

Prince George's County Council

*Wayne K. Curry Administration Building
1301 McCormick Dr
Largo, MD 20774*



Zoning Agenda - Revised*

**Monday, June 3, 2024
10:00 AM**

Council Hearing Room

Sitting as the District Council

Jolene Ivey, Chair, District 5

Sydney J. Harrison, Vice Chair, District 9

Wala Blegay, District 6

Edward P. Burroughs, III, District 8

Thomas E. Dernoga, District 1

Wanika Fisher, District 2

Mel Franklin, At-Large

Calvin S. Hawkins, II, At-Large

Eric C. Olson, District 3

Krystal Oriadha, District 7

Ingrid S. Watson, District 4

Jennifer A. Jenkins, Council Administrator

RULES OF COURTESY

You are now participating in the process of representative government. We welcome your interest and hope you will attend Prince George's County District Council meetings often. Good government depends on the interest and involvement of you and your fellow citizens. All District Council Sessions are public meetings, however, a part of the meeting may be conducted in closed session.

To insure fair and orderly meetings, the District Council has adopted rules which apply to all members of the Council, administrative staff, news media, citizens and visitors which provide that no one may delay or interrupt the proceedings or refuse to obey the orders of the presiding officer. No posters or placards may be brought into the hearing room, nor any food and drink. Citizens are admitted up to the Fire Safety capacity only.

ORAL ARGUMENT HEARINGS

Testimony at Oral Argument Hearings is limited to thirty (30) minutes for each side, including questions from the Council Members, unless extended by the Chairman of the Council. Persons wishing to give oral argument on a specific case should sign the forms provided in the front of the hearing room. Testimony at Oral Argument Hearings must be based on the record, and no new evidence will be permitted. Only persons of record may testify.

EVIDENTIARY HEARINGS

A verbatim transcript is prepared for all Evidentiary Hearings. Testimony and evidence are presented and exhibits introduced. Transcripts of these hearings along with any exhibits, constitute the record in the case.

ORDER OF PRESENTATION AT HEARINGS

1. Orientation by the Planning Staff or appropriate staff person
2. Testimony from the side requesting the hearing
3. Testimony from the side favoring the decision
4. Comments by the People's Zoning Counsel
5. Five (5) minute rebuttal from the side requesting hearing
6. Five (5) minute rebuttal from the side favoring decision

PARTICIPATION IN ZONING MEETINGS

Meetings of the District Council are formal proceedings and are recorded. If you are eligible to participate, register with the Clerk, and when called by the presiding officer, follow the following steps:

1. Come forward to the speaker's podium and state your name and address for the record.
2. Present comments as succinctly as possible.
3. Confine remarks to information contained in the record, except for Evidentiary Hearings.
4. Observe time limitations as directed by the presiding officer.
5. Give any written statements to the Clerk of the Council

In accordance with ADA Requirements, accommodations for hearing impaired, disabled persons and visually impaired can be provided upon reasonable notice to the Clerk of the Council. Sign language and interpreters for non-english speakers are available with advance notice by calling 301-952-3600. In the event of inclement weather, please call 301-952-4810 to confirm the status of County Business.

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PLEASE SILENCE ALL CELLULAR PHONES WHILE IN THE HEARING ROOM.

9:30 AM AGENDA BRIEFING - (ROOM 2027)

10:00 AM CALL TO ORDER - (COUNCIL HEARING ROOM)

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

APPROVAL OF DISTRICT COUNCIL MINUTES

[MINDC 05132024](#)

District Council Minutes Dated May 13, 2024

Attachment(s):

[5-13-2024 District Council Minutes Draft](#)

ORAL ARGUMENTS

[SE-22002](#)

Stewart Property

Applicant(s):

ESC 8215 Springfield, L.C.

Location:

Located approximately 390 feet southeast of the intersection of Lake Glen Drive and Springfield Road, at 8215 Springfield Road, Glenn Dale, Maryland (12.01 Acres; RR Zone).

Request:

Requesting approval of a Special Exception (SE) to develop a Planned Retirement Community with 57 age-restricted single-family attached dwellings on approximately 12.01 acres of RR (Rural Residential) zoned land.

