



Development Activity Monitoring System
Monthly Report of Zoning Activity
JANUARY, 2015

COUNCILMANIC DISTRICTS 02

CNU-27927-20	TITLE:	HAMPSHIRE VILLAGE APARTMENT, CERTIFICATION OF NON-CONFORMING USE FOR A 200 UNIT APARTMENT COMPLEX.	
DATE ACCEPTED: 1/7/2015	ZONING	R-18	7.45
PLANNING AREA: 65	with ACREAGE:		
ELECTION DISTRICT: 17			
TIER: DEVELOPED	TOTAL ACREAGE:		7.45
STREET ADDRESS: 1325 MERRIMAC DRIVE	LOCATED ON:	ON THE SOUTH SIDE OF MERRIMAC DR. BETWEEN ITS INTERSECTION WITH NEW HAMPSHIRE AVENUE & 14TH STREET.	
CITY: HYATTSVILLE	APPLICANT:	HAMPSHIRE VILLAGE, LLC. C/O SOUTHERN MANAGEMENT	
TAX MAP & GRID: 032 C-2	AGENT:	MEYERS, RODBELL & ROSENBAUM, P.A.	
200 SHEET: 210NE02	OWNER(S):	SAME AS APPLICANT	
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 1	UNITS MULTIFAMILY:	200	
OUTPARCELS: 0	TOTAL UNITS:	200	
	GROSS FLOOR AREA:	0	
ADJACENT TOWN(S):			

COUNCILMANIC DISTRICTS 04

CNU-41120-20	TITLE:	STRATHCONA APARTMENTS, CERTIFICATION OF NON-CONFORMING USE FOR A 42 UNIT APARTMENT COMPLEX.	
DATE ACCEPTED: 1/7/2015	ZONING	R-18	1.29
PLANNING AREA: 67	with ACREAGE:	R-P-C	0.00
ELECTION DISTRICT: 21			
TIER: DEVELOPED	TOTAL ACREAGE:		1.29
STREET ADDRESS: 28-40 CRESCENT ROAD	LOCATED ON:	LOCATED ON THE SOUTH SIDE OF CRESCENT ROAD AT ITS INTERSECTION WITH SOUTHWAY ROAD.	
CITY: GREENBELT	APPLICANT:	STRATHCONA APARTMENTS, LLC.	
TAX MAP & GRID: 026 F-4	AGENT:	O'MALLEY, MILES, NYLEN & GILMORE	
200 SHEET: 211NE07	OWNER(S):	SAME AS APPLICANT	
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 1	UNITS MULTIFAMILY:	42	
OUTPARCELS: 0	TOTAL UNITS:	42	
	GROSS FLOOR AREA:	0	
ADJACENT TOWN(S): GREENBELT			



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COUNCILMANIC DISTRICTS

08

ROSP-4467-03
 DATE ACCEPTED: 1/21/2015
 PLANNING AREA: 76B
 ELECTION DISTRICT: 12
 TIER: DEVELOPING
 STREET ADDRESS: 1800 PALMER ROAD
 CITY: FORT WASHINGTON
 TAX MAP & GRID: 114 C-2
 200 SHEET: 211SE02
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 4 UNITS MULTIFAMILY: 157
 OUTPARCELS: 0 TOTAL UNITS: 157
 GROSS FLOOR AREA: 0

TITLE: CHESTNUT OAKS SENIOR HOUSING, REVISION TO SPECIAL EXCEPTION TO ADD 18 ADDITIONAL PARKING SPACES
 ZONING R-E 21.20
 with ACREAGE:
 TOTAL ACREAGE: 21.20
 LOCATED ON: LOCATED ON THE NORTH SIDE OF PALMER ROAD APPROX. 2700 FEET WEST OF ITS INTERSECTION WITH TUCKER ROAD
 APPLICANT: CHESTNUT OAKS LAND, INC. & PALMER RD, LLC. ETAL
 AGENT: GIBBS AND HALLER
 OWNER(S): CHESTNUT OAKS LAND, INC.
 PALMER ROAD, LLC.

