



BERKELEY COUNTY PLANNING COMMISSION

400 West Stephen Street - Suite 203, Martinsburg, WV 25401-3838

Telephone: 304/264-1963, Fax: 304/262-3127

Web Page: www.berkeleycountycomm.org

Activity Report

For

January 1, 2007-December 31, 2007

Berkeley County Planning Commission

**Prepared By: Stefanie Allemong-Morton
Planning Director**

February 6, 2008



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INTRODUCTION

This report summarizes the operation and activities of the Berkeley County Planning Commission during the January 1, 2007 - December 31, 2007 calendar year.

This report was developed to assist the Berkeley County Commission and the residents of Berkeley County in gauging the performance of the Planning Commission. It is also used to determine growth patterns occurring within the County. As such, it may serve as a valuable tool in planning future County activities and improvement plans.



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Administration

Membership

The Planning Commission was composed of eight (8) citizen members and one (1) County Commissioner until November of this year. Members of the Planning Commission are appointed for three (3) three-year terms by the County Commission. Table 1 lists all the members of the Planning Commission during the period covered in this report, the district each represents and the date the current members' term expires.

The Planning Commission held its regular meetings on the first and third Monday of each month. These meetings were held in the County Commission chambers, located at 400 West Stephen Street, Martinsburg, West Virginia. Planning Commission meetings are open to the public. Table 2 outlines the attendance of each member of the Planning Commission at these meetings throughout the year.

Staff

During 2007, the County Planning Program was under the direction of Stefanie Allemong-Morton, Planning Director.

Staff support services were provided by: Matthew Mullenax, GIS Coordinator/Planner I, Chris Eurice, Planner I, Administrative Secretary III, Wendy Shaffer, Administrative Secretary, Ashley DuVall and Scanner/Clerk, Heather Hamilton. Megan Clark, Planner II resigned effective around November of this year. This position is still open to date.

Engineering review was provided by William J. Teach, County Engineer; and Assistant County Engineers: Brian Hopkins and Steve Aberegg. Tracy Ball served as an Assistant County Engineer until she resigned at the end of the year. To date, her position is still open. The Assistant Engineers also provide inspections of subdivision infrastructure for the Planning Commission and review storm water management.

Legal Counsel was provided by Norwood Bentley, III, Esquire.



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The Planning Commission office is open Monday through Friday, from 8:00 a.m. to 5:00 p.m., and the staff is available during those hours. In addition, the staff also attends semi-monthly meetings of the Planning Commission and all work sessions and Public Hearings required for special projects of the Commission. All records of the Planning Commission are public records and are available for public viewing during business hours.



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Summary of Activities

Major Subdivisions/Land Development Units

Major subdivision review consists of three specific stages. Pre-application conference, Preliminary Plat, and Final Plat. Following approval for a major subdivision, the plat is recorded in the County Courthouse, and the lots created may be sold.

During the period covered by this report, sixty-eight (68) residential subdivisions or subdivision phases were given Final Plat approval, creating two thousand, seven hundred seventy-eight (2,788) new lots affecting approximately one thousand five hundred twenty-two (1,522.899) acres of the County. These subdivisions are listed in Table 5, along with a district breakdown of acreage amounts and lots created per district.

Seventy-five (75) residential subdivision or subdivision phases consisting of two thousand, eight hundred and eighty-seven (2,887) new lots affecting approximately two thousand seven hundred and eighty-three (2,783.5068) acres were given Preliminary Plat approval, some of which have also received Final Plat approval, while others are now involved in the submission process for Final Plat approval. This information is detailed in Table 4, along with a district breakdown of acreage amounts and lots to be created per district.

Pre-application conferences were held on sixty-eight (68) proposed projects, consisting of approximately two thousand nine hundred and three (2,903.55) acres with a proposed creation of five thousand, six hundred and twenty-two (5,622) new lots. Those subdivisions, subdivision phases, and Land development units submitting a pre-application for conference in 2007 are listed in Table 3, along with a district breakdown of acreage amounts and lots to be created per district.



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Minor Subdivisions

Minor Subdivisions, defined as the division of a single lot or tract into two lots and a residue or tracts where no new streets are created, are approvals that can be granted administratively by the Planning Department staff. During the period of January 1, 2007 to December 31, 2007, 91 plats for minor subdivisions were approved creating 249 lots.

Exempt Subdivisions

Exempt Subdivisions are plats such as family transfers, conservation transfers, agricultural subdivisions over two (2) acres or more in size, resurveys, easements and etc., that are approved administratively and do not require a Public Hearing by the Planning Commission.

During the period of January 1, 2007 to December 31, 2007, two hundred and seven (207) exempt plats were approved. Of those plats, sixty (60) were for family transfers, creating 104 new lots. Sixty-two (62) were resurveys, seventy-three (73) were for mergers and/or additions and six (6) were conservation exemptions, three (3) were for farmland protection easements, and three (3) for testamentary transfers.

Fees

The Planning Commission collected approximately \$1,455,982.20 in review and plat fees from January 1, 2007 through December 31, 2007.



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Planning Commission Staff Work Plan Items and Projects

Office

The Planning Commission has continued with its long-range goal of making more and more information accessible via the internet. The Planning Commission has a web page on the Berkeley County website, which includes general information, meeting dates, agendas, applications, and submittal and deadline dates. The Planning Department implemented its database now making all projects viewable online via the web for all residents of Berkeley County. These files are linked to projects on the website to allow for viewing from the comfort of the Public's home as well as within the Planning Department office on computer.

Berkeley County Zoning Ordinance Draft and Subdivision Regulation Re-write

Gannett Fleming was contracted to develop a Zoning Ordinance Draft as well as a Draft of Subdivision Ordinance. Both Ordinances have established Committees to add input and suggestion for Gannett Fleming as they develop these Ordinances for the County. The Zoning Ordinance Draft has been completed and sent to the County Commission for two public hearings scheduled for February 2008. Once the public hearings have been conducted, the final draft will go tentatively go to the voters in May 2008 during the Primary Election for the citizens of Berkeley County to vote on.

Gannett Fleming along with the committee has a goal that the Subdivision Regulations be ready for public hearing at the County Commission during the first few months of the year as well.

Both committees worked very hard the past two years to develop these documents and the Planning Department owes everyone that worked on these two documents sincere thanks.

