



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

DSP-18020-01 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 25482

ACCEPTED: 04/01/2024

CAPITAL ELECTRIC; PROPOSED 162,240 SQUARE FOOT EXPANSION OF THE 362,880 SQUARE FEET OF LIGHT INDUSTRIAL WAREHOUSING PREVIOUSLY APPROVED BY THE PLANNING BOARD

8711 WESTPHALIA ROAD UPPER MARLBORO

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	090 C-1	200 SHEET:	205SE08
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	78	COUNCILMANIC DISTRICT:	06
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	15	TIER:	DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	16	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)		VIII		COMMUNITIES

APA: N/A

ZONING:	AUTHORITY:	FEE(S):
RMF-20 45.40 Acres	PLANNING BOARD PENDING 06/06/2024	\$240.00 (Sign Posting Fee)
Total: 45.40 Acres	SDRC MEETING SCHEDULED 04/26/2024	\$2,012.00 (Application Fee)
		<u>\$2,252.00</u>

APPLICANT
 CAPITAL WESTPHALIA REAL ESTATE, LLC
 530 WALNUT ST., SUITE 1650
 19106
 843-408-8609

AGENT
 ARTHUR J. HORNE, JR. ESQ.
 1101 MERCANTILE LANE SUITE 240
 20774
 301-925-1800
 ahorne@shpa.com

OWNER(S)
 CAPITAL WESTPHALIA REAL ESTATE, LLC; 530 WALNUT ST., SUITE 1650; Philadelphia, PA 19106

Assigned Reviewer: GOMEZ-ROJAS, NATALIA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-23106 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27629

ACCEPTED: 04/03/2024

WATSON & LARSEN PROPERTY LOTS 1-4; LOTS 1-4

16301 16305 BADEN NAYLOR ROAD BRANDYWINE

4 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	167 C-1	200 SHEET:	221SE12
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	86B	COUNCILMANIC DISTRICT:	09
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	11	TIER:	RURAL
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	13	GROWTH POLICY AREA:	RURAL AND AGRICULTURAL AREA
	0 GROSS FLOOR AREA (SQ FT)		V		

APA: N/A

ZONING:

AG	21.97 Acres
Total:	21.97 Acres

AUTHORITY:

PLANNING DIRECTOR	APPROVED	04/03/2024
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FEE(S):

_____ \$750.00	(Application Fee)
_____ \$750.00	

APPLICANT

ROCHE WATSON
 16305 BADEN NAYLOR ROAD
 20613
 7576135762
 rocheproc@yahoo.com

AGENT

BILL MEEKINS
 3101 RITCHIE ROAD
 20747
 301-736-7115
 INFO@MEEKINS.NET

Assigned Reviewer: VATANDOOST, MAHSA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-23116 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27695

ACCEPTED: 04/02/2024

CASE YERGAT PLAT 1; 1 OUTPARCEL

10104 WESTPHALIA ROAD UPPER MARLBORO

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	009 A-1	200 SHEET:	205SE09
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	78	COUNCILMANIC DISTRICT:	06
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	15	TIER:	DEVELOPING
1 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	16	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)		VIII		COMMUNITIES

APA: N/A

ZONING:	
LCD	130.04 Acres
MIO	0.00 Acres
Total:	130.04 Acres

AUTHORITY:		
PLANNING BOARD	SCHEDULED	04/11/2024

FEE(S):	
_____	\$750.00 (Application Fee)
_____	\$750.00

APPLICANT
WOODSIDE LAND INVESTMENT, LLC
3907 GREENWAY
21218

AGENT
CHRIS VALLTOS
4300 FORBES BOULEVARD, SUITE 230
20706
301.794.7555
cvalltos@solteszco.com

Assigned Reviewer: VATANDOOST, MAHSA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-23117 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27696

ACCEPTED: 04/02/2024

CASE YERGAT PLAT 2; 2 OUTPARCELS

10104 WESTPHALIA ROAD UPPER MARLBORO

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	009 A-1	200 SHEET:	205SE09
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	78	COUNCILMANIC DISTRICT:	06
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	15	TIER:	DEVELOPING
2 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	16	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)		VIII		COMMUNITIES

APA: N/A

ZONING:

LCD	20.09 Acres
MIO	0.00 Acres
Total:	20.09 Acres

AUTHORITY:

PLANNING BOARD	SCHEDULED	04/11/2024
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FEE(S):

_____	\$750.00 (Application Fee)
_____	\$750.00

APPLICANT

WOODSIDE LAND INVESTMENT, LLC
 3907 GREENWAY
 21218

AGENT

CHRIS VALLTOS
 4300 FORBES BOULEVARD, SUITE 230
 20706
 301.794.7555
 cvalltos@solteszco.com

Assigned Reviewer: VATANDOOST, MAHSA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-23118 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27697

ACCEPTED: 04/02/2024

CASE YERGAT PLAT 3; 1 OUTPARCEL

10104 WESTPHALIA ROAD UPPER MARLBORO

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	009 A-1	200 SHEET:	205SE09
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	78	COUNCILMANIC DISTRICT:	06
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	15	TIER:	DEVELOPING
1 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	16	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)		VIII		COMMUNITIES

APA: N/A

ZONING:

LCD	7.27 Acres
MIO	0.00 Acres
Total:	7.27 Acres

AUTHORITY:

PLANNING BOARD	SCHEDULED	04/02/2024
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FEE(S):

_____	\$750.00 (Application Fee)
_____	\$750.00

APPLICANT

WOODSIDE LAND INVESTMENT, LLC
 3907 GREENWAY
 21218

AGENT

CHRIS VALLTOS
 4300 FORBES BOULEVARD, SUITE 230
 20706
 301.794.7555
 cvalltos@solteszco.com

Assigned Reviewer: VATANDOOST, MAHSA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-23127 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27800

ACCEPTED: 04/02/2024

CASE YERGAT PLAT 4; 3 OUTPARCELS

10104 WESTPHLIA ROAD UPPER MARLBORO

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	091 A-1	200 SHEET:	205SE09
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	78	COUNCILMANIC DISTRICT:	06
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	15	TIER:	DEVELOPING
3 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	16	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)		VIII		COMMUNITIES

APA: N/A

ZONING:

LCD	0.86 Acres
MIO	0.00 Acres
Total:	0.86 Acres

AUTHORITY:

PLANNING BOARD	SCHEDULED	04/11/2024
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FEE(S):

_____	\$750.00 (Application Fee)
_____	\$750.00

APPLICANT

SOLTESZ INC
7300 FORBES BLVD

20740

AGENT

CHRIS VALLTOS
4300 FORBES BOULEVARD, SUITE 230
20706

301.794.7555
cvalltos@solteszco.com

Assigned Reviewer: NA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

MRF-2023-007

ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27854

ACCEPTED: 04/05/2024

ROBERT FROST SCHOOL; A NEW K-8 PUBLIC SCHOOL

8419 85TH AVE HYATTSVILLE

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	034 F-4	200 SHEET:	208NE07
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	69	COUNCILMANIC DISTRICT:	03
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	20	TIER:	
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	9	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)				COMMUNITIES

APA: N/A

ZONING:

RSF-65	6.52 Acres
Total:	6.52 Acres

AUTHORITY:

PLANNING BOARD	SCHEDULED	05/30/2024
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APPLICANT

PRINCE GEORGES COUNTY PUBLIC SCHOOLS
 14201 school lane
 20774
 301-952-6396

AGENT

DELON HAMPTON & ASSOCIATES
 8403 COLESVILLE ROAD, SUITE #600
 20910
 301-585-0100
 massefa@delonhampton.com

Assigned Reviewer: OSEI, CHRISTINE



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

MRF-2023-010 ACCEPTED IN SPECIFIED RANGE

EVENT ID: 27852

ACCEPTED: 04/05/2024

MARGARET BRENT ELEMENTARY SCHOOL; REPLACE EXISTING ELEMENTARY SCHOOL FACILITY ON THE SCHOOL PROPERTY, THE SCHOOL IS CURRENTLY UNOCCUPIED.

