



Prince George's County Council

Sitting as the District Council

Zoning Agenda Item Summary

Case No.: DSP-20053-02 **Councilmanic District:** 2
Meeting Date: 4/27/2026 **Zone(s):** LTO-C (Prior; M-X-T/T-D-O)
Case Name: West Hyattsville Phase 2- ETOD
Applicant: WHPC Block 3, LLC & WHPC Block 4, LLC
Location: Located on the east side of Little Branch Run, 250 feet west of its intersection with Ager Road (8.04 Acres; LTO-C Zone (Prior; M-X-T/ T-D-O Zones)).
Request: Requesting approval of a Detailed Site Plan (DSP) to develop a residential building consisting of 342 multifamily dwelling units and an associated parking garage and plaza on proposed Parcel 2.
Companion Case(s): DPT-2025-0003

DECISIONS/RECOMMENDATION:

Technical Staff: Approval with Conditions
Planning Board: Approval with Conditions
Zoning Hearing Examiner:
Municipality: Hyattsville
Opposition:

LEGAL DEADLINES:

Appeal date: 4/6/2026
Review date:
Action date: 5/12/2026
Comments:

Staff: Jill Kosack, RLA

HISTORY:

Acting Body:	Date:	Action:
M-NCPPC Technical Staff	02/05/2026	approval with conditions
M-NCPPC Planning Board	02/26/2026	approval with conditions
Clerk of the Council	03/13/2026	mailed
Notes: <i>Notice of Oral Argument Hearing was mailed to Persons of Record.</i>		
Sitting as the District Council	03/23/2026	announced hearing date
Sitting as the District Council	04/13/2026	hearing held; referred for document
Notes: <i>Jill Kosack, M-NCPPC planning staff, provided an overview of the Detailed Site Plan (DSP) application. Stan Brown, People's Zoning Counsel, provided an overview of the case and commented on the factual and legal arguments presented by the parties. Thomas Haller Esq., attorney for applicant spoke in support. Chloe</i>		

Kauffman also spoke in support. Council referred item to staff for preparation of an approving document, with conditions.

Aye: 7 Olson, Adams-Stafford, Dernoga, Fisher, Harrison, Ivey and Hunter

Absent: 4 Oriadha, Blegay, Burroughs and Adams

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04/27/2026

Document(s): DSP-20053-02-Zoning Agenda Item Summary, DSP-20053-02-Presentation Slides, DSP-20053-02-Notice of Oral Arguments, DSP-20053-02-Planning Board Resolution, DSP-20053-02-PORL, DSP-20053-02-Technical Staff Report, DSP-20053-02-Planning Board Record, DSP-20053-02-Transcripts, DSP-20053-02-PZC Notice of Intention to Participate District Council