



# Prince George's County Council

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

## Meeting Minutes - Final Sitting as the Committee of the Whole

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Tuesday, April 23, 2024

1:45 PM

Council Hearing Room

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

### **ORDER OF PROCEEDINGS:**

#### **CALL TO ORDER**

*The meeting was called to order by Chair Jolene Ivey at 2:02 p.m. with 11 members present at roll call.*

**Present**      10 - Jolene Ivey  
                     Sydney Harrison  
                     Thomas Dernoga  
                     Wala Blegay  
                     Edward Burroughs  
                     Wanika Fisher  
                     Calvin S. Hawkins  
                     Eric Olson  
                     Krystal Oriadha  
                     Ingrid Watson  
**Remote**      1 - Mel Franklin

*Also present:*

*Colette Gresham, Deputy Council Administrator*

*Karen Zavakos, Associate Council Administrator*

*Donna J. Brown, Clerk of the Council*

*Leonard Moses, Deputy Clerk of the Council*

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

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

*Dinora Hernandez, Associate County Attorney, Office of Law*

*Leroy Maddox, Jr., Legislative Attorney*

## **LEGISLATION**

### **[CR-018-2024](#)**

Draft 1

**A RESOLUTION CONCERNING FISCAL YEAR (“FY”) 2022 ANNUAL ACTION PLAN, INCLUSIVE OF THE HOME INVESTMENT PARTNERSHIPS (“HOME”) PROGRAM AMERICAN RESCUE PLAN (“ARP”), ALLOCATION PLAN, FOR HOUSING AND COMMUNITY DEVELOPMENT**

for the purpose of amending the Prince George’s County Fiscal Year (“FY”) 2022 Annual Action Plan for Housing and Community Development by adding The Cassidy project, an eligible activity not originally funded or described in the FY 2022 Annual Action Plan, inclusive of the HOME Investment Partnerships (“HOME”) Program American Rescue Plan (“ARP”), Allocation Plan, and the allocation and commitment of one million, fifty thousand dollars (\$1,050,000) in HOME Investment Partnerships (“HOME”) Program American Rescue Plan (“ARP”) (“HOME-ARP”) Program funds from the FY 2022 Annual Action Plan, inclusive of the HOME Investment Partnerships (“HOME”) Program American Rescue Plan (“ARP”), Allocation Plan, to support the project.

**Sponsor(s):** Ivey, Harrison, Watson, Hawkins, Dernoga, Fisher and Franklin

**Attachment(s):** [R2024018](#)

[CR-018-2024 Attachment B](#)

[CR-018-2024 Attachment C \(Draft 2\)](#)

[CR-018-2024 Summary](#)

[CR-018-2024 Report](#)

[CR-018-2024 PAFI](#)

[CR-018-2024 Transmittal](#)

[Cassidy Project Overview Presentation 04-23-2024](#)

[C.O.W.](#)

*Chair Ivey introduced Sakinda Skinner, Council Liaison, Office of the County Executive, who provided comments and introduced Aspasia Xypolia, Director, Department of Housing and Community Development (DHCD). Director Xypolia provided a PowerPoint presentation titled, "The Cassidy Capitol Heights, Prince George's County" which highlighted the following: Development Team & Experience; Diversity and Equity; Project Description: Project Details, On-Site Amenities & Services, Unite Mix; Mapping, Transit & Amenities: The Cassidy 175 Units At Karen Blvd; Site Plans & Renderings: The Cassidy; and Sources & Uses: The Cassidy 175 Units At Karen Blvd.*

**A motion was made by Vice Chair Harrison, seconded by Council Member Watson, that this Resolution (Proposed Draft 2) be Favorably recommended. The motion carried by the following vote:**

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

**LEGISLATION (Continued)**

[CR-019-2024](#)

Draft 1

**A RESOLUTION CONCERNING HOUSING INVESTMENT TRUST FUND (“HITF”) FOR HOUSING AND COMMUNITY DEVELOPMENT** for the purpose of committing and allocating the amount of three million, five hundred thousand dollars (\$3,500,000) in Prince George’s County Housing Investment Trust Fund (“HITF”) Program funds to The Cassidy project, an eligible activity, for gap financing of new affordable rental housing construction.

