



June 17, 2025

NOTICE OF PRE-SUBMISSION COMMUNITY MEETING

The Source

In accordance with Section 16.128 of the Howard County Code of Ordinances and the Howard County Planning, Zoning and Subdivisions and Land Development Regulations, notice is hereby given that Columbia Concepts, LLC (“Petitioner”) is conducting the Pre-Submission Community Meeting on **Monday, July 7, 2025, at 6:00 p.m.** This meeting will take place at the Howard County Library Central Branch, Maxine White Warfield Room, 10375 Little Patuxent Parkway, Columbia, Maryland 21044.

The subject property is located at 10750 Little Patuxent Parkway, Columbia, Maryland 21044 (please see the enclosed site location map). The Petitioner intends to submit the Site Development Plan (“SDP”) for the redevelopment of the former Columbia Flier building. The redevelopment plan includes the construction of a multi-use community center, offering a sports complex, food and social hall, and a variety of community services. The purpose of the Pre-Submission Community meeting is to provide information to the community regarding the SDP and to allow community members to ask questions and provide feedback to the Petitioner before the plan is submitted to the County for review.

Attendees of the Pre-Submission Community Meeting may ask questions or provide comments about the proposed redevelopment during the meeting. Alternatively, individuals may email questions or comments directly to brian.kim@columbiaconceptsllc.com no later than 24 hours in advance of the meeting.

General information regarding pre-submission community meetings can be found on the Department of Planning and Zoning website at:

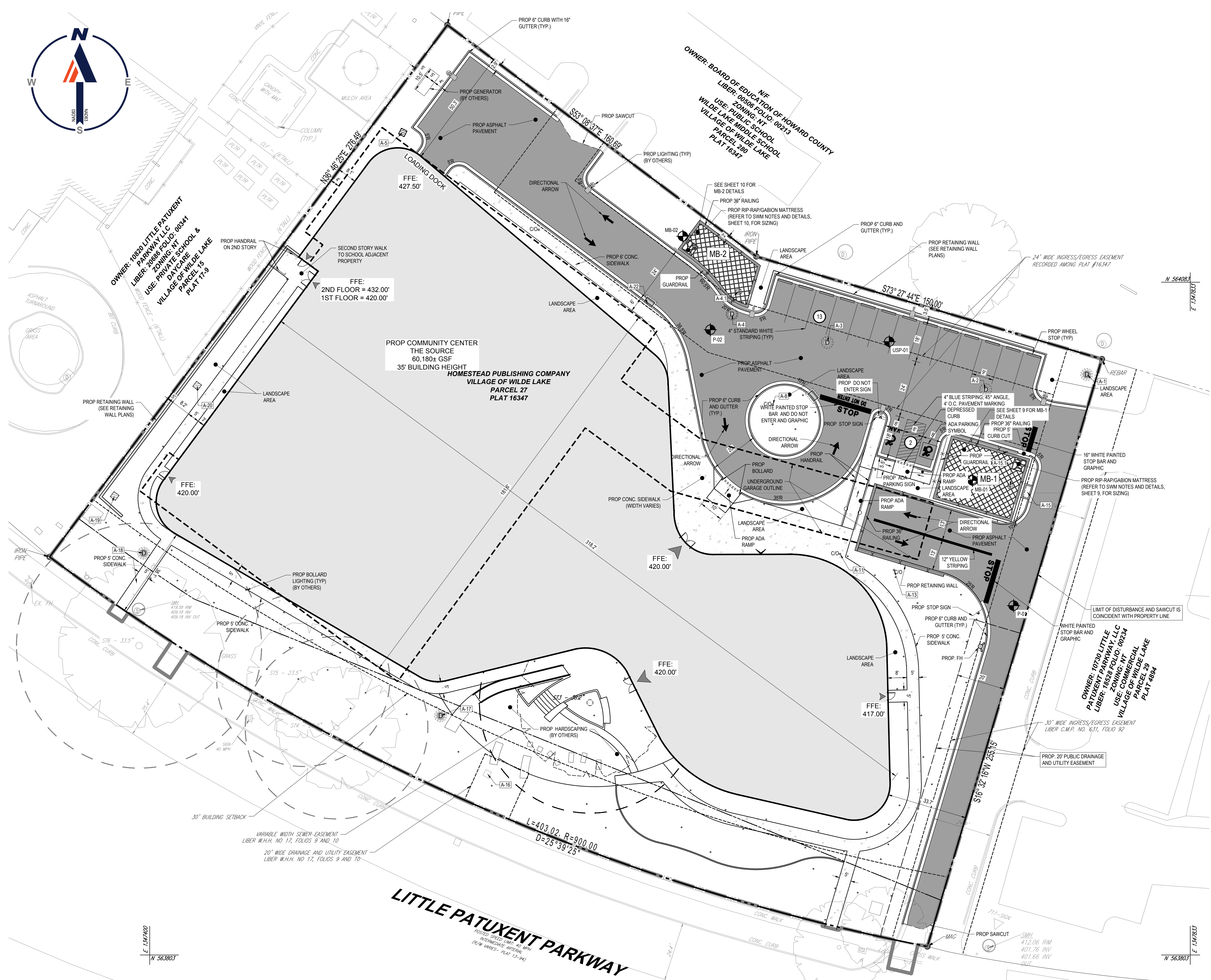
<https://www.howardcountymd.gov/Departments/Planning-and-Zoning/Land-Development/Development-Process-and-Procedures>

Information on development plans in process is available at the Department of Planning and Zoning’s “Search Development Plans and Public Meetings” web application:

https://data.howardcountymd.gov/Search_Plans/Search_Plans_Web.aspx

Meeting minutes will be emailed to meeting attendees within 30 days of the Pre-Submission Community meeting. In the event you are not able to attend the Pre-Submission Community Meeting as scheduled, please feel free to direct any comments, inquiries, or requests to receive meeting minutes and follow-up correspondence by mailing your request to Columbia Concepts LLC, 8115 Maple Lawn Blvd., Ste. 275, Fulton, MD 20759, or by sending an email to brian.kim@columbiaconceptsllc.com.