Council District:

4

Appeal by Date:

4/25/2024

Review by Date:

4/25/2024

Action by Date:

9/23/2024

Opposition:

Howard Aldag, Charles Holman, et. al.

History:

09/20/2023

M-NCPPC Technical Staff

approval with conditions

03/26/2024

Zoning Hearing Examiner

remanded

The Zoning Hearing Examiner recommended a Remand back to the Office of the Zoning Hearing Examiner in order that the Applicant submit a request for a variance to Section 27-395 (a)(3)(B) 's requirement that the subject property contain 12 contiguous acres, and to make any necessary revisions to the Special Exception Site Plan and other applicable documents. Applicant should also reduce the number of dwelling units to the maximum recommended in the 2022 Master Plan or further address why that is unnecessary. The remand may be limited in nature, allowing the incorporation of the prior record.

04/08/2024

Sitting as the District Council

elected to make the final decision

Council elected to make final decision on this item (Vote:8-0; Absent: Council Members Blegay, Burroughs and Franklin).

04/19/2024

Office of the Clerk of the Council

mailed

Notice of Oral Argument Hearing was mailed to Persons of Record.

04/24/2024	Applicant	filed
	<i>Christopher L. Hatcher Esq., attorney for the applicant filed Exceptions and Request for Oral Argument Hearing.</i>	
04/25/2024	Person of Record	filed
	<i>Sean Suhar Esq., attorney for the Persons of Record (Wingate Homeowners Association, Inc) filed Exceptions and Request for Oral Argument Hearing.</i>	
05/09/2024	Person of Record	filed
	<i>Howard Adlag, Person of Record filed written testimony.</i>	
05/13/2024	Sitting as the District Council	announced hearing date
05/31/2024	Applicant	filed
	<i>Christopher L. Hatcher Esq., attorney for the applicant filed Notice of Death and Estate of Property Owner - Appointment of Personal Representative.</i>	

Attachment(s):

[SE-22002 Zoning Agenda Item Summary](#)
[SE-22002 Hatcher to Brown \(Notice of Death and Estate c](#)
[SE-22002 Presentation Slides](#)
[SE-22002 Aldag to Brown \(Testimony\) 5-9-2024](#)
[SE-22002 Suhar to Brown \(Exceptions & Request for Oral](#)
[SE-22002 Hatcher to Brown \(Exceptions & Request for O](#)
[SE-22002 Notice of Oral Argument Hearing](#)
[SE-22002 Notice ZHE of Decision](#)
[SE-22002 ZHE Decision](#)
 SE-22002 ZHE POR List
[SE-22002 ZHE Technical Staff Report](#)
[SE-22002 ZHE Exhibit List](#)
[SE-22002 ZHE Exhibits #1-109](#)
[SE-22002 Transcripts 12-20-23](#)
[SE-22002 PZC Notice of Intention to Participate District C](#)

REFERRED FOR DOCUMENT

[SE-2022-002](#)

Glenn Dale Self Storage (Arland Duvall Street)

Applicant(s):

Arland Property Company, LLC

Location:

Located in the southwest quadrant of the intersection of Glenn Dale Boulevard and MD 564 (Lanham-Severn Road) (3.34 Acres; CS Zone (Prior C-M Zone).

Request:

Requesting approval of a Special Exception (SE) to use approximately 3.34 acres of land in the CS (Commercial Service) Zone located at 10810 and 10812 Duvall Street, Glenn Dale, Maryland for a Consolidated Storage facility.

