



Prince George's County Council

County Administration
Building
14741 Governor Oden
Bowie Drive
Upper Marlboro,
Maryland
20772-3050

Zoning Minutes - Draft Sitting as the District Council

Dannielle M. Glaros, District 3, Chair

Derrick Leon Davis, District 6

Mel Franklin, District 9

Andrea C. Harrison, District 5

Mary A. Lehman, District 1

Obie Patterson, District 8

Deni L. Taveras, District 2

Karen R. Toles, District 7

Todd M. Turner, District 4, Vice Chair

Robert J. Williams, Jr., Council Administrator

Tuesday, June 19, 2018

11:30 AM

Council Hearing Room

11:30 AM CALL TO ORDER - (COUNCIL HEARING ROOM)

Pursuant to the provisions of Section 27-132(a) of the Zoning Ordinance, Council Chair Glaros called the meeting to order at 12:00 p.m. and the following Council Members were present.

Present: 9 - Chair Dannielle Glaros
 Council Member Derrick Davis
 Council Member Mel Franklin
 Council Member Andrea Harrison
 Council Member Mary Lehman
 Council Member Obie Patterson
 Council Member Deni Taveras
 Council Member Karen Toles
 Vice Chair Todd Turner

*Also Present: Robert J. Williams, Jr., Council Administrator
 William M. Hunt, Deputy Council Administrator
 Rajesh Kumar, Principal Counsel to the District Council
 Redis C. Floyd, Clerk of the Council
 Donna J. Brown, Deputy Clerk of the Council*

APPROVAL OF DISTRICT COUNCIL MINUTES[MINDC 06042018](#)**District Council Minutes dated June 4, 2018**

A motion was made by Council Member Davis, seconded by Council Member Harrison, that the Minutes be approved. The motion carried by the following vote:

Aye: 8 - Glaros, Davis, Franklin, Harrison, Lehman, Patterson, Taveras and Turner

Absent: Toles

[MINDC 06052018](#)**District Council Minutes dated June 5, 2018**

A motion was made by Council Member Davis, seconded by Council Member Harrison, that the Minutes be approved. The motion carried by the following vote:

Aye: 8 - Glaros, Davis, Franklin, Harrison, Lehman, Patterson, Taveras and Turner

Absent: Toles

PENDING FINALITY

The following decisions will become final unless the District Council elects, BY MAJORITY VOTE, to make the final decision or an appeal is filed.

(a) ZONING HEARING EXAMINER

In the event the District Council elects to make the final decision in this case, an oral argument will be scheduled pursuant to Sec. 27-131 of the Zoning Ordinance.

[SE-4791](#)**Riderwood Village Wellness Center**

Applicant(s): Silver Oaks Campus, LLC

Location: Located approximately 2,000 feet north of the intersection of Cherry Hill Road and Powder Mill Road (MD 212), in Calverton, Maryland (103 Acres; O-S Zone).

Request: Requesting approval for a Special Exception for permission to use approximately 103 acres of land, in the O-S (Open Space) Zone to add a community building (Wellness Center) to an existing Medical/Residential Campus.

Council District: 1

Appeal by Date: 7/13/2018

Review by Date: 7/13/2018

Opposition: None

Council did not elect to make the final decision.

PENDING FINALITY (Continued)**(b) PLANNING BOARD****CNU-12152-2018-U****8625 Central Avenue****Applicant(s):** April Mackoff, Clear Channel Outdoor**Location:** Located on the south side of Central Avenue approximately 840 feet west of the intersection of Central Avenue and Brightseat Road (61.72 Acres; I-1 Zone).**Request:** Requesting Certification of Nonconforming Use for existing outdoor advertising signs pursuant to Council Bill 84-2016 which requires that applications for the certification of outdoor advertising signs in existence as of January 1, 2002, be filed no later than December 31, 2021. This outdoor advertising sign was erected in 1985.**Council District:** 6**Review by Date:** 6/25/2018**Comment(s):** In the event the District Council elects to review this case, it will be sent to the ZHE for a hearing pursuant to Section 27-244(e) of the Zoning Ordinance.**Council did not elect to review**

DRAFT

PENDING FINALITY (Continued)[DSP-06072](#)**Glenn Dale Commons, Phase 1****Applicant(s):** SLDM, LLC**Location:** Phase 1 of the Glenn Dale Commons project is located in the northwestern quadrant of the intersection of Aerospace Road and Hubble Drive, in the central western portion of the larger Glenn Dale Commons development, as approved in Conceptual Site Plan CSP-06001-01. The subject project is also located, within the Focus Area of the 2010 Glenn Dale-Seabrook-Lanham and Vicinity Sector Plan and Sectional Map Amendment (Glenn Dale-Seabrook-Lanham Sector Plan and SMA) and the 2006 Approved Sector Plan and Sectional Map Amendment for the East Glenn Dale Area (Portions of Planning Area 70) (East Glenn Dale Sector Plan and SMA) (11.95 Acres; M-X-T / I-1 Zones).**Request:** Requesting approval of a Detailed Site Plan to eliminate one of two access points to the subdivision, specifically the one off Aerospace Road in the southwestern corner of the site; to remove the decorative fence; to revise the monument sign and add freestanding pillars and fence; to revise the triggers for recreational facilities; to remove one townhouse unit; and to adjust the plan accordingly.**Council District:** 4**Appeal by Date:** 7/12/2018**Review by Date:** 7/12/2018**History:***Council deferred this item to July 2, 2018.***This Detailed Site Plan was deferred**

PENDING FINALITY (Continued)**DSP-15009****Redeemed Christian Church of God, Lanham**

- Applicant(s):** The Redeemed Christian Church
- Location:** Located on the south side of MD 564 (Lanham-Severn Road), approximately 0.25 miles northeast of Springfield Road (1.86 Acres; R-R Zone).
- Request:** Requesting approval to convert a 1.86-acre property improved with a 3,243-square-foot single-family dwelling in the Rural Residential (R-R) Zone to a 120-seat church with associated parking.
- Council District:** 4
- Appeal by Date:** 7/12/2018
- Review by Date:** 7/12/2018
- History:**

Council deferred this item to July 2, 2018.

This Detailed Site Plan was deferred

SDP-1003-16**Parkside (formerly Smith Home Farm), Section 3**

- Applicant(s):** Stanley Martin Homes
- Location:** Located approximately 3,000 feet east of the intersection of Westphalia Road and MD 4 (Pennsylvania Avenue). (27.85 acres; R-M and M-I-O Zones)
- Request:** Requesting approval of a Specific Design Plan (SDP) to add one single-family attached (townhouse) architectural model, specifically the Stanley Martin Homes "Reese" model, to the approved architecture for Section 3 of Parkside.
- Council District:** 6
- Appeal by Date:** 5/31/2018
- Review by Date:** 6/22/2018

Council did not elect to review

ADJOURN

The meeting was adjourned at 12:05 p.m.

Prepared by:

Donna J. Brown, Deputy Clerk

Submitted by:

Redis C. Floyd, Clerk of the Council

DRAFT