



Development Activity Monitoring System
Monthly Report of Zoning Activity
NOVEMBER, 2014

COUNCILMANIC DISTRICTS

01

SE-4756
 DATE ACCEPTED: 11/17/2014
 PLANNING AREA: 61
 ELECTION DISTRICT: 21
 TIER: DEVELOPING
 STREET ADDRESS: 10211 BALTIMORE AVE
 CITY: COLLEGE PARK
 TAX MAP & GRID: 018 D-4
 200 SHEET: 213NE05
 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): COLLEGE PARK

TITLE: POTOMAC ENERGY HOLDING, LLC, GAS STATION, FOOD AND BEVERAGE STORE AND CAR WASH
 ZONING C-S-C 0.73
 with ACREAGE:
 TOTAL ACREAGE: 0.73
 LOCATED ON: EAST SIDE OF BALTIMORE AVE APPROX 400 FEET NORTH OF ITS INTERSECTION WITH THE CAPITAL BELTWAY
 APPLICANT: POTOMAC ENERGY HOLDINGS, LLC
 AGENT: MCNAMEE & HOSEA
 OWNER(S): SAME AS APPLICANT

DSDS-684
 DATE ACCEPTED: 11/17/2014
 PLANNING AREA: 61
 ELECTION DISTRICT: 21
 TIER: DEVELOPING
 STREET ADDRESS: 10211 BALTIMORE AVE
 CITY: COLLEGE PARK
 TAX MAP & GRID: 018 D-4
 200 SHEET: 213NE05
 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): COLLEGE PARK

TITLE: POTOMAC ENERGY HOLDINGS, LLC, DEPARTURE FROM SIGN DESIGN STANDARDS FOR BUILDING NOT BEING SET BACK
 ZONING C-S-C 0.73
 with ACREAGE:
 TOTAL ACREAGE: 0.73
 LOCATED ON: EAST SIDE OF BALTIMORE AVE APPROX 400 FT NORTH OF ITS INTERSECTION WITH THE CAPITAL BELTWAY
 APPLICANT: POTOMAC ENERGY HOLDINGS, LLC
 AGENT: MCNAMEE & HOSEA
 OWNER(S): SAME AS APPLICANT



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COUNCILMANIC DISTRICTS

01

DPLS-411
 DATE ACCEPTED: 11/17/2014
 PLANNING AREA: 61
 ELECTION DISTRICT: 21
 TIER: DEVELOPING
 STREET ADDRESS: 10211 BALTIMORE AVE
 CITY: COLLEGE PARK
 TAX MAP & GRID: 018 D-4
 200 SHEET: 213NE05
 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): COLLEGE PARK

TITLE: POTOMAC ENERGY HOLDINGS, LLC, DEPARTURE FROM PARKING & LOADING STANDARDS OF 3 PARKING SPACES.
 ZONING C-S-C 0.73
 with ACREAGE:
 TOTAL ACREAGE: 0.73
 LOCATED ON: EAST SIDE OF BALTIMORE AVE APPROX 400 FT NORTH OF ITS INTERSECTION WITH THE CAPITAL BELTWAY
 APPLICANT: POTOMAC ENERGY HOLDINGS, LLC
 AGENT: MCNAMEE & HOSEA
 OWNER(S): SAME AS APPLICANT

DDS-626
 DATE ACCEPTED: 11/17/2014
 PLANNING AREA: 61
 ELECTION DISTRICT: 21
 TIER: DEVELOPING
 STREET ADDRESS: 10211 BALTIMORE AVE
 CITY: COLLEGE PARK
 TAX MAP & GRID: 018 D-4
 200 SHEET: 213NE05
 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): COLLEGE PARK