Council District:

4

Appeal by Date:

2/20/2024

Review by Date:

2/20/2024

Action by Date:

6/7/2024

Opposition:

Sean Suhar

History:

09/21/2023	M-NCPPC Technical Staff	approval with conditions
01/18/2024	Zoning Hearing Examiner	approval with conditions
02/12/2024	Sitting as the District Council	elected to make the final decision
	<i>Council elected to review this item (Vote: 10-0-1; Abstain: Council Member Franklin).</i>	
02/15/2024	Clerk of the Council	mailed
	<i>Notice of Oral Argument Hearing was mailed to Persons of Record.</i>	
02/22/2024	Applicant	filed
	<i>Matthew Tedesco Esq., attorney for the applicant filed a request to extend the 70-day Oral Argument Hearing action period in order to reschedule the Oral Argument Hearing pursuant to Section 27-3604(d) (10)(F) of the Zoning Ordinance.</i>	
03/05/2024	Sitting as the District Council	granted hearing extension date
	<i>Council extended the time to hold a hearing for up to 45 additional days (Vote: 7-0; (Absent: Council Member Blegay, Fisher, Franklin and Harrison).</i>	

04/08/2024 Sitting as the District Council hearing held; case taken under advisement

Dominique Lockhart, M-NCPPC planning staff, provided an overview of the Special Exception application. Stan Brown, People's Zoning Counsel, provided an overview of the case and commented on the factual and legal arguments presented by the parties. Matthew Tedesco Esq., attorney for applicant spoke in support. Council took case under advisement.

04/30/2024 Sitting as the District Council referred for document

Council referred item to staff for preparation of an approving document with conditions (Vote: 10-0; Absent: Council Member Ivey).

Attachment(s):

[SE-2022-002 Zoning Agenda Item Summary](#)

[SE-2022-002 Presentation Slides](#)

[SE-2022-002 Rescheduled Notice of Oral Argument Heari](#)

[SE 2022-002 Tedesco to Brown \(Request for extension &](#)

[SE-2022-002 Notice of Oral Argument Hearing](#)

[SE 2022-002 Notice of ZHE Decision](#)

[SE 2022-002 ZHE Decision](#)

SE-2022-002 PORL

[SE-2022-002 Technical Staff Report](#)

[SE-2022-002 Exhibit List](#)

[SE-2022-002 Transcripts](#)

[PZC Notice of Intention to Participate District Council 4-8](#)

ITEM(S) FOR DISCUSSION[DPLS-22007](#)**University Place Shopping Center****Companion Case(s):** DDS-22005**Applicant(s):** University Place Center LLC.**Location:** Located on the northeast corner of the intersection of University Boulevard and 15th Avenue (2.05 Acres; LTO-C Zone (Prior; C-S-C Zone).**Request:** Requesting approval of a Departure from Parking and Loading Standards (DPLS) to reconfigure the front parking lot, due to the acquisition of 10,335 square feet of property by the Maryland Department of Transportation (MDOT), for construction of the Purple Line light rail. The applicant requests a departure from parking and loading standards (DPLS) per Section 27-568 of the prior Zoning Ordinance. Section 27-568 dictates the minimum number of parking spaces required. Accordingly, the site requires 124 parking spaces. The applicant proposes a reduction of 17 spaces, for a proposed total of 107 spaces.**Council District:** 2**Appeal by Date:** 4/25/2024**Review by Date:** 4/25/2024**Action by Date:** 6/7/2024**History:**

02/15/2024 M-NCPPC Technical Staff approval with conditions

03/21/2024 M-NCPPC Planning Board approval with conditions

04/08/2024 Sitting as the District Council elected to review

Council elected to review this item (Vote: 7-0; Absent: Council Members Blegay, Burroughs, Franklin and Hawkins).

04/12/2024 Clerk of the Council mailed

Notice of Oral Argument Hearing was mailed to Persons of Record.

05/13/2024

Sitting as the District Council

hearing held; case taken under advisement

Todd Price, M-NCPPC planning staff, provided an overview of the Departure from Parking and Loading Standards (DPLS) application. Stan Brown, People's Zoning Counsel, provided an overview of the case and commented on the factual and legal arguments presented by the parties. Thomas Haller Esq., attorney for applicant spoke in support. Council took case under advisement.

