

LONG RANGE AGENDA
February 13, 2020 – March 5, 2020

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PGCPB AGENDA

2/13/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

PRELIMINARY PLAN OF SUBDIVISION (Inquiries call 301-952-3530)

5. **4-19005 THE FAIRWAYS AT GLENN DALE ESTATES**
(TCP) (VARIANCE)
Council District: 04 Municipality: None
Located on the east side of Prospect Hill Road, approximately 1600 feet northeast of its intersection with Glenn Dale Boulevard. (PA 70)
O-S/R-18C Zones (125.16 acres) (11/25/2019)
Fairways Glenn Dale MD, LP, Applicant
Request: 272 Lots and 9 Parcels for the development of 210 single-family detached and 62 single-family attached dwellings.

Action must be taken on or before 2/18/20.

STAFF RECOMMENDATION:

- 4-19005 - @
- TCP1-016-2019 - @
- VARIANCE - @

(SIMON)

WAIVER OF THE RULES OF PROCEDURE (Inquiries call 301-952-3530)

6. **NOTE: THIS ITEM MUST BE HEARD BEFORE ITEM 7 (REQUEST A RECONSIDERATION HEARING FOR A PRELIMINARY PLAN).**

NOTE: By letter dated December 31, 2019, Norman D. Rivera, Esquire is requesting a Waiver of the Planning Board Rules of Procedure for a reconsideration request submitted beyond 14 days of the final decision (Section 10a).

4-18007 WOODMORE OVERLOOK COMMERCIAL
(TCP) (VARIATION) (VARIANCE)
Council District: 05 Municipality: None
Located in the northwest quadrant of the intersection of MD 202 (Landover Road) and Lottsford Road. (PA 73)
M-X-T Zone
(18.33 acres) (12/18/2018)
Woodmore Overlook Commercial, LLC, Applicant
(SIEVERS)

PGCPB AGENDA
2/13/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

REQUEST A RECONSIDERATION HEARING FOR A
PRELIMINARY PLAN (Inquiries call 301-952-3530)

7. **NOTE: THIS ITEM MUST BE HEARD AFTER ITEM 6
(WAIVER OF THE RULES OF PROCEDURE).**

**NOTE: This Preliminary Plan of Subdivision was
APPROVED by the Planning Board on March 7, 2019
and the Resolution was mailed out on April 2, 2019.
Norman D. Rivera, Esquire requests a reconsideration
hearing to revise Condition 6.**

4-18007 WOODMORE OVERLOOK COMMERCIAL
(TCP) (VARIATION) (VARIANCE)
Council District: 05 Municipality: None
Located in the northwest quadrant of the intersection of MD
202 (Landover Road) and Lottsford Road. (PA 73)
M-X-T Zone
(18.33 acres) (12/18/2018)
Woodmore Overlook Commercial, LLC, Applicant

STAFF RECOMMENDATION: DISCUSSION
(SIEVERS)

**BE SURE TO ADD THE FOLLOWING NOTE TO THE
POR LIST – THIS LIST HAS BEEN CLOSED!**

PGCPB AGENDA

2/13/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

WAIVER OF THE RULES OF PROCEDURE (Inquiries call 301-952-3530)

8. **NOTE: THIS ITEM MUST BE HEARD BEFORE ITEM 9 (REQUEST A RECONSIDERATION HEARING FOR A PRELIMINARY PLAN).**

NOTE: By letter dated January 13, 2020, Arthur J. Horne, Jr., Esquire is requesting a Waiver of the Planning Board Rules of Procedure for a reconsideration request submitted beyond 14 days of the final decision (Section 10a, 10(e), and 12(a)).

4-03071 FOREST HILLS

Council District: 06 Municipality: None.

Tier: Developing.

Located on the west and east sides of Largo Road, approximately 200 feet south of Kent Drive. (PA 79)

116 Lots & 9 Parcels, R-L Zone

(167.7 acres) (7/22/2003)

Quad Construction Corporation, Applicant
(SIEVERS)

PGCPB AGENDA
2/13/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

REQUEST A RECONSIDERATION HEARING FOR A
PRELIMINARY PLAN (Inquiries call 301-952-3530)

9. **NOTE: THIS ITEM MUST BE HEARD AFTER ITEM 8
(WAIVER OF THE RULES OF PROCEDURE).**

**NOTE: This Preliminary Plan of Subdivision was
APPROVED by the Planning Board on January 15, 2004
and the Resolution was mailed out on February 19, 2004.
Arthur J. Horne, Jr., Esquire requests a reconsideration
hearing to revise specific findings and conditions.**

4-03071 FOREST HILLS

Council District: 06 Municipality: None.

