



Development Activity Monitoring System
Monthly Report of Zoning Activity
JANUARY, 2016

COUNCILMANIC DISTRICTS 03

SE-4775	TITLE:	HOTEL AT CAFRITZ PROPERTY AT RIVERDALE PARK, SPECIAL EXCEPTION FOR A HOTEL IN THE M-U-T-C.	
DATE ACCEPTED: 1/8/2016	ZONING	MU-TC	0.88
PLANNING AREA: 68	with ACREAGE:		
ELECTION DISTRICT: 19	TOTAL ACREAGE:	0.88	
TIER: DEVELOPED	LOCATED ON:	EAST SIDE OF U.S. ROUTE 1, APPROXIMATELY 1400 FT. FROM THE INTERSECTION WITH EAST-WEST HIGHWAY.	
STREET ADDRESS:	APPLICANT:	CALVERT TRACT, LLC.	
CITY:	AGENT:	O'MALLEY, MILES, NYLEN & GILMORE	
TAX MAP & GRID: 042 D-2	OWNER(S):	SAME AS APPLICANT	
200 SHEET: 208NE04			
LOTS: 0 UNITS ATTACHED: 0			
OUTLOTS: 0 UNITS DETACHED: 0			
PARCELS: 1 UNITS MULTIFAMILY: 0			
OUTPARCELS: 0 TOTAL UNITS: 0			
	GROSS FLOOR AREA:	0	
ADJACENT TOWN(S):	EDMONSTON, UNIVERSITY PARK, RIVERDALE PARK, HYATTSVILLE, COLLEGE PARK		

COUNCILMANIC DISTRICTS 04

NCGS-22	TITLE:	GREENBELT AUTO HOLDINGS CORP., REVISION TO A CERTIFIED NON-CONFORMING GAS STATION TO ADD A 12X20 SHED	
DATE ACCEPTED: 1/6/2016	ZONING	C-S-C	0.49
PLANNING AREA: 67	with ACREAGE:		
ELECTION DISTRICT: 21	TOTAL ACREAGE:	0.49	
TIER: DEVELOPED	LOCATED ON:	LOCATED IN THE NORTH QUADRANT OF THE INTERSECTION OF CENTERWAY ROAD AND CRESCENT ROAD.	
STREET ADDRESS: 161 CENTERWAY ROAD	APPLICANT:	GREENBELT AUTO HOLDING CORP C/O JOE AULISIO	
CITY: GREENBELT	AGENT:	JL FERKO CONTRACTING SERVICES, INC.	
TAX MAP & GRID: 026 F-4	OWNER(S):	SAME AS APPLICANT	
200 SHEET: 210NE07			
LOTS: 0 UNITS ATTACHED: 0			
OUTLOTS: 0 UNITS DETACHED: 0			
PARCELS: 1 UNITS MULTIFAMILY: 0			
OUTPARCELS: 0 TOTAL UNITS: 0			
	GROSS FLOOR AREA:	0	
ADJACENT TOWN(S):	GREENBELT		



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COUNCILMANIC DISTRICTS **05**

A-10035
DATE ACCEPTED: 1/11/2016
PLANNING AREA: 72
ELECTION DISTRICT: 18
TIER: DEVELOPED
STREET ADDRESS: 5801 COLUMBIA PARK ROAD
CITY: LANDOVER
TAX MAP & GRID: 059 B-3
200 SHEET: 203NE05
LOTS: 0 UNITS ATTACHED: 0
OUTLOTS: 0 UNITS DETACHED: 0
PARCELS: 1 UNITS MULTIFAMILY: 0
OUTPARCELS: 0 TOTAL UNITS: 0
GROSS FLOOR AREA: 0
ADJACENT TOWN(S): CHEVERLY, FAIRMOUNT HEIGHTS, SEAT PLEASANT