Attachment(s):[DPLS-22007 Zoning Agenda Item Summary](#)[DPLS-22007 Presentation Slides](#)[DPLS-22007 Notice of Oral Argument](#)[DPLS-22007 Planning Board Resolution](#)

DPLS-22007 PORL

[DPLS-22007 Technical Staff Report](#)[DDS-22005 & DPLS-22007 Planning Board Record](#)[DPLS-22007 Transcripts](#)[DPLS-22007 PZC Notice of Intention to Participate Distri](#)

ITEM(S) FOR DISCUSSION (continued)

[DDS-22005](#)

University Place Shopping Center

Companion Case(s): DPLS-22007

Applicant(s): University Place Center LLC

Location: Located on the northeast corner of the intersection of University Boulevard and 15th Avenue (2.05 Acres; LTO-C Zone (Prior; C-S-C Zone).

Request: Requesting approval of a Departure from Design Standards (DDS) to reconfigure the front parking lot, due to acquisition of 10,335 square feet of property by the Maryland Department of Transportation (MDOT), for the construction of the Purple Line light rail. The applicant requested a departure from design standards (DDS), per Section 27-558(a) of the prior Prince George’s County Zoning Ordinance. Section 27-558(a) provides design standards for parking space sizes. Standard nonparallel parking spaces are required to measure 19 feet by 9.5 feet. Compact nonparallel parking spaces are required to measure 16.5 feet by 8 feet. The applicant requested that the proposed standard nonparallel spaces be reduced to 18 feet by 9 feet, to maximize the number of standard spaces within the remaining parking lot.

Council District: 2

Appeal by Date: 4/25/2024

Review by Date: 4/25/2024

Action by Date: 6/7/2024

History:

02/15/2024 M-NCPPC Technical Staff approval with conditions

03/21/2024 M-NCPPC Planning Board approval with conditions

04/08/2024 Sitting as the District Council elected to review

Council elected to review this item (Vote: 7-0; Absent: Council Members Blegay, Burroughs, Franklin and Hawkins).

04/12/2024 Clerk of the Council mailed

Notice of Oral Argument Hearing was mailed to Persons of Record.

05/13/2024

Sitting as the District Council

hearing held; case taken under
advisement

Todd Price, M-NCPPC planning staff, provided an overview of the Departure from Design Standards (DDS) application. Stan Brown, People's Zoning Counsel, provided an overview of the case and commented on the factual and legal arguments presented by the parties. Thomas Haller Esq., attorney for applicant spoke in support. Council took case under advisement.

Attachment(s):[DDS-22005 Zoning Agenda Item Summary](#)[DDS-22005 Presentation Slides](#)[DDS-22005 Notice of Oral Argument](#)[DDS-22005 Planning Board Resolution](#)

DDS-22005 PORL

[DDS-22005 Technical Staff Report](#)[DDS-22005 & DPLS-22007 Planning Board Record](#)[DDS-22005 Transcripts](#)[DDS-22005 PZC Notice of Intention to Participate District](#)

PENDING FINALITY

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.

(a) PLANNING BOARD**CSP-11006-01****Salubria Center****Applicant(s):**

Pinnacle Harbor L.L.C.

Location:

Located on the east side of Oxon Hill Road, approximately 1,000 feet south of I-95/495 (Capital Beltway) and MD 210 (50.04 Acres; I E Zone (Prior; M-X-T).

Request:

Requesting approval of a Conceptual Site Plan (CSP) to amend CSP-11006 to add a ±7.4-acre lot with an existing office building, and develop a new eating or drinking establishment, with drive-through service, and a new day care center for children.

Council District:

8

Appeal by Date:

6/6/2024

Review by Date:

6/6/2024

History:

02/29/2024	M-NCPPC Technical Staff	approval with conditions
05/02/2024	M-NCPPC Planning Board	approval with conditions
05/13/2024	Sitting as the District Council	deferred

Attachment(s):

[CSP-11006-01 Zoning Agenda Item Summary](#)

[CSP-11006-01 Planning Board Resolution](#)

CSP-11006-01 PORL

[CSP-11006-01 Technical Staff Report](#)

PENDING FINALITY (continued)[DSP-19031-02](#)**Popeyes****Applicant(s):**

Three Roads Corner, LLC

Location:

Located on the west side of MD 631 (Old Brandywine Road), in the southeast quadrant of its intersection with the confluence of MD 381 (Brandywine Road) and MD 373 (Accokeek Road) (4.427 Acres; CS/CGO Zones (Prior; C-M/C-S-C Zones).

