



Development Activity Monitoring System
Monthly Report of Subdivision Activity
SEPTEMBER, 2017

COUNCILMANIC DISTRICTS

05

PRELIM NO:	4-16019	TITLE:	WOODMORE OVERLOOK, 215-220 TOWNHOMES
DATE ACCEPTED:	9/21/2017		
PLANNING AREA:	73	ZONING	M-X-T 26.30
ELECTION DISTRICT:	13	with ACREAGE:	
TIER:	DEVELOPING		
STREET ADDRESS:	9700 RUBY LOCKHART BLVD		
CITY:	BOWIE	TOTAL ACREAGE:	26.30
TAX MAP & GRID:	077 A-2		
200 SHEET:	203NE09	LOCATED ON:	NORTH SIDE OF RUBY LOCKHART BLVD, WEST OF INTERSECTION WITH LOTTSFORD ROAD
LOTS:	0	UNITS ATTACHED:	218
OUTLOTS:	0	UNITS DETACHED:	0
PARCELS:	1	UNITS MULTIFAMILY:	0
OUTPARCELS:	0	TOTAL UNITS:	218
		GROSS FLOOR AREA:	0
		APPLICANT:	WOODMORE OVERLOOK, LLC
		AGENT:	DEWBERRY
		OWNER(S):	KING, LUDLOW III

ADJACENT TOWN(S):



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SEPTEMBER, 2017

COUNCILMANIC DISTRICTS 02

DSP-99044-15	TITLE:	MALL AT PRINCE GEORGES PLAZA (END CAP), THE ADDITION OF 3 BUILDING MOUNTED SIGNS FOR A NEW RETAIL LOCA	
DATE ACCEPTED: 9/27/2017	ZONING	M-U-I	51.78
PLANNING AREA: 68	with ACREAGE:		
ELECTION DISTRICT: 17	TOTAL ACRES:		51.78
TIER: DEVELOPED	LOCATED ON:	NORTHWEST OF INTERSECTION OF BELCREST ROAD AND MD 410	
STREET ADDRESS:	APPLICANT:	PR PRINCE GEORGE'S PLAZA, LLC	
CITY: HYATTSVILLE	AGENT:	BOHLER ENGINEERING	
TAX MAP & GRID: 041 F-2	OWNER(S):		
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): UNIVERSITY PARK, HYATTSVILLE, RIVERDALE PARK, COLLEGE PARK			

DSP-99044-14	TITLE:	MALL AT PRINCE GEORGES PLAZA (RESTAURANT), INFRASTRUCTURE ONLY, FOR CONSTRUCTION OF A PAD SITE FOR A I	
DATE ACCEPTED: 9/21/2017	ZONING	M-U-I	51.78
PLANNING AREA: 68	with ACREAGE:		
ELECTION DISTRICT: 17	TOTAL ACRES:		51.78
TIER: DEVELOPED	LOCATED ON:	NORTHWEST QUADRANT OF INTERSECTION OF BELCREST ROAD AND EAST WEST HIGHWAY, 500' WEST	
STREET ADDRESS: 3500 EAST WEST HIGHWAY	APPLICANT:	PR PRINCE GEORGE'S PLAZA, LLC	
CITY: HYATTSVILLE	AGENT:	BOHLER ENGINEERING	
TAX MAP & GRID: 041 F-2	OWNER(S):		
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: 7,718		
ADJACENT TOWN(S): HYATTSVILLE, COLLEGE PARK, NORTH BRENTWOOD, TAKOMA PARK			

COUNCILMANIC DISTRICTS 03



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COUNCILMANIC DISTRICTS 03

DSP-17003	TITLE:	BA/WRPR COLLEGE PARK, MIXED USE (393 MULTIFAMILY UNITS AND 81,706 SQUARE FOOT COMMERCIAL)	
DATE ACCEPTED: 9/20/2017	ZONING	M-U-I	5.75
PLANNING AREA: 66	with ACREAGE:		
ELECTION DISTRICT: 21	TOTAL ACRES:		5.75
TIER: DEVELOPED	LOCATED ON:	WEST SIDE OF BALTIMORE AVENUE, BOUNDED BY THE NORTH BY HARTWICK ROAD AND TO THE SOUTH BY GUILFORD DR	
STREET ADDRESS: 7200 BALTIMORE AVENUE	APPLICANT:	BA/WPRP COLLEGE PARK, LLC	
CITY: COLLEGE PARK	AGENT:	BOHLER ENGINEERING	
TAX MAP & GRID: 033 C-4	OWNER(S):		
200 SHEET: 209NE04			
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 4	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	0	
	GROSS FLOOR AREA:	81,706	
ADJACENT TOWN(S):	COLLEGE PARK, RIVERDALE PARK, HYATTSVILLE, UNIVERSITY PARK		