5816 LAMONT TERRACE NEW CARROLLTON(MUNICIPAL)

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	043 E-3	200 SHEET:	207NE07
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	69	COUNCILMANIC DISTRICT:	03
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	20	TIER:	
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	9	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)				COMMUNITIES

APA: N/A

ZONING:	
RSF-65	11.00 Acres
Total:	11.00 Acres

AUTHORITY:		
PLANNING BOARD	SCHEDULED	06/06/2024

APPLICANT
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS
14201 SCHOOL LANE, UPPER MARLBORO
20772

AGENT
JASON WASHINGTON

301-780-5922

OWNER(S)
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS; 14201 SCHOOL LANE; Upper Marlboro, MD 20772

Assigned Reviewer: RAY, BOBBY



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

SE-22003 ACCEPTED IN SPECIFIED RANGE
EVENT ID: 25631 LOVE AND LIGHT SENIOR CARE; ASSISTED LIVING FOR 12 ELDERLY OR HANDICAPPED
ACCEPTED: 04/02/2024

11001 OLD MARLBORO PIKE UPPER MARLBORO

0 LOTS 0 UNITS DETACHED TAX MAP & GRID: 100 C-2 200 SHEET: 208SE10
0 OUTLOTS 0 UNITS ATTACHED PLANNING AREA: 78 COUNCILMANIC DISTRICT: 06
0 PARCELS 0 UNITS MULTIFAMILY ELECTION DISTRICT: 15 TIER: DEVELOPING
0 OUTPARCELS 0 TOTAL UNITS POLICE DIVISION: 10 GROWTH POLICY AREA: ESTABLISHED
COMMUNITIES
II

APA: N/A

Table with ZONING: MIO (0.00 Acres), RR (1.63 Acres), Total (1.63 Acres)

Table with AUTHORITY: PLANNING BOARD (PENDING 06/13/2024), SDCRC MEETING (SCHEDULED 04/26/2024)

Table with FEE(S): \$60.00 (Sign Posting Fee), \$2,512.00 (Application Fee), Total \$2,572.00

APPLICANT LOVE AND LIGHT SENIOR CARE 17609 CLINTON DRIVE 20607 2025776122 hayden.lewis@willstowerswatson.com

AGENT TRANSFORMING ARCHITECTURE LLC 13953 BRIGHTON DAM ROAD 21029 301-776-2666 info@transformingarchitecture.com

OWNER(S) HAYDEN AND SHONNET LEWIS; 9401 CROOM ACRES TERRACE; Upper Marlboro, MD 20772

Assigned Reviewer: GOMEZ-ROJAS, NATALIA



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-23152 APPROVED IN SPECIFIED RANGE

EVENT ID: 27846

ACCEPTED: 03/28/2024

STRICKLAND FUNERAL HOME - PARCEL 1; ONE PARCEL FOR 20,796 SQUARE FEET OF COMMERCIAL DEVELOPMENT.

3800 ENTERPRISE ROAD BOWIE

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	053 E-3	200 SHEET:	205NE10
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	73	COUNCILMANIC DISTRICT:	05
1 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	13	TIER:	DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	10	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)				COMMUNITIES
			II		

APA: N/A

ZONING:

RR	7.39 Acres
Total:	7.39 Acres

AUTHORITY:

PLANNING BOARD	APPROVED	04/04/2024
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FEE(S):

\$750.00	(Application Fee)
\$750.00	

APPLICANT

ERIC D. STRICKLAND
 12807 ODEN BEQUEST DRIVE
 20720

AGENT

JOHN GRAY
 11721 WOODMORE ROAD, SUITE 200
 20721
 301-430-2000
 jbgray@atwell-group.com

Assigned Reviewer: BARTLETT, JASON



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-24018 APPROVED IN SPECIFIED RANGE

EVENT ID: 27953

ACCEPTED: 03/28/2024

SOUTH LAKE, PLAT 36; LOTS 1 THRU 17, BLOCK I

1600 MARKETPLACE BOULEVARD BOWIE(MUNICIPAL)

17 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	070 C-2	200 SHEET:	201NE14
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	74A	COUNCILMANIC DISTRICT:	04
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	07	TIER:	DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	10	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)		II		COMMUNITIES

APA: N/A

ZONING:

LCD	1.25 Acres
Total:	1.25 Acres

AUTHORITY:

PLANNING BOARD	APPROVED	04/04/2024
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FEE(S):

