

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND

1995 Legislative Session

Resolution No. _____ CR-65-1995

Proposed by _____ Chairwoman MacKinnon (by request - County Executive)

Introduced by _____ Council Member MacKinnon

Co-Sponsors

Date of Introduction _____ October 17,1995

RESOLUTION

A RESOLUTION concerning

The Ten Year Water and Sewerage Plan (August 1995 Amendment Cycle).

For the purpose of changing the water and sewer category designations of properties within the 1994 Comprehensive Ten Year Water and Sewerage Plan.

WHEREAS, Title 9, Subtitle 5 of the Environment Article of the Annotated Code of Maryland requires the County to adopt a comprehensive plan dealing with water supply and sewerage systems, establishes procedures governing the preparation and adoption of said plan, and provides for amendments and revisions thereto;

WHEREAS, pursuant to said procedures, the County Executive submitted to the County Council his recommendations on water and sewer plan amendment requests within the August Cycle of Amendments;

WHEREAS, the County Council received testimony through an advertised public hearing on the August Cycle of Amendments; and

WHEREAS, the County Council notified the Washington Suburban Sanitary Commission, the Maryland-National Capital Park and Planning Commission, the State and County Health Departments, the Maryland Office of Planning and the Maryland Department of the Environment of the public hearings and provided each agency with copies of the August Cycle of Amendments.

SECTION 1. NOW, THEREFORE, BE IT RESOLVED by the County Council of Prince George's County, Maryland, that Appendix E of the Prince George's County 1994 Comprehensive Ten Year Water and Sewerage Plan, as adopted by CR- 71-1994, and amended by CR-90-1994, CR-9-1995, CR-29-1995, and CR-37-1995, is further amended by adding the water and sewer category designations as shown in Attachment A.

SECTION 2. BE IT FURTHER RESOLVED that maps identified as the "Prince George's County, Maryland, 1994 Water Map" and "Prince George's County, Maryland, 1994 Sewerage Map", as amended, are hereby further amended to incorporate the approved category changes with the project locations delineated on the maps in Attachment B.

SECTION 3. BE IT FURTHER RESOLVED that within five working days of the adoption of this resolution, it shall be transmitted to the County Executive by the Clerk of the Council.

SECTION 4. BE IT FURTHER RESOLVED by the County Council of Prince George's County, Maryland, that this resolution shall take effect on the day following the first regularly scheduled Council meeting day which occurs after the County Executive transmits his comments on this resolution, or on the day that the County Executive indicates he has no comments, or ten working days following transmittal of this resolution to the County Executive, whichever shall occur first. Prior to the effective date of this resolution, the Council may reconsider its action based upon any recommendation received from the County Executive.

SECTION 5. BE IT FURTHER RESOLVED that upon the effective date of this resolution, it shall be transmitted by the Clerk of the Council to the Secretary of the Maryland Department of the Environment.

Adopted this 21st day of November, 1995.

COUNTY COUNCIL OF PRINCE
GEORGE'S COUNTY, MARYLAND

BY:

Anne T. MacKinnon
Chairwoman

ATTEST:

Joyce T. Sweeney
Clerk of the Council

| <u>Sewershed Application</u> | <u>Development Proposal</u> | <u>Zoning/Acres</u> | <u>Existing Category</u> | <u>Requested Category</u> | <u>County Executive's Recommendation</u> | <u>Council Approval</u> |
|------------------------------------|---|---------------------|--------------------------|---------------------------|--|------------------------------|
| <u>Blue Plains</u> | | | | | | |
| 95/BP-03 Kidmore Park Lot 40 | None | R-80/1.5 | 3 | 6 | 5 | 5 |
| <u>Western Branch</u> | | | | | | |
| 95/W-02 Palumbo Property | 115,000 square feet of retail space. | C-M/11.38 | 4 | 3 | 4C | 4C ¹ ² |
| 95/W-03 Kurtz Property | 43 single-family homes with a minimum floor area of 2,000 square feet and minimum price of \$215,000. | R-E/48 | 4 | 3 | 3 | 3 |
| 95/W-07 Woodmar Corner | 60,000 square feet of hotel, 90,000 square feet of office, and 10,000 square feet of retail space. | C-O/15.7 | 6 | 4 | 6 | 6 |
| 95/W-09 Simpson Property | 152 single-family homes with a minimum square footage of 2,100 and minimum price of \$220,000 | R-R/86.88 | 4 | 3 | 4C | 4C |

¹ The joint signature letter process is required for advancement to category 3.

² Category is approved with the condition that the cost of any CIP sized water or sewer extension will be paid by the applicant and an approval of a detailed site plan.