Tier: Developing.

Located on the west and east sides of Largo Road,
approximately 200 feet south of Kent Drive. (PA 79)

116 Lots & 9 Parcels, R-L Zone

(167.7 acres) (7/22/2003)

Quad Construction Corporation, Applicant

STAFF RECOMMENDATION: DISCUSSION
(SIEVERS)

**BE SURE TO ADD THE FOLLOWING NOTE TO THE
POR LIST – THIS LIST HAS BEEN CLOSED!**

TENTATIVE PGCPB AGENDA
2/20/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

PROCESSING DEADLINES FOR FEBRUARY 20, 2020

New Information Cut-Off

1/16/20

Sign Posting

1/21/20

TENTATIVE PGCPB AGENDA

2/20/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

DETAILED SITE PLAN (Inquiries call 301-952-3530)

5. **DSP-19052 THE MANSIONS AT MELFORD TOWN CENTER**
(TCP) (AC)
Council District: 04 Municipality: Bowie
Located on the east side of Curie Drive, approximately 424 feet north of Melford Boulevard. (PA 71B)
M-X-T Zone (11.12 acres) (11/27/2019)
St. John Properties, Inc., Applicant
Request: 435 multifamily dwelling units in nine buildings and one 12,000 square-foot clubhouse with a swimming pool and other recreational facilities and amenities.

Action must be taken on or before 2/20/20.

STAFF RECOMMENDATION:

- DSP-19052 – APPROVAL with conditions
- TCP2-036-99-15 - @
- AC - @

(ZHANG)

PGCPB AGENDA

02/20/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., County Planning Director

BOARD ACTION AND VOTE

COUNTYWIDE PLANNING DIVISION (Inquiries call 301-952-3680)

6. **MANDATORY REFERRAL NO. MR-1938F**
(Prince George's County Liberty Sports Park)
Council District: 4 Municipality: N/A
General Plan: Established Community
Located: 201 Prince George's Boulevard, Upper Marlboro,
MD 20774 (PA 74A)
Zone: E-I-A/R-O-S (53.72 acres)
Date Accepted: 01/10/2020
Owner: Prince George's County and The
Maryland-National Capital Park and Planning
Commission
Applicant: Green Branch Management Group

Request: Construction of a multi-purpose facility for education and development of sports programs and competitions on a year-round facility with 10 lighted fields (6 turf and 4 grass). The fields will primarily be used for lacrosse, soccer, football, rugby and field hockey together with the necessary infrastructure to accommodate games, practices, clinics and tournaments.

Action must be taken on or before March 10, 2020.

STAFF RECOMMENDATION:
(MARTIN)

TENTATIVE PGCPB AGENDA

2/27/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

PROCESSING DEADLINES FOR FEBRUARY 27, 2020

New Information Cut-Off

1/23/20

Sign Posting

1/28/20

TENTATIVE PGCPB AGENDA

2/27/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

COMMUNITY PLANNING DIVISION (Inquiries call 301-952-3972)

3C. **COMMUNITY PLANNING, NEIGHBORHOOD REVITALIZATION AND PLACEMAKING SECTION PROJECT UPDATES**

STAFF RECOMMENDATION: BRIEFING
(DODGSHON/STACHURA)

DETAILED SITE PLAN (Inquiries call 301-952-3530)

5. **DSP-19044 PARK PLACE**
(TCP) (AC) (VARIANCE)
Council District: 01 Municipality: None
Located on the south side of Muirkirk Road, approximately 680 feet west of Van Dusen Road. (PA 60)
I-3 Zone (17.46 acres) (10/2/2019)
Konterra Associates, LLC, Applicant
Request: Construction of 128,810 square feet of flexible industrial space to be used for office/warehouse/distribution.

Action must be taken on or before 2/29/20.

