



September 30, 2024

Honorable Jolene Ivey
Chair
Prince George's County Council
1801 McCormick Drive
Largo, Maryland 20774

Re: Request for Extension to the Timeframe for Preparation of the Staff Draft Central Avenue-Blue/Silver Line Sector Plan and Sectional Map Amendment

Dear Chair Ivey,

The Planning Department requests the District Council's approval of a four-month extension of the period to prepare the Staff Draft Central Avenue-Blue/Silver Line Sector Plan and Sectional Map Amendment pursuant to Section 27-3502(d)(5) of the zoning ordinance.

On May 30, 2023, the Prince George's County Council, sitting as the District Council, initiated the sector plan. Since then, Planning Department staff and consultants have engaged with local municipalities, residents, business owners, elected officials, and County and State agencies to conduct interviews, analyze data, and draft recommendations. Given the complexity of the project—encompassing three key Metro stations and the evolving status of the Northwest Stadium (home to the Washington Commanders)—an in-depth review of policies and strategies by implementing agencies and key stakeholders is essential before the plan is made public.

This extension will allow time for a comprehensive agency review, further stakeholder input, and workshops, while also incorporating feedback from newly elected officials. A thorough agency review ensures alignment with the goals and objectives of all relevant government bodies, improving the plan's compliance and future success. Additional stakeholder engagement will ensure that the perspectives of those directly affected are reflected in the plan. Moreover, with upcoming elections, it's crucial to allow new officials time to review the plan and contribute, helping to secure their support and ensuring the plan reflects their priorities.

The anticipated schedule for the plan would roughly follow this timeframe:

Stage	Timeframe
Internal Staff Draft	August-September 2024
Agency Review	August-October 2024
Internal Review	October-November 2024
Municipal and Key Stakeholder Review	December 2024
Preparation of Final Staff Draft Plan for Public Release	January-February 2025

For these reasons, we request an extension of four-months to print and release to the public the Staff Draft Central Avenue-Blue/Silver Line Sector Plan and Sectional Map Amendment. The Planning Department anticipates that the Staff Draft plan would be released to the public in March 2025. The Planning Board supports the requested extension and new completion schedule, and respectfully requests District Council's concurrence.

The Planning Department looks forward to working with the County Council as this plan proceeds and thanks Councilmembers for their participation and input during the plan's development. If you have questions, please contact the Project Manager, William Skibinski, by e-mail at william.skibinski@ppd.mncppc.org or 301-952-3572.

Sincerely,



Lakisha Hull (Sep 30, 2024 13:52 EDT)

Lakisha Hull, AICP, LEED AP BD+C
Planning Director

Attachment: Draft Letter from the Chair of the County Council to the Chair of the Planning Board

cc: James R. Hunt, Acting Deputy Planning Director
Tony Felts, AICP, Chief, Community Planning Division
Kierre McCune, Supervisor, Master Plans and Studies Section
William Skibinski, Planner III, Long-Range Planning Section