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1	31-May-21													
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3	Project Name	Address	Description	Status	Type	Trakit Number	HH Units	HH Units Net new	Sq. Footage	Sq. ft. Net new	FCA Status	Last Action	MPDU Required	MPDU Built
4	9 St. Mary's St	99 Compromise	Special Exception application with Site Design Plan Review. This project now is addressed as 99 Compromise. Revision under review for new unit	Under construction. 5 units finalized. Building 7 units plus one additional proposed	Residential	SE2016-003 Approved HPC2016-042 Approved GRD16-0045 Approved BLD16-0782 Issued BLD18-0490 Issued MSD2021-001 Review SE2021-001 Review	8	8	18,703	0	N/A -- Critical Area	3/28/2021	N/A -- Under 10 units	N/A
5	39 Hudson Street/Put	39 Hudson Street	Proposed City of Annapolis DPW Maintenance buildings, facilities, and surface parking lot.	Board of Appeals and Planning Commission approval. Permits under review	Institutional	SDP2020-003 Approval SE2020-005 Approval FCP2020-003 Prelim Appvl BLD21-0327 Review BLD21-0329 Review GRD21-0327 Review	0	0	0	26017	FSD Approved FCP2020-003 Approved 11/17/2020	5/31/2021	N/A	N/A
6	51 Franklin Street	51 Franklin Street	The project involves the redevelopment of the existing office building at 51 Franklin Street into 9 residential condominium units, and architecturally appropriate enhancements to the building's exterior.	Building permit is approved. Under Construction. Two units finalized	Residential	SE2017-008 Approved SPD2017-066 Approved HPC2018-055 Approved DEM18-0048 Approved BLD18-0636 Approved BLD19-0489 Finalized	9	9	16,000	0	N/A -- Critical Area	3/28/2021	N/A -- Under 10 units	N/A
7	100 Ridgely Ave	100 Ridgely Ave	Major Site Design Plan Review for the proposed redevelopment the subject property with a new 6,200 gsf two-story single-family attached residential building containing four(4) dwelling units, approximately 1,550 sf each, as well as required off-street parking with vehicular access from Giddings Avenue	Approved by Planning Commission. To apply for permits.	Mixed Use	SDP2020-002 Approval	4	4	6,200	4,952	N/A -- Under 40,000 sq. ft.	3/28/2021	N/A -- Under 10 units	N/A

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8	106-108 Annapolis Street	106-108 Annapolis Street	The proposed project consists of demolishing the existing structures and then building a new multi-story mixed use building. The proposed new structure will be two and one-half stories. The first floor will have a small retail portion and the remainder is designed for an 89-seat restaurant.	Approved by Planning Commission. Permits under review	Mixed Use	SUB2020-003 Approved SDP2019-002 Approved DEM20-0027 Issued DEM20-0026 Issued BLD20-0503 Ready GRD20-0016 Info	6	6	14,186	10,498	N/A -- Critical Area	5/31/2021	N/A -- Under 10 units	N/A
9	110 Compromise St	110 Compromise St	Renovation of existing structure to accommodate retail maritime and restaurant tenants as well as various site improvements. Some tenant space occupied	Approved by Board of Appeals. Opinion adopted. To apply for building permits	Commercial	SDP2016-014 Approved BLD16-0289 Issued DEM16-0028 Issued SE2020-002 Approved HPC2020-011 Approved HPC2019-141 Approved HPC2018-306 Approved HPC2018-200 Approved	N/A	N/A	11,378	200	N/A -- Critical Area	5/31/2021	N/A	N/A
