



# 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

*Calvin S. Hawkins, II, Chair, At-Large*  
*Monique Anderson-Walker, District 8*  
*Derrick Leon Davis, District 6*  
*Thomas E. Dernoga, District 1*  
*Mel Franklin, At-Large*  
*Dannielle M. Glaros, District 3*  
*Sydney J. Harrison, District 9*  
*Jolene Ivey, District 5*  
*Rodney C. Streeter, District 7*  
*Deni L. Taveras, Vice Chair, District 2*  
*Todd M. Turner, District 4*

*Robert J. Williams, Jr., Council Administrator*

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Wednesday, June 2, 2021

12:30 PM

VIRTUAL MEETING

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**VIEW USING THE LINK PROVIDED AT: <https://pgccouncil.us/LIVE>**

### **12:30 PM CALL TO ORDER - (VIRTUAL MEETING)**

*Pursuant to the provisions of Sections 27-131 and 27-132(a) of the Zoning Ordinance, the District Council meeting was convened virtually by Council Chair Hawkins at 1:09 p.m. with nine members present at roll call.*

**Present:**        9 -    Chair Calvin S. Hawkins  
                                 Council Member Monique Anderson-Walker  
                                 Council Member Derrick Davis  
                                 Council Member Thomas Dernoga  
                                 Council Member Mel Franklin  
                                 Council Member Dannielle Glaros  
                                 Council Member Rodney Streeter  
                                 Vice Chair Deni Taveras  
                                 Council Member Todd Turner

**Absent:**            Council Member Sydney Harrison  
                                 Council Member Jolene Ivey

*Also Present:*

*Stan Brown, People's Zoning Counsel*  
*Robert J. Williams, Jr., Council Administrator*  
*Colette R. Gresham, Associate Council Administrator*  
*Rajesh Kumar, Principal Counsel to the District Council*  
*Donna J. Brown, Clerk of the Council*  
*Leonard Moses, Zoning Assistant, Office of the Clerk*  
*James Walker-Bey, Zoning Reference Aide, Office of the Clerk*  
*Theresa Myers, Legislative Assistant, Office of the Clerk*  
*Dinora Hernandez, Legislative Officer*  
*Ellis Watson, Legislative Officer*

### **ITEM(S) FOR DISCUSSION**

#### **DSP-04067-10            Woodmore Commons**

**Companion Case(s):** DDS-672

**Applicant(s):** Balk Hill Ventures, LLC

**Location:** Located in the northeast quadrant of the intersection of MD 202 (Landover Road) and St Joseph's Drive, on both sides of Ruby Lockhart Boulevard (10.64 Acres; M-X-T Zone).

**Request:** Requesting approval of a Detailed Site Plan (DSP) for development of approximately 72,000 square feet of commercial, retail, and office uses in two distinct sections on approximately 10.64 acres ("subject property").

**Council District:** 5

**Appeal by Date:** 5/6/2021

**Review by Date:** 5/6/2021

**Action by Date:** 6/11/2021

**History:**

*Council referred item to staff for preparation of an approving document, with conditions (Vote: 9-0; Absent: Council Members Harrison and Ivey).*

**A motion was made by Chair Hawkins, seconded by Council Member Streeter, that this Detailed Site Plan be referred for document. The motion carried by the following vote:**

**Aye:** 9 - Hawkins, Anderson-Walker, Davis, Dernoga, Franklin, Glaros, Streeter, Taveras and Turner

**Absent:** Harrison and Ivey

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**Attachment(s):** [DSP-04067-10 Zoning Agenda Item Summary](#)  
[DSP-04067-10 & DDS-672- Presentation Slides](#)  
[DSP-040067-10 & DDS-672 Letter from Dean to](#)  
[Brown 5-15-21](#)  
[DSP-04067-10 & DDS-672 Letter from Gibbs to](#)  
[Brown May 19, 2021](#)  
[DSP-04067-10 Notice of District Council Hearing](#)

[DSP-04067-10 Planning Board Resolution](#)  
[2021-43 - Signed](#)  
DSP-04067-10\_PORL  
[DSP-04067-10 Technical Staff Report](#)  
[DSP-04067-10 Transcripts\\_03-18-2021 Planning](#)  
[Board](#)  
[DSP-04067-10 Planning Board Record](#)  
[PZC Notice of Intention to Participate](#)

**ITEM(S) FOR DISCUSSION (Continued)****DDS-672                      Woodmore Commons****Companion Case(s):** DSP-04067-10**Applicant(s):** Balk Hill Ventures, LLC**Location:** Located in the northeast quadrant of the intersection of MD 202 (Landover Road) and St Joseph's Drive, on both sides of Ruby Lockhart Boulevard (10.64 Acres; M-X-T Zone).**Request:** Requesting approval of a Departure from Design Standards, for a reduction of the standard surface parking space size to 9 feet by 18 feet.**Council District:** 5**Appeal by Date:** 5/13/2021**Review by Date:** 5/13/2021**Action by Date:** 6/21/2021**History:**

*Council referred item to staff for preparation of an approving document (Vote: 9-0; Absent: Council Members Harrison and Ivey).*

**A motion was made by Chair Hawkins, seconded by Council Member Streeter, that this Departure from Design Standards be referred for document. The motion carried by the following vote:**

**Aye:**                    9 -     Hawkins, Anderson-Walker, Davis, Dernoga, Franklin, Glaros, Streeter, Taveras and Turner

**Absent:**                    Harrison and Ivey

**Attachment(s):**    [DDS-672 Zoning Agenda Item Summary](#)  
[DSP-04067-10 & DDS-672- Presentation Slides](#)  
[DSP-04067-10 & DDS-672 Letter from Gibbs to Brown May 19, 2021](#)  
[DSP-040067-10 & DDS-672 Letter from Dean to Brown 5-15-21](#)  
[DDS-672 Notice of District Council Hearing](#)  
[DDS-672 Planning Board Resolution 2021-44 - Signed](#)  
DDS-672\_PORL  
[DDS-672 Technical Staff Report](#)  
[DDS-672 Planning Board Record](#)  
[DDS-672 Transcripts 03-18-2021 Planning Board](#)  
[PZC Notice of Intention to Participate](#)