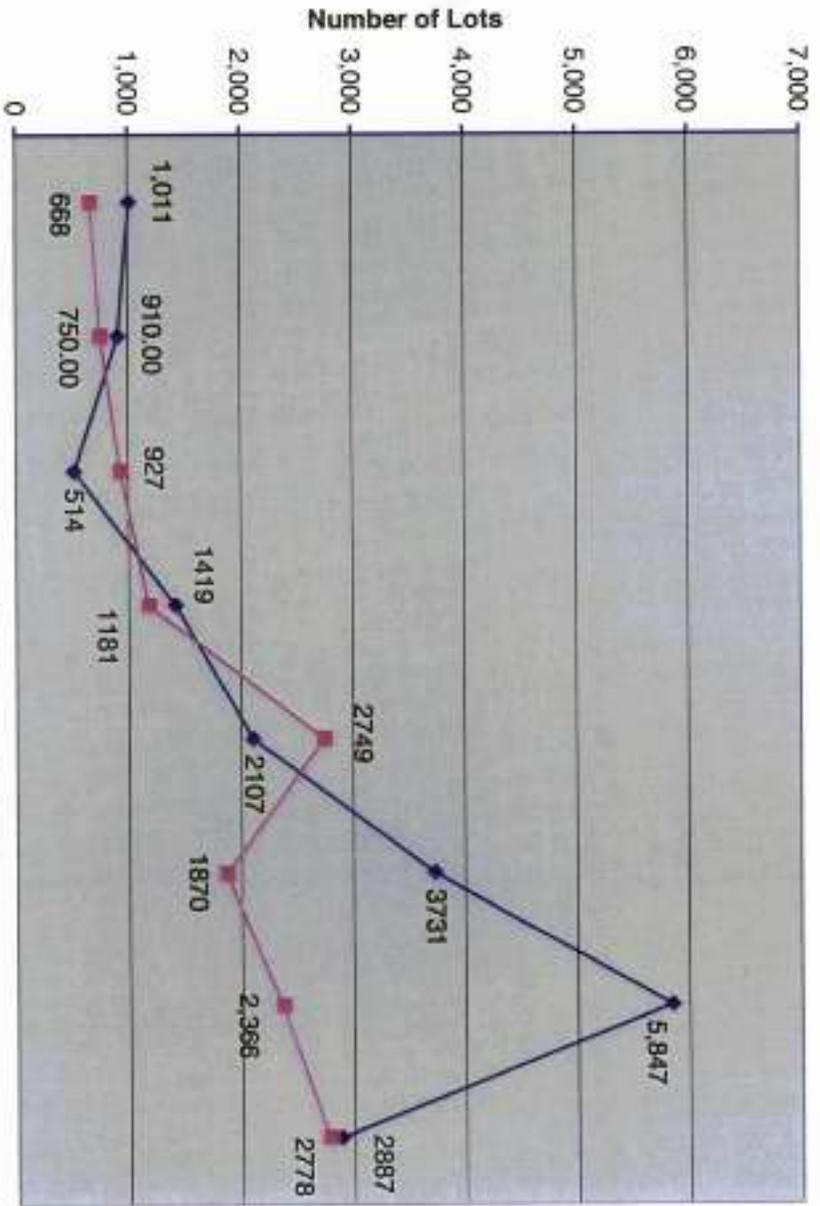
In addition, the Planning Department is working with other county agencies with the implementation of GIS technology. This past year, Berkeley County was flown and air photos are currently in the review stages now. The air photos are being reviewed by Matt Mullenax of the Berkeley County Planning Commission. One our upcoming goals once this work has been completed, is to create a GIS department.

Our office is also planning to have a revised Berkeley County Floodplain Ordinance adopted in 2008. It was rewritten by Stefanie Allemong-Morton and with the help of FEMA in order to make the county in compliance with FEMA's regulations. Another goal and objective for the upcoming year is to join the Community Rating Program through the NFIP to obtain a reduction in flood insurance rates for the citizens of Berkeley County.

2007 ATTENDANCE RECORD

Date	1/8	1/22	2/5	2/26	3/5	3/19	4/2	4/16	5/7	5/21	6/4	6/18	7/2	7/16	8/13	8/20	9/10	9/17	10/1	10/16	11/5	11/19	12/3	12/17
Ron Collins Commissioner	P	P	P	A	P	P	P	P	A	P	P	A	P	P	P	A	A	A	P	P	P	P	A	P
Donald Fox A-01/03/06 E-12/31/08	P	P	P	A	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
H. Daniel Gantt A-01/03/06 E-12/31/08	P	A	P	A	A	P	P	P	P	P	A	P	P	P	P	P	A	A	P	A	P	P	P	P
Eric Goff A-01/03/06 E-12/31/08	P	P	A	P	P	P	P	P	P	P	P	P	A	P	P	P	P	P	P	P	P	P	P	A
John Jeans A-01/02/92 E-12/31/08	P	P	P	P	A	P	P	P	P	P	P	A	P	P	P	P	P	P	A	A	P	P	P	P
Gary Matthews A-01/03/06 E-12/31/08	P	A	P	P	P	P	P	P	P	P	P	P	P	P	A	P	P	P	P	P	P	P	P	P
Gary Poling A-01/06/03 R-11/01/07	P	P	P	P	P	A	P	P	P	P	P	P	P	P	P	A	P	A	A	A	A	X	X	X
Thomas Conlan A-01/22/07 E-12/31/09	P	P	A	A	P	P	P	P	P	P	P	P	P	P	P	P	P	P	A	P	P	P	P	P
Dr. Richard Rauch A-01/22/07 E-12/31/09	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P

8 Year Activity Report Approved Preliminary and Final Plat Lots



Data Represents Increments By Years

- ◆ Number of Preliminary Approved Lots in Order From 2000-2007
- Number of Final Plat Approved Lots in Order From 2000-2007