TITLE: POTOMAC ENERGY HOLDINGS, LLC, DEPARTURE FROM DESIGN STANDARDS TO ALLOW A LOADING SPACE W/IN 50 FT. O
 ZONING C-S-C 0.73
 with ACREAGE:
 TOTAL ACREAGE: 0.73
 LOCATED ON: EAST SIDE OF BALTIMORE AVE APPROX 400 FT NORTH OF ITS INTERSECTION WITH THE CAPITAL BELTWAY
 APPLICANT: POTOMAC ENERGY HOLDINGS, LLC
 AGENT: MCNAMEE & HOSEA
 OWNER(S): SAME AS APPLICANT



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COUNCILMANIC DISTRICTS 01

CNU-33471-11		TITLE:	CNC CONCRETE, CERTIFICATION OF NON-CONFORMING USE FOR A CONCRETE BATCHING/MIXING PLANT.
DATE ACCEPTED:	11/3/2014	ZONING	I-2 1.00
PLANNING AREA:	62	with ACREAGE:	
ELECTION DISTRICT:	01		
TIER:	DEVELOPING	TOTAL ACREAGE:	1.00
STREET ADDRESS:	11530 EAST MAPLE AVENUE	LOCATED ON:	SOUTH OF SYCAMORE RD. BETWEEN EAST MAPLE AVE. AND MARYLAND AVE. EAST OF THE BMORE & OHIO RAILROAD
CITY:	BELTSVILLE	APPLICANT:	CARLOS NAZARIO, LLC.
TAX MAP & GRID:	013 B-4	AGENT:	RIFKIN, WEINER, LIVINGSTON, LEVITAN & SILVER, LLC.
200 SHEET:	215NE06	OWNER(S):	SAME AS APPLICANT
LOTS: 15	UNITS ATTACHED: 0		
OUTLOTS: 0	UNITS DETACHED: 0		
PARCELS: 0	UNITS MULTIFAMILY: 0		
OUTPARCELS: 0	TOTAL UNITS: 0		
	GROSS FLOOR AREA: 1,392		

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS 04

SE-4749		TITLE:	BHAGYA VILLAGE, SPECIAL EXCEPTION FOR APARTMENT HOUSING FOR THE ELDERLY OR PHYSICALLY HANDICAPPED.
DATE ACCEPTED:	11/24/2014	ZONING	R-80 6.01
PLANNING AREA:	70	with ACREAGE:	
ELECTION DISTRICT:	14		
TIER:	DEVELOPED	TOTAL ACREAGE:	6.01
STREET ADDRESS:	6711 CIPRIANO ROAD	LOCATED ON:	EAST OF CIPRIANO ROAD APPROX. 2640 FT. NORTH OF THE INTERSECTION OF CIPRIANO AND GOODLUCK ROAD.
CITY:	LANHAM	APPLICANT:	BAGYA VILLAGE
TAX MAP & GRID:	035 C-3	AGENT:	ESTELLE SACKS TRUST
200 SHEET:	209NE08	OWNER(S):	ESTELLE SACKS TRUST C/O SACKS, HENF
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

07

CNU-30304-12
 DATE ACCEPTED: 11/25/2014
 PLANNING AREA: 72
 ELECTION DISTRICT: 18
 TIER: DEVELOPED
 STREET ADDRESS: 6904 SEAT PLEASANT DRIVE
 CITY: CAPITOL HEIGHTS
 TAX MAP & GRID: 066 D-2
 200 SHEET: 202NE06
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 1 UNITS MULTIFAMILY: 192
 OUTPARCELS: 0 TOTAL UNITS: 192
 GROSS FLOOR AREA: 0

TITLE: PLEASANT HOUSE APARTMENTS, CERTIFICATION OF NON-CONFORMING USE FOR A 192 UNIT APARTMENT COMPLEX.
 ZONING R-18 6.01
 with ACREAGE:
 TOTAL ACREAGE: 6.01
 LOCATED ON: LOCATED ON THE SOUTHWEST QUADRANT AT THE INTERSECTION OF SEAT PLEASANT DRIVE AND HILL ROAD.
 APPLICANT: BORGER MANAGEMENT/PLEASANT HOUSE
 AGENT: MEYERS, ROBBELL & ROSENBAUM, P.A.
 OWNER(S): MAR CAL CONSTRUCTION COMPANY

