

6/4/26  
 public/public  
 Auto parts store  
 No review req'd  
 -H.D.

Record Detail \* (This section is required.)

Permit Type	Permit Number	Opened Date
Building/Commercial/Demolition/NA	B26001002	04/02/2026

**Description of Work**  
 DEMOLISH EXISTING BUILDING TO PREPARE FOR NEW BUILDING CONSTRUCTION FOR ADVANCED AUTO/ ALL UTILITY LETTERS ATTACHED \*\*DEBRIS AND TRASH TO BE REMOVED FROM SITE\*\*SUBJECT TO FIELD INSPECTION\*\*

Online BP.  
 6/3/26

[check spelling](#)

Address \* (This section is required.)

Search Reset Clear Get Parcel & Owner

Street #	Street Name	Street Type
12272	CLARKSVILLE	PIKE
Unit Type	Unit #	X Coordinate
--Select--		-76.94062
		Y Coordinate
		39.21086
City	State	Zip Code
CLARKSVILLE	MD	21029
	Primary	
	Yes	

Parcel \* (This section is required.)

Search Reset Clear Get Address & Owner

GIS ID *	Parcel	Parcel Area	Land Value	Improved Value	Exemption Value	Plan Area
872539	27	2.21	1155200	2883200	1728000	COLUMB

**Legal Description**  
 IMPS2.2139 A[ ]12268 ROUTE 108[ ]NE OF CLARKSVILLE

[check spelling](#)

Block	Lot	Census Tract	Council Dist	Inspection Dist	Supervisor Dist	Map #	DAP Zone
		605101	5				
Plan Area	State Tax Id	Subdivision Name					
	1405355656						
Section	Area	Tax Map					
		34					
Grid	Zoning District	ADC Map					
34-6	B-2	4933-K7					
SDP No.	Final Plan No.	WP File No.					
SDP-11-037	ECP-11-009						
Record Plat No.	WS Contract No.	FDP No.					
		Primary					
		Yes					
Owner Occupied	Year Built	Historic District					
<input type="radio"/> Yes <input checked="" type="radio"/> No	1992	<input type="radio"/> Yes <input checked="" type="radio"/> No					
Historic District Registry No.	Stat Area	Flood Plain					
	5-02B	<input type="radio"/> Yes <input checked="" type="radio"/> No					
Building No							

Owner (This section is not required.)

Search Reset Clear

**Name \***  
 CLARK  
**Address Line 1**  
 PO BOX 58759  
**Address Line 2**

Address Line 3

Mail City

RALEIGH

Mail State

NC

Mail Zip Code

27658

Phone

704-942-5477

Primary

Yes

E-mail

bgodfrey@thekeithcorp.com

Cell Number

Fax Number

Professionals (This section is not required.)

<b>License # *</b> 10336189	<b>Business Name</b> MORGAN KELLER INC			
<b>License Type *</b> Contractor	<b>First Name</b> JOY	<b>Middle Name</b>	<b>Last Name</b> WATT	
<b>Primary</b> Yes	<b>Address Line 1</b> 70 THOMAS JOHNSON DRIVE, SUITE 200		<b>Address Line 2</b>	
	<b>City</b> FREDERICK	<b>State</b> MD	<b>ZIP Code</b> 21702	
	<b>Phone 1</b> 3016630626	<b>Phone 2</b>	<b>Fax</b>	
	<b>E-mail</b> JWATT@MORGANKELLER.COM			

Applicant (This section is not required.)

Search    As Owner    As Lic. Prof    As Contact

<b>Type *</b> Applicant	<b>First Name</b> Brendan	<b>MI</b>	<b>Last Name</b> Wharton	
<b>Relationship</b> Applicant	<b>Full Name</b> Brian Lucas			
<b>Primary</b> No	<b>Organization Name</b> Morgan-Keller Inc.			
	<b>Street Address</b> 70 Thomas Johnson Drive, Suite 200			
	<b>Address Line 2</b>			
	<b>City</b> Frederick	<b>State</b> MD	<b>Zip Code</b> 21702	
	<b>Phone</b> 301-663-0626	<b>Cell</b> 301-514-0271	<b>Fax</b>	
	<b>E-mail *</b> mkipermits@morgankeller.com			

Contact (This section is not required.)