10	418 Fourth Street	418 Fourth Street	Second floor building addition & improvements to the parking lot	Variance approved by Board of Appeals. Under construction. Seeking a revised parking lot plan	Commercial	SDP2018-004 Approved ZBA2018-001 Approved VAR2018-008 Approved BLD19-0068 Issued ADJ2020-011 Review	N/A	N/A	1835		N/A -- Under 40,000 sq. ft.	6/20/2020	N/A	N/A
11	424 Fourth Street	424 Fourth Street	Restaurant with 75 seats. Special Exception with Site Design, Variance, Zoning Boundary Adjustment and APF required. Existing buildings are 9,867 sq. ft.	Appeal before Board of Appeals May 15, 2019. Board of Appeals approved SE2018-003, ZBA2018-002 but not VAR2018-013. Revisions to site design approved. Appeal at Board of Appeals Jan. 5, 2021, June 1, 2021	Commercial	SDP2018-008 Approved SE2018-003 Approved VAR2018-013 Denied ZBA2018-002 Approved APL2020-004 Board	N/A	N/A	13,937	4,069	N/A -- Under 40,000 sq. ft.	5/31/2021	N/A	N/A
12	1415 Forest Drive	1415 Forest Drive	Site Design Plan Review for a proposed 2-story, 2,986 sf footprint (4,938 gfa), addition to the existing 1-story, 4,057 sf, commercial building.	Under construction. Permit extended.	Commercial	VAR2014-010 Approved SDP2015-057 Approved GRD16-0026 Issued BLD16-0772 Issued	N/A	N/A	7043	2986	N/A -- Under 40,000 sq. ft.	6/27/2019	N/A	N/A

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13	1503 Forest Drive	1503 Forest Drive	New building with 18,900 sq. ft. office and 2780 retail	Under construction. Continuation permit issued.	Commercial	SDP2005-11-137 Approved BLD08-0379 Issued BLD18-0035 Issued GRD08-0027 Issued SUB2017-009 Approved	N/A	N/A	22680	22680	N/A -- Under 40,000 sq. ft.	6/27/2019	N/A	N/A
14	Bay Village II, Bay Village Suites	960 Bay Village Drive	Proposed development of independent living facility, on property located at 960 Bay Village Drive.	Agency review	Institutional	SDP2020-006 Review	N/A	N/A			To be amended	2/26/2021	N/A	N/A
15	Chesapeake Grove at Bembe Beach	Bembe Beach Rd	Residential Development. Now proposing 40 units, not 44	Pending staff review	Residential	PD2012-003 Review	40	40	N/A	N/A	N/A -- Critical Area	4/30/2021	5	Fee in lieu
16	Chinquapin at Lincoln Drive	Saunders Family	Commercial building for retail, office space and warehouse on Chinquapin Round Road/Lincoln Drive, Lot 2	Agency review	Commercial	SDP2021-001	8	8	11600	11600	N/A -- Under 40,000 sq. ft.	3/28/2021	N/A	N/A
17	Griscom Square	Tyler Avenue / Bay Ridge Avenue	12 single family dwelling Res Planned Development	Phase 1 under construction. To apply for building permits for phase 2	Residential	FSD2014-002 Approved FCP2015-002 Approved BLD14-0360 Finaled DEM14-0024 Finaled GRD16-0003 Intl Appvl	12	12	N/A	N/A	Approved	4/27/2018	1	1
18	Kiddie Academy	1919 West Street	One-story building addition for a proposed day care facility and parking and access improvements	To apply for permits	Commercial	MSD2020-009 Approved BLD21-0299 Revisions DEM21-006 Issued	N/A	N/A	5888	1920	N/A -- Under 40,000 sq. ft.	5/31/2021	N/A	N/A
19	Thomas Woods	Forest Drive	10 unit SFD/Townhouse PD.	Grading permit has initial approval. Special exception with site design for childcare facility withdrawn. Building permits for townhouses under review	Residential	PD2014-002 Approved FCP2014-001 Approved GRD15-0059 Approved SE2019-004 Withdrawn SDP2019-001 Withdrawn BLD20-0299 Revisions BLD20-0538 Issued	10	10			Approved	5/31/2021	N/A	N/A

