



# THE PRINCE GEORGE'S COUNTY GOVERNMENT

Office of the Clerk of the Council  
301-952-3600

February 15, 2022

**RE: ERR-284 JH Calvert Park, LLC  
JH Calvert Park, LLC, Applicant**

## ***NOTICE OF FINAL DECISION OF THE DISTRICT COUNCIL***

Pursuant to the provisions of Section 27-134 of the Zoning Ordinance of Prince George's County, Maryland requiring notice of decision of the District Council, you will find enclosed a copy of Zoning Ordinance No. 2 - 2022 setting forth the action taken by the District Council in this case on February 8, 2022.

### ***CERTIFICATE OF SERVICE***

This is to certify that on February 15, 2022 this notice and attached Council order were mailed, postage prepaid, to all persons of record.

A handwritten signature in cursive script that reads "Donna J. Brown".

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Donna J. Brown  
Clerk of the Council

Case No.: ERR-284

Applicant: JH Calvert Park, LLC/  
The Current @ Riverdale  
Park Apartments

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND  
SITTING AS THE DISTRICT COUNCIL

ZONING ORDINANCE NO. 2 - 2022

AN ORDINANCE to approve a request for validation of Permit No. 47380-2014 for the erection of a six-foot tall fence to enclose a dumpster on property improved with a single five (5) story multifamily dwelling with 55 dwelling units, located on approximately 1.211 acres of R-10 (Multifamily High Density Residential) zoned land, shown as Lots 8, 9 and 10 on the Map of the Riverdale Park Subdivision filed in Plat Book A, Plat 40 among the Land Records of Prince George's County, and further identified as 5023 Riverdale Road, Riverdale Park, Maryland, which lies within the municipal boundaries of the Town of Riverdale Park, in Councilmanic District 3.

WHEREAS, in accordance with the law, the application for validation was given public notice, and a public virtual hearing on the application was held before the Zoning Hearing Examiner; and

WHEREAS, no one appeared in opposition to the request at the virtual hearing held by the Examiner; and

WHEREAS, the disposition recommendation of the Zoning Hearing Examiner was duly filed and considered by the District Council; and

WHEREAS, the District Council has determined that the application, to approve a request for validation of Permit No. 47380-2014, issued in error by the Department of Permitting, Inspections and Enforcement, to allow the former owner to build a six-foot tall fence around a

dumpster located on the property should be approved; and

WHEREAS, as the basis for this final action, the District Council adopts and incorporates, as if fully restated herein, the disposition recommendation of the Zoning Hearing Examiner.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED:

SECTION 1. Prince George's County's Permit No. 47380-2014 issued in error by the Department of Permitting, Inspections and Enforcement, to allow the former owner to build a six-foot tall fence around a dumpster located on the property, is hereby validated.

SECTION 2. The single five (5) story multifamily dwelling with 55 dwelling units, located on approximately 1.211 acres of R-10 (Multifamily High Density Residential) zoned land, shown as Lots 8, 9 and 10 on the Map of the Riverdale Park Subdivision filed in Plat Book A, Plat 40 among the Land Records of Prince George's County, and further identified as 5023 Riverdale Road, Riverdale Park, Maryland, which lies within the municipal boundaries of the Town of Riverdale Park, in Councilmanic District 3, shall be declared a Certified Non-Conforming Use.

SECTION 3. Any violation of this approval shall be subject to revocation proceedings in accordance with the Prince George's County Code.

SECTION 4. This Ordinance shall take effect on the date of its enactment.

Enacted this 8<sup>th</sup> day of February, 2022, by the following vote:

In Favor: Council Members Davis, Dernoga, Franklin, Glaros, Harrison, Hawkins, Ivey, Streeter, Taveras, and Turner.


Opposed:

Abstained:

Absent:

Vote: 10-0.

COUNTY COUNCIL OF PRINCE GEORGE'S  
COUNTY, MARYLAND, SITTING AS THE  
DISTRICT COUNCIL FOR THAT PART OF  
THE MARYLAND-WASHINGTON REGIONAL  
DISTRICT IN PRINCE GEORGE'S COUNTY,  
MARYLAND

By:   
\_\_\_\_\_

Calvin S. Hawkins, II, Chair

ATTEST:



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Donna J. Brown  
Clerk of the Council