

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

4-22067		ACCEPTED IN SPECIFIED RANGE			
ACCEPTED: 10/13/2025		MORTON FARM; A PUBLIC BENEFIT CONSERVATION SUBDIVISION FOR 145 LOTS AND 5 PARCELS FOR SINGLE-FAMILY DETACHED RESIDENTIAL DEVELOPMENT.; ON THE EAST SIDE OF LIVINGSTON ROAD, NORTH OF ITS INTERSECTION WITH TERESA DRIVE IN ACCOKEEK			
		LIVINGSTON RD, ACCOKEEK,			
145	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	161-B2, 161-C2, 161-C1, 161- 200 SHEET: 221SW01
0	OUTLOTS	0	UNITS ATTACHED		B1 COUNCILMANIC DISTRICT: 9
5	PARCELS	0	UNITS MULTIFAMILY	PLANNING AREA:	83 TIER: 2
0	OUTPARCELS	0	TOTAL UNITS	ELECTION DISTRICT:	5 GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)	POLICE DIVISION:	VII

APA: N/A

ZONING:	
RR (RESIDENTIAL, RURAL)	84.52 Acres
Total:	84.52 Acres

AUTHORITY:
MAJOR RESIDENTIAL

APPLICANT	AGENT	PROPERTY OWNER
CARUSO LAND DEVELOPMENT, LLC	☐	CARUSO LAND DEVELOPMENT, LLC

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ADQ-2022-084

ACCEPTED: 10/13/2025

ACCEPTED IN SPECIFIED RANGE

MORTON FARM; A PUBLIC BENEFIT CONSERVATION SUBDIVISION FOR 145 LOTS AND 5 PARCELS FOR SINGLE-FAMILY DETACHED RESIDENTIAL DEVELOPMENT.; ON THE EAST SIDE OF LIVINGSTON ROAD, NORTH OF ITS INTERSECTION WITH TERESA DRIVE

16336 LIVINGSTON ROAD, ACCOKEEK, 20607

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	161-B2, 161-C2, 161-C1, 161-B1	200 SHEET:	221SW01
0	OUTLOTS	0	UNITS ATTACHED			COUNCILMANIC DISTRICT:	9
0	PARCELS	0	UNITS MULTIFAMILY	PLANNING AREA:	83	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	ELECTION DISTRICT:	5	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)	POLICE DIVISION:	VII		

APA: N/A

ZONING:

RR (RESIDENTIAL, RURAL)	84.52 Acres
Total:	84.52 Acres

AUTHORITY:

CERTIFICATE OF ADEQUACY

APPLICANT
CARUSO LAND DEVELOPMENT, LLC

AGENT
☐

PROPERTY OWNER
CARUSO LAND DEVELOPMENT, LLC

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

NRI-2025-0103

ACCEPTED: 10/14/2025

ACCEPTED IN SPECIFIED RANGE

COLLEGE PARK LAND CONDOMINIUM; DEVELOPMENT OF THE PROPERTY.; LOCATED NORTHEAST OF THE INTERSECTION OF APACHE STREET AND 51ST AVENUE.

9207 51ST AVENUE, COLLEGE PARK, MD 20740

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	25-F4	200 SHEET:	211NE05
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	66	COUNCILMANIC DISTRICT:	1
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	21	TIER:	1
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	I	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
IH, RSF-65	16.89 Acres
Total:	16.89 Acres

AUTHORITY:
NATURAL RESOURCE INVENTORY PLAN

APPLICANT
HUNTER MICHAEL

AGENT
☐

PROPERTY OWNER
CHEVY CHASE CONTRACTORS

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

NRI-2025-0125

ACCEPTED:

ACCEPTED IN SPECIFIED RANGE

RIDING STABLE SUBDIVISION; THIS IS AN NRI PLAN APPLICATION ASSOCIATED WITH A FUTURE ADMINISTRATIVE SUBDIVISION CALLED "RIDING STABLE SUBDIVISION"; LOCATED AT THE END OF WISS DRIVE. SOUTH OF THE RIDING STABLE RD AND JERALD ROAD INTERSECTION

