



# 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

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

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Tuesday, May 16, 2017

11:45 AM

Council Hearing Room

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### ADDITIONS TO THE AGENDA

### CONVENE - (COUNCIL HEARING ROOM)

*Pursuant to the provisions of Section 27-132(a) of the Zoning Ordinance, the District Council session was convened at 2:51 p.m. with nine members present at roll call.*

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

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**REFERRED FOR DOCUMENT**[DSP-16021](#)**River of Life Church (Reconsideration Request)**[Reconsideration](#)**Companion Case(s):** DSP-16021**Applicant(s):** River of Life Church**Location:** Located on the south side of Norcross Street, approximately 260 feet southeast of its intersection with Saint Clair Drive (8.98 Acres; R-55 Zone).**Request:** Requesting reconsideration of the District Council's February 13, 2017 decision, specifically requesting that Condition 1(f) be deleted to allow the existing, six foot high chain link fence to remain.**Council District:** 7**History:**

*Council adopted the prepared Order of approval, with conditions (Vote 9-0).*

**A motion was made by Council Member Toles, seconded by Council Member Turner, that this Detailed Site Plan (Reconsideration) be approved with conditions. The motion carried by the following vote:**

**Aye:** 9 - Davis, Glaros, Franklin, Harrison, Lehman, Patterson, Taveras, Toles and Turner

**Attachment(s):** [DSP-16021 Zoning AIS](#)  
[DSP-16021 Planning Board Resolution 16-120](#)  
DSP-16021\_PORL  
[DSP-16021 Technical Staff Report](#)

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**REFERRED FOR DOCUMENT - (CONTINUED)****DSP-16030****JSF Largo**

**Applicant(s):** 4620 Melwood Road OPCO LLC

**Location:** Located in the northwestern quadrant of the intersection of Arena Drive and MD Route 202 (10.94 Acres; M-U-I / D-D-O Zone).

**Request:** Requesting approval of a Detailed Site Plan proposing to construct a building with 134,439 square feet of consolidated storage and 4,965 square feet of commercial space and to modify the list of permitted uses to allow the consolidated storage use on the subject property as authorized by Section 27-548.26(b) of the Prince George's County Zoning Ordinance.

**Council District:** 6

**Appeal by Date:** 5/10/2017

**Action by Date:** 6/12/2017

**Comment(s):** District Council review of this case is required by Section 27-548.26(b)(1) (B) of the Zoning Ordinance.

**History:**

*Council adopted the prepared Order of approval, with conditions (Vote 9-0).*

**A motion was made by Chairman Davis, seconded by Council Member Turner, that this Detailed Site Plan be approved with conditions. The motion carried by the following vote:**

**Aye:** 9 - Davis, Glaros, Franklin, Harrison, Lehman, Patterson, Taveras, Toles and Turner

**Attachment(s):** [DSP-16030 Zoning AIS](#)  
[DSP-16030 Planning Board Resolution 17-51](#)  
DSP-16030\_PORL  
[DSP-16030 Technical Staff Report](#)

**REFERRED FOR DOCUMENT - (CONTINUED)**[ERR-258](#)**Manucher and Soraya Bahrami****Validation of Prince George's County Electrical Permit****511968-1998-00**

- Applicant(s):** Manucher and Soraya Bahrmai
- Location:** Located at 4212 Knox Road, College Park, Maryland (0.119 Acres; M-U-I Zone).
- Request:** Requesting approval for validation of Prince George's County Electrical Permit 511968-1998-00 issued in error for a three (3) unit apartment building located in the M-U-I (Mixed Use-In fill) Zone.
- Council District:** 3
- Appeal by Date:** 4/24/2017
- Action by Date:** 7/24/2017
- Municipality:** City of College Park
- Opposition:** None

**History:**

*Council adopted the prepared Zoning Ordinance No. 4 - 2017 of approval, validating Electrical Permit No. 511968-1998-00, issued in error (Vote 9-0).*

**A motion was made by Vice Chair Glaros, seconded by Council Member Turner, that this Permit issued in error be approved. The motion carried by the following vote:**

**Aye:** 9 - Davis, Glaros, Franklin, Harrison, Lehman, Patterson, Taveras, Toles and Turner

- Attachment(s):** [ERR-258 Zoning AIS](#)  
[ERR-258 Zoning Hearing Examiner Decision](#)  
 ERR-258 PORL

