 Mount Holly Drive	Annapolis	MD	21409	Closed	1	2/26/2025	4/10/2025	2025	Yes	2

MDAA2080626	1061 Shore Acres	Arnold	MD	21012	Closed	205	3/23/2024	12/20/2024	2024	Yes	2
MDAA2079438	216 Drum	Pasadena	MD	21122	Closed	118	3/11/2024	8/29/2024	0	Yes	2
MDAA2078182	207 Major Robinson	Severna Park	MD	21146	Closed	1	2/29/2024	7/16/2024	2023	Yes	2
MDAA2077782	214 Drum	Pasadena	MD	21122	Closed	1	2/12/2024	5/3/2024	0	Yes	2
MDAA2077072	553 Broadwater	Arnold	MD	21012	Closed	159	2/6/2024	8/15/2024	2023	Yes	2
MDAA2076148	8031 Jumpers Hole	Pasadena	MD	21122	Closed	87	1/15/2024	5/15/2024	2023	No	
MDAA2073554	328 North	Severna Park	MD	21146	Closed	82	11/16/2023	3/22/2024	1938	Yes	2
MDAA2070222	432 Schoolers Pond	Arnold	MD	21012	Closed	105	9/28/2023	4/26/2024	2024	Yes	3
MDAA2068998	106 Retriever	Severna Park	MD	21146	Closed	141	9/13/2023	3/7/2024	2023	Yes	2
MDAA2058816	1518 Parker View Ln	Arnold	MD	21012	Closed	6	4/24/2023	4/5/2024	2023	Yes	2
MDAA2047362	383 Forest Beach	Annapolis	MD	21409	Closed	482	10/28/2022	4/10/2024	2024	No	

Mill Creek Road Garages

Applicant Exhibit 5
2025-0243-V
02/26/26

<u>STREET#</u>	<u>GARAGE</u>	<u>YEAR CONSTR./IMPR'D.</u>
806	YES	1,971
807	YES	2,020
809	YES	2,020
810	YES	2,003
811	YES	2,020
812		1,925
813		1,976
814	YES	2,000
816	YES	1,980
817		1,986
818		1,925
819		1,986
820	YES	1,963
821		1,954
822	YES	1,988
823		1,988
824		1,942
826	YES	1,949
827	YES	2,006
829	YES	1,963
830	YES	1,961
831	YES	1,977
832	YES	1,954
833	YES	1,959
834	YES	1,954
835		1,952
836	YES	2,024
838	YES	1,952
840	YES	1,990
841		1,953
842		1,974
843	YES	2,020
844	YES	1,975
845	YES	2,022
846	YES	1,955
847	YES	2,022
848		1,944
849	YES	2,021
850	YES	1,941
851		1,985
852	YES	2,001
853		1,952
854	YES	2,000
855	YES	2,025
856	YES	2,006
857		1,964
859		1,964
860	YES	1,952
861		1,964
862		1,946
863		1,964
864		1,958
865		1,964
866		1,942
867	YES	1,964
868		1,942

TOTAL # OF DWELLINGS = 56
 TOTAL # OF GARAGES = 33
 PERCENT W/ GARAGE = 58.9 %

Maps and Apps x My Anne Arundel x Anne Arundel County Watershed x 843 Mill Creek Rd - Google Maps x +

gis.aacounty.org/gcx/WebViewer/?app=c82c5cff02544a56af888e4ff5c166a2

Draw Measure Identify Print Profile OpenData Oblique Street View

I want to...

0 200 ft

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40°F Cloudy Search 12:47 PM 2/19/2026

GARAGE EXHIBIT