



Prince George's County Council

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

Meeting Agenda - Revised*

Planning, Housing and Economic Development Committee

Mel Franklin, Chair

Dannielle M. Glaros, Vice-Chair

Calvin S. Hawkins

Sydney J. Harrison

Todd M. Turner

Director - Jackie Brown

Administrative Aide - Charlotte Aheart

(301) 952-4199

Thursday, September 15, 2022

10:00 AM

Virtual Meeting

****Revised - CB-072-2022, CB-081-2022, CB-086-2022, CB-087-2022 and CB-090-2022 Removed and CB-071-2022, CB-078-2022 and CB-080-2022 have been added****

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

ORDER OF PROCEEDING

- a) Presentation by Committee Staff
(Including comments received by the Committee)*
- b) Comments from Sponsor*
- c) Questions from Committee Members*
- d) Comments from Agencies*
- e) General Discussion*
- f) Motion and Vote*

CALL TO ORDER

APPOINTMENT

[APPT-33-22](#)

Draft: 1

**Appointment of the following individual to the Redevelopment Authority
Board of Prince George's County:**

Ms. Madye G. Henson

Appointment

Replacing: David C. Harrington

Term Expires: 7/28/2025

LEGISLATION

[CB-071-2022](#)

Draft: 1

AN ORDINANCE CONCERNING APARTMENT HOUSING FOR ELDERLY OR PHYSICALLY DISABLED FAMILIES for the purpose of permitting, by special exception, increased density in the Local Transit Oriented - Edge (LTO-E) Zone for multifamily senior citizen dwellings.

Sponsor(s): Streeter

Attachment(s): [B2022071](#)

[CB-071-2022 AIS](#)

[CB-071-2022 - ZHE Memo](#)

[CB-071-2022 M-NCPPC Staff Report signed](#)

[CB-071-2022 Planning Board Votes Letter](#)

[CB-071-2022 Planning Board Analysis](#)

[CB-071-2022 OOL Comment](#)

Legislative History:

7/5/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
9/7/22	Planning, Housing and Economic Development Committee	Held in Committee
9/13/22	Planning, Housing and Economic Development Committee	Held in Committee

[CB-078-2022](#)

Draft: 1

AN ORDINANCE CONCERNING ZONING-ZONES AND ZONE REGULATIONS-PRINCIPAL USES-SPLIT-ZONED PROPERTY for the purpose of clarifying the development regulations and use tables applicable to the development of split-zoned property within the new Zoning Ordinance of Prince George's County, being also Chapter 37, 2018 Laws of Prince George's County, Maryland (CB-013-2018), as amended by Chapter 53, 2021 Laws of Prince George's County, Maryland (CB-098-2021).

Sponsor(s): Franklin

Attachment(s): [B2022078](#)
[CB-078-2022 AIS](#)
[CB-078-2022 ZHE Memo](#)
CB-078-2022 M-NCPPC Staff Report
[CB-078-2022 Split- Zone properties Map](#)
CB-078-2022 Split-zoned Properties List
[CB-078-2022 Planning Board Votes Letter](#)
[CB-078-2022 Planning Board Anaylsis](#)
[CB-078-2022 OOL Comment](#)

Legislative History:

8/29/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
9/13/22	Planning, Housing and Economic Development Committee	Held in Committee

[CB-080-2022](#)

Draft: 1

AN ORDINANCE CONCERNING ZONING-INTERPRETATIONS AND DEFINITIONS-USE REGULATIONS-CONVENIENCE STORES for the purpose of amending the Zoning Ordinance to clarify the definition of Convenience store uses; to amend the Use Regulations to add a minimum distance requirement between certain Convenience store uses and other specified uses; renumbering Section 27-5102 of the Zoning Ordinance; and generally relating to Convenience store use regulations in furtherance of the general health, safety, and welfare of the residents of Prince George’s County.

Sponsor(s): Medlock

Attachment(s): [B2022080](#)
[CB-080-2022 AIS](#)
[CB-080-2022-ZHE MEMO](#)
CB-080-2022 M-NCPPC Staff Report
[CB-080-2022 Convenience Store Map](#)
CB-080-2022 M-NCPPC Convenience Store List
[CB-080-2022 Planning Board Votes Letter](#)
[CB-080-2022 Planning Board Anaylsis](#)
[CB-080-2022 OOL Comment](#)

Legislative History:

8/29/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
9/7/22	Planning, Housing and Economic Development Committee	Held in Committee
9/13/22	Planning, Housing and Economic Development Committee	Held in Committee

[CB-060-2022](#)

Draft: 1

AN ORDINANCE CONCERNING ADMINISTRATION-STANDARD REVIEW PROCEDURES-DEVELOPMENT

APPLICATIONS-NOTIFICATION-INFORMATIONAL MAILING for the purpose of amending the Zoning Ordinance to provide for electronic informational mailing registry for any interested County resident; providing for electronic informational mailings to be provided by the Maryland-National Capital Park and Planning Commission, and providing compliance requirements for prospective development applicants.