15655 RIDING STABLE ROAD, LAUREL, MD 20707

	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	2-B4	200 SHEET:	221NE05
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	60	COUNCILMANIC DISTRICT:	1
0	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	10	TIER:	2
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	VI	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
RSF-95	2.29 Acres
Total:	2.29 Acres

AUTHORITY:
NATURAL RESOURCE INVENTORY PLAN

APPLICANT
JOHN VANGCHHIA

AGENT
☐

PROPERTY OWNER
JOHN VANGCHHIA

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

PRE-APP-2025-0086

ACCEPTED:

ACCEPTED IN SPECIFIED RANGE

SUNHAVEN APARTMENTS; RENOVATIONS TO THE EXISTING APARTMENT BUILDING ON THE PROPERTY AND CONSTRUCTION OF A NEW 36-UNIT APARTMENT BUILDING ALONG WITH ASSOCIATED SITE IMPROVEMENTS, STORMWATER MANAGEMENT, AND UTILITIES.; 1405-1409 DOEWOOD LN, CAPITOL HEIGHTS, MD 20743

1405 DOEWOOD LANE LANE, CAPITOL HEIGHTS, MD 20743

	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	58-E4, 65-E1	200 SHEET:	202NE04, 202NE05
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	72	COUNCILMANIC DISTRICT:	5
0	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	18	TIER:	1
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	III	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
RMF-20 (RESIDENTIAL, MULTIFAMILY-20	3.68 Acres
Total:	3.68 Acres

AUTHORITY:
PRE-APPLICATION

APPLICANT	AGENT	PROPERTY OWNER
A. MORTON THOMAS & ASSOCIATES, INC.	☐	THE NHP FOUNDATION

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

SDP-2025-0012
ACCEPTED:

ACCEPTED IN SPECIFIED RANGE

NNACHETA GAZEBO; THIS HOMEOWNER MINOR AMENDMENT (HMA) TO THE SPECIFIC DESIGN PLAN (SDP-1202) FOR MY PROPERTY LOCATED AT 9406 PIAFFE CIR, UPPER MARLBORO, MD 20772 (TAX ACCOUNT 5565582).

THIS HMA IS REQUIRED TO ADDRESS A COMMENT IN MY BUILDING PERMIT (PERMIT 9573-2025...; 9406 PIAFFE CIRCLE, LOT 22
BLOCK A, CANTER CREEK
SUBDIVISION, BRANDYWINE
(11TH) ELECTION DISTRICT,
PRINCE GEORGE'S COUNTY, MD
THE RESIDENCE IS SITUATED
JUST SOUTH OF ROSARYVILLE
STATE PARK AND EAST OF ROUTE
301.

9406 PIAFFE CIRCLE, UPPER MARLBORO, MD 20772

	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	117-F4	200 SHEET:	212SE09
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	82A	COUNCILMANIC DISTRICT:	9
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	11	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	V	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
LCD	0.23 Acres
Total:	0.23 Acres

AUTHORITY:
HOMEOWNER'S MINOR AMENDMENT - DIRECTOR LEVEL

APPLICANT
CHUKWUEMEKA NNACHETA

AGENT
□

PROPERTY OWNER
CHUKWUEMEKA NNACHETA

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

TCP1-2025-0030
ACCEPTED: 10/13/2025

ACCEPTED IN SPECIFIED RANGE

MORTON FARM; A PUBLIC BENEFIT CONSERVATION SUBDIVISION FOR 140 LOTS AND 5 PARCELS FOR SINGLE-FAMILY DETACHED RESIDENTIAL DEVELOPMENT.; ON THE EAST SIDE OF LIVINGSTON ROAD, NORTH OF ITS INTERSECTION WITH TERESA DRIVE IN ACCOKEEK

LIVINGSTON RD, ACCOKEEK,

LOTS	0	UNITS DETACHED	TAX MAP & GRID:	161-C1, 161-B1	200 SHEET:	221SW01
OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	83	COUNCILMANIC DISTRICT:	9
PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	5	TIER:	2
OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	VII	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
RR	84.51 Acres
Total:	84.51 Acres

AUTHORITY:
TCP1 - COMPANION

APPLICANT
CHARLES P. JOHNSON & ASSOCIATES,
INC.

