



# Prince George's County Council

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

## Zoning Minutes - Final 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*  
*Calvin S. Hawkins, II, At-Large*  
*Eric C. Olson, District 3*  
*Krystal Oriadha, District 7*  
*Ingrid S. Watson, District 4*  
*Vacant - At-Large (effective: 06/15/2024)*

*Jennifer A. Jenkins, Council Administrator*

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**Tuesday, July 16, 2024**

**9:45 AM**

**Council Hearing Room**

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### **9:45 AM CALL TO ORDER - (COUNCIL HEARING ROOM)**

*Pursuant to the provisions of Sections 27-131 and 27-132(a) of the Zoning Ordinance, the District Council meeting was convened by Council Chair Ivey at 10:35 a.m. with nine members present at roll call. (Council Member Hawkins arrived at 10:40 a.m.).*

**Present:**        10 -     Chair Jolene Ivey  
                             Vice Chair Sydney Harrison  
                             Council Member Thomas Dernoga  
                             Council Member Wala Blegay  
                             Council Member Edward Burroughs  
                             Council Member Wanika Fisher  
                             Council Member Calvin S. Hawkins  
                             Council Member Eric Olson  
                             Council Member Krystal Oriadha  
                             Council Member Ingrid Watson

*Also Present:*

*Jennifer A. Jenkins, Council Administrator*

*Colette Gresham, Deputy Council Administrator*

*Karen T. Zavokas, Associate Council Administrator*

*Stan Brown, People's Zoning Counsel*

*Rajesh Kumar, Principal Counsel to the District Council*

*Donna J. Brown, Clerk of the Council*

*Lennie Moses, Deputy Clerk of the Council*

*James Walker-Bey, Associate Clerk of the Council*

*Sakinda Skinner, Council Liaison, Office of the County Executive*

*Terry Bell, Associate County Attorney, Office of Law*

*Kathy Canning, Legislative attorney*

## **APPROVAL OF DISTRICT COUNCIL MINUTES**

[MINDC 07152024](#)

**District Council Minutes Dated July 15, 2024**

**A motion was made by Vice Chair Harrison, seconded by Council Member Watson, that these Minutes be approved. The motion carried by the following vote:**

**Aye:** 9 - Ivey, Harrison, Dernoga, Blegay, Burroughs, Fisher, Olson, Oriadha and Watson

**Absent:** Hawkins

**Attachment(s):** [7-15-2024 District Council Minutes Draft](#)

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**REFERRED FOR DOCUMENT****DSP-23012****Walker Mill Self- Storage**

**Applicant(s):** Walker Mill Road Project, LLC

**Location:** Located on the southwest quadrant of the intersection of Walker Mill Road and Ritchie Road (7.67 Acres; I E/ MIO Zones (Prior; I-1/ M-I-O Zones).

**Request:** Requesting approval of a Detailed Site Plan (DSP) to develop the property with up to 107,122 square feet of building for up to 104,122 square feet of consolidated storage use (plus 1,250 square feet of ancillary office space) and up to 1,750 square feet of retail and/or community space, as well as up to 28 parking spaces designated for RV/camping trailers as an accessory use.

**Council District:** 6

**Appeal by Date:** 7/5/2024

**Review by Date:** 7/5/2024

**Action by Date:** 9/6/2024

**History:**

*Council adopted prepared order of approval with conditions (Vote:9-0; Absent: Council Member Hawkins).*

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

**Aye:** 9 - Ivey, Harrison, Dernoga, Blegay, Burroughs, Fisher, Olson, Oriadha and Watson

**Absent:** Hawkins

**Attachment(s):** [DSP-23012 Zoning Agenda Item Summary](#)

[DSP-23012 Administrative Correction](#)

[DSP-23012 Notice of Final Decision of the District Council](#)

[DSP-23012 Presentation Slides](#)

[DSP-23012 Notice of Mandatory Review](#)

[DSP-23012 Planning Board Resolution](#)

[DSP-23012 PORL](#)

[DSP-23012 Technical Staff Report](#)

[DSP-23012 Transcripts 4-11-2024](#)

[DSP-23012 Transcripts 5-16-2024](#)

[DSP-23012 Planning Board Record](#)

[DSP-23013 PZC Notice of Intention to Participate District Council 7-8-2024](#)

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**REFERRED FOR DOCUMENT****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

**Action by Date:** 9/10/2024

**History:**

*Council adopted prepared order of approval with conditions (Vote: 10-0),*

**A motion was made by Council Member Dernoga, seconded by Council Member Hawkins, that this Detailed Site Plan (Prior Ordinance) be approved with conditions.**

**The motion carried by the following vote:**

**Aye:** 10 - Ivey, Harrison, Dernoga, Blegay, Burroughs, Fisher, Hawkins, Olson, Oriadha and Watson

**Attachment(s):** [DSP-23029 Zoning Agenda Item Summary](#)  
[DSP-23029 Administrative Correction](#)  
[DSP-23029 Notice of Final Decision of District Council](#)  
[DSP-23029 Presentation Slides](#)  
[DSP-23029 Notice of Oral Argument Hearing](#)  
[DSP-23029 Planning Board Resolution](#)  
DSP-23029 PORL  
[DSP-23029 Technical Staff Report](#)  
[DSP-23029 Transcripts 4-25-2024](#)  
[DSP-23029 Planning Board Record](#)  
[DSP-23029 PZC Notice of Intention to Participate District Council 7-15-2024](#)

**ADJOURN**

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[ADJ73-24](#)

**ADJOURN**

**History:**

*This meeting adjourned at 10:41 a.m.*

**A motion was made by Council Member Olson, seconded by Council Member Watson, that this meeting be adjourned. The motion carried by the following vote:**

**Aye:**                    10 -     Ivey, Harrison, Dernoga, Blegay, Burroughs, Fisher, Hawkins, Olson,  
Oriadha and Watson