ADJACENT TOWN(S):



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COUNCILMANIC DISTRICTS

01

SDP-9025-03
 DATE ACCEPTED: 1/29/2015
 PLANNING AREA: 60
 ELECTION DISTRICT: 01
 TIER: DEVELOPING
 STREET ADDRESS: 7050 MUIRKIRK MEADOWS DRIVE
 CITY: LAUREL
 TAX MAP & GRID: 009 D-4
 200 SHEET: 216NE06
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 0

TITLE: KONTERRA BUSINESS CAMPUS, ADJUST LOT LINES FOR THREE LOTS
 ZONING with ACREAGE: E-I-A 19.43
 TOTAL ACRES: 19.43
 LOCATED ON: NORTH OF THE INTERSECTION OF MUIRKIRK ROAD AND MUIRKIRK MEADOWS ROAD ON MUIRKIRK MEADOWS ROAD.
 APPLICANT: KONTERRA REALITY, LLC.
 AGENT: SOLTESZ, INC,
 OWNER(S):

ADJACENT TOWN(S):

SDP-9024-05
 DATE ACCEPTED: 1/29/2015
 PLANNING AREA: 60
 ELECTION DISTRICT: 01
 TIER: DEVELOPING
 STREET ADDRESS:
 CITY:
 TAX MAP & GRID: 009 D-4
 200 SHEET: 216NE06
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 0

TITLE: KONTERRA BUSINESS CAMPUS, ADJUST LOT LINES FOR THREE LOTS
 ZONING with ACREAGE: E-I-A 13.24
 TOTAL ACRES: 13.24
 LOCATED ON: NORTHEAST CORNER OF VIRGINA MANOR AND MUIRKIRK
 APPLICANT: KONTERRA REALITY, LLC.
 AGENT: SOLTESZ, INC,
 OWNER(S):

ADJACENT TOWN(S):



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COUNCILMANIC DISTRICTS

01

SDP-0102-04
 DATE ACCEPTED: 1/21/2015
 PLANNING AREA: 60
 ELECTION DISTRICT: 10
 TIER: DEVELOPING
 STREET ADDRESS:
 CITY: LAUREL
 TAX MAP & GRID: 009 E-3
 200 SHEET: 217NE06
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 120,000
 ADJACENT TOWN(S): LAUREL

TITLE: CENTRAL WHOLESALERS, 120,000 SQ. FT. WAREHOUSE ON LOT 3
 ZONING with ACREAGE: E-I-A 25.50
 TOTAL ACRES: 25.50
 LOCATED ON: LOCATED ON THE SOUTHEAST SIDE OF VIRGINIA MANOR ROAD, SOUTH OF VAN DUSEN
 APPLICANT: CWI LIMITED PARTNERSHIP
 AGENT: SOLTESZ, INC,
 OWNER(S):

DSP-07034-08
 DATE ACCEPTED: 1/27/2015
 PLANNING AREA: 62
 ELECTION DISTRICT: 10
 TIER: DEVELOPING
 STREET ADDRESS:
 CITY:
 TAX MAP & GRID: 013 E-1
 200 SHEET: 216NE07
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 0
 ADJACENT TOWN(S):

TITLE: THE BRICK YARD, REVISED THE GRADE ELEVATIONS FOR THE PORTION OF THE SITE NORTH OF PARCELS L & O TO THOS
 ZONING with ACREAGE: I-2 63.23
 TOTAL ACRES: 63.23
 LOCATED ON: ON THE NORTHWEST CORNER OF THE INTERSECTION OF MUIRKIRK ROAD & CEDARHURST DRIVE
 APPLICANT: RYLAND GROUP, INC. THE
 AGENT: BEN DYER ASSOCIATES, INC.
 OWNER(S): SAME AS APPLICANT



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COUNCILMANIC DISTRICTS 01

DSP-01005-02	TITLE:	KONTERRA BUSINESS CAMPUS, ADJUST LOT LINES FOR THREE LOTS	
DATE ACCEPTED: 1/29/2015	ZONING	E-I-A	13.24
PLANNING AREA: 60	with ACREAGE:		
ELECTION DISTRICT: 01	TOTAL ACRES:		13.24
TIER: DEVELOPING	LOCATED ON:	NORTHEAST OF THE INTERSECTION OF MUIRKIRK ROAD AND MUIRKIRK MEADOWS DRIVE.	
STREET ADDRESS: 7000 MUIRKIRK MEADOWS DRIVE	APPLICANT:	KONTERRA REALITY, LLC.	
CITY: BELTSVILLE	AGENT:	SOLTESZ, INC,	
TAX MAP & GRID: 009 D-4	OWNER(S):		
200 SHEET: 216NE06			
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 0	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	0	
	GROSS FLOOR AREA:	0	