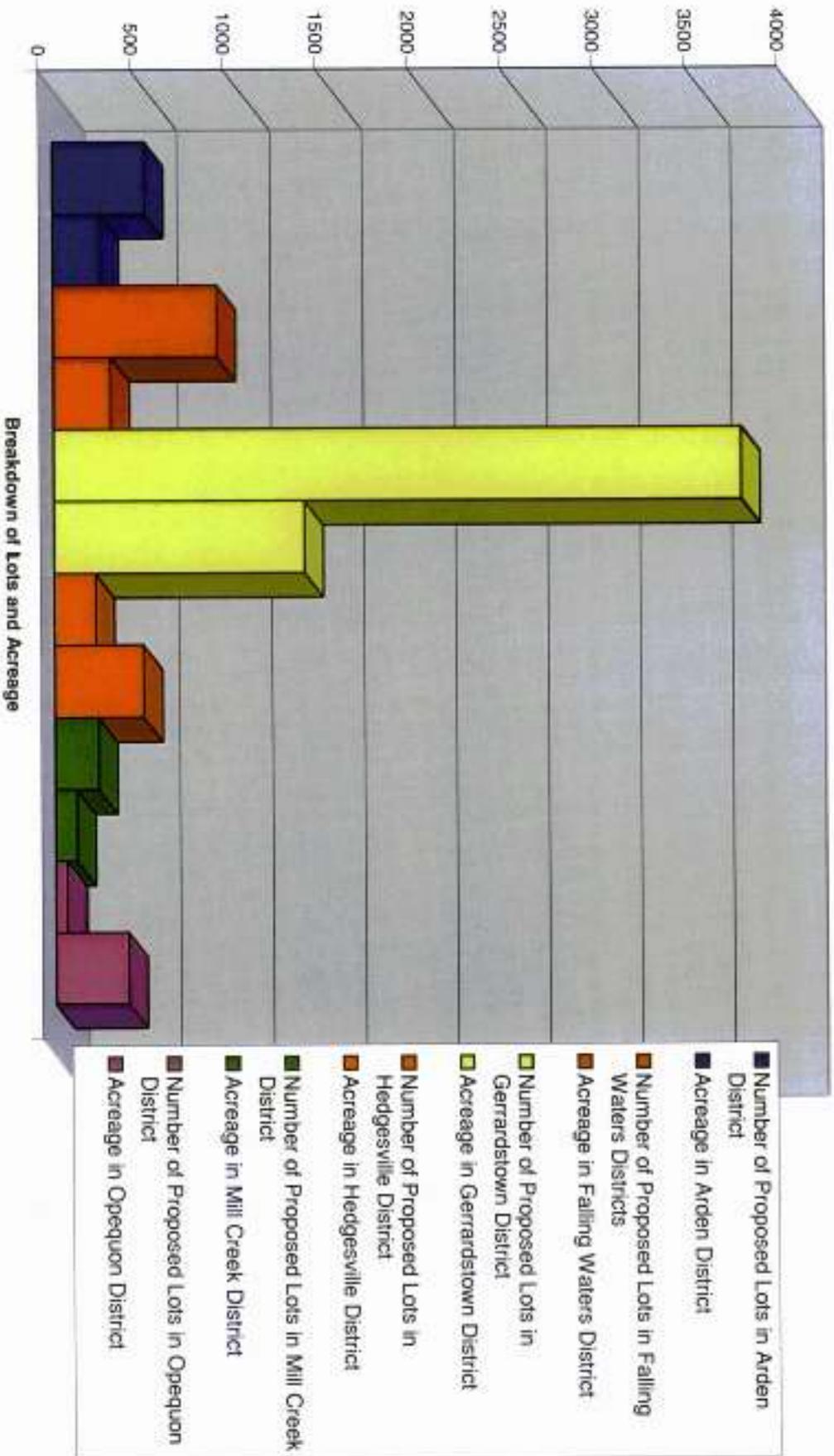
PRE-APPLICATIONS 2007 AS OF DECEMBER 31, 2007

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/AFTS	COMMERCIAL	ACREAGE	DISTRICT
001-07	Printing Impressions Expansion				1	0.639	H
002-07	Moler Avenue ROCS				1	2.24	Op
003-07	Meadows at Riverside	224	134			100	FW
004-07	Rite Aid of Springs Mills				1	3.57	FW
005-07	Thomas Anderson Storage Bldg				1	1.01	H
006-07	Cabana West Townhomes		16			2.02	H
007-07	L & H Storm Water Management				1	2.73	A
008-07	Rockdale Farm				1	3.2	G
010-07	Estates at Featherbed Meadows	48				119.1	OP
011-07	The Commons				1	45	A
012-07	Berkeley Industrial Center				1	71,3464	A
013-07	Stoncrest S/D, Ph. 1	100				70.42	H
014-07	Berwood Section 5	90				49.99	MC
015-07	Berwood Section 6	41				12.98	MC
016-07	Greenlawn Cemetary Warehouse				1	91.32	FW
017-07	Chessie Court	23				7.15	MC
018-07	Riverside WWTP, LDU				1	3.42	FW
019-07	Centre Bank Spring Mills Branch				1	2.01	FW
020-07	C & J Salvage				1	4,9945	G
021-07	Russell's Ridge	24				53.37	H
022-07	Potomac River Intake WP Station				1	0.4	FW
023-07	Azalea Manor	13				3.81	MC
024-07	Food Lion Store #759				1	3,737	A
026-07	Willowbrook Section 3	72				84	G
027-07	Easroc Temporary Laydown				1	13.7	A
028-07	South Berkeley Pharmacy Addition				1	0,7726	MC
029-07	McDonald's Restaurant Edwin Miller				1	2,048	OP
030-07	AC & T				1	3	FW
031-07	Riverside Storm Water Basin				1	5	FW
032-07	Homeplace at Riverside		190			30	FW
033-07	Trinity United Methodist Church				1	87.1	OP
034-07	Gary Poring	2				36.77	G
036-07	Lot 20, Ph. 1, Grant Acres	1				5,6644	A
036-07	Ridgeview Estates	96				125	G
037-07	Aghayan Medical Office Bldg.				1	0.631	H
038-07	Rezarian Medical Office Bldg.				1	1,402	H
040-07	Temporary Concrete Batch Plant				1	3	A
041-07	Fisher Auto Parts				1	1,41	A
042-07	Grapevine Self Storage				1	19.5	A
043-07	Sherandoah Veterinary Hospital				1	2.06	OP
044-07	Leisure Living, Section 4	10				5.14	FW
045-07	The Woods II, Section 21	46				75.8	H
046-07	Spring Hill, Section 7	7				6	MC
047-07	Phby Cheese Shack Addition				1	3	H
049-07	Orchard Mills S/D	1381	999	1230		1100	G
050-07	Elizabeth Station, Section F, Ph. 3	47				22.82	MC
051-07	Potomac Station-Proposed Hotel-Lot 4				1	2.28	FW
052-07	Lord Fairfax Estates, Section 2	7				52.1	OP
053-07	Horton #2, Murphy Property (east tower)				1	181.1	H
054-07	Timberview Lot B S/D	12				5	MC
056-07	Fountainhead S/D	67				34.1	A
056-07	Spring Mills Retail, Lot B1				1	2.09	FW
057-07	Dr. Eyombo Medical Office				1	0.61	H
058-07	Westview Restaurant				1	6,3662	MC
059-07	Falling Waters S/D			276		42.15	FW
061-07	Bedford Manor	347				29.55	A
062-07	Falling Waters Telecommunications Tower				1	2,1713	FW
063-07	Cumbo Yard Cell Tower				1	126.8	OP
064-07	Chestnut Hill Estates	29				66	H
065-07	Opequon Retreat				74	29,748	A
066-07	The Living Room-Main Complex				1	24,6702	H
067-07	Panhandle Builders Office Expansion				1	7.04	FW
068-07	Sand Creek Village	40				10	FW

**TOTAL SKETCH PLANS
SUBMITTED**

2729	1279	1506	110	2903.5486
Single Family	Town Homes	Duplexes/Apts.	Commercial Lots	Acreage

