



THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

14741 Governor Oden Bowie Drive
Upper Marlboro, Maryland 20772
www.pgplanning.org

- A G E N D A -

THE PRINCE GEORGE'S COUNTY PLANNING BOARD

Regular Meeting

Council Hearing Room
County Administration Building
Upper Marlboro, Maryland

Thursday, March 5, 2020

9:30 a.m. – Administrative Items

10:00 a.m. – Regular Items

SCHEDULED ITEM: NONE

THE FOLLOWING ORDER OF AGENDA ITEMS IS FOR THE CONVENIENCE OF THE PLANNING BOARD **AND IN NO WAY INDICATES THE ORDER IN WHICH CASES WILL BE CALLED.** ANYONE WISHING TO SPEAK AND/OR TO BECOME A PARTY OF RECORD SHOULD SIGN UP AT THE DESK IN THE FRONT OF THE HEARING ROOM. PLEASE BE ADVISED THAT PERSONS WISHING TO SPEAK MAY BE SUBJECT TO TIME LIMITS AS DEEMED NECESSARY IN ORDER TO REASONABLY ACCOMMODATE ALL WHO WISH TO SPEAK. INDIVIDUALS WITH SPECIAL NEEDS ARE ASKED TO CONTACT THE PLANNING BOARD OFFICE AT 301/952-3560, TTY 301/952-3796.

ATTENTION: In case of inclement weather, please call 301-952-5330 as to the status of the Planning Board meeting.

ADMINISTRATIVE ITEMS

Jessica Jones, Planning Board Administrator

BOARD ACTION AND VOTE

Announcements (Jones)

1. Commissioners' Items
2. Draft Minutes of PGCPB Meeting – January 30, 2020 and February 13, 2020

- 3A. Legislative Work Session
STAFF RECOMMENDATION: Discussion
(CHECKLEY)
- 3B. **Supplemental Item** Executive Session (Proposed) - Pursuant to the General Provisions Article of the Annotated Code of Maryland Art. § 3-305(b)(7) for the purpose of consulting with counsel on matters directly related to the Liberty Sports Park Real Estate transactions.

PGCPB AGENDA

3/5/2020

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

BOARD ACTION AND VOTE

Staff reports can be accessed at www.pgplanning.org/Planning_Board/Agendas.htm

CONSENT AGENDA (Item Numbers 4A–4C)

All items listed under the Consent Agenda have been distributed to each member of the Planning Board for review, are considered to be routine, and will be acted upon by one motion. There will be no discussion of these items as it has been indicated that there is no opposition to the staff's findings or recommendation. If discussion is desired, or if there is opposition to the recommendation, that item will be removed from the Consent Agenda and considered separately. **NOTE: IT IS THE RESPONSIBILITY OF THE APPLICANT AND OTHER PERSONS OF RECORD TO BE PREPARED TO DISCUSS ON THIS SAME DATE ANY ITEM THAT IS REMOVED FROM THE CONSENT AGENDA FOR SEPARATE CONSIDERATION.**

THE FOLLOWING ITEMS WILL BEGIN AT 10:00 A.M.

SUBDIVISION SECTION ITEMS (Inquiries call 301-952-3530)

4A. **DRAFT RESOLUTIONS – NONE**

URBAN DESIGN SECTION ITEMS (Inquiries call 301-952-3530)

4B. **DRAFT RESOLUTION – CASE HEARD ON
FEBRUARY 6, 2020**

PGCPB NO. 2020-20 – DSP-18049 – WALKER MILL
ROAD BUSINESS PARK

STAFF RECOMMENDATION: APPROVAL
(KOSACK)

ZONING SECTION ITEMS (Inquiries call 301-952-3530)

4C. **DRAFT RESOLUTIONS – NONE**

PGCPB AGENDA

3/5/2020

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

BOARD ACTION AND VOTE

REGULAR AGENDA

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

5. **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)

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

6. **DSDS-696 COLLINGBROOK AT RODENHAUSER**

Council District: 04 Municipality: None
Located on the east side of Church Road, at its intersection with Youderian Drive. (PA 74A)
(2.29 acres) (12/16/2019)
R-E Zone
Collingbrook Development, LLC, Applicant
Request: Departure of 7 square feet from the required 12-square-foot sign letter area maximum for two gateway signs.

STAFF RECOMMENDATION: APPROVAL with conditions
(SIEVERS)

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)

7. **SDP-1202-07 CANTER CREEK, PHASE III & IV**
(TCP)
Council District: 09 Municipality: None
Located on the 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 (342.38 acres) (11/18/2019)
Walton Canter Creek Development, LLC, Applicant
**Request : Approval of Phase III and IV consisting of 161
single-family detached dwellings.**

Action must be taken on or before 3/28/2020.

STAFF RECOMMENDATION:

- SDP-1202-07 – APPROVAL with conditions
 - TCP11-043-2019 – APPROVAL with conditions
- (BURKE)

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

8. **DSP-06001-03 THE COMMONS AT ADDISON ROAD**
METRO
(TCP)
Council District: 07 Municipality: None
Located in the southwest quadrant of the intersection of MD
214 Central Avenue and Addison Road, with frontage on
Zelma Avenue. (PA 75A)
C-S-C/D-D-O/R-55 Zones (2.98 acres) (4/10/2019)
6301 Central Avenue, LLC, Applicant
**Request: Development of a mixed-use building including
193 multifamily dwelling units and 11,000 square feet of
ground floor commercial uses.**

Action limit has been waived indefinitely.

STAFF RECOMMENDATION:

- DSP-06001-03 – APPROVAL with conditions
 - TCP2-013-2019 – APPROVAL with conditions
- (BISHOP)

PGCPB AGENDA
SUPPLEMENTAL
3/5/2020

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

BOARD ACTION AND VOTE

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

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

PGCPB NO. 2020-27 – DSP-19044 PARK PLACE

STAFF RECOMMENDATION: APPROVAL
(BUSH)

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

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

PGCPB NO. 2020-28 – DDS-665 PARK PLACE

STAFF RECOMMENDATION: APPROVAL
(BUSH)