ADJACENT TOWN(S):



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COUNCILMANIC DISTRICTS 01

CDP-0101-03	TITLE:	CENTRAL WHOLESALERS AT TOWN CENTER BUSINESS CAMPUS, PROPOSED TRIP CAP INCREASE FOR THE NEW WAREHO	
DATE ACCEPTED: 11/18/2014	ZONING	E-I-A	25.50
PLANNING AREA: 60	with ACREAGE:		
ELECTION DISTRICT: 10	TOTAL ACRES:		25.50
TIER: DEVELOPING	LOCATED ON:	APPROXIMATELY ONE MILE NORTH OF THE INTERSECTION OF VIRGINIA MANOR ROAD AND MUIRKIRK ROAD	
STREET ADDRESS: 13401 VIRGINIA MANOR ROAD	APPLICANT:	CWI LIMITED PARTNERSHIP	
CITY: LAUREL	AGENT:	SOLTESZ, INC,	
TAX MAP & GRID: 009 E-3	OWNER(S):		
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:	0	

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS 02

DSP-99044-10	TITLE:	PRINCE GEORGES PLAZA (OUTBACK STEAKHOUSE), REVISIONS FOR EXTERIOR RENOVATION AND CHANGES TO THE ENT	
DATE ACCEPTED: 11/21/2014	ZONING	C-S-C	51.03
PLANNING AREA: 68	with ACREAGE:		
ELECTION DISTRICT: 17	TOTAL ACRES:		51.03
TIER: DEVELOPED	LOCATED ON:	900' FROM THE CORNER OF BELCREST ROAD AND EAST WEST HIGHWAY	
STREET ADDRESS: 3500 EAST WEST HIGHWAY	APPLICANT:	LANGAN ENGINEERING	
CITY: HYATTSVILLE	AGENT:	SAME AS APPLICANT	
TAX MAP & GRID: 041 F-2	OWNER(S):	Prince Georges Plaza	
200 SHEET: 208NE03			
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): MOUNT RAINIER, HYATTSVILLE, RIVERDALE PARK, BRENTWOOD, UNIVERSITY PARK



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COUNCILMANIC DISTRICTS 02

DSP-14010	TITLE:	KIPLINGER, DETAILED SITE PLAN FOR 352 MULTIFAMILY UNITS, STRUCTURED PARKING AND ACCESS ROAD	
DATE ACCEPTED: 11/12/2014	ZONING	M-X-T	3.77
PLANNING AREA: 68	with ACREAGE:		
ELECTION DISTRICT: 17	TOTAL ACRES:		3.77
TIER: DEVELOPED	LOCATED ON:	AT THE SOUTHWEST CORNER OF EAST-WEST HIGHWAY (RT 410) AND EDITORS PARK DRIVE	
STREET ADDRESS: 3401 EAST WEST HIGHWAY	APPLICANT:	FORE PROPERTY COMPANY	
CITY: HYATTSVILLE	AGENT:	SOLTESZ, INC,	
TAX MAP & GRID: 041 F-2	OWNER(S):	THE KIPLINGER WASHINGTON EDITORS,	
200 SHEET: 207NE03			
LOTS: 0 UNITS ATTACHED: 0			
OUTLOTS: 0 UNITS DETACHED: 0			
PARCELS: 0 UNITS MULTIFAMILY: 352			
OUTPARCELS: 0 TOTAL UNITS: 352			
	GROSS FLOOR AREA: 0		
ADJACENT TOWN(S): UNIVERSITY PARK, HYATTSVILLE, MOUNT RAINIER, RIVERDALE PARK, BRENTWOOD			

