

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

4-22012

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 9/12/2023
STATUS : Approved
APPROVED DATE: 02/12/2026

THE HERMAN MULTI-FAMILY APARTMENTS; THE HERMAN MULTI-FAMILY APARTMENTS - 2 PARCELS FOR DEVELOPMENT OF 145 MULTIFAMILY DWELLING UNITS; LOCATED ON THE NORTH SIDE OF AGER ROAD, APPROX. 2,500 FEET SOUTHEAST OF ITS INTERSECTION WITH MD 410 (EAST WEST HWY)

ZONING ORDINANCE: PRIOR ZONING
 ORDINANCE & SUBDIVISION REGULATIONS

6203 AGER ROAD, HYATTSVILLE, MD 20782

0	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	41-D2, 41-E2	200 SHEET:	207NE02, 208NE02
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	65	COUNCILMANIC DISTRICT:	2
2	PARCELS	145 UNITS MULTIFAMILY	ELECTION DISTRICT:	17	TIER:	1
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	I	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: MAJOR RESIDENTIAL

ZONING:

RSF-65 (RESIDENTIAL, SINGLE-FAMILY-65)	3.80 Acres
RSF-A (RESIDENTIAL, SINGLE-FAMILY ATTACHED)	3.80 Acres
RSF-A (RESIDENTIAL, SINGLE-FAMILY ATTACHED)	5.70 Acres
RSF-65 (RESIDENTIAL, SINGLE-FAMILY-65)	5.70 Acres
Total:	19.00 Acres

Planning Board		
Hearing Date	Decision	Notes
01/18/2024	Approval with Conditions	
02/12/2026	Extension Request Approved	1 year extension approved

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Zoning Acreage
RSF-65 (RESIDENTIAL, SINGLE-FAMILY-65)	R-55 (ONE FAMILY DETACHED RESIDENTIAL)	3.8
RSF-A (RESIDENTIAL, SINGLE-FAMILY ATTACHED)		3.8
RSF-A (RESIDENTIAL, SINGLE-FAMILY ATTACHED)	R-35 (1 FAM SEMI DETACH, AND 2 FAM DETACH, RES)	5.7
RSF-65 (RESIDENTIAL, SINGLE-FAMILY-65)		5.7

Variation/Variance	
Section	Definition
25-122(b)(1)(G)	Preservation of specimen, champion or historic trees
24-121(a)(3)()	Access to arterial or higher

APPLICANT
COMMUNITY HOUSING INITIATIVE

AGENT

PROPERTY OWNER
MOUNT ZION PENTECOSTAL CHURCH OF
WASHINGTON, D.C., INC.

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

DET-2024-010

ACCEPTED DATE : 11/24/2025
STATUS : Approved
APPROVED DATE: 02/12/2026

**ZONING ORDINANCE: CURRENT ZONING
 ORDINANCE & SUBDIVISION REGULATIONS**

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ENCLAVE AT BRANDYWINE, PHASE 2; DEVELOPMENT OF 36 SINGLE-FAMILY ATTACHED DWELLING UNITS AND ASSOCIATED INFRASTRUCTURE.; ON THE WEST SIDE OF GENERAL LAFAYETTE BOULEVARD, APPROXIMATELY 850 FEET SOUTHWEST OF ITS INTERSECTION WITH CHADDS FORD DRIVE

15841 GENERAL LAFAYETTE BOULEVARD, BRANDYWINE, 20613

36	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	154-E4	200 SHEET:	220SE06, 220SE07
0	OUTLOTS	36 UNITS ATTACHED	PLANNING AREA:	85A	COUNCILMANIC DISTRICT:	9
6	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	11	TIER:	2
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	VII	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: BOARD LEVEL

ZONING:

RSF-A (RESIDENTIAL, SINGLE- 5.44 Acres
 FAMILY ATTACHED)
 Total: **5.44** Acres

Planning Board		
Hearing Date	Decision	Notes
02/12/2026	Approval with Conditions	

Zoning Acreage Breakdown

Current Zoning	Prior Zoning	Zoning Acreage
	R-T (TOWNHOUSE)	5.44
RSF-A (RESIDENTIAL, SINGLE-FAMILY ATTACHED)		5.44