| <u>Sewershed Application</u> | <u>Development Proposal</u> | <u>Zoning/Acres</u> | <u>Existing Category</u> | <u>Requested Category</u> | <u>County Executive's Recommendation</u> | <u>Council Approval</u> |
|---|---|----------------------|--------------------------|---------------------------|--|-------------------------|
| <u>Western Branch</u> | | | | | | |
| 95/W-13 Stonecreek Day-care Center (Jaycee Foundation Day Care) | 8,200 square foot daycare facility. | R-R/3.41 S.E. | S6 | S3 | S3 | S3 |
| 95/W-15 Henry Property | One single-family house. Smaller builder. | R-R/0.5 | S4 | S3 | S3 | S3 |
| 95/W-16 Rouse-Fairwood | Up to 1799 single-family houses and up to 100,000 square feet of retail space and 250,000 square feet for office, service and institutional uses. | M-X-C/1057.69 | 6 | Withdrawn By Applicant | | |
| 95/W-17 Miller Property | 68 townhouses with a minimum floor area of 1,500 square feet and minimum sale price of \$134,000 | R-T/8.53 | S4 | S4C | S4 | S4C |
| 95/W-18 Marlton South | Up to 20 single-family homes with a minimum floor area of 2,400 square feet and a minimum sale price of \$250,000. | R-P-C/10.00 (R-R) | 5 | 4 | 4 | 4 |
| 95/W-19 | 36 single-family houses with a minimum floor | R-R/18.12 | W6 | W4C | W4 | W4 |

Starkey Property area of 2,200 feet and a minimum sale price of \$200,000.

| <u>Sewershed Application</u> | <u>Development Proposal</u> | <u>Zoning/Acres</u> | <u>Existing Category</u> | <u>Requested Category</u> | <u>County Executive's Recommendation</u> | <u>Council Approval</u> |
|-------------------------------|--|---------------------|--------------------------|---------------------------|--|-------------------------|
| <u>Western Branch</u> | | | | | | |
| 95/W-20 Marlboro Property | 161 single-family houses with a minimum floor area of 2,150 square feet and a minimum sale price of \$190,000. | R-R/87 R-E/2 | 6 | 4C | 4C | 4 |
| 95/W-21 Forest Hill | 124 single-family homes with a minimum floor area of 2,000 square feet and a minimum sale price of \$201,000. | R-L/169 | 4 | 3 | 4C | 4C |
| 95/W-22 Chinwuba Residence | One 20,000 square foot single-family house and two accessory structures. | R-A/11.7 | W6 | W3 | W3 | W3 |
| 95/W-23 Rehoboth Church | A church of 8,100 square feet and two single-family houses. | R-R/4.88 | 4 | 3 | 3 | 3 |
| 95/W-24 Clark Project | A manufacturing building with a minimum floor area of 4,800 square feet. | I-4/0.95 | 6 | 3 | 3 | 3 |
| <u>Piscataway</u> | | | | | | |
| 95/P-06 Temple Plaza | 154 townhouses with a minimum floor area of 1,200 square feet and a minimum price of \$109,000. | R-T/19.47 | W4 | W3 | W3 | W3 |

| <u>Sewershed</u> <u>Application</u> | <u>Development Proposal</u> | <u>Zoning/Acres</u> | <u>Existing</u> <u>Category</u> | <u>Requested</u> <u>Category</u> | <u>County Executive's</u> <u>Recommendation</u> | <u>Council</u> <u>Approval</u> |
|--|---|---------------------|------------------------------------|-------------------------------------|--|-----------------------------------|
| <u>Piscataway</u> | | | | | | |
| 95/P-07 Brookfield Manor | 111 single-family homes with a minimum floor area of 1,700 square feet and minimum price of \$165,000. | R-R/78.8 | 4 | Withdrawn By Applicant | | |
| 95/P-08 Old Fort Woods | 10 single-family houses with a minimum floor area of 1,800 square feet and a minimum sale price of \$195,000. Small builder. | R-E/48.7 | 5 | 3 | 4 | 4 |
| 95/P-09 Salubria | 139 townhouses with a minimum floor area of 1,540 square feet and a minimum price of \$145,000, 7,500 square feet of retail space, and 7,500 square feet of office space. | M-X-T/22.5 | 4 | Withdrawn By Applicant | | |

| Application | | Request | Page |
|-----------------------|---------------------------|-----------|------|
| <u>Blue Plains</u> | | | |
| 95/BP-03 | Kidmore Park, Lot 40 | 3 to 6 | 1 |
| <u>Western Branch</u> | | | |
| 95/W-02 | Palumbo Property | 4 to 3 | 2 |
| 95/W-03 | Kurtz Property | 4 to 3 | 3 |
| 95/W-07 | Woodmar Corner | 6 to 4 | 4 |
| 95/W-09 | Simpson Property | 4 to 3 | 5 |
| 95/W-13 | Stonecreek Daycare Center | S6 to S3 | 6 |
| 95/W-15 | Henry Property | S4 to S3 | 7 |
| 95/W-16 | Rouse-Fairwood | Withdrawn | 8 |
| 95/W-17 | Miller Property | S4 to S4C | 9 |
| 95/W-18 | Marlton South | 6 to 4 | 10 |
| 95/W-19 | Starkey Property | W6 to W4C | 11 |
| 95/W-20 | Marlboro Property | 6 to 4C | 12 |
| 95/W-21 | Forest Hill | 4 to 3 | 13 |
| 95/W-22 | Chinwuba Residence | W6 to W3 | 14 |
| 95/W-23 | Rehoboth Church | 4 to 3 | 15 |
| 95/W-24 | Clark Project | 6 to 3 | 16 |
| <u>Piscataway</u> | | | |
| 95/P-06 | Temple Plaza | W4 to W3 | 17 |
| 95/P-07 | Brookfield Manor | Withdrawn | 18 |
| 95/P-08 | Old Fort Woods | 5 to 3 | 19 |
| 95/P-09 | Salubria | Withdrawn | 20 |

NOTE: The attached maps are available in hard copy only.
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