DISCLAIMER: This community meeting has no association with the Howard County Public Library System. If you have any questions, please contact us at (240) 500-3595.



- NOTES:**
1. REFER TO THE COVER SHEET FOR SITE GENERAL NOTES.
 2. SITE CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR THE EXACT DIMENSIONS OF THE BUILDING, FUEL CANOPY, AND CAR WASH AND THE LOCATION OF ALL DOORWAYS, UTILITIES, ETC.
 3. FOR STORM DRAIN STRUCTURE DETAILS, SEE SHEET 5.
 4. FOR UTILITY DETAILS, SEE SHEET 13.
 5. SHOP DRAWINGS OF MB-1 AND MB-2 BIO-RETENTION BOXES TO BE SUBMITTED TO BOHLER IN WRITING PRIOR TO CONSTRUCTION.
 6. TRASH ROOM TO BE LOCATED WITHIN THE LOADING DOCK AREA.

HATCH LEGEND

	CONCRETE SIDEWALK
	ASPHALT PAVEMENT
	PROPOSED BUILDING
	MICRO-BIORETENTION FACILITY

BOHLER
 SITE CIVIL AND CONSULTING ENGINEERING
 PROGRAM MANAGEMENT
 LANDSCAPE ARCHITECTURE
 SUSTAINABLE DESIGN
 PERMITTING SERVICES
 TRANSPORTATION SERVICES

REVISIONS

REV	DATE	COMMENT	DRAWN BY	CHECKED BY

811
 Know what's below.
 Call before you dig.
 ALWAYS CALL 811
 It's fast. It's free. It's the law.

ISSUED FOR MUNICIPAL & AGENCY REVIEW & APPROVAL

THIS DRAWING IS INTENDED FOR MUNICIPAL AND/OR AGENCY REVIEW AND APPROVAL. IT IS NOT INTENDED AS A CONSTRUCTION DOCUMENT UNLESS INDICATED OTHERWISE.

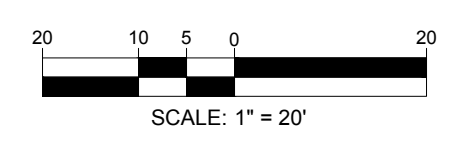
PROJECT No.: MDA240113.00
 DRAWN BY: NG
 CHECKED BY: CHBK
 DATE: 03/21/2025
 CAD ID:

SITE DEVELOPMENT PLAN
 FOR
THE SOURCE COMMUNITY CENTER
 LOCATION OF SITE
 10750 LITTLE PATUXENT PARKWAY
 COLUMBIA, MD 21044
 PARCEL 27, VILLAGE OF WILDE LAKE,
 SECTION 10, AREA 5
 HOWARD COUNTY
 7TH ELECTION DISTRICT
 ZONE: NT

BOHLER
 9711 WASHINGTONIAN BLVD, SUITE 375
 GAITHERSBURG, MARYLAND 20878
 Phone: (301) 809-4500
 Fax: (301) 809-4501
 MD@BohlerEng.com

M. J. BIRKLAND
 PROFESSIONAL ENGINEER
 PROFESSIONAL EXPIRATION DATE: 03/27/2025
 I, MICHAEL J. BIRKLAND, CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND. LICENSE NO. 34261 EXPIRATION DATE: 05/14/2025

OWNER: COLUMBIA FLIER OWNER LLC 14011 STREET NW WASHINGTON, DC 20005 CONTACT: BRIAN KIM 443-538-4527	DEVELOPER: COLUMBIA CONCEPTS - FLIER LLC 8115 MAPLE LAWN BOULEVARD SUITE 275 FULTON, MD 20759 CONTACT: BRIAN KIM 443-538-4527	
TAX MAP: 0035	GRID: 0006	ZONED: NT
	PARCEL: 0269	PARCEL: 27
		7TH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
	SUBDIVISION NAME: COLUMBIA VILLAGE OF WILDE LAKE SECTION 10 AREA 5	
	PREVIOUS FILE NO.: SDP-77-40, F-04-062, FDP-48, AND ECP-25-012	
	DEED REFERENCE: 2241500117	
	FILE NO.: SDP-25-049	



APPROVED: DEPARTMENT OF PLANNING AND ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION	DATE
CHIEF, DIVISION OF LAND DEVELOPMENT	DATE
DIRECTOR	DATE

APPROVED PLANNING BOARD OF HOWARD COUNTY

	DATE
	DATE

MDA240113.00-CA-DRAWINGS-PLAN-BETS-DSDPP-CIVIL-SITE-MDA240113.00-0A-LAYOUT: SITE PLAN
 Mar 27, 2025
 H:\2024\MDA240113.00\CA-DRAWINGS-PLAN-BETS-DSDPP-CIVIL-SITE-MDA240113.00-0A-LAYOUT: SITE PLAN