APPLICANT
 SH BRANDYWINE LLC

AGENT

PROPERTY OWNER
 SH BRANDYWINE LLC

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

DPLS-24001

ACCEPTED DATE : 10/28/2025
STATUS : Pending
APPROVED DATE: 02/12/2026

ZONING ORDINANCE: PRIOR ZONING
ORDINANCE & SUBDIVISION REGULATIONS

ACCEPTED OR APPROVED IN SPECIFIED RANGE

AUTOZONE #1837; A DEPARTURE FROM THE NUMBER OF PARKING AND LOADING SPACES IS BEING SUBMITTED FOR A REDUCTION OF NUMBER OF PARKING SPACES REQUIRED. A VARIANCE FROM SECTION 27-462(B) OF THE PRI; SOUTH SIDE OF LANDOVER ROAD, APPROXIMATELY 500 FEET EAST OF ITS INTERSECTION WITH FIRE HOUSE ROAD

7755 LANDOVER ROAD, HYATTSVILLE,

0	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	59-F1	200 SHEET:	204NE07
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	72	COUNCILMANIC DISTRICT:	5
0	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	13	TIER:	1
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	III	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: PRIOR - MAJOR

ZONING:

CGO (COMMERCIAL, GENERAL AND OFFICE)	2.30 Acres
Total:	2.30 Acres

Planning Board		
Hearing Date	Decision	Notes
02/12/2026		PM moved to 2/12/2025 from 1/15/2025

Zoning Acreage Breakdown

Current Zoning	Prior Zoning	Zoning Acreage
	C-S-C (COMMERCIAL SHOPPING CENTER)	2.3
CGO (COMMERCIAL, GENERAL AND OFFICE)		2.3

Variation/Variance

Section	Definition
27-462(b)(2)()	ADDITIONAL SETBACK REQUIREMENT FOR BLDS HIGHER THAN 30' (Commercial)

APPLICANT
AUTO ZONE, INC.

AGENT

PROPERTY OWNER
RAHIMI INVESTMENTS, INC.

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

DSP-2025-0017

ACCEPTED DATE : 11/17/2025
STATUS : Pending
APPROVED DATE: 02/12/2026

ZONING ORDINANCE: CURRENT ZONING
ORDINANCE & SUBDIVISION REGULATIONS

ACCEPTED OR APPROVED IN SPECIFIED RANGE

HYDE LANDING; INFRASTRUCTURE IMPROVEMENTS INCLUDING PUBLIC STREETS, WATER, SEWER, STORMDRAIN, AND STORMWATER MANAGEMENT FACILITIES; ON THE NORTHWEST SIDE OF PISCATAWAY ROAD, AT ITS INTERSECTION WITH STEED ROAD

10051 PISCATAWAY ROAD, CLINTON, MD 20735

0	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	124-E1, 124-D1, 115-D4, 115-E4	200 SHEET:	213SE04, 212SE04
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	81B	COUNCILMANIC DISTRICT:	9
14	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	9	TIER:	2
6	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	V, VII	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: INFRASTRUCTURE ONLY

ZONING:		Planning Board		
		Hearing Date	Decision	Notes
R-PD/APAO	425.46 Acres	02/12/2026	Approval with Conditions	
Total:	425.46 Acres			

APPLICANT
RODGERS CONSULTING

AGENT

PROPERTY OWNER
HYDE FIELD ACQUISITION LLC

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

MRF-2025-010

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 12/9/2025
STATUS : Pending
APPROVED DATE: 02/12/2026

LIBERTY SPORTS PARK PHASE 2 PARKING LOT EXPANSION; PHASE 2 PARKING LOT ADDITION WITH INFRASTRUCTURE FOR FUTURE PARKING CANOPIES WITH SOLAR PANELS ON A 24 ACRE PARCEL; PRINCE GEORGES BLVD

**ZONING ORDINANCE: CURRENT ZONING
ORDINANCE & SUBDIVISION REGULATIONS**

200 PRINCE GEORGES BLVD, UPPER MARLBORO,

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	077 C-1	200 SHEET:	201SE14
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	74A - Mitchellville & Vicinity	COUNCILMANIC DISTRICT:	04
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	7	TIER:	2-DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	II-BOWIE	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: LEGACY - MANDATORY REFERRAL

ZONING:

AG (AGRICULTURE AND PRESERVATION)	23.96 Acres
Total:	23.96 Acres

Zoning Acreage Breakdown

Current Zoning	Prior Zoning	Zoning Acreage
AG (AGRICULTURE AND PRESERVATION)		23.96