TITLE: SMITHFIELD PROPERTIES, REZONE PROPERTY FROM I-3 TO I-2
ZONING I-3 10.06
with ACREAGE:
TOTAL ACREAGE: 10.06
LOCATED ON: LOCATED ON THE SOUTHWEST CORNER OF COLUMBIA PARK ROAD AND CABIN BRANCH ROAD.
APPLICANT: LIBERTY 5801 COLUMBIA PARK, LLC.
AGENT: SHIPLEY & HORNE, PA
OWNER(S): GWALTNEY OF SMITHFIELD, LTD
LIBERTY 5801 COLUMBIA PARK, LLC.
SMITHFIELD FARMLAND, CORP

COUNCILMANIC DISTRICTS **09**

SE-4770
DATE ACCEPTED: 1/28/2016
PLANNING AREA: 82B
ELECTION DISTRICT: 04
TIER: RURAL
STREET ADDRESS: 14711 MOUNT CALVERT ROAD
CITY: UPPER MARLBORO
TAX MAP & GRID: 119 F-1
200 SHEET: 211SE13
LOTS: 0 UNITS ATTACHED: 0
OUTLOTS: 0 UNITS DETACHED: 0
PARCELS: 1 UNITS MULTIFAMILY: 0
OUTPARCELS: 0 TOTAL UNITS: 0
GROSS FLOOR AREA: 0
ADJACENT TOWN(S):

TITLE: CASTLES OF LOVE ASSISTED LIVING HOME, INC., SPECIAL EXCEPTION FOR A CONGREGATE LIVING FACILITY FOR 16 RES
ZONING O-S 3.15
with ACREAGE:
TOTAL ACREAGE: 3.15
LOCATED ON: LOCATED ON THE NORTH SIDE OF NORTH KEYS ROAD, APPROXIMATELY 3,180 FT. NORTHEAST OF CROOM ROAD.
APPLICANT: BRANCH, CHARLOTTE
AGENT: SHIPLEY & HORNE, PA
OWNER(S): SAME AS APPLICANT



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COUNCILMANIC DISTRICTS 01

SDP-8627-01	TITLE:	AMMENDALE TECH CENTER, DEMOLITION OF PORTION PF EXISTING BUILDING; CONSTRUCTION OF LOADING DOCKS AN
DATE ACCEPTED: 1/4/2016	ZONING with ACREAGE:	E-I-A 4.93
PLANNING AREA: 60	TOTAL ACRES:	4.93
ELECTION DISTRICT: 01	LOCATED ON:	EAST SIDE OF INDIAN CREEK COURT, APPROX. 1,000 FEET SOUTH OF THE INTERSECTION WITH VIRGINIA MANOR RD
TIER: DEVELOPING	APPLICANT:	AMMENDALE EQUITIES, LLC.
STREET ADDRESS: 12101 INDIAN CREEK COURT	AGENT:	VIKA, INC.
CITY: BELTSVILLE	OWNER(S):	
TAX MAP & GRID: 013 C-2		
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: 65,576		

ADJACENT TOWN(S):

DSP-04008-08	TITLE:	A NEW LIFE CHURCH OF CHRIST, 260-SEAT CHURCH
DATE ACCEPTED: 1/27/2016	ZONING with ACREAGE:	R-R 2.25
PLANNING AREA: 62	TOTAL ACRES:	2.25
ELECTION DISTRICT: 10	LOCATED ON:	1/2 MILE WEST OF THE INTERSECTION OF I-95 AND BROOKLYN BRIDGE ROAD.
TIER: DEVELOPING	APPLICANT:	A NEW LIFE CHURCH OF CHRIST
STREET ADDRESS:	AGENT:	DIGITERRA DESIGN, LLC
CITY:	OWNER(S):	
TAX MAP & GRID: 002 E-3		
200 SHEET: 221NE06		
LOTS: 0 UNITS ATTACHED: 0		
OUTLOTS: 0 UNITS DETACHED: 0		
PARCELS: 0 UNITS MULTIFAMILY: 0		
OUTPARCELS: 0 TOTAL UNITS: 0		
GROSS FLOOR AREA: 9,880		