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20	Lofts at Eastport Landing	Chesapeake Avenue	Revised Site Design application to redevelop an approximately 2 acre portion of the existing Eastport Shopping Center site (6.75 acres) with a proposed project consisting of 98 rental apartments units with retail and/or commercial uses on portions of the ground floor. The commercial/retail component comprises approximately 3,029 square feet. Parking areas of 150 structured spaces are located within the proposed garage.	Site design application approved. To apply for building and grading permits. Appeal of site design approval has been filed. Hearing on preliminary motions held Feb. 20, 2019. Decision issued March 26, 2019. Hearing on merits held June 4, 2019 and July 17, 2019. APF approval remanded to Planning and Zoning. APF reissued. Reissue appealed. Board of Appeals remanded to PZ. Appealed to Circuit Court	Mixed Use	PD2016-002 Cancelled SDP2018-006 Approved APL2018-002 Remand APL2020-002 Review	98	98	11898	11898	No FSD required, more than 50% Critical Area	2/26/2021	6	0
21	Newtowne 20	810 Brooke Court	Redevelopment of Newtowne 20	Planned Development, preliminary plat, and preliminary FCP Approved. Final Record plat approved. Demolition permit approved. Under construction.	Residential	FSD2019-001 Approved FCP2020-001 Prelim Appvl PD2020-001 Approved DEM20-0012 Issued BLD20-0308-0386 Issued GRD20-0012 Issued	78	0			FSD approved 5/27/2020 and FCP approved 7/2/2020	1/29/2021	N/A	N/A
22	Park Place Hotel	Park Place	JB Management Company, Inc. proposes to modify the Park Place planned development to add a second hotel with 139 rooms on the Taylor Avenue at Tax Map 51C, Grid 15, Parcel 53/Expansion Area #9	Approved by Planning Commission. To apply for building permits	Commercial	PD2018-002 Approved	N/A	N/A			No FSD required, more than 50% Critical Area	8/31/2020	N/A	N/A
23	Parkside Preserve	745 Annapolis Neck Road	Residential Planned Development 66 SF + 86 TH (19 MPDUs) = 152 units. Reduced to 44 SF + 86 TH	Grading permit has initial approval. Under construction	Residential	FSD2015-002 Approved PD2010-004 Approved GRD15-0026 Issued	130	130	N/A	N/A	Approved	5/31/2021	19	0

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24	Parole Place	103 Old Solomon's Island Road	A planned unit development including retail, multi-family and townhouse uses. There are 90 residential over retail units proposed and 68 townhomes proposed.	Forest conservation plan and planned development application. Revisions under review	Mixed Use	FSD2017-001 Approved FCP2017-008 Review PD2017-002 Review SUB2017-010 Review	158	158	30000	30000	FSD approved and FCP under review	1/29/2021	TBD	0
25	Primrose School	1125 Spa Road	Proposed daycare center	Forest Stand Delineation approved. Under agency review	Commercial	FSD2020-001 Approved FCP2020-004 Review SDP2020-005 Review SE2020-006 Review	N/A	N/A	TBD	TBD	FSD Approved 9/21/2020	1/29/2021	N/A	N/A
26	Rocky Gorge	Aris T. Allen Blvd / Yawl Rd.	17 SF + 31 TH (6 MPDUs) = 48 units. Major modification to residential planned development known as Aris T. Allen Boulevard, Lots 1-48. The modification includes vehicular access from Aris T. Allen Blvd., removes vehicular access from Yawl Rd. and eliminates two dwellings, from 48 to 46. Applicants are proceeding under the original approval	Proposed modification to planned development. Hearing on March 2, 2017. Planning Commission denied application for modification. Applicants are proceeding under original approval issued in 2006 (2005-11-547). Permit expiration appealed. Revised/updated grading permit under review	Residential	Original approval for 48 units approved in 2006 GRD14-0006 Appealed FSD2014-001 Approved PD2016-001 (modification of original approval) Denied GRD15-0044 Appealed GRD20-0013 Review	48	48	N/A	N/A	Approved	8/31/2020	6	0