COUNCILMANIC DISTRICTS 04

DSP-95092-10	TITLE:	CORNERSTONE ASSEMBLY OF GOD, THE ADDITION OF 865 SQUARE FEET OF OFFICE SPACE, LOCATED ABOVE THE EXISTI	
DATE ACCEPTED: 9/1/2017	ZONING	R-E	7.80
PLANNING AREA: 71A	with ACREAGE:		
ELECTION DISTRICT: 14	TOTAL ACRES:		7.80
TIER: DEVELOPING	LOCATED ON:	400' EAST OF THE INTERSECTION OF RACE TRACK ROAD AND MD 450	
STREET ADDRESS: 16010 ANNAPOLIS ROAD	APPLICANT:	CORNERSTONE ASSEMBLY OF GOD	
CITY: BOWIE	AGENT:	LAND DESIGN	
TAX MAP & GRID: 038 C-3	OWNER(S):	SAME AS APPLICANT	
200 SHEET: 209NE14			
LOTS: 0	UNITS ATTACHED:	0	
OUTLOTS: 0	UNITS DETACHED:	0	
PARCELS: 0	UNITS MULTIFAMILY:	0	
OUTPARCELS: 0	TOTAL UNITS:	0	
	GROSS FLOOR AREA:	865	
ADJACENT TOWN(S):	BOWIE		



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COUNCILMANIC DISTRICTS

04

DSP-17020
 DATE ACCEPTED: 9/19/2017
 PLANNING AREA: 71B
 ELECTION DISTRICT: 07
 TIER: DEVELOPED
 STREET ADDRESS:
 CITY: BOWIE
 TAX MAP & GRID: 047 F-3
 200 SHEET: 207NE15
 LOTS: 2 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 9 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 0
 ADJACENT TOWN(S): BOWIE

TITLE: MELFORD TOWN CENTER, GRADING OF THE SITE AND A ROADWAY IMPROVEMENT
 ZONING with ACREAGE: M-X-T 129.16
 TOTAL ACRES: 129.16
 LOCATED ON: INTERSECTION OF MELFORD BOULEVARD AND CURIE DRIVE.
 APPLICANT: ST. JOHN PROPERTIES, INC.
 AGENT: BOHLER ENGINEERING
 OWNER(S):

DSP-16044
 DATE ACCEPTED: 9/1/2017
 PLANNING AREA: 70
 ELECTION DISTRICT: 14
 TIER: DEVELOPING
 STREET ADDRESS: 11609 FACHINA PLACE
 CITY: GLENN DALE
 TAX MAP & GRID: 036 E-3
 200 SHEET: 209NE10
 LOTS: 1 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): BLADENSBURG

TITLE: THE WOODLANDS AT REID TEMPLE, A 252 DWELLING UNIT AGE RESTRICTED ADULT COMMUNITY
 ZONING with ACREAGE: R-18C 4.28
 R-R 6.47
 TOTAL ACRES: 10.75
 LOCATED ON: EASTERN SIDE OF GLEN DALE BOULEVARD, 1170' NORTH OF ITS INTERSECTION WITH DAISY LANE
 APPLICANT: REID TEMPLE COMMUNITY DEVELOPMENT CORPORATION
 AGENT: SAME AS OWNER
 OWNER(S): SAME AS OWNER