STAFF RECOMMENDATION:

- DSP-19044 – APPROVAL with conditions
- TCP2-029-2019 – APPROVAL with conditions
- AC – APPROVAL with conditions
- VARIANCE – APPROVAL with conditions

(BUSH)

TENTATIVE PGCPB AGENDA

3/5/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

PROCESSING DEADLINES FOR MARCH 5, 2020

New Information Cut-Off

1/30/20

Sign Posting

2/4/20

PGCPB AGENDA
3/5//2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

DETAILED SITE PLAN (Inquiries call 301-952-3530)

**DRAFT RESOLUTION – CASE WILL BE HEARD ON
FEBRUARY 27, 2020.**

**NOTE: 1-WEEK
RESOLUTION**

PGCPB NO. @ - DSP-19044 – PARK PLACE

STAFF RECOMMENDATION: @
(BUSH)

TENTATIVE PGCPB AGENDA

3/5/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

DETAILED SITE PLAN (Inquiries call 301-952-3530)

NOTE: THIS CASE IS COMPANION WITH ITEM @ (DPLS-468).

DSP-18037 CLINTON VETERINARY HOSPITAL

(TCP - EXEMPT) (AC)

Council District: 09 Municipality: None

Located on the east side of Brandywine Road, approximately 395 feet south of its intersection with Clinton Manor Drive. (PA 81A)

R-80 Zone (0.52 acre) (12/11/2019)

Veterinary Realty LLC, Applicant

Request: Construction of a 2,340 square foot addition to an existing animal hospital.

Action must be taken on or before 3/5/20.

STAFF RECOMMENDATION:

- DSP-18037 - @
- AC-20002 - @

(BURKE)

DEPARTURE FROM PARKING AND LOADING SPACES

(Inquiries call 301-952-3530)

NOTE: THIS CASE IS COMPANION WITH ITEM @ (DSP-18037).

DPLS-468 CLINTON VETERINARY HOSPITAL

Council District: 09 Municipality: None

Located on east side of Brandywine Road, approximately 395 feet south of its intersection with Clinton Manor Drive. (PA 81A)

R-80 Zone (0.52 acre) (12/11/2019)

Veterinary Realty LLC, Applicant

Request: Departure from Parking and Loading spaces to reduce the number of required parking spaces by three spaces.

STAFF RECOMMENDATION: @

(BURKE)

TENTATIVE PGCPB AGENDA

3/5/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

DEPARTURE FROM SIGN DESIGN STANDARDS (Inquiries call 301-952-3530)

DSDS-696 COLLINGBROOK AT RODENHAUSER

Council District: 04 Municipality: None

Located east of Church Road, approximately 1,000 feet south of its intersection with US 50. (PA 74A)

(2.29 acres) (12/16/2019)

R-E Zone

Collingbrook Development, LLC, Applicant

Request: Departure from Sign Design Standards for two residential 9-foot gateway signs.

STAFF RECOMMENDATION: @
(SIMON)

COUNTYWIDE PLANNING DIVISION (Inquiries call 301-952-3680)

**FY 2020 HISTORIC PROPERTY GRANT PROGRAM
AWARD RECOMMENDATIONS**

Council District: 1,2,3,4,5,9

STAFF RECOMMENDATION: APPROVAL of Historic Preservation Commission's Historic Property Grant Program Award recommendations.
(TANA/BERGER)

TENTATIVE PGCPB AGENDA

3/5/2020

Prince George's County Planning Department
Andree Green Checkley, Esq., Planning Director

BOARD ACTION AND VOTE

SPECIFIC DESIGN PLAN (Inquiries call 301-952-3530)

SDP-1202-07 CANTER CREEK

(TCP)

Council District: 09 Municipality: None

Located on west side of Frank Tippet Road, approximately
1,000 feet south of its intersection with Rosaryville Road.

(PA 82A)

R-S/M-I-O Zones (48.00 acres) (11/18/2019)

Walton Canter Creek Development, LLC, Applicant

**Request : Approval of phases 3 & 4 consisting of 161
single family detached dwellings.**

Action must be taken on or before 3/28/20.

STAFF RECOMMENDATION:

- SDP-1202 - @
- TCPII-002-02-04 - @

(BURKE)