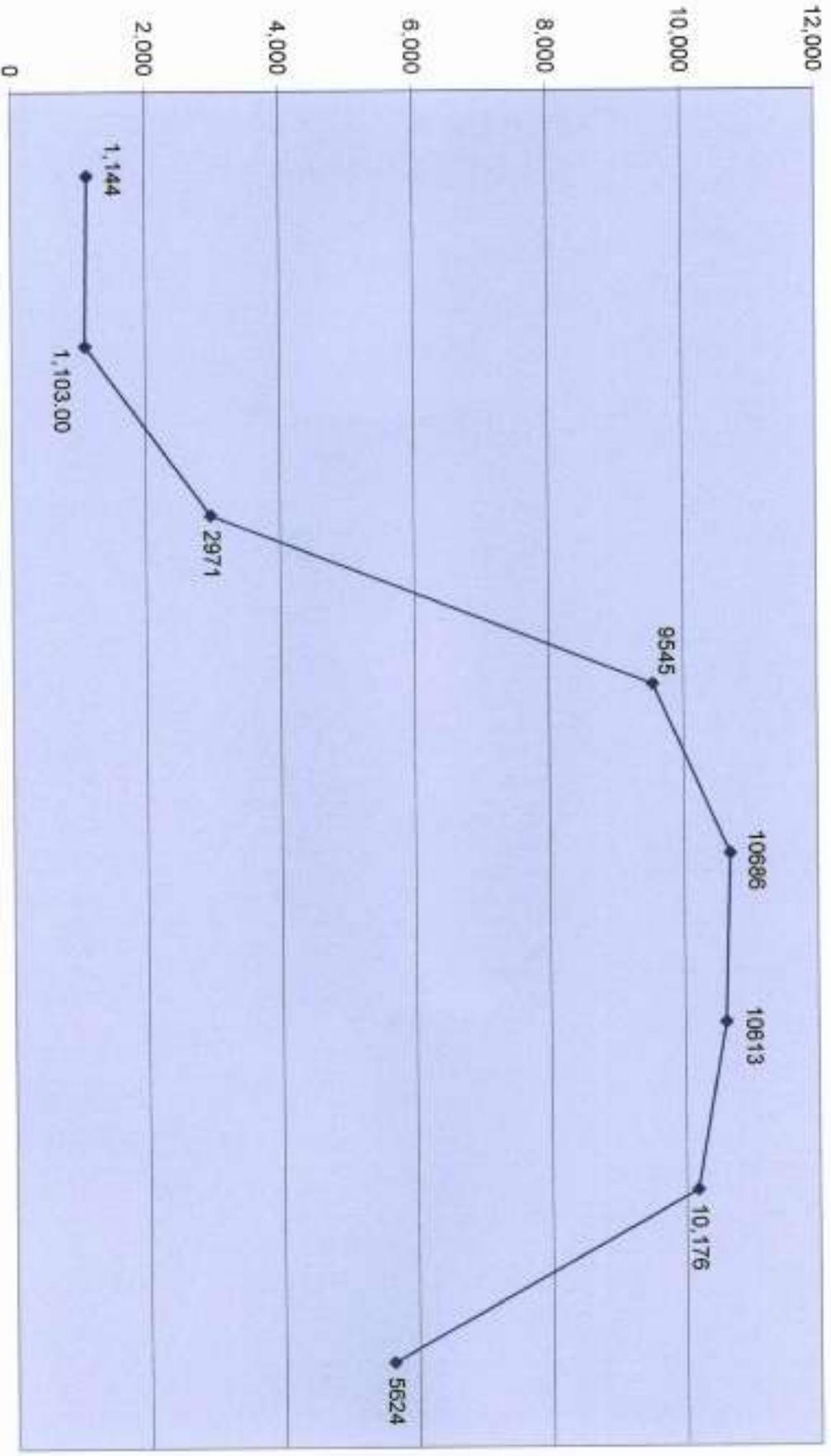
District Breakdowns of Sketch Plan Submittals



DISTRICT BREAKDOWN OF SKETCH SUBMITTALS

	Lots	Acreage
TOTAL	497	253.3858
TOTAL	885	309.5913
TOTAL	3724	1353.9645
TOTAL	223	480.4722
TOTAL	235	114.89
TOTAL	60	391.246
TOTALS	5624	2903.5498

8 Year Activity Report for Sketch Plan Submittals



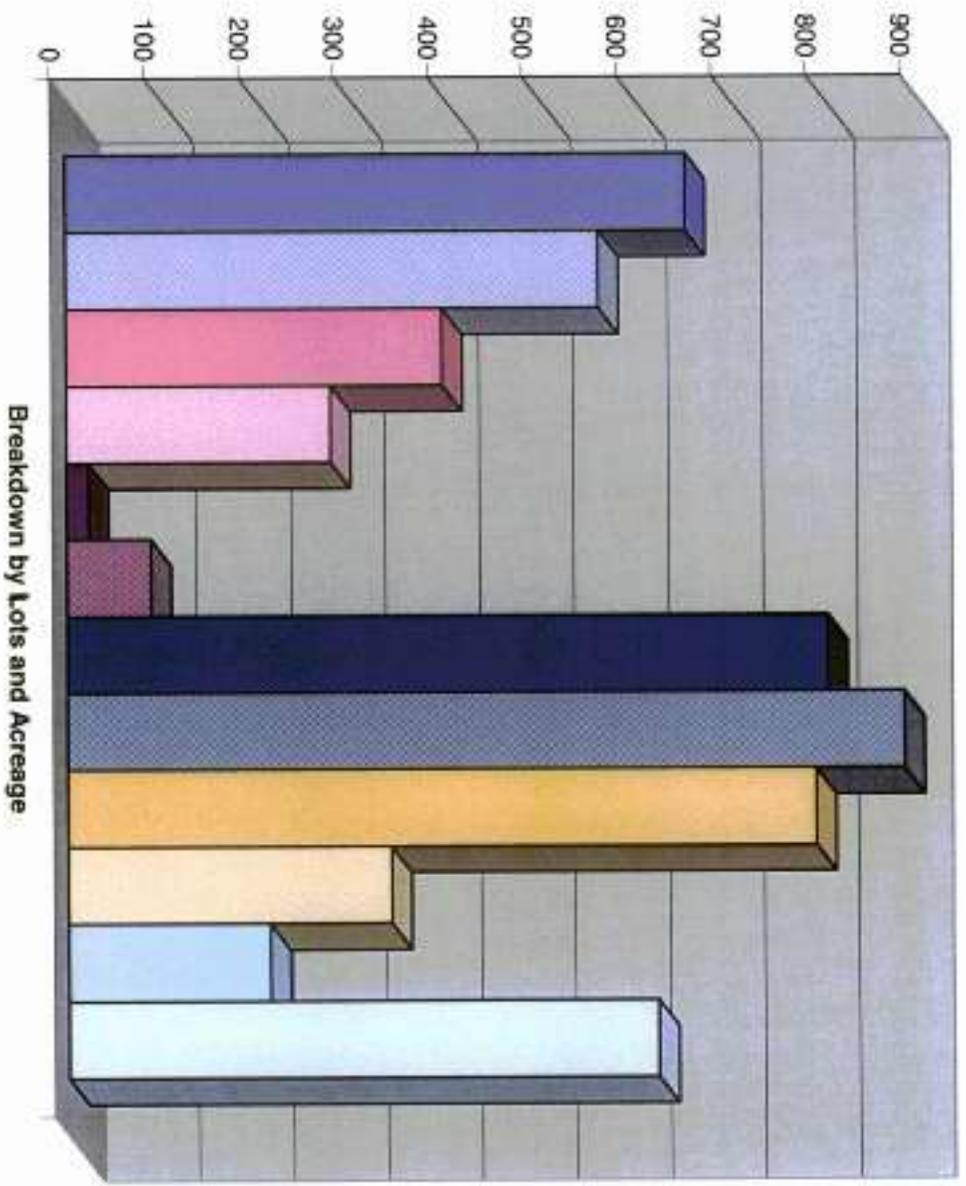
◆ Number of Lots Submitted for Sketch in Order From 2000-2007

