



Note: Staff reports can be accessed at www.mncppc.org/pgco/planning/plan.htm.

Request for Refund of Filing Fees DSP-08021

Application	General Data	
<p>Project Name: All Believers Church of Christ</p> <p>Location: West side of Cipriano Road, 600 feet south of its intersection with Brae Brook Drive</p> <p>Applicant/Address: All Believers Church of Christ 6900 Cipriano Road Lanham, MD 20706</p>	Planning Board Hearing Date:	12/10/09
	Memorandum Date:	11/18/09
	Date Accepted:	08/26/09
	Planning Board Action Limit:	N/A
	Plan Acreage:	1.037
	Zone:	R-80
	Dwelling Units:	N/A
	Gross Floor Area:	1,636 sq. ft.
	Planning Area:	67
	Tier:	Developing
	Council District:	03
	Election District:	21
	Municipality:	N/A
200-Scale Base Map:	209NE08	

Purpose of Application	Notice Dates	
Request for a refund of filing fees for Detailed Site Plan DSP-08021.	Informational Mailing:	04/16/08
	Acceptance Mailing:	05/22/09
	Sign Posting Deadline:	N/A

Staff Recommendation		Staff Reviewer: Jeanette Silor	
APPROVAL	APPROVAL WITH CONDITIONS	DISAPPROVAL	DISCUSSION
X			

November 18, 2009

MEMORANDUM

TO: Prince George's County Planning Board

VIA: Steve Adams, Urban Design Supervisor, Development Review Division

FROM: Jeanette Silor, Planner, Urban Design Section, Development Review Division

SUBJECT: Detailed Site Plan DSP-08021—Request for refund of filing fees
All Believers Church of Christ

In a letter dated October 29, 2009, Pastor Emmanuel P. Edokobi, the applicant for All Believers Church of Christ, Detailed Site Plan DSP-08021, requested a refund of review fees in the amount of \$2,000 and \$60 for the posting fee due to the fact that he no longer wishes to move forward with the project. The applicant incorrectly lists the requested refund amount as \$2,061. The amount paid was \$2,060.

Section 27-125.02(m)(4)(A)(iii)(aa) of the Zoning Ordinance provides that the Planning Board may approve a refund if “[a] request to withdraw an application is received in proper form prior to the public release of the Technical Staff Report. In this case, fifty percent (50%) of the filing fee shall be refunded.” Subsection (vi)(aa), which pertains to the refund of sign posting fees, states that a refund may be approved if “[t]he application is withdrawn prior to the posting of the sign. In this case, the entire sign posting fee may be refunded.” The request to withdraw the application was received prior to the public release of the Technical Staff Report and prior to the posting of notification signs. The appropriate amount which may be refunded to the applicant is \$1,060. This represents one-half of the detailed site plan filing fee of \$2,000 and the entire \$60 sign posting fee.

RECOMMENDATION

The Urban Design staff recommends that the request for a refund for Detailed Site Plan DSP-08021 be APPROVED in the amount of \$1,060.