Search    As Owner    As Lic. Prof    As Contact

<b>Type</b> Contact	<b>First Name</b> Brendan	<b>MI</b>	<b>Last Name</b> Wharton	
<b>Relationship</b> Applicant	<b>Full Name</b> Brian Lucas			
<b>Primary</b> Yes	<b>Organization Name</b> Morgan-Keller Inc.			

**Street Address**  
70 Thomas Johnson Drive, Suite 200  
**Address Line 2**

**City** Frederick **State** MD **Zip Code** 21702  
**Phone** 301-663-0626 **Cell** 301-514-0271 **Fax**  
**E-mail** mkipermits@morgankeller.com

**Addtl Info**

**Est Construction Cost \*** 54898 **Housing Units \*** 0 **Number of Buildings \*** 0 **Public Owned** No  
**Construction Type** --Select--

**COMMERCIAL DEMO INFO**

**COMMERCIAL DEMO INFO**

**Roadside Tree Project Permit \***  Yes  No **Roadside Tree Project Permit #** [Text] **Capital Project-No Fee \***  Yes  No **Capital Project Number** [Text] **Fee Exempt \***  Yes  No  
**Fee Exempt Group** --Select-- **Number of Buildings to be Demolished \*** 1 **Area of Demolition** (Number) **Expiration Date** 11/29/2026  
**Water Supply \*** Public **Sewage Disposal \*** Public **Utilities** --Select--

**Submit** **Cancel**



**BUREAU OF UTILITIES**  
**Demolition Permit Release**

*DATE 5/28/2026*

**TO:** *Drew Simmons*

**ATTN:** *Drew Simmons*  
*Phone # 240-891-5093*  
*Email: dsimmons@morgankeller.com*

**FROM:** *Brad Hoagland*  
*Supervisor - Meter Services*  
*410-313-4986*

**SUBJECT:** *12272 Clarksville Pike*  
*Clarksville, Maryland 21029*

*Acct. # 211010052174 and 211010052185*

*Use this letter as authorization from this Bureau to obtain a demolition permit for the above property. The above property is serviced by the county water and sewer system. The water has been turned off at the street and the meter has been removed. Please be aware that you must cut and cap the existing water and sewer service 10' from the property line on private property prior to razing the building. The area must be protected to avoid any damage.*

*Please note that the existing water and sewer service will not be abandoned at the main by Howard County. It will be the owner's responsibility to do so when they submit plans to develop the property. If you have any questions, please feel free to contact me. Please make check payable to: Howard County Director of Finance. Mail it to: 7095 Samuel Morse Dr Suite 400 Columbia, MD 21046.*

*Current balance:*  
*Meter removal fee:*  
*Total bill due:*

*Sincerely,*

*Brad Hoagland*

*Waiting on final bill and meter removal fee – 5-28-2026*

*Bradley Hoagland*



**FOR MDE USE ONLY**

Notification # \_\_\_\_\_

Postmark Date: \_\_\_\_\_

Date Received \_\_\_\_\_

**MARYLAND DEPARTMENT OF THE ENVIRONMENT**  
 Air and Radiation Management Administration / Asbestos Division  
 1800 Washington Boulevard, STE 725 Baltimore, MD 21230-1720  
 Phone (410) 537-3200 • Fax 410-537-3924  
[www.mde.state.md.us/asbestos](http://www.mde.state.md.us/asbestos)  
 demo.mde@maryland.gov

NOTE:  
 Please email to  
 demo.mde@maryland.gov  
 or fax to 410-537-3924

### *Notification of Intent to Demolish Project Information*

**Structure Owner** Clarksville Dev, LLC**Structure Information**

Name: Clarksville Dev, LLC

Building Name: Former Urgent Care

Address: 301 Route 17 North, Suite 802

Address/Location: 12272 Clarksville Pike

City: Rutherford State: NJ Zip: 07070

City: Clarksville State: MD Zip: 21209

Contact Name: Lawrence Benbassett

Age (years): 15 Size (sq. ft.): 13000

Phone Number: 301-613-7965

Present Use of Building: Vacant

Fax Number:

Prior Use of Building: Urgent Care

**Type of Operation** (check one):  Demo  Ordered Demo  Fire Training

Demolition Contractor: Morgan-Keller Construction

Dates of renovation, demolition or fire training burn:

Address: 70 Thomas Johnson Drive, Suite 200

Start Date: May 13, 2026

City: Frederick State: MD Zip: 21702

End Date: September 28, 2026

Contact Name: John Torrence

Hours of Operation: 6:30a - 2:30p

Phone Number: (240) 405-6839 Fax Number:

**Means of Demolition:** Raze and complete demolition of existing building with new construction for Advance Auto Parts store

**Emergency Demolition** (complete only if this project is an Emergency Demo.)

1. Attach a copy of the Order to this notice:
2. Name of Authority Issuing Order: \_\_\_\_\_ Title: \_\_\_\_\_
3. Authority of Order (Citation of Code): \_\_\_\_\_
4. Date of Order (MM/DD/YY): \_\_\_\_\_ Date Ordered to Begin \_\_\_\_\_

**Description of procedures to be followed in the event that unexpected RACM is found or non-friable ACM becomes crumbled, pulverized, or reduced to powder.**

*Note: Federal regulations prohibit the intentional burning of any structure, including single-family homes, which have asbestos containing materials (ACMs), including floor tiles and exterior shingles.*

Date of Inspection: October 10, 2023

*Note: You must inspect the structure of the presence of ACMs prior to demolition.*

Are any ACMs present?  Yes  No

*Friable materials (can be crumbled under ordinary hand pressure), usually associated with thermal systems or fire-proofing, must be removed by a licensed asbestos contractor before demolition. You may remove exterior shingles, with care, on your own. Call your local Health Department or landfill for disposal instructions.*

MDE Sign-Off & Date: *Nick Hartzell**4/22/2026*

## INSTRUCTIONS

### 1. Structure Owner

### 2. Structure Information

- a. Building Name (ex: Former Montgomery Wards Building)
- b. Address- Please give the correct address. (ex: 1800 Washington Blvd)
- c. City
- d. Age
- e. Present Use of Building (ex: offices)
- f. Prior Use of Building (ex: commercial)

### 3. Type of Operation

### 4. Demolition Contractor

### 5. Dates of renovation, demolition or fire training

- a. Start Date: (Date you are planning to start). If this is a commercial building, former commercial building, school, apartment complex, rental home with more than four apartment units this project needs to be notified at least **10 WORKING DAYS** prior to the demolition.
- b. End Date: (Date you are ending)
- c. Hours of Operation: (ex M-F 0700-1530, ex: Sat-Sun 8AM-12:30 PM)

### 6. Means of Demolition

### 7. Emergency Demolition

### 8. Description of Procedures to be followed in the event that unexpected RACM is found or non-friable ACM becomes crumbled, pulverized, or reduced to powder

- a. If friable acm (ex: pipe insulation) is found it will need to be removed by a licensed asbestos contractor.
- b. If non-friable ACM becomes friable it will need to be removed by a licensed asbestos contractor.

### 9. Date of inspection (ex: the date the building was inspected for asbestos)

### 10. Are any ACMs present that will be staying in place for the demolition? (ex: floor tile, mastic)

- a. If floor tile and mastic are in good condition they can stay during the demolition and be disposed of as construction debris at a C& D landfill.
- b. If you are planning to recycle the concrete pad then you will need to remove the floor tile and mastic beforehand.

The Notice of Intent to Demolish form can be faxed to the Maryland Department of the Environment Asbestos Division at 410-537-3924 or emailed to [demo.mde@maryland.gov](mailto:demo.mde@maryland.gov) . If you have any questions please call the Asbestos Division at 410-537-3200.