ADJACENT TOWN(S): LAUREL

COUNCILMANIC DISTRICTS 03



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COUNCILMANIC DISTRICTS 03

DSP-15042	TITLE:	CAMBRIDGE APARTMENTS AT NEW CARROLLTON STATION, REPLACE SWIMMING POOL WITH BUILDING	
DATE ACCEPTED: 1/19/2016	ZONING	M-X-T	3.98
PLANNING AREA: 69	with ACREAGE:	T-D-O	0.00
ELECTION DISTRICT: 20	TOTAL ACRES:		3.98
TIER: DEVELOPED	LOCATED ON:	EAST SIDE OF 85TH AVENUE, 1,500 FEET SOUTH OF THE INTERSECTION OF ANNAPOLIS ROAD AND 85TH AVENUE.	
STREET ADDRESS: 5289 85TH AVENUE	APPLICANT:	KLIPPEL, JASON T.	
CITY:	AGENT:	MACRIS, HENDRICKS & GLASCOCK	
TAX MAP & GRID: 044 A-4	OWNER(S):		
200 SHEET: 206NE07			
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 0	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	0	
	GROSS FLOOR AREA:	2,100	
ADJACENT TOWN(S): NEW CARROLLTON, GLENARDEN			

COUNCILMANIC DISTRICTS 04

DSP-15001	TITLE:	GLENDALE COMMONS. PHASE 3, 70 SINGLE FAMILY DWELLING UNITS	
DATE ACCEPTED: 1/29/2016	ZONING	M-X-T	25.99
PLANNING AREA: 70	with ACREAGE:		
ELECTION DISTRICT: 14	TOTAL ACRES:		25.99
TIER: DEVELOPING	LOCATED ON:	IN THE NORTHEASTERN QUADRANT OF THE INTERSECTION OF AEROSPACE ROAD AND HUBBLE DRIVE	
STREET ADDRESS: 7701 HUBBLE DRIVE	APPLICANT:	SLDM, LLC; C/O SEAN BRUCE	
CITY: GLENDALE	AGENT:	DEWBERRY	
TAX MAP & GRID: 036 A-1	OWNER(S):	JEMAL GREENTEC LAND LLC C/O DOUGI	
200 SHEET: 210NE09			
LOTS: 70	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	70	
PARCELS: 7	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	70	
	GROSS FLOOR AREA:	0	
ADJACENT TOWN(S): GREENBELT			



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COUNCILMANIC DISTRICTS 05

SDP-9612-05
 DATE ACCEPTED: 1/7/2016
 PLANNING AREA: 73
 ELECTION DISTRICT: 13
 TIER: DEVELOPING
 STREET ADDRESS: ST. JOSEPH'S DRIVE
 CITY: UPPER MARLBORO
 TAX MAP & GRID: 060 F-1
 200 SHEET: 204NE09
 LOTS: 0 UNITS ATTACHED: 65
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 65
 GROSS FLOOR AREA: 0
 ADJACENT TOWN(S): GLENARDEN

TITLE: SPRINGDALE ESTATES, 65 TOWNHOMES
 ZONING with ACREAGE: L-A-C 4.98
 TOTAL ACRES: 4.98
 LOCATED ON: INTERSECTION OF ST. JOSEPH'S DRIVE AND ARDWICK ARDMORE ROAD.
 APPLICANT: KLEIN BELLEHAVEN, LLC.
 AGENT: DEWBERRY
 OWNER(S):

DSP-14024
 DATE ACCEPTED: 1/11/2016
 PLANNING AREA: 72
 ELECTION DISTRICT: 13
 TIER: DEVELOPED
 STREET ADDRESS: 2500 BRIGHTSEAT ROAD
 CITY: LANDOVER
 TAX MAP & GRID: 060 B-2
 200 SHEET: 203NE08
 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: MAPLE RIDGE APARTMENTS, EXPANDING PARKING 87 SPACES AND REVISED LANDSCAPING
 ZONING with ACREAGE: M-X-T 9.89
 TOTAL ACRES: 9.89
 LOCATED ON: WEST SIDE OF BRIGHTSEAT ROAD, 1,500' FROM INTERSECTION WITH LANDOVER ROAD
 APPLICANT: ENGINEERING & TECHNICAL CONSULTANTS
 AGENT: A. MORTON THOMAS LLC
 OWNER(S): VILLAGE IN THE WOODS