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS 03

AC-15002	TITLE:	WOOD GLEN, 4.6 4.7 4.10	
DATE ACCEPTED: 1/28/2015	ZONING	C-O	12.62
PLANNING AREA: 70	with ACREAGE:		
ELECTION DISTRICT: 14	TOTAL ACRES:		12.62
TIER: DEVELOPING	LOCATED ON:	SE QUADRANT OF INTERSECTION OF GOOD LUCK RD AND GREENBELT RD (MD 193)	
STREET ADDRESS:	APPLICANT:	PALISADES DEVELOPMENT AT GOOD LUCK ROAD, LLC	
CITY:	AGENT:	RIFKIN, LIVINGSTON, LEVITAN &	
TAX MAP & GRID: 035 F-2	OWNER(S):	SAME AS APPLICANT	
200 SHEET: 210NE09			
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 0	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	0	
	GROSS FLOOR AREA:	0	

ADJACENT TOWN(S):



COUNCILMANIC DISTRICTS **04**

SDP-9611-04	TITLE:	JENKINS-HEIM, COVINGTON, ADDITION OF FENCE (6 FT.) TO THE BACK OF TOWNHOUSE ALONG THE FENCE LINE.	
DATE ACCEPTED: 1/22/2015	ZONING	R-U	0.00
PLANNING AREA: 71B	with ACREAGE:		
ELECTION DISTRICT: 04	TOTAL ACRES:	0.00	
TIER: DEVELOPING	LOCATED ON:	W.SIDE OF US 301, S.SIDE OF COLLINGTON RD. & E.SIDE MITCHELLVILLE ROAD	
STREET ADDRESS: 4011 EASTVIEW COURT	APPLICANT:	BLANKENBAKER, CHARLIE	
CITY: BOWIE	AGENT:	BLANKENBAKER, CHARLIE	
TAX MAP & GRID: 055 D-4	OWNER(S):		
200 SHEET: 205NE14			
LOTS: 0 UNITS ATTACHED: 0			
OUTLOTS: 0 UNITS DETACHED: 0			
PARCELS: 0 UNITS MULTIFAMILY: 0			
OUTPARCELS: 0 TOTAL UNITS: 0			
	GROSS FLOOR AREA:	0	

ADJACENT TOWN(S):

SDP-8727-02	TITLE:	COLLINGTON CENTER, BECHDON, ADD GARAGE, FENCE AND EXPAND PAVED AREA	
DATE ACCEPTED: 1/6/2015	ZONING	E-I-A	5.00
PLANNING AREA: 74A	with ACREAGE:		
ELECTION DISTRICT: 07	TOTAL ACRES:	5.00	
TIER: DEVELOPING	LOCATED ON:	400' WEST OF ITS INTERSECTION WITH PRINCE GEORGES AVENUE	
STREET ADDRESS: 300 COMMERCE DRIVE	APPLICANT:	WILLIAM TURLEY	
CITY: UPPER MARLBORO	AGENT:	MATT TAYLOR	
TAX MAP & GRID: 077 C-1	OWNER(S):	same as owner	
200 SHEET: 201SE14			
LOTS: 0 UNITS ATTACHED: 0			
OUTLOTS: 0 UNITS DETACHED: 0			
PARCELS: 0 UNITS MULTIFAMILY: 0			
OUTPARCELS: 0 TOTAL UNITS: 0			
	GROSS FLOOR AREA:	1,066	

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS **06**



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COUNCILMANIC DISTRICTS 06

SDP-1003-06		TITLE:	SMITH HOME FARM, REVISE THE LAYOUT OF SECTION THREE UNITS AND ADD ARCHITECTURE	
DATE ACCEPTED:	1/13/2015	ZONING	R-M	27.85
PLANNING AREA:	78	with ACREAGE:		
ELECTION DISTRICT:	15			
TIER:	DEVELOPING			
STREET ADDRESS:		TOTAL ACRES:		27.85
CITY:		LOCATED ON:	APPROX. 3,500 FEET EAST OF THE INTERSECTION OF PENN. AVE. & PRESIDENTIAL PARKWAY	
TAX MAP & GRID:	090 D-3			
200 SHEET:	206SE08	APPLICANT:	SHF PROJECT OWNER, LLC.	
LOTS:	0	AGENT:	DEWBERRY & DAVIS, LLC	
UNITS ATTACHED:	0	OWNER(S):		
OUTLOTS:	0			
UNITS DETACHED:	0			
PARCELS:	0			
UNITS MULTIFAMILY:	0			
OUTPARCELS:	0			
TOTAL UNITS:	0			
GROSS FLOOR AREA:	0			