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COUNCILMANIC DISTRICTS 04

DSP-15001-01	TITLE:	GLENDALE COMMONS- PHASE 3, ADD 2 NEW ARCHITECTURAL PRODUCTS FOR DAN RYAN HOMES THE MONTGOMERY II	
DATE ACCEPTED: 9/13/2017	ZONING	M-X-T	25.97
PLANNING AREA: 70	with ACREAGE:		
ELECTION DISTRICT: 14	TOTAL ACRES:		25.97
TIER: DEVELOPING	LOCATED ON:	GREENBELT ROAD AND AEROSPACE ROAD	
STREET ADDRESS: 7701 HUBBLE DRIVE	APPLICANT:	DAN RYAN BUILDERS	
CITY: GREENBELT	AGENT:	DEWBERRY	
TAX MAP & GRID: 036 A-1	OWNER(S):	JEMAL GREENTEC LAND LLC C/O DOUGI	
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 05

SDP-9612-06	TITLE:	SPRINGDALE ESTATES, REVISION TO INCLUDE 2 ADDITION TOWN HOME MODELS & REVISE MATERIAL OF PROPOSED DR	
DATE ACCEPTED: 9/20/2017	ZONING	L-A-C	4.98
PLANNING AREA: 73	with ACREAGE:		
ELECTION DISTRICT: 13	TOTAL ACRES:		4.98
TIER: DEVELOPING	LOCATED ON:	INTERSECTION OF ST. JOSEPH'S DRIVE AND ARDWICK ARDMORE ROAD.	
STREET ADDRESS: ST. JOSEPH'S DRIVE	APPLICANT:	CALATLANTIC HOMES	
CITY: UPPER MARLBORO	AGENT:	DEWBERRY	
TAX MAP & GRID: 060 F-1	OWNER(S):		
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):



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COUNCILMANIC DISTRICTS

06

SDP-1205-06		TITLE:	PARKSIDE (FORMALLY SMITH HOME FARMS), UMBRELLA ARCHITECTURE, ADD TWO SINGLE-FAMILY ARCHITECTURE M	
DATE ACCEPTED:	9/20/2017	ZONING	R-M	250.85
PLANNING AREA:	78	with ACREAGE:		
ELECTION DISTRICT:	15			
TIER:	DEVELOPING	TOTAL ACRES:		250.85
STREET ADDRESS:		LOCATED ON:	WESTERN PORTION OF PARKSIDE, EASTERN SIDE OF MD 4 & 1,800' FROM ITS INTERSECTION WITH SUITLAND PRKWY	
CITY:		APPLICANT:	DAN RYAN BUILDERS	
TAX MAP & GRID:	090 D-2	AGENT:	DEWBERRY	
200 SHEET:	205SE09	OWNER(S):		
LOTS:	991	UNITS ATTACHED:	701	
OUTLOTS:	0	UNITS DETACHED:	290	
PARCELS:	10	UNITS MULTIFAMILY:	140	
OUTPARCELS:	0	TOTAL UNITS:	1,131	
		GROSS FLOOR AREA:	0	

ADJACENT TOWN(S):

SDP-0902-03		TITLE:	BEECH TREE EAST VILLAGE 11 &13, RELOCATE SURFACE DRAINAGE EASEMENT IN REAR OF LOT 16W & ADD STORMDRA	
DATE ACCEPTED:	9/11/2017	ZONING	R-S	29.70
PLANNING AREA:	79	with ACREAGE:		
ELECTION DISTRICT:	03			
TIER:	DEVELOPING	TOTAL ACRES:		29.70
STREET ADDRESS:		LOCATED ON:	SW QUADRANT OF THE INTERSECTION OF 301 AND LEELEND ROAD	
CITY:		APPLICANT:	VOB LIMITED PARTNERSHIP	
TAX MAP & GRID:	085 B-3	AGENT:	GREENMAN-PEDERSEN, INC.	
200 SHEET:	204SE13	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

06

SDP-0416-06		TITLE:	BEECH TREE, SOUTH VILLAGE, SECTIONS 4 AND 5, REMOVAL OF A RETAINING WALL BEHINE LOTS 21 AND 22, WITHIN HC	
DATE ACCEPTED:	9/11/2017	ZONING	R-S	23.35
PLANNING AREA:	79	with ACREAGE:		
ELECTION DISTRICT:	03			
TIER:	DEVELOPING	TOTAL ACRES:		23.35
STREET ADDRESS:		LOCATED ON:	SOUTHWEST QUADRANT OF THE INTERSECTION OF LEELAND ROAD AND MD 301	
CITY:		APPLICANT:	VOB LIMITED PARTNERSHIP	
TAX MAP & GRID:	084 F-3	AGENT:	GREENMAN-PEDERSEN, INC.	
200 SHEET:	204SE13	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):