Sponsor(s): Dernoga and Ivey

Attachment(s): [B2022060](#)

[CB-060-2022 AIS](#)

[CB-060-2022 Planning Board Votes Letter and Anaylses](#)

[CB-060-2022 ZHE Memo](#)

[CB-060-2022 OOL Comment](#)

Legislative History:

6/21/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
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[CB-061-0022](#)

Draft: 1

AN ORDINANCE CONCERNING ADMINISTRATION-DEVELOPMENT APPLICATIONS-STANDARD REVIEW PROCEDURES-PRE-APPLICATION NEIGHBORHOOD MEETING REQUIREMENTS for the purpose of amending

the Zoning Ordinance to require that written summaries of pre-application neighborhood meetings for proposed development be made a part of the administrative record of any development application that is filed and accepted; and requiring electronic distribution of pre-application neighborhood meeting summaries to attendees at the meeting that provide email contact information.

Sponsor(s): Dernoga, Ivey and Burroughs

Attachment(s): [B2022061](#)
[CB-061-0022 AIS](#)
[CB-061-2022 - ZHE Memo](#)
[CB-061-2022 Planning Board Votes Letter and Anaylses](#)
[CB-061-2022 OOL Comment](#)

Legislative History:

6/21/22 County Council presented and referred to the
Planning, Housing and Economic
Development Committee

[CB-091-2022](#)

Draft: 1

**AN ORDINANCE CONCERNING
ZONING-ADMINISTRATION-APPLICATION-SPECIFIC REVIEW
PROCEDURES AND STANDARDS** for the purpose of amending the voting
requirements for adoption of legislative amendments to the local zoning laws of
Prince George's County.

Sponsor(s): Hawkins and Franklin

Attachment(s): [B2022091](#)
[CB-091-2022 AIS](#)
[CB-091-2022 M-NCPPC Staff Report signed](#)
[CB-091-2022 OOL Comment](#)

Legislative History:

9/6/22 County Council presented and referred to the
Planning, Housing and Economic
Development Committee

[CB-092-2022](#)

Draft: 1

**AN ORDINANCE CONCERNING
ZONING-ADMINISTRATION-DECISION-MAKING BODIES-DISTRICT
COUNCIL-APPLICATION-SPECIFIC REVIEW PROCEDURES AND
STANDARDS** for the purpose of revising the application review procedures for
zoning applications decided by the District Council in Prince George's County.

Sponsor(s): Hawkins and Franklin

Attachment(s): [B2022092](#)
[CB-092-2022 AIS](#)
[CB-092-2022 - ZHE Memo](#)
[CB-092-2022 M-NCPPC Staff Report signed](#)
[CB-092-2022 OOL Comment](#)

Legislative History:

9/6/22 County Council presented and referred to the
Planning, Housing and Economic
Development Committee

[CB-079-2022](#)

Draft: 1

AN ORDINANCE CONCERNING IE ZONE TRANSITIONAL PROVISIONS
for the purpose of modifying the lot coverage and green area requirements for
previously I-1 zoned properties and permitting distribution warehouses in the IE
Zone.

Sponsor(s): Franklin

Attachment(s): [B2022079](#)
[CB-079-2022 AIS](#)
[CB-079-2022 ZHE Memo](#)
CB-079-2022 M-NCPPC Staff Report
[CB-079-2022 Undeveloped Properties Zoned I-1 - Northern Co](#)
[CB-079-2022 Undeveloped Properties Zoned I-1 - Southern Co](#)
CB-079-2022 Undeveloped Properties in the I-1 Zone
[CB-079-2022 Planning Board Votes Letter](#)
[CB-079-2022 Planning Board Anaylsis](#)
[CB-079-2022 OOL Comment](#)

Legislative History:

8/29/22 County Council presented and referred to the
Planning, Housing and Economic
Development Committee

[CB-076-2022](#)

Draft: 1

**AN ORDINANCE CONCERNING THE ZONING ORDINANCE OF PRINCE
GEORGE'S COUNTY** for the purpose of requiring special exception approval,
and revising certain site design criteria in certain commercial, industrial,
comprehensive design, and mixed use zones of the Zoning Ordinance for Prince
George's County.

Sponsor(s): Dernoga, Burroughs and Ivey

Attachment(s): [B2022076](#)
[CB-076-2022 AIS](#)
[CB-076-2022 - ZHE Memo](#)
[CB-076-2022 Planning Board Votes Letter](#)
[CB-076-2022 Planning Board Analysis](#)
CB-076-2022 List of Properties
[CB-076-2022 Map](#)
CB-076-2022 Staff Report
[CB-076-2022 OOL Comment](#)

Legislative History:

8/29/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
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