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**REFERRED FOR DOCUMENT - (CONTINUED)**[ERR-259](#)**Manucher Bahrami and Cameron Bahrami****Validation of Electrical Permit 481352-1996-00**

- Applicant(s):** Manucher Bahrami and Cameron Bahrami
- Location:** Located at 4210 Knox Road, College Park, Maryland (0.119 Acres; M-U-I Zone).
- Request:** Requesting approval for validation of Prince George's County Electrical Permit 481352-1996-00 issued in error for a three (3) unit apartment building located in the M-U-I (Mixed Use-In fill) Zone.
- Council District:** 3
- Appeal by Date:** 4/24/2017
- Action by Date:** 7/24/2017
- Municipality:** City of College Park
- Opposition:** None
- History:**

*Council adopted the prepared Zoning Ordinance No. 5 - 2017 of approval, validating Electrical Permit No. 481352-1996-00, issued in error (Vote 9-0).*

**A motion was made by Vice Chair Glaros, seconded by Council Member Taveras, that this Permit issued in error be approved. The motion carried by the following vote:**

**Aye:** 9 - Davis, Glaros, Franklin, Harrison, Lehman, Patterson, Taveras, Toles and Turner

- Attachment(s):** [ERR-259 Zoning AIS](#)  
[ERR-259 Zoning Hearing Examiner Decision](#)  
ERR-259 PORL

**REFERRED FOR DOCUMENT - (CONTINUED)**[ERR-260](#)**Manucher Bahrami and Cameron Bahrami****Validation of Prince George's County Electrical Permit****481354-1996-00**

**Applicant(s):** Manucher Bahrami and Cameron Bahrami

**Location:** Located at 4214 Knox Road, College Park, Maryland (0.119 Acres; M-U-I Zone).

**Request:** Requesting approval for validation of Prince George's County Electrical Permit 481354-1996-00 issued in error for a three (3) unit apartment building located in the M-U-I (Mixed Use-In fill) Zone.

**Council District:** 3

**Appeal by Date:** 4/24/2017

**Action by Date:** 7/24/2017

**Municipality:** City of College Park

**Opposition:** None

**History:**

*Council adopted the prepared Zoning Ordinance No. 6 - 2017 of approval, validating Electrical Permit No. 481354-1996-00, issued in error (Vote 9-0).*

**A motion was made by Vice Chair Glaros, seconded by Council Member Toles, that this Permit issued in error be approved. The motion carried by the following vote:**

**Aye:** 9 - Davis, Glaros, Franklin, Harrison, Lehman, Patterson, Taveras, Toles and Turner

**Attachment(s):** [ERR-260 Zoning AIS](#)  
[ERR-260 Zoning Hearing Examiner Decision](#)  
 ERR-260 PORL

**REFERRED FOR DOCUMENT - (CONTINUED)****ERR-261****Siamack Bahrami and Azar Dashti LivingTrust****Validation of Electrical Permit 481353-1996-00**

**Applicant(s):** Siamack Bahrami and Azar Dashti LivingTrust

**Location:** Located at 4216 Knox Road, College Park, Maryland (0.119 Acres; M-U-I Zone).

**Request:** Requesting approval for validation of Prince George's County Electrical Permit 481353-1996-00 issued in error for a three (3) unit apartment building located in the M-U-I (Mixed Use-In fill) Zone.

**Council District:** 3

**Appeal by Date:** 4/24/2017

**Action by Date:** 7/24/2017

**Municipality:** City of College Park

**Opposition:** None

**History:**

*Council adopted the prepared Zoning Ordinance No. 7 - 2017 of approval, validating Electrical Permit No. 481353-1996-00, issued in error (Vote 8-0; Absent: Council Member Turner).*

**A motion was made by Vice Chair Glaros, seconded by Council Member Franklin, that this Permit issued in error be approved. The motion carried by the following vote:**

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

**Absent:** Turner

**Attachment(s):** [ERR-261 Zoning AIS](#)  
[ERR-261 Zoning Hearing Examiner Decision](#)  
 ERR-261 PORL

**3:00 PM ADJOURN**

*The meeting was adjourned at 3:00 p.m.*

Prepared by:

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Leonard Moses, Zoning Assistant

Submitted by:

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Redis C. Floyd, Clerk of the Council

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