Request:

Requesting approval of a Detailed Site Plan (DSP) for the addition of Parcels 2 and 3 to DSP-19031 and amends that the DSP is for development of a 2,923-square-foot building to serve as an eating and drinking establishment with drive-through service on Parcel 3. This resolution does not approve any changes to the development approved for Parcels 1 and 4, pursuant to DSP-19031.

Council District:

9

Appeal by Date:

6/20/2024

Review by Date:

6/20/2024

History:

04/11/2024

M-NCPPC Technical Staff

approval with conditions

05/16/2024

M-NCPPC Planning Board

approval with conditions

Attachment(s):[DSP-19031-02 Zoning Agenda Item Summary](#)[DSP-19031-02 Planning Board Resolution](#)

DSP-19031-02 PORL

[DSP-19031-02 Technical Staff Report](#)

PENDING FINALITY (continued)**DSP-23029****Cube Smart****Applicant(s):**

CUBESMART, L.P.

Location:

Located 1,000 feet southwest from the intersection of US 1 (Baltimore Avenue) and Cherry Lane and is within the Avondale Industrial Park (11.88 Acres; I-1 Zone).

Request:

Requesting approval of a Detailed Site Plan (DSP) to convert approximately 55,936 square feet of an existing warehouse use into a consolidated storage use, creating 409 consolidated storage units. No new gross floor area, lighting, or signage was proposed with this application.

Council District:

1

Appeal by Date:

6/20/2024

Review by Date:

6/20/2024

History:

04/11/2024

M-NCPPC Technical Staff

approval with conditions

05/16/2024

M-NCPPC Planning Board

approval with conditions

Attachment(s):[DSP-23029 Zoning Agenda Item Summary](#)[DSP-23029 Planning Board Resolution](#)

DSP-23029 PORL

[DSP-23029 Technical Staff Report](#)

PENDING FINALITY (continued)[DSP-89016-06](#)**Auto Spa Express****Applicant(s):**

WLR Automotive Group, Inc.

Location:

Located in the southeast quadrant of the intersection of Contee Road and Mid Atlantic Boulevard. The subject site address is 13401 Mid Atlantic Boulevard, in Laurel, Maryland. The subject property is not located within the City of Laurel (3.32 Acres; I E Zone (Prior; I-1 Zone).

Request:

Requesting approval of a Detailed Site Plan (DSP) for the demolition of an existing car wash and associated site features and construction of the approved car wash and associated site features.

Council District:

1

Appeal by Date:

6/27/2024

Review by Date:

6/27/2024

History:

04/18/2024

M-NCPPC Technical Staff

approval with conditions

05/23/2024

M-NCPPC Planning Board

approval with conditions

Attachment(s):[DSP-89016-06 Zoning Agenda Item Summary](#)[DSP-89016-06 Planning Board Resolution](#)

DSP-89016-06 POR List

[DSP-89016-06 Technical Staff Report](#)

PENDING FINALITY (continued)**(b) PLANNING BOARD'S REPRESENTATIVE**[CNU-35175-2023-U](#)**18281 Indian Head Highway Accokeek****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located to the right of Indian Head Highway running southwest, about 342 feet northeast of the intersection with Livingston Road (.4940 Acres; C-S-C Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1957.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35175-2023-U Zoning Agenda Item Summary](#)[CNU-35175-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35176-2023-U](#)**12221 Branch Avenue Brandywine****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located to the right of Branch Avenue running southeast, approximately 2,685 feet southeast of the intersection with Burch Hill Road (74.93 Acres; M-X-T Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1962.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35176-2023-U Zoning Agenda Item Summary](#)[CNU-35176-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35178-2023-U](#)**11000 Robert Crain Highway Upper Marlboro****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located on Robert Crain Highway running northeast, approximately 315 feet southeast of the intersection with Old Indian Head Road (.59 Acres; O-S Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 2000.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35178-2023-U Zoning Agenda Item Summary](#)[CNU-35178-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35052-2023-U](#)**15811 Robert Crain Highway Brandywine****Applicant(s):**