SDP-0304-26		TITLE:	OAK CREEK CLUB, PHASE 4, APPROVAL OF 1 NEW SINGLE FAMILY HOUSE MODEL TYPE: RADFORD BY NV HOMES	
DATE ACCEPTED:	9/12/2017	ZONING	R-L	923.00
PLANNING AREA:	74A	with ACREAGE:		
ELECTION DISTRICT:	07			
TIER:	DEVELOPING	TOTAL ACRES:		923.00
STREET ADDRESS:		LOCATED ON:	EAST AND WEST OF CHURCH ROAD SOUTH, 1000 NORTH OF OAK GROVE ROAD	
CITY:		APPLICANT:	NV HOME/Ryan HOMES	
TAX MAP & GRID:	076 E-1	AGENT:	CHARLES P JOHNSON & ASSOCIATES	
200 SHEET:	201SE12	OWNER(S):	NV HOMES	
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-05083-05	TITLE:	FAIRWOOD, AMENDMENT TO REVISE THE MINIMUM SIDEYARD SETBACK FOR LOT 228 BLOCK II (LEFT SIDE ONLY)
DATE ACCEPTED: 9/27/2017	ZONING	M-X-C 245.93
PLANNING AREA: 71A	with ACREAGE:	
ELECTION DISTRICT: 07	TOTAL ACRES:	245.93
TIER: DEVELOPING	LOCATED ON:	EAST SIDE OF ANNAPOLIS ROAD, NORTH OF MD 50 EAST OF CHURCH RAOD
STREET ADDRESS:	APPLICANT:	NV HOME/RYAN HOMES
CITY:	AGENT:	GUTSCHICK, LITTLE & WEBER, P.A
TAX MAP & GRID: 054 D-1	OWNER(S):	
200 SHEET: 206NE12		
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): BLADENSBURG		

COUNCILMANIC DISTRICTS 07

DSP-17024	TITLE:	ACADEMY BUS, BUS MAINTENANCE AND PARKING
DATE ACCEPTED: 9/12/2017	ZONING	I-1 5.56
PLANNING AREA: 75B	with ACREAGE:	
ELECTION DISTRICT: 18	TOTAL ACRES:	5.56
TIER: DEVELOPED	LOCATED ON:	250 YARDS NORTH OF THE INTERSECTION OF WALKER MILL ROAD AND ROCHELL AVE.
STREET ADDRESS: 1831 PROSPERITY WAY	APPLICANT:	FRANMAR PROPERTIES OF MD LLC
CITY: DISTRICT HEIGHTS	AGENT:	SOLTESZ
TAX MAP & GRID: 073 C-4	OWNER(S):	
200 SHEET: 203SE06		
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): DISTRICT HEIGHTS, CAPITOL HEIGHTS		



Development Activity Monitoring System
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COUNCILMANIC DISTRICTS

09

DSP-04063-04
 DATE ACCEPTED: 9/19/2017
 PLANNING AREA: 84
 ELECTION DISTRICT: 05
 TIER: DEVELOPING
 STREET ADDRESS:
 CITY:
 TAX MAP & GRID: 161 D-1
 200 SHEET: 221SW01
 LOTS: 0 UNITS ATTACHED: 220
 OUTLOTS: 0 UNITS DETACHED: 95
 PARCELS: 0 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 315
 GROSS FLOOR AREA: 0

TITLE: SIGNATURE CLUB AT MANNING VILLAGE, 95 SINGLE FAMILY DETACHED, 220 SINGLE FAMILY ATTACHED & TWO DUPL
 ZONING with ACREAGE: M-X-T 70.49
 TOTAL ACRES: 70.49
 LOCATED ON: NORTHWEST QUADRANT OF THE INTERSECTION OF BERRY ROAD AND MANNING ROAD.
 APPLICANT: MACARTHUR DEVELOPMENT, LLC
 AGENT: GIBBS, EDWARD C.
 OWNER(S):