ACTIVITY REPORT DECEMBER 31, 2007

PRELIMINARY PLAT APPROVALS

FILE #	PROJECT NAME	APPLICANT	TECHNOLOGIES	DIFFICULTY	COMPLETION	ACREAGE	DISTRICT	PC Meeting Date
029-06	Lands of Tom Shaw			2		4	A	
033-06	Four Oaks Town Homes			4		0.67	MC	
061-05	Myriad Estates			87	4	18.7	A	
078-05	Unit Phase					5.87	A	
124-05	Barnwood Estates, Bed 4			20		8.53	MC	
048-05	Baker's Bridge			140		5.7	H	
013-06	Back Creek Acres			3		6.09	D	1/9/2007
121-05	Topper Station Business Park, LDU				1	35	A	1/22/2007
090-06	Estates on Dunbar Run			190		129	MC	
002-06	Fort Evans					4.99	A	
051-06	Greenwood Fairy Queen Addition, LDU				1	1.01	MC	
043-04	Netherbrook Homes			76		48.63	A	
114-06	Arcadia Austin Homes, A1, LDU				1	8.72	A	2/5/2007
098-04	Normal Lane 114					10		
004-05	Walden Crossing			6		1.16	A	
017-06	Venerata Glen, Ph. 1, Sec. 3			41		10.28	FW	
115-05	Stoney Ridge, Bed 2, Ph. 2			86		13	A	
029-05	Stony Hill			25		34.1	MC	
113-05	Fort Hill Farms, Phs IV & V			99		73.34	CP	2/26/2007
023-05	Spring Mills Towne Center, LDU				1	2.51	FV	
099-05	Harrowood Hill, Ph. 6			111	4	14.71	FV	3/5/2007
099-05	Baker Heights Best Storage, LDU				5	4.8	A	
027-05	Brook Meadows			67	155	74.58	A	3/19/2007
098-06	84 Lumber, LDU				1	10	A	
018-06	Cedar Heights, Phase 1			15		22	A	4/27/007
015-06	CVS Pharmacy, LDU				1	1,081	MC	
105-06	Grand Damppas by Brand Expansion, LDU				1	150	CP	
008-07	Poconville Farm			1		89	G	
047-06	Baker's Field			15		34.9	CP	4/18/2007
007-07	Thomas Anderson Storage, LDU				4	1.1	H	
001-06	The Townes At Potomac Station					35.77	FV	
023-07	Potomac River Bridge and Pump Station				1	0.4	FV	5/7/2007
124-06	Memorial Church of Luther Day Service, LDU				1	6.7	FV	
018-07	Terraviva Waste H2O Treatment Plant, LDU				1	0.5	FV	
028-06	Uphursty Excellence, LDU				1	3.8	A	
044-06	Placed Knolls			8		18.41	G	5/21/2007
107-06	PIST 32247, 06, LDU				1	6.1	CP	
094-03	Little Georgetown Estates, Sec. 2			51		72.02	FV	
019-07	Central Bank, LDU				1	2.01	FV	
118-06	McDonnards At Spring Mills, LDU				1	1.66	FV	
119-05	Elizabeth Station, Section F, Phase II			75		32	FV	6/14/2007
085-04	Shaver Oaks			62		471.7	H	
071-02	Whispering Pines Towne Homes					28.06	MC	
016-06	Barnhart's Estates, Sec. 2			107		134	H	
089-06	Brown River Addition, LDU				1	0.1	A	6/18/2007
007-03	Kelly Island Town Homes				14	1.5	A	
001-06	16th Federal Credit Union, LDU				1	2	A	
023-05	Southem Creek Estates, Phs. 3 & 4			30		9.2	MC	
082-05	Shepherd's Cove			20		1.4	CP	7/27/2007
027-07	Essex, Temporary Landfill, LDU				1	13.7	A	
094-05	North Wind & Plex, LDU				12	2.029	FV	
036-05	Heslow Inn Express, LDU				1	6.72	MC	7/16/2007
033-05	Red Hill, Section 1			245		156	H	
104-05	Interstate Plaza and Apt. LDU				24	5.01	FV	8/13/2007
028-07	South Dorsway Pharmacy Addition, LDU				1	0.77	MC	8/20/2007
001-07	Picking Invention Escavator, LDU				1	0.629	H	9/10/2007
018-07	Greenleaf Cemetery Warehouse, LDU				1	0.32	FV	9/17/2007
011-07	The Carreras				1	45	A	10/1/2007
008-06	Barnett's Escavator, LDU				1	10.8	H	
044-07	Spring Hill, Section 7			2		B	MC	

DISTRICT BREAKDOWN OF PRELIMINARY PLAT APPROVALS



Breakdown by Lots and Acreage

- Number of Lots, Arden District
- Acreage in Arden District
- Number of Lots in Falling Waters District
- Acreage in Falling Waters District
- Number of Lots in Gerrardstown District
- Acreage in Gerrardstown District
- Number of Lots in Hedgesville District
- Acreage in Hedgesville District
- Number of Lots in Mill Creek District
- Acreage in Mill Creek District
- Number of Lots in Opequon District
- Acreage in Opequon District

ACTIVITY REPORT DECEMBER 31, 2007

PRELIMINARY PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPEX/APTS	COMMERCIAL	ACREAGE	DISTRICT
095-06	Lands of Tim Shaw	2				4	A
061-05	Winnar Estates		87		4	18.7	A
076-05	Links Place	20				5.87	A
121-05	Tabler Station Business Park, LDU				1	95	A
002-06	Fort Evans		37			4.99	A
043-04	Nadenbousch Pines	76				48.83	A
114-06	Arcadia Aviation Hangar, A1, LDU				1	8.72	A
068-04	Norma Lane TH		10			1.16	A
017-06	Yorkshire Glen, PH, 1, Sec. 3	41				15	A
059-05	Baker Heights Self Storage, LDU				5	4.9	A
027-05	Brook Meadow	67	155	96	1	74.58	A
038-06	84 Lumber, LDU				1	10	A
018-06	Cedar Heights, Phase 1	15	15			22	A
028-06	Upholstery Excellence, LDU				1	3.6	A
089-06	Bruce Avey Addition, LDU				1	0.1	A
097-03	Kelly Island Town Homes		14			1.5	A
091-06	167th Federal Credit Union, LDU				1	2	A
027-07	Esstroc Temporary Laydown, LDU				1	13.7	A
011-07	The Commons				1	45	A
039-06	Tri-State Storage, LDU				1	7.8522	A
119-06	1-81 Distribution Park, LDU				1	175	A
041-07	Fisher Auto Parts, LDU				1	1.41	A

