



# Prince George's County Council

## Agenda Item Summary

**Meeting Date:** 7/1/2025

**Effective Date:**

**Reference No.:** CB-066-2025

**Chapter Number:**

**Draft No.:** 1

**Public Hearing Date:**

**Proposer(s):** Olson and Dernoga

**Sponsor(s):** Olson and Dernoga

**Item Title:** AN ORDINANCE CONCERNING ADMINISTRATION - APPLICATION-SPECIFIC REVIEW PROCEDURES AND STANDARDS -PLANNED DEVELOPMENT ZONING MAP AMENDMENT for the purpose of streamlining land development administration in support of the County's affordable housing goals by amending Planned Development (PD) Zoning Map Amendments requirements to remove certain filing requirements and allow for the submission of subsequent development applications under certain circumstances.

**Drafter:** Eric Irving, Fiscal and Legislative Specialist

**Resource Personnel:** Julio Murillo, Chief of Staff, Council District 3

### LEGISLATIVE HISTORY:

Date:	Acting Body:	Action:	Sent To:
05/19/2025	Clerk of the Council	transmitted	
	<b>Action Text:</b> This Council Bill was transmitted		
06/02/2025		Support proposed legislative amendment	
	<b>Action Text:</b> A proposed legislative amendment to this Council Draft was supported.		
06/13/2025	M-NCPPC Planning Board	Support proposed legislative amendment	
	<b>Action Text:</b> A proposed legislative amendment to this Council Draft was supported.		
07/01/2025	County Council	presented and referred	PHED
	<b>Action Text:</b> This Council Bill was presented by Council Members Olson and Dernoga and referred to the Planning, Housing and Economic Development Committee.		

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**AFFECTED CODE SECTIONS:**27-3602

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**BACKGROUND INFORMATION/FISCAL IMPACT:**

The Zoning Ordinance details specific actions that applicants must take following the approval of a Planned Development (PD) Zoning Map Amendment but prior to development of the site in the subject PD Zone. This bill removes the requirement that an applicant file copies of the PD Basic Plan and PD Conditions of Approval with the Land Records of Prince George's County prior to submitting a development application subsequent to the PD Map Amendment.

Additionally, this bill allows these subsequent development applications to be submitted following the issuance of Zoning Hearing Examiner's recommendation on the underlying PD Map Amendment application. This would allow applicants to file these subsequent applications prior to the District Council public hearing on the PD Map Amendment application. However, these subsequent applications cannot be accepted by the receiving agency prior to the District Council's order acknowledging the applicant's acceptance of the conditions of approval of the underlying PD Map Amendment.

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**Document(s):** B2025066, LDR-88-2025 Planning Board Recommendation, LDR-88-2025 Technical Staff Report, LDR-88-2025 M-NCPPC email Transmittal, LDR-88-2025 PGCPB Transmittal Pink Sheet