27	Society for the Prevention of Cruelty to Animals (SPCA)	1815 Bay Ridge Ave	Modification of existing special exception to build a new animal building and reconfigure the parking lot	Variance approved at Board of Appeals meeting on March 5, 2019, adopted on 8/14/19. Grading permit cancelled due to inactivity	Institutional	SE2017-003 Approved VAR2017-007 Approved GRD19-0031 Cancelled	N/A	N/A	27415	7155	N/A -- Critical Area	7/28/2020	N/A	N/A
28	South Annapolis Yacht Centre (SAYC)	Boucher Ave	Mixed Maritime Redevelopment. Major subdivision of parcels Tax Map 52D, Parcels: 80, 81, 82, 83, 84, 85, 86, 87, 122, 139, and 211. 11 units under construction, in 9 structures	Site plan approved. Plat has been recorded. Building permits under review and demolition permits approved. Under construction. Sign and fence permit revisions under review	Mixed Use	PORT17-0024 Approved SDP2015-063 Approved SUB2016-007 Intl Appvl BLD17-0629 Issued GRD17-0041 Intl Appvl DEM18-0036 Intl Appvl DEM18-0037 Intl Appvl BLD18-0191 Revisions BLD18-0213 Approved BLD18-0234 Approved BLD18-0268 Approved	11	0	14,660	14,660	N/A -- Critical Area	8/31/2020	N/A -- Under 10 units	N/A

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29	Terrapin Station	201 and 203 Taylor Avenue at Poplar	Six unit subdivision SFD	Planning Commission approved on Oct. 4, 2018. To apply for building and grading permits	Residential	FSD2015-001 Approved FCP2016-002 Prelim Appvl SUB2016-006 Approved	6	5	N/A	N/A	FCP Prelim Approval	10/29/2018	N/A -- Under 10 units	N/A
30	Towne Courts	2010 West Street	Mixed-use development with 42 units	Project has tax credits. FCP and SDP are approved. Building and grading permits issued. Under construction	Residential	FSD2017-002 Approved FCP2018-001 Approved SDP2017-054 Approved BLD19-0249 Issued GRD19-0021 Issued BLD19-0250 Issued BLD19-0252 Issued BLD19-0251 Issued	42	42	2400	2400	FSD and FCP approved 11/28/18	12/31/2019	N/A	N/A
31	Tyler Heights Elementary	200 Janwall Street	Renovation and 44,000 sq. ft. addition to the existing school	FCP approved. Under construction	Institutional	FSD2017-003 Approved FCP2018-002 Approved SDP2018-002 Approved BLD18-0368 Issued GRD18-0015 Issued	N/A	N/A	71627	44,000	FSD approved 12/15/17 FCP approved 9/10/18	11/28/2018	N/A	N/A
32	Villages at Providence Point	2625 Masque Farm Road/Spa Road and Forest Drive	Proposed Institution for the care of the Aged as a Continuing Care Retirement Community with large multi-purpose building and 30 residential cottages, along with 2 multi-residence apartment buildings and 2 duplexes	Forest Stand Delineation was approved under previous Crystal Spring proposal. Have submitted Forest Conservation Plan and other applications. Field work for FCP completed. Environmental, site, architecture and plat comments submitted	Institutional	FCP2017-006 Revisions PD2019-001 Revisions SUB2017-004 Revisions	N/A	N/A	N/A	N/A	FSD Approved FCP2017-006 Application under review	8/31/2020	N/A	N/A
33	Legend ADM Administrative Interpretation APF Adequate Public Facilities BLD Building permit BMP Buffer Management Plan DEM Demolition permit FCA Forest Conservation Act FCP Forest Conservation Plan FSD Forest Stand Delineation GRD Grading permit HPC Historic Preservation Commission MPDU Moderately Priced Dwelling Unit PD Planned Development RNC Residential Neighborhood Conservation Site Design													
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