TOTAL 221 318 96 21 563.9122

TOTAL-ARDEN 656

ACTIVITY REPORT DECEMBER 31, 2007

FILE #	PROJECT NAME	PRELIMINARY PLAT APPROVALS	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS	COMMERCIAL	ACREAGE	DISTRICT
004-05	Waikanae Crossing	5					10.28	FW
023-05	Spring Mills Towne Center, LDU		111				2.51	FW
093-05	Hammocks Mill, TH, Ph. 6				4		14.71	FW
001-06	The Townes At Potomac Station			127			35.77	FW
022-07	Potomac River Inlake and Pump Station					1	0.4	FW
126-06	Wainsburg Church of Latter Day Saints, LDU					1	6.7	FW
018-07	Riverside Waste H2O Treatment Plant, LDU					1	0.5	FW
094-03	Little Georgetown Estates, Sect. 2		31				72.02	FW
019-07	Ceritta Bank, LDU					1	2.01	FW
116-06	McDonald's At Spring Mills, LDU					1	1.56	FW
119-05	Ezraeth Station, Section F, Phase II		75				32	FW
094-05	North-Wind 4 Pier, LDU				12		2,029	FW
104-05	Hainesville Plaza and Apt., LDU			24		1	5.01	FW
016-07	Greenlawn Cannery Warehouse, LDU					1	91.32	FW
061-07	Potomac Station - Proposed Hotel Lot#4					1	2.28	FW

TOTAL		222	151	16	9		279.099	
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TOTAL-FALLING WATERS 398

ACTIVITY REPORT DECEMBER 31, 2007

FILE #	PROJECT NAME	PRELIMINARY PLAT APPROVALS				ACREAGE	DISTRICT
		SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS.	COMMERCIAL		
073-06	Back Creek Acres	3				6.09	G
008-07	Rockdale Farm	1				39	G
046-06	Placid Knolls	6				16.41	G
78-04	Dominion Knolls	13				27	G
TOTAL		23	0	0	0	88.5	G

TOTAL-GERRARDSTOWN 23

ACTIVITY REPORT DECEMBER 31, 2007

PRELIMINARY PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS.	COMMERCIAL	ACREAGE	DISTRICT
048-05	Butler's Bridge	140				57	H
113-05	Fort Hill Farms, Phs. IV & V	99				49.11	H
005-07	Thomas Anderson Storage, LDU				4	1.1	H
085-04	Silver Oaks	82				471.7	H
016-06	Barnhart's Estates, Sect. 2	107				134	H
033-05	Red Hill, Section 1	346				106	H
001-07	Printing Impression Expansion, LDU				1	0.639	H
088-06	Barnett's Excavating, LDU				1	10.8	H
021-07	Russell's Ridge	24				53.73	H
087-06	Chuck's Pizza, LDU				1	1.6685	H
TOTAL		798	0	0	7	885.7475	
TOTAL-HEDGESVILLE						805	

ACTIVITY REPORT DECEMBER 31, 2007

PRELIMINARY PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS	COMMERCIAL	ACREAGE	DISTRICT
033-06	Fair Oaks Town homes				4	0.67	MC
124-05	Bentwood Estates, Sect. 4	20				8.53	MC
092-05	Estates on Durcan Run	190			73	129	MC
057-06	Inwood Dairy Queen Addition, LDU				1	1.01	MC
115-06	Stoney Ridge, Sect. 2, Ph. 2				86	34.1	MC
015-06	CVS Pharmacy-LDU				1	1,5861	MC
071-02	Whispering Pines Town Homes				180	28.05	MC
025-05	Southern Cross Estates, Phs. 3 & 4	30				9.2	MC
036-05	Holiday Inn Express, LDU				1	6.72	MC
028-07	South Berkeley Pharmacy Addition, LDU				1	0.77	MC
046-07	Spring Hill, Section 7	7				6	MC
041-06	Magnolia Manor				28	2.98	MC
84-04	Copper Creek				168	102	MC
131-05	Inwood Rifle Aid, LDU				1	1.35	MC
53-04	Apple Valley Plaza, LDU				1	10	MC

TOTAL	501	285	0	6	341,9681
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TOTAL-MILL CREEK	792
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ACTIVITY REPORT DECEMBER 31, 2007

FILE #	PROJECT NAME	PRELIMINARY PLAT APPROVALS	SINGLE FAMILY TOWNHOMES DUPLIC/APTS.	COMMERCIAL	ACREAGE	DISTRICT
029-06	Stone Mill	25			73.34	Op
106-06	Quand Graphics Ink Blend Expansion-LDU		1		150	Op
047-06	Baker's Field	15			34.9	Op
107-06	Rita's Italian Ice, LDU		1		0.1	Op
082-05	Shepherd's Cove	20			114	Op
104-06	Goosling Grove	5			12.02	Op
098-06	Kunkel Addition, LDU		72		3.68	Op
002-07	Moler Avenue HOCS, LDU		1		2.24	Op
108-06	Opsequon View	73			234	Op
TOTAL		138	0	3	624.28	
TOTAL-OPSEQUON		213				

DISTRICT BREAKDOWN OF PRELIMINARY PLAT APPROVALS

		LOTS	ACRES
TOTAL	ARDEN	656	563.9122
TOTAL	FALLING WATERS	398	279.099
TOTAL	GERRARDSTOWN	23	88.5
TOTAL	HEDGESVILLE	805	885.7475
TOTAL	MILL CREEK	792	341.9681
TOTAL	OPEQUON	213	624.28
TOTALS		2887	2783.507