Clear Channel Outdoor

Location:

Located on the intersection of US Route 301 & Chadd Fords Drive (9.08 Acres; L-A-C Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1962.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):

[CNU-35052-2023-U Zoning Agenda Item Summary](#)
[CNU-35052-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35168-2023-U](#)**15701 Robert Crain Highway Brandywine****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located on SW Robert Crain Highway running south, approximately 390 feet northwest of the intersection with Clymer Drive (15.68 Acres; C-S-C Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1974.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35168-2023-U Zoning Agenda Item Summary](#)[CNU-35168-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35171-2023-U](#)**9116 Livingston Road Fort Washington****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located on Indian Head Highway running south, approximately 732 feet southwest of the intersection with Livingston Road (1.0640 Acres; C-M Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1990.

Council District:

8

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35171-2023-U Zoning Agenda Item Summary](#)[CNU-35171-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35182-2023-U](#)**1100 Robert Crain Highway Upper Marlboro****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located on Robert Crain Highway northeast, approximately 1,170 feet southeast of the intersection with Claggett Landing Road (2.13 Acres; R-A Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1961.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35182-2023-U Zoning Agenda Item Summary](#)[CNU-35182-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35185-2023-U](#)**5337 Sheriff Road Capitol Heights****Applicant(s):**

April Mackoff, Clear Channel Outdoor

Location:

Located on Sheriff Road, heading NE and Martin Luther King Jr. Hwy heading south, approximately 2,005 feet NE of the Sheriff Road intersection with Cabin Branch Drive heading NW (.0890 Acres; M-U-I Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1966.

Council District:

5

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):

[CNU-35185-2023-U Zoning Agenda Item Summary](#)
[CNU-35185-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35187-2023-U](#)**13800 Brandywine Road Brandywine****Applicant(s):**

Clear Channel Outdoor

Location:Located on the intersection of Mattawoman Drive & US Route 301
(7.60 Acres; R-R Zone).**Request:**

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1977.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35187-2023-U Zoning Agenda Item Summary](#)
[CNU-35187-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-35188-2023-U](#)**13601 Robert Crain Highway Brandywine****Applicant(s):**

Clear Channel Outdoor

Location:Located on the intersection of Mattawoman Drive & US Route 301
(7.60 Acres; R-S Zone)**Request:**

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1977.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-35188-2023-U Zoning Agenda Item Summary](#)
[CNU-35188-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-37091-2023-U](#)**15651 Robert Crain Highway Brandywine****Applicant(s):**

Susan Vogel, VS Brandywine LLC.

Location:

Located on the intersection of US Route 301 & Retreat Blvd (11.2690 Acres; L-A-C Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 1985.

Council District:

9

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):

[CNU-37091-2023-U Zoning Agenda Item Summary](#)
[CNU-37091-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-34210-2023-U](#)**7101 Robert Crain Highway Bowie****Applicant(s):**

Eastern Outdoor

Location:

Located on the intersection of Robert Crain Highway, approximately 500 feet from the intersection of Robert Crain Highway and US Route 450 (166.39 Acres; O-S Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 2000.

Council District:

4

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-34210-2023-U Zoning Agenda Item Summary](#)[CNU-34210-2023-U Casefile](#)

PENDING FINALITY (continued)[CNU-34213-2023-U](#)**7108 Robert Crain Highway Bowie****Applicant(s):**

Eastern Outdoor

Location:

Located on the intersection of Robert Crain Highway, approximately 500 feet from the intersection of Robert Crain Highway and US Route 450 (77.19 Acres; R-A Zone).

Request:

Requesting Certification of Nonconforming Use for an outdoor advertising sign. Certification of existing outdoor advertising signs is required 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, 2023. This door advertising sign was erected in 2000.

Council District:

4

Review by Date:

6/14/2024

History:

05/15/2024

M-NCPPC Administrative Certification approval

Attachment(s):[CNU-34213-2023-U Zoning Agenda Item Summary](#)[CNU-34213-2023-U Casefile](#)**ADJOURN**[ADJ49-24](#)**ADJOURN**