COUNCILMANIC DISTRICTS 08



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COUNCILMANIC DISTRICTS

08

DSP-07073-04 TITLE: NATIONAL HARBOR BELTWAY PARCEL (MGM), CHANGES TO PAVEMENT, ARCHITECTURAL, ARTWORK, SIGNAGE AND LI

DATE ACCEPTED: 1/28/2016 ZONING with ACREAGE: M-X-T 49.47

PLANNING AREA: 80 TOTAL ACRES: 49.47

ELECTION DISTRICT: 12 LOCATED ON: SOUTH OF US 495/95, SOUTHWEST QUADRANT OF THE INTERSECTION OF OXON HILL ROAD

TIER: DEVELOPING APPLICANT: MGM NATIONAL HARBOR, LLC

STREET ADDRESS: 101 MGM NATIONAL AVENUE AGENT: SOLTESZ

CITY: OXON HILL OWNER(S):

TAX MAP & GRID: 104 E-1

200 SHEET: 209SE01

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): FOREST HEIGHTS

CSP-15001 TITLE: ALLENTOWN ANDREWS GATEWAY, MIX-USE PROJECT CONSISTING OF 64 SINGLE-FAMILY ATTACHED AND 55,500 SQ.FT. (

DATE ACCEPTED: 1/4/2016 ZONING with ACREAGE: M-X-T 13.03

PLANNING AREA: 76B TOTAL ACRES: 13.03

ELECTION DISTRICT: 06 LOCATED ON: NORTHEAST INTERSECTION OF ALLENTOWN ROAD AND BRANCH AVENUE.

TIER: DEVELOPED APPLICANT: CAMP SPRINGS ALLENTOWN, LLC.

STREET ADDRESS: ALLENTOWN ROAD AGENT: SOLTESZ

CITY: SUITLAND OWNER(S):

TAX MAP & GRID: 098 B-3

200 SHEET: 208SE05

LOTS: 0 UNITS ATTACHED: 64

OUTLOTS: 0 UNITS DETACHED: 0

PARCELS: 0 UNITS MULTIFAMILY: 0

OUTPARCELS: 0 TOTAL UNITS: 64

GROSS FLOOR AREA: 55,500

ADJACENT TOWN(S): MORNINGSIDE



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COUNCILMANIC DISTRICTS 08

DATE ACCEPTED:	AC-14005-02	TITLE:	NATIONAL HARBOR BELTWAY PARCELS 1,2,3,5 & 6	
PLANNING AREA:	1/7/2016	ZONING	M-X-T	49.47
ELECTION DISTRICT:	80	with ACREAGE:		
TIER:	12	TOTAL ACRES:		49.47
STREET ADDRESS:	DEVELOPING	LOCATED ON:		
CITY:	6601 OXON HILL ROAD	APPLICANT:	NATIONAL HARBOR WATERFRONT LC	
TAX MAP & GRID:	OXON HILL	AGENT:	SOLTESZ, INC,	
200 SHEET:	104 E-1	OWNER(S):	SAME AS APPLICANT	
LOTS:	209SE01			
OUTLOTS:	0	UNITS ATTACHED:	0	
PARCELS:	0	UNITS DETACHED:	0	
OUTPARCELS:	0	UNITS MULTIFAMILY:	0	
		TOTAL UNITS:	0	
		GROSS FLOOR AREA:	0	

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS 09

DATE ACCEPTED:	SDP-1202-02	TITLE:	CANTER CREEK, REVISION OF ENTRY MONUMENT SIGNAGE DETAILS	
PLANNING AREA:	1/29/2016	ZONING	R-S	342.38
ELECTION DISTRICT:	82A	with ACREAGE:		
TIER:	11	TOTAL ACRES:		342.38
STREET ADDRESS:	DEVELOPING	LOCATED ON:	AT THE INTERSECTION OF FRANK TIPPET ROAD AND DRESSAGE DRIVE.	
CITY:		APPLICANT:	WALTON DEVELOPMENT AND MANAGEMENT	
TAX MAP & GRID:	117 F-3	AGENT:	DEWBERRY	
200 SHEET:	212SE09	OWNER(S):		
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):