AGENT
☐

PROPERTY OWNER
ALFRED & PAULINE MORTON

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

TCP2-2025-0071

ACCEPTED: 9/29/2025

ACCEPTED IN SPECIFIED RANGE

MARYLAND 95 CORPORATE PARK; SUBDIVISION OF EXISTING BUILDING LOT TO ADD ONE LOT WITH TWO PROPOSED BUILDINGS: DAYCARE AND DRIVE-THRU RESTAURANT; 14400 SWEITZER LANE

14400 SWEITZER LANE, LAUREL, 20707

	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	5-B4, 5-C4	200 SHEET:	218NE06, 219NE06
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	60	COUNCILMANIC DISTRICT:	1
0	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	10	TIER:	2
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	VI	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
IE	9.15 Acres
Total:	9.15 Acres

AUTHORITY:
TCP2 - COMPANION

APPLICANT
DEWBERRY ENGINEERS INC

AGENT
☐

PROPERTY OWNER
ST. JOHN PROPERTIES, INC.

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

TCP2-2025-0075

ACCEPTED: 9/22/2025

ACCEPTED IN SPECIFIED RANGE

FAIRVIEW; FAIRVIEW - DEVELOPMENT OF 65 SINGLE-FAMILY ATTACHED DWELLINGS; IN THE NORTHEAST QUADRANT OF INTERSECTION OF I-95/495 (CAPITAL BELTWAY) AND MD 704 (MARTIN LUTHER KING JR. BOULEVARD)

8901 Fairview Avenue, Lanham, MD 20706

	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	52-C3	200 SHEET:	205NE08
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	73	COUNCILMANIC DISTRICT:	5
0	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	20	TIER:	2
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	II	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:	
CGO	7.65 Acres
Total:	7.65 Acres

AUTHORITY:
TCP2 - COMPANION

APPLICANT
LANDTECH

AGENT
☐

PROPERTY OWNER
DD LAND HOLDING

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ZCL-2025-0493

ACCEPTED: 10/14/2025

ACCEPTED IN SPECIFIED RANGE

☐; ZONING CERTIFICATION LETTER REGARDING COMMERCIAL VEHICLE SALES AND RENTAL AND PERSONAL VEHICLE SALES AND RENTAL FACILITY LOCATED AT 5701 ROBERT CRAIN HIGHWAY FOR DUE DILIGENCE PURPOSES.; ☐

5701 ROBERT CRAIN HIGHWAY SOUTHWEST, UPPER MARLBORO, MD 20772

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	102-A2, 102-B2	200 SHEET:	207SE13, 208SE13
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	82A	COUNCILMANIC DISTRICT:	9
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	3	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	V	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:

CS	4.06 Acres
Total:	4.06 Acres

AUTHORITY:

ZONING CERTIFICATION LETTER

APPLICANT
PARTNER ASSESSMENT CORPORATION

AGENT
☐

PROPERTY OWNER
☐

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ZCL-2025-0494

ACCEPTED: 10/14/2025

ACCEPTED IN SPECIFIED RANGE

☐; ZONING CERTIFICATION LETTER REGARDING COMMERCIAL VEHICLE SALES AND RENTAL FACILITY LOCATED AT 57071 ROBERT CRAIN HIGHWAY FOR DUE DILIGENCE PURPOSES.; ☐

5707 ROBERT CRAIN HIGHWAY SOUTHWEST, UPPER MARLBORO, MD 20772

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	102-A2	200 SHEET:	208SE13
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	82A	COUNCILMANIC DISTRICT:	9
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	3	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	V	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:

CGO	0.38 Acres
Total:	0.38 Acres

AUTHORITY:

ZONING CERTIFICATION LETTER

APPLICANT
PARTNER ASSESSMENT CORPORATION

AGENT
☐

PROPERTY OWNER
☐

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ZCL-2025-0495		ACCEPTED IN SPECIFIED RANGE			
ACCEPTED: 10/14/2025					
		1405 DOEWOOD LANE, CAPITOL HEIGHTS, MD 20743			
0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	58-E4, 65-E1
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	72
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	18
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	III
		0	GROSS FLOOR AREA (SQ FT)		
				200 SHEET:	202NE04, 202NE05
				COUNCILMANIC DISTRICT:	5
				TIER:	1
				GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES

APA: N/A

ZONING:	
RMF-20 (RESIDENTIAL, MULTIFAMILY-20	3.68 Acres
Total:	3.68 Acres

AUTHORITY:
ZONING CERTIFICATION LETTER

APPLICANT
A. MORTON THOMAS & ASSOCIATES, INC.

AGENT
☐

PROPERTY OWNER
☐

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ZCL-2025-0501
ACCEPTED: 10/15/2025

ACCEPTED IN SPECIFIED RANGE

☐; PLEASE PROVIDE A ZONING CERTIFICATION LETTER FOR THE REFERENCED PROPERTY.
REF# 183993-1 (1 OF 2);

17201 MELFORD BOULEVARD BOULEVARD, BOWIE, MD 20715

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	47-F4	200 SHEET:	207NE15
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	71B	COUNCILMANIC DISTRICT:	4
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	7	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	II	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:

TAC-E	6.39 Acres
Total:	6.39 Acres

AUTHORITY:

ZONING CERTIFICATION LETTER

APPLICANT
LIGHTBOX PZR

AGENT
☐

PROPERTY OWNER
☐

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ZCL-2025-0502
ACCEPTED: 10/15/2025

ACCEPTED IN SPECIFIED RANGE

☐; PLEASE PROVIDE A ZONING CERTIFICATION LETTER FOR THE REFERENCED PROPERTY.
REF# 183993-1 (2 OF 2);

17251 MELFORD BOULEVARD BOULEVARD, BOWIE, MD 20715

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	47-F4	200 SHEET:	207NE15
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	71B	COUNCILMANIC DISTRICT:	4
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	7	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	II	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:

TAC-E	6.39 Acres
Total:	6.39 Acres

AUTHORITY:

ZONING CERTIFICATION LETTER

APPLICANT
LIGHTBOX PZR

AGENT
☐

PROPERTY OWNER
☐

Cases Accepted or Approved Between:
10/13/2025 and 10/19/2025

ZCL-2025-0506

ACCEPTED: 10/16/2025

ACCEPTED IN SPECIFIED RANGE

- ☐; PLEASE CONFIRM THE FOLLOWING FOR THE PROPERTY:

 - THE CURRENT ZONING CLASSIFICATION.
 - THE CURRENT USE IS PERMITTED BY RIGHT OR CONDITIONAL USE APPROVAL.
 - THE PERMITTED USES BY RIGHT AND CONDITIONAL USE APPROVAL.
 - THE CURRENT USES, IF NOT CONF...; ☐

11000 BALTIMORE AVENUE AVENUE, BELTSVILLE, MD 20705

0	LOTS	0	UNITS DETACHED	TAX MAP & GRID:	19-A2	200 SHEET:	214NE05
0	OUTLOTS	0	UNITS ATTACHED	PLANNING AREA:	61	COUNCILMANIC DISTRICT:	1
0	PARCELS	0	UNITS MULTIFAMILY	ELECTION DISTRICT:	1	TIER:	2
0	OUTPARCELS	0	TOTAL UNITS	POLICE DIVISION:	VI	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0	GROSS FLOOR AREA (SQ FT)				

APA: N/A

ZONING:

CGO	2.25 Acres
Total:	2.25 Acres

AUTHORITY:

ZONING CERTIFICATION LETTER

APPLICANT
LERCH, EARLY & BREWER, CHTD.

AGENT
☐

PROPERTY OWNER
☐