APPLICANT
GREEN BRANCH MANAGEMENT GROUP

AGENT

PROPERTY OWNER
PRINCE GEORGE'S COUNTY OFFICE OF THE COUNTY EXECUTIVE

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

NRI-2025-0116

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 2/11/2026
STATUS : Pending

"TREASURE COVE"; CONSTRUCT A SINGLE FAMILY DWELLING; NORTHEAST OF ANGLER TRAIL AND OVERLOOK TRAIL INTERSECTION

1207 ANGLER TRAIL, FORT WASHINGTON, MD 20744

ZONING ORDINANCE: PRIOR ZONING
ORDINANCE & SUBDIVISION REGULATIONS

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	113-C3	200 SHEET:	212SW01
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	80	COUNCILMANIC DISTRICT:	8
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	12	TIER:	4
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	IV	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

ZONING:		Planning Board		
		Hearing Date	Decision	Notes
RR	0.25 Acres			
Total:	0.25 Acres			

APPLICANT
SURVEYS, INC

AGENT

PROPERTY OWNER
OWNER

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

NRI-2026-0019

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE :

STATUS : Pending

PATUXENT PRESERVE; OFF-SITE WOODLAND CONSERVATION BANK.; NORTH SITE OF CLAGGETT LANDING ROAD

ZONING ORDINANCE: CURRENT ZONING
ORDINANCE & SUBDIVISION REGULATIONS

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	78-B4, 78-A3, 77-F3,	200 SHEET:	201SE15, 201SE16,
0 OUTLOTS	0 UNITS ATTACHED		78-A2, 78-B3, 78-B2,		202SE15, 202SE16
0 PARCELS	0 UNITS MULTIFAMILY	PLANNING AREA:	74B	COUNCILMANIC DISTRICT:	4
0 OUTPARCELS	0 TOTAL UNITS	ELECTION DISTRICT:	3	TIER:	3
	0 GROSS FLOOR AREA (SQ FT)	POLICE DIVISION:	II	GROWTH POLICY AREA:	RURAL AND AGRICULTURAL AREAS
				APA:	N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

ZONING:		Planning Board		
		Hearing Date	Decision	Notes
AG	175.51 Acres			
Total:	175.51 Acres			

APPLICANT
ATWELL, LLC

AGENT

PROPERTY OWNER
TMC 450, LLC TMC 450, LLC

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

NRI-2026-0020

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE :

STATUS : Pending

FLEX SPACE DEVELOPMENT P219 NEAR SILESIA; THE APPLICANT PROPOSES TO DEVELOP A PHASED 80,000 SQ. FT. FLEX SPACE INDUSTRIAL PARK. THE SITE IS ZONED IE, WHICH ALLOWS FOR LIGHT INDUSTRIAL, WAREHOUSE, DISTRIBUTION, AND

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LIMITED OFFICE USES. THIS DEVELOPMENT IS DESIGNED TO MEET GROWING DEMAND FROM ...; ON THE EAST SIDE OF LIVINGSTON RD, APPROXIMATELY 390 NORTH OF ITS INTERSECTION WITH CORNETT RD.

11040 LIVINGSTON ROAD, FORT WASHINGTON, MD 20744

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	123-A4, 123-B4, 123-A3, 123-B3	200 SHEET:	214SE01
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	80	COUNCILMANIC DISTRICT:	8
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	5	TIER:	2
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	VII	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

ZONING:

IE	5.25 Acres
Total:	5.25 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
POSTMODERN LANDSCAPE ARCHITECTURE

AGENT

PROPERTY OWNER
SRINIVAS VUYYURU

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

NRI-EL-2026-0016

ACCEPTED DATE : 2/10/2026
STATUS : Approved

ZONING ORDINANCE: PRIOR ZONING
ORDINANCE & SUBDIVISION REGULATIONS

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	82-C2, 82-D2, 82-D1,	200 SHEET:	203SE08, 204SE08
0 OUTLOTS	0 UNITS ATTACHED		82-E2	COUNCILMANIC DISTRICT:	6
0 PARCELS	0 UNITS MULTIFAMILY	PLANNING AREA:	78	TIER:	2
0 OUTPARCELS	0 TOTAL UNITS	ELECTION DISTRICT:	15	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0 GROSS FLOOR AREA (SQ FT)	POLICE DIVISION:	II	APA:	N/A

AUTHORITY: NATURAL RESOURCE INVENTORY EQUIVALENCY LETTER

ZONING:

RR	71.92 Acres
Total:	71.92 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
BLAKE ESHERICK

AGENT

PROPERTY OWNER
STRITTMATTER D'ARCY NORTH, LLC

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

PPS-2025-002

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 10/20/2025
STATUS : Approved
APPROVED DATE: 02/12/2026

CORNERSTONE COMMONS; CORNERSTONE COMMONS: 186 LOTS AND 33 PARCELS FOR DEVELOPMENT OF 186 TOWNHOUSE DWELLINGS AND 8,720 SQUARE FEET OF EXISTING COMMUNITY SERVICE USE.; NORTH SIDE OF MD 214 (CENTRAL AVENUE), APPROXIMATELY 800 FEET WEST OF ITS INTERSECTION WITH HILL ROAD.