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COUNCILMANIC DISTRICTS

09

DSP-12054-01
 DATE ACCEPTED: 1/14/2016
 PLANNING AREA: 76A
 ELECTION DISTRICT: 06
 TIER: DEVELOPED
 STREET ADDRESS: 5901 CAPITOL GATEWAY DRIVE
 CITY: CAMP SPRINGS
 TAX MAP & GRID: 088 F-3
 200 SHEET: 206SE05
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 0 UNITS MULTIFAMILY: 1
 OUTPARCELS: 0 TOTAL UNITS: 1
 GROSS FLOOR AREA: 0

TITLE: CHELSEA WEST, CONVERT UNUSED AREA INTO ONE NEW RESIDENTIAL UNIT.

ZONING with ACREAGE: M-X-T 10.15

TOTAL ACRES: 10.15

LOCATED ON: NORTHWEST CORNER OF TELFAIR BOULEVARD & AUTH WAY

APPLICANT: CPIII CHELSEA WEST, LLC.

AGENT: DEWBERRY

OWNER(S):

ADJACENT TOWN(S):



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COUNCILMANIC DISTRICTS 01

PRELIM NO:	4-15018	TITLE:	A NEW LIFE CHURCH OF CHRIST, NEW CHURCH BUILDING	
DATE ACCEPTED:	1/11/2016	ZONING	R-R	2.25
PLANNING AREA:	60	with ACREAGE:		
ELECTION DISTRICT:	10	TOTAL ACREAGE:	2.25	
TIER:	DEVELOPING	LOCATED ON:	SOUTHWEST CORNER OF BROOKLYN BRIDGE ROAD & LEO JAMES COURT	
STREET ADDRESS:	7015 BROOKLYN BRIDGE ROAD	APPLICANT:	A NEW LIFE CHURCH OF CHRIST	
CITY:	LAUREL	AGENT:	DIGITERRA DESIGN, LLC	
TAX MAP & GRID:	002 E-3	OWNER(S):	A NEW LIFE CHURCH OF CHRIST	
200 SHEET:	221NE06	GROSS FLOOR AREA:	4,940	
LOTS:	1	UNITS ATTACHED:	0	
OUTLOTS:	0	UNITS DETACHED:	0	
PARCELS:	0	UNITS MULTIFAMILY:	0	
OUTPARCELS:	0	TOTAL UNITS:	0	
ADJACENT TOWN(S):	LAUREL			

COUNCILMANIC DISTRICTS 06



Development Activity Monitoring System
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COUNCILMANIC DISTRICTS

06

PRELIM NO:	4-15024	TITLE:	TLBT BOWIE, MELVIN'S MOTORS, CREATE NEW PARCEL FOR RETAIL ESTABLISHMENT	
DATE ACCEPTED:	1/14/2016			
PLANNING AREA:	71A	ZONING	C-S-C	4.11
ELECTION DISTRICT:	07	with ACREAGE:		
TIER:	DEVELOPING			
STREET ADDRESS:	13401 ANNAPOLIS ROAD			
CITY:	BOWIE	TOTAL ACREAGE:		4.11
TAX MAP & GRID:	046 C-1			
200 SHEET:	208NE12	LOCATED ON:	SOUTHEAST CORNER OF ANNAPOLIS ROAD AND CHURCH ROAD	
LOTS:	0	UNITS ATTACHED:		0
OUTLOTS:	0	UNITS DETACHED:		0
PARCELS:	1	UNITS MULTIFAMILY:		0
OUTPARCELS:	0	TOTAL UNITS:		0
		GROSS FLOOR AREA:		31,400
		APPLICANT:	TLBT, LLC	
		AGENT:	BOHLER ENGINEERING	
		OWNER(S):	melvin, joan	

ADJACENT TOWN(S):
