



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

Detailed Site Plan Alternative Compliance

**DSP-07049
 AC-09006**

Application	General Data	
Project Name: Grace's Office Park Location: South side of Lanham Severn Road (MD 564), approximately 4,000 feet southwest of its intersection with Greenbelt Road (MD 193) Applicant/Address: IPDS, LLC 7245 Hanover Parkway, Suite D Greenbelt, MD 20770	Date Accepted:	02/19/09
	Planning Board Action Limit:	Waived
	Plan Acreage:	6.99
	Zone:	C-O
	Dwelling Units:	N/A
	Gross Floor Area:	72,400 sq. ft.
	Planning Area:	70
	Tier:	Developing
	Council District:	03
	Election District:	20
	Municipality:	N/A
	200-Scale Base Map:	209NE09

Purpose of Application	Notice Dates	
This case was continued from the Planning Board hearing of April 23, 2009 to June 4, 2009. The applicant is requesting a continuance of the June 4, 2009 hearing to June 18, 2009. For approval of three commercial office buildings	Informational Mailing:	11/13/07
	Acceptance Mailing:	10/26/09
	Sign Posting Deadline:	03/24/09

Staff Recommendation		Staff Reviewer: H. Zhang, AICP	
APPROVAL	APPROVAL WITH CONDITIONS	DISAPPROVAL	CONTINUANCE
			X

May 27, 2009

MEMORANDUM

TO: The Prince George's County Planning Board

VIA: Steve Adams, Urban Design Supervisor

FROM: Henry Zhang, Urban Design Section, Development Review Division

SUBJECT: Detailed Site Plan DSP-07049
Alternative Compliance AC-09006
Grace's Office Park

The applicant submitted a letter dated May 27, 2009 requesting a continuance of the Planning Board hearing currently scheduled on June 4, 2009 to June 18, 2009, in order to have additional time to work on the design of the architectural elevations of the proposed office buildings.

The public hearing notice sign for this application was posted on the subject site on March 24, 2009. At the Planning Board hearing held on April 23, 2009, the detailed site plan was continued to June 4, 2009 in order for the applicant to meet with the adjacent civic association and to refine the architectural elevations of the proposed office buildings.

The applicant has also waived the 70-day review limit for this DSP.

RECOMMENDATION

The Urban Design staff recommends that the request for continuance of the above item be APPROVED and the case be continued to June 18, 2009.