ADJACENT TOWN(S):

DSP-87048-49		TITLE:	SIX FLAGS AMERICA, FIREBALL, NEW FIREBALL ATTRACTION RIDE	
DATE ACCEPTED:	1/28/2015	ZONING	R-A	265.62
PLANNING AREA:	74A	with ACREAGE:	R-S	0.00
ELECTION DISTRICT:	07			
TIER:	DEVELOPING			
STREET ADDRESS:	13710 CENTRAL AVENUE	TOTAL ACRES:		265.62
CITY:	LARGO	LOCATED ON:	NORTH SIDE OF MD 214, 6,380' EAST OF INTERSECTION WITH ENTERPRISE ROAD	
TAX MAP & GRID:	069 C-2			
200 SHEET:	202NE11	APPLICANT:	SIX FLAGS AMERICA, LP	
LOTS:	0	AGENT:	GIBBS, EDWARD C.	
UNITS ATTACHED:	0	OWNER(S):	SAME AS APPLICANT	
OUTLOTS:	0			
UNITS DETACHED:	0			
PARCELS:	0			
UNITS MULTIFAMILY:	0			
OUTPARCELS:	0			
TOTAL UNITS:	0			
GROSS FLOOR AREA:	0			

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS 08



Development Activity Monitoring System
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COUNCILMANIC DISTRICTS

08

AC-15001
 DATE ACCEPTED: 1/16/2015
 PLANNING AREA: 80
 ELECTION DISTRICT: 05
 TIER: DEVELOPING
 STREET ADDRESS: 13011 INDIAN HEAD HWY
 CITY: FORT WASHINGTON
 TAX MAP & GRID: 142 B-1
 200 SHEET: 217SW01
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 0

TITLE: NEW HOPE BAPTIST CHURCH OF PRINCE GEORGES COUNTY, 4.7
 ZONING with ACREAGE: R-R 5.33
 TOTAL ACRES: 5.33
 LOCATED ON: 700' SOUTH OF OLD FORT RD ON SHA SERVICE RD C
 APPLICANT: VICKI VAUGHN
 AGENT: ADVANCED ENGINEERING CONSULTAN
 OWNER(S): SAME AS APPLICANT

ADJACENT TOWN(S):



Development Activity Monitoring System
Monthly Report of Subdivision Activity
JANUARY, 2015

COUNCILMANIC DISTRICTS

DATE ACCEPTED:		TITLE:
PLANNING AREA:		ZONING
ELECTION DISTRICT:		with ACREAGE:
TIER:		
STREET ADDRESS:		
CITY:		TOTAL ACREAGE:
TAX MAP & GRID:		LOCATED ON:
200 SHEET:		
LOTS:	UNITS ATTACHED:	
OUTLOTS:	UNITS DETACHED:	APPLICANT:
PARCELS:	UNITS MULTIFAMILY:	AGENT:
OUTPARCELS:	TOTAL UNITS:	OWNER(S):
	GROSS FLOOR AREA:	

ADJACENT TOWN(S):

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Development Activity Monitoring System
Monthly Report of CBCA Activity
JANUARY, 2015

COUNCILMANIC DISTRICTS

08

CP-90001-01		TITLE:	BATTERSEA ON THE BAY, LOT 7, BLOCK B, ADD A 14X36 SUNROOD ADDITION TO A SINGLE FAMILY DWELLING LOCATED	
DATE ACCEPTED:	1/29/2015			
PLANNING AREA:	80	ZONING	L-D-O	0.00
ELECTION DISTRICT:	05	with ACREAGE:	R-E	1.02
TIER:	DEVELOPING			
STREET ADDRESS:	21 BATTERSEA LANE			
CITY:	FORT WASHINGTON	TOTAL ACREAGE:		1.02
TAX MAP & GRID:	122 E-3			
200 SHEET:	214SE01	LOCATED ON:	WEST OF BATTERSEA LANE APPROXIMATELY 1,000 FT. NORTH OF RIVERVIEW ROAD.	
LOTS:	1	UNITS ATTACHED:		0
OUTLOTS:	0	UNITS DETACHED:		0
PARCELS:	0	UNITS MULTIFAMILY:		0
OUTPARCELS:	0	TOTAL UNITS:		0
		GROSS FLOOR AREA:		0
		APPLICANT:	MEARES, WALTER AND MABLE	
		AGENT:	JENKINS, MAURICE M.	
		OWNER(S):	SAME AS APPLICANT	

ADJACENT TOWN(S):
