



# Prince George's County Council

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

## Report of the Standing Committee - Final Planning, Housing and Economic Development Committee

*Jolene Ivey, Chair*  
*Eric C. Olson, Vice-Chair*  
*Wala Blegay*  
*Thomas E. Dernoga*  
*Krystal Oriadha*

*Director - Jackie Brown*  
*Administrative Aide - Charlotte Aheart*  
*(301) 952-4199*

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Thursday, January 19, 2023

10:00 AM

Council Hearing Room – First Floor

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### **ORDER OF PROCEEDING**

#### **CALL TO ORDER**

**Present:** 5 - Chair Jolene Ivey, Vice Chair Eric Olson, Council Member Wala Blegay, Council Member Thomas Dernoga and Council Member Krystal Oriadha

Other Council Member Present: Edward Burroughs

### **LEGISLATION**

#### **[CB-002-2023](#)**

**AN ORDINANCE CONCERNING**  
**ADMINISTRATION-PROCEDURES-LEGISLATIVE AMENDMENTS** for the purpose of amending the procedures for public notice, review, consideration, and approval of legislative amendments to the text of the Zoning Ordinance of Prince George's County.

**Attachment(s):** [B2023002](#)  
[CB-002-2023 AIS](#)  
[CB-002-2023 ZHE Memo](#)  
[CB-002-2023 Planning Board Votes Letter](#)  
[CB-002-2023 Planning Board Analysis](#)

A motion was made by Council Member Dernoga, seconded by Vice Chair Olson, that this Council Bill be Favorably recommended with amendments to the County Council. The motion carried by the following vote:

Aye: 5 - Ivey, Olson, Blegay, Dernoga and Oriadha

[CB-003-2023](#)

**AN ORDINANCE CONCERNING APPLICATION-SPECIFIC REVIEW PROCEDURES AND STANDARDS-DETAILED SITE PLANS AND SPECIAL EXCEPTIONS** for the purpose of amending the decision standards for approval of detailed site plan and special exception applications to include master plan consistency as a required standard for site plan approval.

**Attachment(s):** [B2023003](#)  
[CB-003-2023 AIS](#)  
[CB-003-2023 ZHE Memo](#)  
[CB-003-2023 Planning Board Votes Letter](#)  
[CB-003-2023 Planning Board Anaylsis](#)

A motion was made by Council Member Dernoga, seconded by Vice Chair Olson, that this Council Bill be Favorably recommended with amendments to the County Council. The motion carried by the following vote:

Aye: 5 - Ivey, Olson, Blegay, Dernoga and Oriadha

[CB-005-2023](#)

**AN ORDINANCE CONCERNING GENERAL PROVISIONS - DEVELOPMENT AUTHORITY PURSUANT TO THE PRIOR ORDINANCE-GAS STATION USES** for the purpose of amending the time period in the Zoning Ordinance for development of Gas Station uses pursuant to the prior Ordinance.

**Attachment(s):** [B2023005](#)  
[CB-005-2023 AIS](#)  
[CB-005-2023 ZHE Memo](#)  
[CB-005-2023 Planning Board Votes Letter](#)  
[CB-005-2023 Planning Board Anaylsis](#)  
[CB-005-2023 Planning Board Revised Version](#)

A motion was made by Council Member Dernoga, seconded by Council Member Blegay, that this Council Bill be Favorably recommended with amendments to the County Council. The motion carried by the following vote:

Aye: 5 - Ivey, Olson, Blegay, Dernoga and Oriadha

[CB-009-2023](#)

**AN ORDINANCE CONCERNING TOBACCO SHOPS, ELECTRONIC CIGARETTE SHOPS, OR RETAIL TOBACCO SHOPS** for the purpose of amending the Zoning Ordinance to include reasonable parameters as to hours of operation as a criterion for approval of Special Exceptions for Tobacco Shops, Electronic Cigarette Shop, or Retail Tobacco Business uses in furtherance of the public safety, health, and welfare of the citizens and residents of Prince George's County.

**Attachment(s):** [B2023009](#)  
[CB-009-2023 AIS](#)  
[CB-009-2023 ZHE Memo](#)  
[CB-009-2023 Planning Board Votes Letter](#)  
[CB-009-2023 Planning Board Analysis](#)

**A motion was made by Council Member Oriadha, seconded by Vice Chair Olson, that this Council Bill be Favorably recommended with amendments to the County Council. The motion carried by the following vote:**

**Aye:** 5 - Ivey, Olson, Blegay, Dernoga and Oriadha

[CB-011-2023](#)

**AN ORDINANCE CONCERNING CONSOLIDATED STORAGE** for the purpose of prohibiting Consolidated Storage in Non-Residential, Transit-Oriented/Activity Center Based Zones of the Zoning Ordinance of Prince George's County.

**Attachment(s):** [B2023011](#)  
[CB-011-2023 AIS](#)  
[CB-011-2023 Planning Board Votes Letter](#)  
[CB-011-2023 Planning Board Analysis](#)  
[CB-011-2023 Consolidated Storage List and Map](#)  
[IE-CD5-PGC \(002\)](#)

**This Council Bill was Held in Committee**

**ADJOURN**

**Adjourned**

**Also present:**

**Jackie Brown, Committee Director**

**Karen Zvakos, Zoning and Legislative Counsel**

**Dinora Hernandez, Legislative Officer**

**Charlotte Aheart, Administrative Aide**

**Maurene McNeil, Zoning Hearing Examiner**

**Terry Bell, CEX**

**Angie Rodgers, CEX**

**Jared McCarthy, CEX**

**Joseph Ruddy, OOL**

**Rana Hightower, M-NCPPC**

**Chad Williams, M-NCPPC**

**Derick Berlage, M-NCPPC**

**Nate Forman**

**Edward Gibbs**

**Joseph Addison**

**Megan Horey**

**Arthur Horne**

**Dan Lynch**

**Justin Korenblatt**

**Trey Burke**

**Deborah Scarborough**

**Daniel Smith**

**Robert Antonetti**

**Gloria Lawlah**