DSP-03012-02	TITLE:	ALDI, INC., REVISION TO ADD GFA BY ENCLOSING 933 SPACE NEAR LOADING AREA.	
DATE ACCEPTED: 11/5/2014	ZONING	M-X-T	2.29
PLANNING AREA: 68	with ACREAGE:	T-D-O	0.00
ELECTION DISTRICT: 17	TOTAL ACRES:		2.29
TIER: DEVELOPED	LOCATED ON:	200 FEET EAST OF THE INTERSECTION OF AGER ROAD AND QUEENS CHAPEL ROAD.	
STREET ADDRESS: 3025 HAMILTON STREET	APPLICANT:	ALDI, INC. (JAKE DIPIAZZA)	
CITY: HYATTSVILLE	AGENT:	KIMLEY-HORN	
TAX MAP & GRID: 041 F-4	OWNER(S):		
200 SHEET: 206NE03			
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): HYATTSVILLE			

COUNCILMANIC DISTRICTS 03



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COUNCILMANIC DISTRICTS 03

DSP-13009-04	TITLE:	CAFRTZ PROPERTY, MINOR CHANGES TO SITE,LP ARCH ELEV. INCLUDING: GRADING, PAVERS, RETAIN WALL, SIDEWALK	
DATE ACCEPTED: 11/18/2014	ZONING	MU-TC	37.34
PLANNING AREA: 68	with ACREAGE:		
ELECTION DISTRICT: 19	TOTAL ACRES:		37.34
TIER: DEVELOPED	LOCATED ON:	EAST SIDE OF US 1, 1,400' FROM IT'S 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	
200 SHEET: 208NE04			
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):	RIVERDALE PARK, UNIVERSITY PARK, HYATTSVILLE, COLLEGE PARK, EDMONSTON		

COUNCILMANIC DISTRICTS 06

SDP-0304-21	TITLE:	OAK CREEK CLUB, REVISION TO INCLUDE ADDITIONAL ARCHITECTURAL MODELS AND ELEVATIONS	
DATE ACCEPTED: 11/12/2014	ZONING	L-A-C	0.00
PLANNING AREA: 74A	with ACREAGE:	R-L	923.00
ELECTION DISTRICT: 07	TOTAL ACRES:		923.00
TIER: DEVELOPING	LOCATED ON:	EAST AND WEST OF CHURCH ROAD SOUTH, 1,000 FEET NORTH OF OAK GROVE ROAD.	
STREET ADDRESS:	APPLICANT:	TOLL BROTHERS, INC.	
CITY:	AGENT:	ESE LAND PLANNING	
TAX MAP & GRID: 076 E-1	OWNER(S):		
200 SHEET: 201SE12			
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 06

DSP-14026	TITLE:	APOLLO ASCEND, MIXED USE PROJECT WITH 850 MULTI-FAMILY DWELLING UNITS AND APPROXIMATELY 19,024 SF OF R	
DATE ACCEPTED: 11/26/2014	ZONING	M-X-T	19.90
PLANNING AREA: 73	with ACREAGE:		
ELECTION DISTRICT: 13	TOTAL ACRES:		19.90
TIER: DEVELOPED	LOCATED ON:	NW QUAD OF HARRY S TRUMAN DR AND LOTTSFORD RD AT LARGO TOWN CENTER METRO STATION	
STREET ADDRESS: 8900 LOTTSFORD RD	APPLICANT:	COMMONS AT LARGO LLC	
CITY:	AGENT:	SANTEC	
TAX MAP & GRID: 067 E-3	OWNER(S):		
200 SHEET: 201NE08			
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):

