

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND**

**2007 Legislative Session**

Resolution No. CR-88-2007

Proposed by The Chairman (by request – Planning Board)

Introduced by Council Members Bland, Dean and Knotts

Co-Sponsors \_\_\_\_\_

Date of Introduction November 20, 2007

**RESOLUTION**

1 A RESOLUTION concerning  
 2 preparation of a new Master Plan and Sectional Map Amendment (SMA) and approval of Goals,  
 3 Concepts, Guidelines and Public Participation Program for Subregion 5 (Planning Areas 81A,  
 4 81B, 83, 84 and 85A.)

5 For the purpose of initiating an amendment of the 1993 *Approved Master Plan and Sectional*  
 6 *Map Amendment for Subregion V* (Planning Areas 81A, 81B, 83, 84, 85A and 85B) and  
 7 approving the Goals, Concepts, Guidelines and Public Participation Program in order to develop  
 8 a comprehensive approach to implement the recommendations of the 2002 General Plan, to  
 9 ensure that future development is consistent with County policies.

10 WHEREAS, the current master plan and sectional map amendment (SMA) for Subregion V  
 11 (Planning Areas 81A, 81B, 83, 84, 85A and 85B) was approved in September 1993; and

12 WHEREAS, Sections 27-225.01.05 and 27-641 of the Zoning Ordinance of Prince  
 13 George's County establish procedures whereby the Price George's County Planning Board may  
 14 initiate a master plan and a concurrent SMA with the approval of the District Council; and

15 WHEREAS, the approved Fiscal Year 2008 Planning Department Work Program includes  
 16 the preparation of a new Subregion 5 master plan and SMA to evaluate the land uses, other plan  
 17 elements, and recommendations contained in the 1993 *Approved Master Plan and Sectional Map*  
 18 *Amendment for Subregion V* (Planning Areas 81A, 81B, 83, 84, 85A and 85B); and to implement  
 19 the 2002 County General Plan recommendations for tiers, growth centers, and designated  
 20 corridors and corridor nodes within these planning areas, and the 2005 *Approved Green*  
 21 *Infrastructure Plan*; and

22 WHEREAS, the master plan area (as shown on the attached boundary map) includes land

1 bounded by Andrews Air Force Base (to the north) and Charles County (to the south), and  
2 between these boundaries, the Potomac River, Gallahan Road, Old Fort Road, Steed Road,  
3 Allentown Road and Tinkers Creek (to the west), and Piscataway Creek, a PEPCO electric utility  
4 right-of-way and the Pope's Creek CONRAIL railroad (to the east); and

5 WHEREAS, Planning Area 85B is addressed in the 1993 Approved Master Plan for  
6 Subregion V the new master plan will not address Planning Area 85B; and

7 WHEREAS, the Goals, Concepts, Guidelines, and Public Participation Program  
8 (Attachment A) establish the purpose, the issues to addressed during the plan preparation and  
9 methodology for ensuring adequate community involvement in the planning process; and

10 WHEREAS, the master plan will set development policy and guidelines to provide a mix of  
11 uses at an intensity appropriate for land within the Developing and Rural Tiers, as articulated in  
12 the 2002 *Approved Prince George's County General Plan*; and

13 WHEREAS, it is the desire of the District Council to process the master plan and sectional  
14 map amendment concurrently, in accordance with Section 27-225.01.05 of the Zoning  
15 Ordinance, to shorten the process and provide a strong interrelationship between the master plan  
16 and zoning of land as tool to implement land use recommendations.

17 NOW, THEREFORE, BE IT RESOLVED by the County Council of Prince George's  
18 County, Maryland, sitting as the District Council for that part of the Maryland-Washington  
19 Regional District in Prince George's County, Maryland, that The Maryland-National Capital  
20 Park and Planning Commission is hereby directed to prepare a master plan and concurrent  
21 sectional map amendment (SMA) for Subregion 5 (Planning Areas 81A, 81B, 83, 84 and 85A);  
22 in accordance with the requirements of Parts 3 and 13 of the Zoning Ordinance for Prince  
23 George's County, Maryland.

24 BE IT FURTHER RESOLVED that the District Council has considered and hereby  
25 approves the Goals, Concepts, Guidelines and Public Participation Program (Attachment A).  
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BE IT FURTHER RESOLVED that this Resolution shall take effect upon its adoption.  
Adopted this 20th day of November, 2007.

COUNTY COUNCIL OF PRINCE  
GEORGE'S COUNTY, MARYLAND

BY: \_\_\_\_\_  
Camille A. Exum  
Chair

ATTEST:

\_\_\_\_\_  
Redis C. Floyd  
Clerk of the Council