



# Prince George's County Council

## Sitting as the District Council

### Zoning Agenda Item Summary

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**Case No.:** SE-25003 **Councilmanic District:** 5  
**Meeting Date:** 1/20/2026 **Zone(s):** RSF-65 (Prior; R-55)  
**Case Name:** 901 and 903 Cypresstree Drive  
**Applicant:** Primera Iglesia Adventista Eben-ezer  
**Location:** Located on the east side of Cypresstree Drive, at its intersection with K Street (0.62 Acres; RSF-65 Zone (Prior; R-55 Zone).  
**Request:** Requesting approval of a Special Exception and Alternative Compliance (SE/AC) for a building expansion of 2,581.33 square feet of gross floor area to total 3,919 square feet of gross floor area and other associated site improvements to an existing church or similar place of worship use and Alternative compliance from Section 4.7 of the 2010 Prince George's County Landscape Manual.

#### Companion

**Case(s):**

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#### DECISIONS/RECOMMENDATION:

**Technical Staff:** Approval with Conditions

**Planning Board:**

**Zoning Hearing Examiner:** Approval with Conditions

**Municipality:**

**Opposition:**

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#### LEGAL DEADLINES:

**Appeal date:** 12/24/2025

**Review date:** 1/26/2026

**Action date:**

*Comments:*

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**Staff:** Evan King

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#### HISTORY:

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Acting Body:	Date:	Action:
M-NCPPC Technical Staff	06/12/2025	approval with conditions
Zoning Hearing Examiner	11/24/2025	approval with conditions
Sitting as the District Council	01/20/2026	

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**Document(s):** SE-25003 - Notice of ZHE Decision, SE-25003 -ZHE Decision, SE-25003- POR List, SE-25003 - Technical Staff Report, SE-25003-ZHE Exhibit List, SE-25003-Exhibits #1-55