**Sponsor(s):** Ivey, Harrison, Hawkins, Dernoga, Watson and Fisher

**Attachment(s):** [R2024019](#)  
[CR-019-2024 Attachment B](#)  
[CR-019-2024 Summary](#)  
[CR-019-2024 Report](#)  
[CR-019-2024 PAFI](#)  
[CR-019-2024 Transmittal](#)  
[Cassidy Project Overview Presentation 04-23-2024](#)  
[C.O.W.](#)

*Chair Ivey introduced Sakinda Skinner, Council Liaison, Office of the County Executive, who provided comments and introduced Aspasia Xypolia, Director, Department of Housing and Community Development (DHCD). Director Xypolia provided a PowerPoint presentation titled, "The Cassidy Capitol Heights, Prince George's County" which highlighted the following: Development Team & Experience; Diversity and Equity; Project Description: Project Details, On-Site Amenities & Services, Unite Mix; Mapping, Transit & Amenities: The Cassidy 175 Units At Karen Blvd; Site Plans & Renderings: The Cassidy; and Sources & Uses: The Cassidy 175 Units At Karen Blvd.*

**A motion was made by Council Member Fisher, seconded by Council Member Watson, that this Resolution (Proposed Draft 2) be Favorably recommended. The motion carried by the following vote:**

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

**LEGISLATION (Continued)**

[CR-020-2024](#)

Draft 1

**A RESOLUTION CONCERNING PAYMENTS IN LIEU OF TAXES  
("PILOT") AGREEMENT FOR THE CASSIDY APARTMENTS** for the purpose of approving the terms and conditions of a Payments in Lieu of Taxes ("PILOT") Agreement between Prince George's County, Maryland (the "County") and KCG SSP Capitol Heights, LP (the "Owner").

**Sponsor(s):** Ivey, Harrison, Fisher, Hawkins, Watson and Dernoga

**Attachment(s):** [R2024020](#)  
[CR-020-2024 Attachment B](#)  
[CR-020-2024 Summary](#)  
[CR-020-2024 Report](#)  
[CR-020-2024 PAFI](#)  
[CR-020-2024 Transmittal](#)  
[Cassidy Project Overview Presentation 04-23-2024](#)  
[C.O.W.](#)

*Chair Ivey introduced Sakinda Skinner, Council Liaison, Office of the County Executive, who provided comments and introduced Aspasia Xypolia, Director, Department of Housing and Community Development (DHCD). Director Xypolia provided a PowerPoint presentation titled, "The Cassidy Capitol Heights, Prince George's County" which highlighted the following: Development Team & Experience; Diversity and Equity; Project Description: Project Details, On-Site Amenities & Services, Unite Mix; Mapping, Transit & Amenities: The Cassidy 175 Units At Karen Blvd; Site Plans & Renderings: The Cassidy; and Sources & Uses: The Cassidy 175 Units At Karen Blvd.*

**A motion was made by Council Member Watson, seconded by Council Member Fisher, that this Resolution (Proposed Draft 2) be Favorably recommended. The motion carried by the following vote:**

**Aye:** 9 - Ivey, Harrison, Dernoga, Blegay, Fisher, Franklin, Hawkins, Olson and Watson

**Absent:** Burroughs and Oriadha

**ADDITIONS TO THE AGENDA**

[Add11-24](#)

Draft 1

ADDITIONS TO THE AGENDA

**A motion was made by Vice Chair Harrison, seconded by Council Member Fisher, that this additions package be accepted. The motion carried by the following vote:**

**Aye:** 9 - Ivey, Harrison, Dernoga, Blegay, Fisher, Franklin, Hawkins, Olson and Watson

**Absent:** Burroughs and Oriadha

[CB-029-2024](#)

Draft 1

**AN ACT CONCERNING JUVENILE AND MINOR CURFEW ZONES** for the purpose of allowing commercial property owners the ability to request the Police Chief to create zones within the County with a more restrictive juvenile or minor curfew; providing for the application for a more restrictive juvenile or minor curfew zone including the specification of the area covered following reasonable geographical boundaries; providing that the proposed area is primarily commercial; providing that the applicant demonstrates the ability to provide notice to the public of the more restrictive juvenile or minor curfew zone; and providing the applicant includes a letter of support from at least one County Council member that represents the district containing the more restrictive juvenile or minor curfew zone; and other related provisions.

**Sponsor(s):** Burroughs

**Attachment(s):** [B2024029](#)

[CB-029-2024 Summary](#)

[CB-029-2024 PAFI](#)

[CB-029-2024 Report](#)

[CB-029-2024 Proposed Amendment #1](#)

*Karen Zavakos, Associate Council Administrator, provided an overview of CB-029-2024 proposed draft 2. Council Member Burroughs, as proposer, provided comments.*

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

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

**Abstain:** 1 - Oriadha

[ADJ45-24](#)

Draft 1

**ADJOURN**

*THE MEETING WAS ADJOURNED AT 2:38 PM.*

**A motion was made by Council Member Hawkins, seconded by Council Member Watson, that this meeting be adjourned. The motion carried by unanimous vote.**

**Aye:**            11 - Ivey, Harrison, Dernoga, Blegay, Burroughs, Fisher,  
Franklin, Hawkins, Olson, Oriadha and Watson