



Prince George's County Council

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

Zoning Agenda - Final Sitting as the District Council

Mel Franklin, District 9, Chairman
Derrick Leon Davis, District 6, Vice Chair
Dannielle M. Glaros, District 3
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

Robert J. Williams, Jr., Council Administrator

Tuesday, October 27, 2015

3:45 PM

Council Hearing Room

ADDITION TO THE AGENDA

CONVENE - (COUNCIL HEARING ROOM)

REFERRED FOR DOCUMENT

[DSP-15003](#)

The Ridges at Landover Metro

Applicant(s):

SM Waterford Estates, LLC.

Location:

Located in the northwest quadrant of the intersection of Landover Road (MD 202) and 75th Avenue, on the north side of Landover Road, inside the Capital Beltway (I-95 / 495) (23.57 Acres; R-18 Zone).

Request:

Requesting approval of a Detailed Site Plan for residential revitalization for 165 fee-simple townhouse units and 193 residential condominium units, of which 154 are two-family dwelling units (two-over-two) and 39 are townhouse units, for a total of 358 dwelling units.

Council District:

5

Appeal by Date:

8/20/2015

Review by Date:

9/21/2015

Action by Date:

1/18/2016

History:

06/11/2015

M-NCPPC Technical Staff

approval with conditions

07/16/2015	M-NCPPC Planning Board	approval with conditions
08/20/2015	Person of Record	appealed
	<i>J. Whiston Rogers filed an appeal of the Planning Board's decision and requested Oral Argument.</i>	
09/08/2015	Council Member	transmitted a letter
	<i>Council Member Harrison wishes to waive Council's right to review. A majority vote of the full Council is required.</i>	
09/09/2015	Sitting as the District Council	waived right to review
	<i>Council waived its right to review this item (Vote 9-0).</i>	
10/19/2015	Sitting as the District Council	hearing held; referred for docume
	<i>Henry Zhang, M-NCPPC staff, provided an overview of the Detailed Site Plan application. Mary Dombroski and J. Whiston Rogers spoke in opposition. Mr. Richard Kline, President, Community and Environmental Defense Services, was not allowed to speak because he was not a Person of Record and did not participate in the Planning Board Hearing. Arthur Horne, Jr., Esq., spoke in support on behalf of the applicant. Stan Brown, People's Zoning Counsel, spoke to the legalities of the arguments presented.</i>	
	<i>Council referred this item to staff for preparation of an approving document, with conditions (Vote: 9-0).</i>	

Attachment(s):

DSP-15003_Appeal08202015

[DSP-15003 Planning Board Resolution 15-66](#)

DSP-15003_PORL

[DSP-15003 Technical Staff Report](#)**ADJOURN**