ADJACENT TOWN(S):

AC-17015
 DATE ACCEPTED: 9/15/2017
 PLANNING AREA: 79
 ELECTION DISTRICT: 03
 TIER: DEVELOPING
 STREET ADDRESS: 14503 MAIN
 CITY: UPPER MARLBORO
 TAX MAP & GRID: 101 F-2
 200 SHEET: 202SE13
 LOTS: 0 UNITS ATTACHED: 0
 OUTLOTS: 0 UNITS DETACHED: 0
 PARCELS: 1 UNITS MULTIFAMILY: 0
 OUTPARCELS: 0 TOTAL UNITS: 0
 GROSS FLOOR AREA: 0

TITLE: 14503 MAIN STREET, UPPER MARLBORO, OFFICE WITHIN AN EXISTING RESIDENTIAL BUILDING PERMIT #4199-2017-U
 ZONING with ACREAGE: R-80 0.28
 TOTAL ACRES: 0.28
 LOCATED ON: EAST OF THE MONUMENT AT INTERSEC OF MAIN ST AND MARLBORO PIKE AND OLD CRAIN HIGHWAY
 APPLICANT: WARREN, SHANE
 AGENT: ALTER ASSOCIATES
 OWNER(S): SAME AS APPLICANT

ADJACENT TOWN(S):



Development Activity Monitoring System
Monthly Report of Zoning Activity
SEPTEMBER, 2017

COUNCILMANIC DISTRICTS 04

ROSP-1667-01	TITLE:	HILLTOP PLAZA-PARCEL 19, TO DOCUMENT MINOR CHANGES TO THE PARKING CONFIGURATION SINCE THE ORIGINAL S
DATE ACCEPTED: 9/1/2017	ZONING	R-R 4.93
PLANNING AREA: 71B	with ACREAGE:	
ELECTION DISTRICT: 14		
TIER: DEVELOPING		
STREET ADDRESS: 6868 RACE TRACK ROAD	TOTAL ACREAGE:	4.93
CITY: BOWIE	LOCATED ON:	SOUTH SIDE OF RACE TRACK ROAD APPROXIMATELY 1,100 FEET WEST OF INTERSECTION OF ANNAPOLIS ROAD (MD 45
TAX MAP & GRID: 038 C-3	APPLICANT:	HILLTOP BORROWER, LLC
200 SHEET: 209NE14	AGENT:	MARCIS, HENDRICKS & GLASCOCK, PA
LOTS: 0 UNITS ATTACHED: 0	OWNER(S):	HILLTOP BORROWER, LLC
OUTLOTS: 0 UNITS DETACHED: 0		
PARCELS: 1 UNITS MULTIFAMILY: 0		
OUTPARCELS: 0 TOTAL UNITS: 0		
		GROSS FLOOR AREA: 0
ADJACENT TOWN(S): BOWIE		

COUNCILMANIC DISTRICTS 05

CNU-40950-20	TITLE:	4300 KENILWORTH AVENUE, CERTIFICATION OF OUTDOOR ADVERTISING SIGNS AS A NON-CONFORMING USE
DATE ACCEPTED: 9/29/2017	ZONING	I-1 1.23
PLANNING AREA: 69	with ACREAGE:	
ELECTION DISTRICT: 16		
TIER: DEVELOPED		
STREET ADDRESS: 4300 KENILWORTH AVENUE	TOTAL ACREAGE:	1.23
CITY: HYATTSVILLE	LOCATED ON:	APPROXIMATELY 255 FEET NORTH OF THE INTERSECTION OF KENILWORTH AVENUE AND WINDOM ROAD
TAX MAP & GRID: 050 D-2	APPLICANT:	APRIL MACKOFF
200 SHEET: 205NE04	AGENT:	APRIL MACKOFF (CLEAR CHANNEL OUTDOOR)
LOTS: 0 UNITS ATTACHED: 0	OWNER(S):	PAUL & KAREN KRAMER
OUTLOTS: 0 UNITS DETACHED: 0		
PARCELS: 0 UNITS MULTIFAMILY: 0		
OUTPARCELS: 0 TOTAL UNITS: 0		
		GROSS FLOOR AREA: 0
ADJACENT TOWN(S):		