CSP-13001	TITLE:	CABIN BRANCH, 212 TOWNHOUSES & 8,600 SQUARE FEET OF COMMERCIAL SPACE	
DATE ACCEPTED: 11/24/2014	ZONING	M-X-T	24.58
PLANNING AREA: 78	with ACREAGE:	R-R	0.00
ELECTION DISTRICT: 15	TOTAL ACRES:		24.58
TIER: DEVELOPING	LOCATED ON:	NORTHWEST CORNER OF ARMSTRONG LANE AND RYON ROAD	
STREET ADDRESS:	APPLICANT:	VP, LLC (MARK VOGEL)	
CITY:	AGENT:	DEWBERRY & DAVIS, LLC	
TAX MAP & GRID: 092 C-3	OWNER(S):	SAME	
200 SHEET: 206SE08			
LOTS: 0	UNITS ATTACHED:	212	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 0	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	212	
	GROSS FLOOR AREA:	8,600	

ADJACENT TOWN(S):

COUNCILMANIC DISTRICTS 09



Development Activity Monitoring System
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COUNCILMANIC DISTRICTS

09

DSP-07076-13	TITLE:	BRANDYWINE CROSSING PHASE II, BUILDING EXPANSION FOR BUILDING R TO INCLUDE WALK-IN REFRIGERATOR EQUIP		
DATE ACCEPTED: 11/6/2014	ZONING	C-S-C	34.10	
PLANNING AREA: 85A	with ACREAGE:			
ELECTION DISTRICT: 11	TOTAL ACRES:		34.10	
TIER: DEVELOPING	LOCATED ON:	NORTHWEST CORNER OF THE INTERSECTION OF US 301 AND TIMOTHY BRANCH DRIVE.		
STREET ADDRESS:	APPLICANT:	BIG CITY FOODS, LLC., THE CAROLINE KITCHEN		
CITY: BRANDYWINE	AGENT:	RIFKIN, WEINER, LIVINGSTON, LEVITAN & SILVER, LLC		
TAX MAP & GRID: 155 A-3	OWNER(S):			
200 SHEET: 220SE07				
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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NOVEMBER, 2014

COUNCILMANIC DISTRICTS 07

PRELIM NO:	4-14005	TITLE:	VALLEY VIEW, SINGLE FAMILY SEMI-DETACHED SUBDIVISION OF 78 LOTS AND 7 PARCELS
DATE ACCEPTED:	11/5/2014	ZONING	R-T 11.73
PLANNING AREA:	75A	with ACREAGE:	
ELECTION DISTRICT:	18	TOTAL ACREAGE:	11.73
TIER:	DEVELOPED	LOCATED ON:	4500 FEET NORTH & 4500 FEET EAST OF INTERSECTION AT HIGHMOUNT LANE AND SUFFOLK AVENUE
STREET ADDRESS:	5600 HIGHMOUNT LANE	APPLICANT:	VALLEY VIEW, LLC
CITY:	CAPITOL HEIGHTS	AGENT:	PHOENIX LAND DESIGN, INC.
TAX MAP & GRID:	073 A-2	OWNER(S):	VALLEY VIEW, LLC
200 SHEET:	201SE05		
LOTS:	78	UNITS ATTACHED:	0
OUTLOTS:	0	UNITS DETACHED:	0
PARCELS:	7	UNITS MULTIFAMILY:	0
OUTPARCELS:	0	TOTAL UNITS:	0
		GROSS FLOOR AREA:	0
ADJACENT TOWN(S):	SEAT PLEASANT, CAPITOL HEIGHTS		

COUNCILMANIC DISTRICTS 08



Development Activity Monitoring System
Monthly Report of CBCA Activity
NOVEMBER, 2014

COUNCILMANIC DISTRICTS

DATE ACCEPTED:

PLANNING AREA:

ELECTION DISTRICT:

TIER:

STREET ADDRESS:

CITY:

TAX MAP & GRID:

200 SHEET:

LOTS:

OUTLOTS:

PARCELS:

OUTPARCELS:

UNITS ATTACHED:

UNITS DETACHED:

UNITS MULTIFAMILY:

TOTAL UNITS:

GROSS FLOOR AREA:

TITLE:

ZONING
with ACREAGE:

TOTAL ACREAGE:

LOCATED ON:

APPLICANT:

AGENT:

OWNER(S):

ADJACENT TOWN(S):