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

7230 CENTRAL AVENUE, CAPITOL HEIGHTS,

186	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	66-E4, 66-F4	200 SHEET:	201NE07, 201SE07,
0	OUTLOTS	186 UNITS ATTACHED	PLANNING AREA:	72		201NE06
33	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	18	COUNCILMANIC DISTRICT:	7
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	III	TIER:	1
		0 GROSS FLOOR AREA (SQ FT)			GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
					APA:	N/A

AUTHORITY: MAJOR RESIDENTIAL

ZONING:		Planning Board		
Current Zoning	Prior Zoning	Hearing Date	Decision	Notes
RMF-20 (RESIDENTIAL, MULTIFAMILY-20 Total:	29.32 Acres 29.32 Acres	02/12/2026	Approval with Conditions	

Zoning Acreage Breakdown			Variation/Variance	
Current Zoning	Prior Zoning	Zoning Acreage	Section	Definition
	R-18C (MULTIFAMILY MEDIUM DENSITY RESIDENTIAL COND)	29.32	25-122(b)(1)(G)	Preservation of specimen, champion or historic trees
RMF-20 (RESIDENTIAL, MULTIFAMILY-20		29.32		

APPLICANT
NVR, INC.

AGENT

PROPERTY OWNER
NEW LIFE WORSHIP CENTER ASSEMBLY OF GOD, INC.

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

PRE-APP-2026-0022

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE :

STATUS : Pending

DOBSON FARMS PHASE 2; DOBSON FARMS PHASE 2 - SPECIFIC DESIGN PLAN (SDP); ON THE SOUTH SIDE OF MCKENDREE ROAD APPROXIMATELY 1,400 FEET WEST OF ITS INTERSECTION WITH ROBERT CRAIN HIGHWAY

16305 MCKENDREE ROAD, BRANDYWINE, MD 20613

ZONING ORDINANCE: PRIOR ZONING
ORDINANCE & SUBDIVISION REGULATIONS

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	164-D2, 164-E1, 164-E2, 164-D3, 164-E3, 164-F2, 164-F1	200 SHEET:	221SE07, 221SE06, 222SE06
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	85A	COUNCILMANIC DISTRICT:	9
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	11	TIER:	2
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	VII	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: PRE-APPLICATION

ZONING:

LCD	390.56 Acres
Total:	390.56 Acres

APPLICANT
RODGERS CONSULTING

AGENT

PROPERTY OWNER
WALTON MARYLAND, LLC

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

SDP-2025-0012

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 2/12/2026
STATUS : Pending

NNACHETA GAZEBO; HMA FOR CONSTRUCTION OF A 12 X 20-FOOT GAZEBO ON LOT 22, BLOCK A; 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

AUTHORITY: HOMEOWNER'S MINOR AMENDMENT - DIRECTOR LEVEL

<u>ZONING:</u>		Planning Board		
		Hearing Date	Decision	Notes
LCD	0.23 Acres			
Total:	0.23 Acres			

APPLICANT
CHUKWUEMKA NNACHETA

AGENT

PROPERTY OWNER
CHUKWUEMKA NNACHETA

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

TCP2-2026-0013

ACCEPTED DATE : 2/12/2026
STATUS : Pending

ACCEPTED OR APPROVED IN SPECIFIED RANGE

MILL BRANCH ROAD, PARCEL 21; WOODLAND CONSERVATION BANK; 900 FEET EAST OF MILL BRANCH ROAD, BOWIE MD

2301 MILL BRANCH ROAD, BOWIE, MD 20716

**ZONING ORDINANCE: CURRENT ZONING
 ORDINANCE & SUBDIVISION REGULATIONS**

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	64-C3, 64-B2, 64-B3,	200 SHEET:	203NE15, 203NE16,
0 OUTLOTS	0 UNITS ATTACHED		64-C2		204NE16, 204NE15
0 PARCELS	0 UNITS MULTIFAMILY	PLANNING AREA:	74B	COUNCILMANIC DISTRICT:	4
0 OUTPARCELS	0 TOTAL UNITS	ELECTION DISTRICT:	7	TIER:	3
	0 GROSS FLOOR AREA (SQ FT)	POLICE DIVISION:	II	GROWTH POLICY AREA:	RURAL AND AGRICULTURAL AREAS
				APA:	N/A