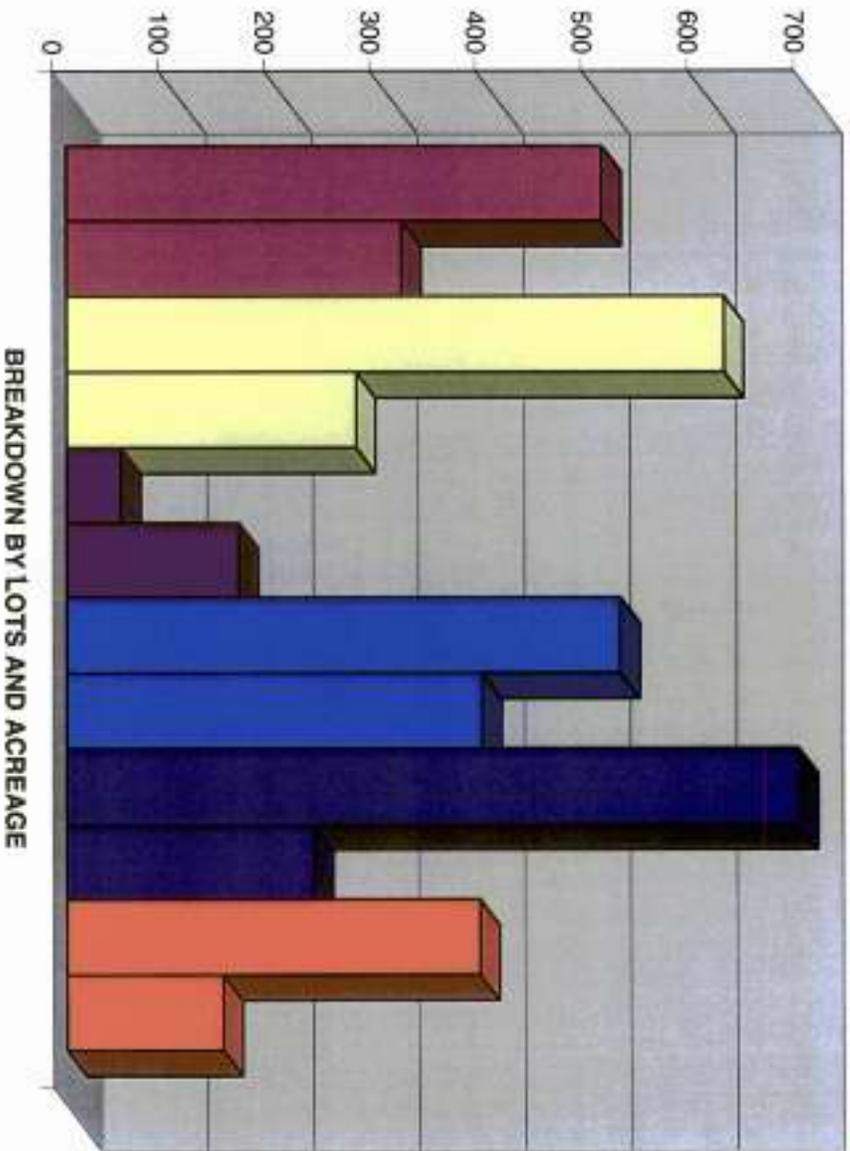
ACTIVITY REPORT DECEMBER 31, 2007

FINAL PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLICATE	COMMERCIAL	MOBILE	DISTRICT	PC DATE
004-05	Liberty Run, Phase 2	199	47					5/1/04
003-04	Pinecreek Shoals, Sect 4	85						3/2/03
004-03	Mohawc Soil Storage, Ph. 1, LDU				1			5-01-07
007-06	Grant Acres, Ct-C2	4						10-
002-06	Black Creek, Phase 2	15						8/9/01
073-06	Black Creek Acres	3						6/09
071-06	Brookfield Ph. 2, Sect. 1	47						2/5/2007
071-01	Durham Hedden Home Park	12						5/2/06
016-04	Liberty Business Park Addition LDU				7			12-1
007-02	South Dunbar Soil Storage, LDU				1			2/08
106-05	Yonkers Glen, Sect. 2A, Ph. 1	99						8/1/71
013-05	Storington, Ph. 7	2						4-8
000-05	Melba Creek Manor, Ph. 2	66						2/18/2007
076-05	Lakes Plaza	20						5/8/7
020-05	Palatka Meadows, Section E	63						17-51
008-05	Tonawanda Hills	11						18
042-01	Stair House Church Addition, LDU				1			6-89
047-02	In David Bonner Dental LDU				2			4/2/2007
065-06	Wendover Town Homes, Ph. 1		114					11-44
007-03	Whispering, Ph. 1, Section 2	20						4-17
005-03	Whispering, Ph. 1, Section 3	19						4-38/7
074-04	Antiochfield, Section IV, Lots 82-94	13						12-32
024-05	Barnwood Estates, Section 4	20						6-53
112-06	Stoney Ridge, Section 2, Ph. 2A	7						2-47
118-06	Downing & Merrimack	2						30
006-01	Leisure Living Estates, Section 3	42						11-44
115-03	Century Meadows Court-UDU				10			7-51
004-05	Carveron Acres, Section C, Phase 2	7						4-07/22
003-04	Pineble Ridge, Section 5, Phase 3	225						99
000-04	Norfolk Woods, Field 2	56						7/5
009-04	Herridge Hill, Sect. 1, Ph. 1A	63						16-50/18
000-05	Brookside Subdivision, Sect. 1	38						12/4/85
000-06	2 Street Housing LDU				1			4-20
000-05	Stoney Lake Corridor LDU				1			20
009-03	Cherryfield, Sect. 2, Ph. 2	58						15-86
000-05	Overland View Town Homes		225					99
000-07	Knockout Farm	1						3-2
000-04	Wendover Manor	13						4-13
000-05	Hawthorn Hill Ph. 1, Ph. 6, Sect. 1	48						8-25
047-06	Baker's Field	15						34-9
000-04	Norris Lane Town Homes		10					1-18
104-06	Upper Green Pastures, Phases 3&4	2						15
072-06	Upper Georgetown Estates, Section 1	33						46-02
007-07M	Delverton/Silverdale, Lot 17	1						6-30/5
044-03	Maitlandburg Service Center				1			2
008-07M	Kelley Property	3						10-62
119-05	Emulsion Station, Sect. F, Ph. 6 SF	75						32
042-08	Sherry's 7th Day Adventist Church, LDU				1			2-82
033-06	Fair Oaks Town Homes		4					0-87
030-09	Evered-Spears/Spill Plant LDU				1			38
046-06	Peach Knolls	6						16-41
042-06	Brookfield Townhomes, Ph. 1, Sect. 2		18					2-2
042-07	Grand View Estates, Sect. 2	4						73-6
000-06	Lot 20, Phase 1, Grant Acres	2						5-16/64
001-06	The Terrace at Potomac Station, Ph. 1, Sect. 1		38					26
45-03	Big Apple Plaza, LDU				1			1-03/15
106-05	Yonkers Glen, Sect. 2B, Ph. 1	56						52
017-06	Yonkers Glen, Sect. 3, Ph. 1	41						19
12-04	South Villas Town Homes		66					6-75
98-03	Marler Park, Ph. 3, Sect. 1		26					2-00
000-07M	Timothy Moore		2					9
01-04	Boyd's Crossing Section 2		107					15-438
41-05	Boyd's Crossing Section 3	30						108
48-05	Baker's Bridge, Phase 1	41						58-3
221-07M	Lot 2, Archer	2						5
125-05	Archer's Rock, Section 3		175					13-99
62-04	8881 East Hedgesville, LDU				1			1-449
10-98	Whitaker Woods Home Park, LDU, Sect. 2				28			6-57
Grand Total		Single Family	Townhomes	Apex/Duplex	Commercial	Acres		
		1882	623	0	38	1922.699		

TOTALS AS OF December 31, 2007

DISTRICT BREAKDOWN OF FINAL PLAT APPROVALS



- Number of Lots in Arden District
- Acreage in Arden District
- Number of Lots in Falling Waters District
- Acreage in Falling Waters District
- Number of Lots in Gerrardstown District
- Acreage in Gerrardstown District
- Number of Lots in Hedgesville District
- Acreage in Hedgesville District
- Number of Lots in Mill Creek District
- Acreage in Mill Creek District
- Number of Lots in Opequon District
- Acreage in Opequon District