_____ \$750.00	(Application Fee)
_____ \$750.00	

APPLICANT

SOUTH LAKE PARTNERS, LLC
 4750 OWINGS MILLS BOULEVARD
 21117
 410-356-9900

AGENT

SHAWN JEWELL
 1751 ELTON ROAD
 20905
 sjewell@cpja.com

Assigned Reviewer: BARTLETT, JASON



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-24019 APPROVED IN SPECIFIED RANGE
EVENT ID: 27954 SOUTH LAKE, PLAT 37; LOTS 18 THRU 68, BLOCK I AND PARCELS M AND N
ACCEPTED: 03/28/2024 144 LAWNSDALE DRIVE BOWIE(MUNICIPAL)

0 LOTS 0 UNITS DETACHED TAX MAP & GRID: 070 C-2 200 SHEET: 201NE14
0 OUTLOTS 0 UNITS ATTACHED PLANNING AREA: 74A COUNCILMANIC DISTRICT: 04
0 PARCELS 0 UNITS MULTIFAMILY ELECTION DISTRICT: 07 TIER: DEVELOPING
0 OUTPARCELS 0 TOTAL UNITS POLICE DIVISION: 10 GROWTH POLICY AREA: ESTABLISHED
0 GROSS FLOOR AREA (SQ FT) COMMUNITIES
II

APA: N/A

ZONING:	
LCD	5.62 Acres
Total:	5.62 Acres

AUTHORITY:		
PLANNING BOARD	APPROVED	04/04/2024

FEE(S):	
\$750.00	(Application Fee)
\$750.00	

APPLICANT
SOUTH LAKE PARTNERS, LLC
4750 OWINGS MILLS BOULEVARD
21117
410-356-9900

AGENT
SHAWN JEWELL
1751 ELTON ROAD
20905
sjewell@cpja.com

Assigned Reviewer: BARTLETT, JASON



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-24020 APPROVED IN SPECIFIED RANGE

EVENT ID: 27955

ACCEPTED: 03/28/2024

SOUTH LAKE, PLAT 38; LOTS 11 THRU 48, BLOCK J AND PARCEL T

144 LAWDALE DRIVE BOWIE(MUNICIPAL)

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	070 C-2	200 SHEET:	201NE14
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	74A	COUNCILMANIC DISTRICT:	04
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	07	TIER:	DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	10	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)				COMMUNITIES
			II		

APA: N/A

ZONING:

LCD	3.43 Acres
Total:	3.43 Acres

AUTHORITY:

PLANNING BOARD	APPROVED	04/04/2024
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FEE(S):

_____ \$750.00	(Application Fee)
_____ \$750.00	

APPLICANT

SOUTH LAKE PARTNERS, LLC
 4750 OWINGS MILLS BOULEVARD
 21117
 410-356-9900

AGENT

SHAWN JEWELL
 1751 ELTON ROAD
 20905
 sjewell@cpja.com

Assigned Reviewer: BARTLETT, JASON



Cases Accepted or Approved between: 4/1/2024 and 4/7/2024

5-24021 APPROVED IN SPECIFIED RANGE

EVENT ID: 27956

ACCEPTED: 03/28/2024

SOUTH LAKE, PLAT 39; LOTS 20 THRU 51, BLOCK E

144 LAWDALE DRIVE BOWIE(MUNICIPAL)

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID:	070 C-2	200 SHEET:	201NE14
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	74A	COUNCILMANIC DISTRICT:	04
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	07	TIER:	DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	10	GROWTH POLICY AREA:	ESTABLISHED
	0 GROSS FLOOR AREA (SQ FT)				COMMUNITIES
			II		

APA: N/A

ZONING:

LCD	1.84 Acres
Total:	1.84 Acres

AUTHORITY:

PLANNING BOARD	APPROVED	04/04/2024
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FEE(S):

_____ \$750.00	(Application Fee)
_____ \$750.00	

APPLICANT

SOUTH LAKE PARTNERS, LLC
 4750 OWINGS MILLS BOULEVARD
 21117
 410-356-9900

AGENT

SHAWN JEWELL
 1751 ELTON ROAD
 20905
 sjewell@cpja.com

Assigned Reviewer: BARTLETT, JASON