



DEPARTMENT OF PERMITTING SERVICES

Douglas M. Duncan
County Executive

Robert C. Hubbard
Director

MEMORANDUM

December 2, 2005

TO: Rose Krasnow
Development Review
Maryland-National Park and Planning Commission

FROM: Susan Scala-Demby *SSD*
Permitting Services Manager, Zoning
Department of Permitting Services

SUBJECT: Inspection Results Inconsistent with Site Plans

After reviewing the wall check, Pete Hrycak, Permitting Services Inspector, has found the following property to be inconsistent with the site plan 8-03041 for development of the Maple Ridge property (townhouses). The building height is inconsistent with the Planning Board Opinion. The allowed height is 35'. It is the interpretation of the Department that the rear setbacks are not in violation. The site plan gave a rear setback from the dwelling to the adjoining lot. There were no adjoining lots to the rear.

Address	Field Measured Height	Setbacks		
		Public Street	Side	Rear
512 Seaton Square Dr.	37'	25+	5	13
514 Seaton Square Dr.	36.8'	25+	--	11
516 Seaton Square Dr.	37.3'	25+	--	11
518 Seaton Square Dr.	37.4'	25+	--	13
520 Seaton Square Dr.	37'	25+	--	11
521 Seaton Square Dr.	36.9'	25+	--	13
524 Seaton Square Dr.	36.7'	25+	--	11
526 Seaton Square Dr.	36.75'	25+	5	11
600 Seaton Square Dr.	37.8	25+	5	11
602 Seaton Square Dr.	37.5' estimated	25+	--	13
604 Seaton Square Dr.	37.3'	25+	--	11
606 Seaton Square Dr.	38' estimated	25+	--	11
608 Seaton Square Dr.	37.1' estimated	25+	--	13
610 Seaton Square Dr.	36.9' estimated	25+	--	11
612 Seaton Square Dr.	37.5' estimated	25+	--	11
614 Seaton Square Dr.	38.5'	25+	5	11
618 Seaton Square Dr.	37'	25+	5	11



Address	Field Measured Height	Setbacks		Rear
		Public Street	Side	
620 Seaton Square Dr.	36.9'	25+	--	11
622 Seaton Square Dr.	36.8 estimated	25+	--	11
624 Seaton Square Dr.	36.8	25+	--	11
626 Seaton Square Dr.	37.25 estimated	25+	--	11
628 Seaton Square Dr.	37 estimated	25+	--	11
11001 Ascott View Lane	35.6	no wallcheck received		
11000 Ascott View Lane	37.4	25+	5	15
11002 Ascott View Lane	37.75	25+	--	15
11004 Ascott View Lane	37.3	25+	--	15
11006 Ascott View Lane	37.45	25+	--	15
11008 Ascott View Lane	37.1	25+	--	15
11010 Ascott View Lane	37.3	25+	--	15
11012 Ascott View Lane	37.3	25+	--	15
11014 Ascott View Lane	37.3	25+	5	15
11001 Bradbury Manor Ct.	37.8	25+	5	16
11003 Bradbury Manor Ct.	37.7	25+	--	16
11005 Bradbury Manor Ct.	37.9	25+	--	16
11007 Bradbury Manor Ct.	37.45	25+	--	16
11009 Bradbury Manor Ct.	37.45	25+	--	16
11011 Bradbury Manor Ct.	37.7	25+	--	16
11013 Bradbury Manor Ct.	37.6	25+	5	16
11012 Bradbury Manor Ct.	38.35	No wallcheck recorded		
11010 Bradbury Manor Ct.	38.1	No wallcheck recorded		
11008 Bradbury Manor Ct.	37.8	No wallcheck recorded		
11006 Bradbury Manor Ct.	37.7	No wallcheck recorded		
11004 Bradbury Manor Ct.	37.9	No wallcheck recorded		
11002 Bradbury Manor Ct.	37.85	No wallcheck recorded		
11000 Bradbury Manor Ct.	38.1	No wallcheck recorded		
502 Seaton Square Drive	35.3	25+	--	20
504 Seaton Square Drive	35.55	25	--	20
506 Seaton Square Drive	35.3	25+	--	20
11001 Abbey Station Lane	37.4	25+	5	?
11003 Abbey Station Lane	37.6	25+	--	?
11005 Abbey Station Lane	37.1	25+	--	?
11007 Abbey Station Lane	37.2	25+	--	?
11009 Abbey Station Lane	37.1	25+	--	?
11001 Abbey Station Rd	37.3	25+	5	?
630 Seaton Square Dr.	37.4	25+	5	11
508 Seaton Square Dr.	35.6	25	5	20