ACTIVITY REPORT DECEMBER 31, 2007

FINAL PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS	COMMERCIAL	ACREAGE	DISTRICT
027-06	Grant Acres, Ct-C2	4				10	A
010-01	Dunham Mobile Home Park	12				6.14	A
015-04	Liberty Business Park Addition, LDU				7	12.1	A
105-05	Yorkshire Glen, Sect. 2A, Ph. 1	99				84.71	A
013-05	Stonebridge, Ph. 7	2				4.8	A
076-05	Links Place	20				5.87	A
020-05	Pikeside Meadows, Section E	63				17.51	A
029-04	Heritage Hills, Sect. 1, Ph. 1A	63				16.5018	A
003-05	Ready Mix Concrete, LDU				1	20	A
049-03	Crestfield, Sect. 2, Ph. 2	58				15.86	A
068-04	Norma Lane Town Homes		10			1.16	A
036-07M	Knicealy Property	3				10.62	A
030-99	Ecolab Sherrandoah Plant, LDU				1	28	A
035-07	Lot 20, Phase 1, Grant Acres	2				5.5644	A
105-05	Yorkshire Glen, Sec. 2B Ph. 1	95				52	A
017-06	Yorkshire Glen, Sec. 3, Ph. 1	41				19	A
10-99	Whitacre Mobile Home Park, LDU Sec. 2				24	6.547	A
TOTAL		462	10	0	33	316.3832	
TOTAL LOTS-ARDEN		505					

ACTIVITY REPORT DECEMBER 31, 2007

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLX/APTS	COMMERCIAL	ACREAGE	DISTRICT
101-06	Brookfield Ph. 2, Sect. 1	47				52.16	FW
060-05	Windermere Town Homes, Ph. 1		114			11.44	FW
085-03	Windermere, Ph. 1, Section 2	20				4.17	FW
085-03	Windermere, Ph. 1, Section 3	19				4.387	FW
034-04	Amberfield, Section IV Lots 82-94	13				12.32	FW
086-03	Leisure Living Estates, Section 3	42				11.44	FW
086-04	Nestle Woods, Sect. 2	96				74.5	FW
035-06	J. Barrett Hauling, LDU			1		4.25	FW
093-05	Hammonds Mill TH, Ph. 6, Sect. 1		48			9.25	FW
012-06	Little Georgetown Estates, Section 1	33				46.92	FW
96-05	Brookfield Townhomes, Ph 1, Sec 2		18			2.2	FW
001-06	Townes at Potomac Station, Ph 1 Sec. 1		38		6	26	FW
125-05	Archer's Rock, Section 3		125			13.99	FW

TOTAL 270 343 7 273,027

TOTAL LOTS-FALLING WATERS 620

ACTIVITY REPORT DECEMBER 31, 2007

FINAL PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS	COMMERCIAL	ACREAGE	DISTRICT
073-06	Back Creek Acres	3				6.09	G
069-05	Brookside Subdivision, Sect. 1	38				124.95	G
008-07	Rockdale Farm	1				3.2	G
067-07M	DeHaven/Sloanaker, Lot 17	1				6.385	G
046-06	Placid Knolls	6				16.41	G
221-07M	Lot 2, Avalon	2				5	G

TOTAL	51	0	0	0	162.035	
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TOTAL-GERRARDSTOWN	51
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ACTIVITY REPORT DECEMBER 31, 2007

FINAL PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS.	COMMERCIAL	ACREAGE	DISTRICT
098-05	Tomahawk Hills	11				18	H
118-06	Donegan & Morningstar	2				30	H
115-03	Carrera Medical Court-LDU				10	7.51	H
063-04	Pebble Ridge, Section 5, Phase 3	225				99	H
063-05	Orchard View Town Homes			225		99	H
044-03	Martinsburg Service Center				1	2	H
042-06	Grand View Estates, Sec 2	4				73.4	H
099-07M	Timothy Michael	2				5	H
48-05	Butler's Bridge, Phase 1	41				56.5	H
66-04	BR&T Bank Hedgesville, LDU				1	1,449	H

TOTAL		285		225	0	12	391.859
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TOTAL-HEDGESVILLE	522
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ACTIVITY REPORT DECEMBER 31, 2007

FINAL PLAT APPROVALS

FILE #	PROJECT NAME	SINGLE FAMILY	TOWNHOMES	DUPLEX/APTS.	COMMERCIAL	ACREAGE	DISTRICT
057-02	South Berkeley Self Storage, LDU				1	2.04	MC
090-05	Middle Creek Manor, Ph. 2					29.66	MC
047-02	Dr. Daniel Bonner Dental, LDU				1	2	MC
124-05	Berthwood Estates, Section 4	20				8.53	MC
115-06	Stoney Ridge, Section 2, Ph. 2A	7				2.47	MC
034-05	Cameron Acres, Section C, Phase 2	7				4.0122	MC
080-04	Meadowview Manor	13				5.13	MC
124-06	Ujima Green Pastures, Psalms 32	2				15	MC
119-05	Elizabeth Station, Sect. F, Ph. II-SF	75				32	MC
033-06	Fair Oaks Town Homes		4			0.67	MC
45-03	Big Apple Plaza, LDU				1	1.0315	MC
12-04	South Villas Town Homes		66			6.75	MC
01-04	Boyd's Crossing, Section 2		107			15.438	MC
41-05	Boyd's Crossing, Section 3	320				108	MC

TOTAL	510	177	0	3	232.7317
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TOTAL-MILL CREEK	690
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ACTIVITY REPORT DECEMBER 31, 2007

FILE #	PROJECT NAME	FINAL PLAT APPROVALS					ACREAGE	DISTRICT
		SINGLE FAMILY	TOWNHOMES	DUPEX/APTS.	COMMERCIAL			
084-05	Liberty Run, Phase 2	199	47			59.64	OP	
003-04	Princeton Shoals, Sect. 4	85				32.23	OP	
064-03	Midway Self Storage, Ph. 1, LDU				1	5.01	OP	
062-06	Bridle Creek, Phase 2	15				8.9931	OP	
046-01	Beth Haven Church Addition, LDU				1	0.69	OP	
047-06	Baker's Field	15				34.9	OP	
055-99	Serenity 7th Day Adventist Church, LDU				1	2.82	OP	
92-03	Manor Park, Ph 3, Sec. 1		26			2.58	OP	
TOTAL		314	73	0	3	146.8631		
TOTAL-OPEN/ON		390						

DISTRICT BREAKDOWN OF FINAL PLAT APPROVALS

		LOTS	ACRES
TOTAL	ARDEN	505	316.3832
TOTAL	FALLING WATERS	620	273.027
TOTAL	GERRARDSTOWN	51	162.035
TOTAL	HEDGESVILLE	522	391.859
TOTAL	MILL CREEK	690	232.7317
TOTAL	OPEQUON	390	146.8631
TOTAL		2778	1522.899