AUTHORITY: TCP2 - STAND ALONE

ZONING:		Planning Board		
		Hearing Date	Decision	Notes
ROS	61.41 Acres			
Total:	61.41 Acres			

APPLICANT
 STRAUGHANENVIRONMENTAL.COM

AGENT

PROPERTY OWNER



Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

WCO-APP-2026-0001

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 2/13/2026
STATUS : Accepted

COOL SPRING VILLAGE, P/O LOTS 2 & 3; MINOR SUBDIVISION OF TWO (2) PROPERTIES TO CREATE TWO (2) SEPARATE TAX IDS.; 150 FEET NORTH OF INTERSECTION OF ADELPHI ROAD AND 26TH PLACE

8502 ADELPHI ROAD, HYATTSVILLE, MD 20783

**ZONING ORDINANCE: CURRENT ZONING
ORDINANCE & SUBDIVISION REGULATIONS**

LOTS	0 UNITS DETACHED	TAX MAP & GRID:	32-F1	200 SHEET:	210NE03
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	66	COUNCILMANIC DISTRICT:	2
0 PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	17	TIER:	1
0 OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	I	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
	0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: WOODLAND CONSERVATION ORDINANCE APPLICATION

ZONING:		Planning Board		
		Hearing Date	Decision	Notes
RSF-95	0.90 Acres			
Total:	0.90 Acres			

APPLICANT
SITE DESIGN INC

AGENT

PROPERTY OWNER
BUILDING BRIDGES HOMES LLC

Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

ZMA-2024-002

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 1/6/2025

STATUS : Approved

APPROVED DATE: 02/09/2026

THE MARK AT COLLEGE PARK; TO REZONE THE PROPERTY FROM THE REGIONAL TRANSIT ORIENTED LOW-INTENSITY EDGE (RTO-L-O-E) ZONE TO THE REGIONAL TRANSIT-ORIENTED PLANNED DEVELOPMENT (RTO-OPD) ZONE; LOCATED NORTHWEST OF HARTWICK ROAD. APPROX 635 FT FROM THE INTERSECTION OF HARTWICK RD AND BALTIMORE AVENUE U.S. ROUTE 1

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

4330 HARTWICK ROAD, COLLEGE PARK,

0	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	033 C-4	200 SHEET:	209NE04
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	66 - College Park-Berwyn Heights & Vicinity	COUNCILMANIC DISTRICT:	03
0	PARCELS	0 UNITS MULTIFAMILY			TIER:	1-DEVELOPED
0	OUTPARCELS	0 TOTAL UNITS	ELECTION DISTRICT:	21	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)	POLICE DIVISION:	I-HYATTSVILLE	APA:	N/A

AUTHORITY: ZONING MAP AMENDMENT - PLANNED DEVELOPMENT ZONE

ZONING:

RTO-L-c (REGION TRANSIT- 4.52 Acres

ORIENT, LOW-INTENS (CORE)

Total: **4.52 Acres**

Zoning Acreage Breakdown

Current Zoning	Prior Zoning	Zoning Acreage
RTO-L-c (REGION TRANSIT-ORIENT, LOW-INTENS (CORE)		4.52
	R-10 (MULTIFAMILY HIGH DENSITY RESIDENTIAL)	4.52

APPLICANT
ENERGOV CONVERSION

AGENT

PROPERTY OWNER



Cases Accepted or Approved Between:
2/9/2026 and 2/14/2026

ZMA-2024-004

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE : 7/28/2025
STATUS : Approved
APPROVED DATE: 02/10/2026

THE GROVE AT HYDE LANDING; PLANNED DEVELOPMENT - REZONE FROM RE TO R-PD; ON THE SOUTH SIDE OF STEED ROAD, APPROXIMATELY 3,300 FEET NORTHWEST OF ITS INTERSECTION WITH MD 223 (PISCATAWAY ROAD).

**ZONING ORDINANCE: CURRENT ZONING
ORDINANCE & SUBDIVISION REGULATIONS**

3801 STEED ROAD, CLINTON, 20735

0	LOTS	0 UNITS DETACHED	TAX MAP & GRID:	115-B4, 124-C1, 124-B2, 124-B1, 115-C4	200 SHEET:	213SE04, 213SE03, 212SE04
0	OUTLOTS	0 UNITS ATTACHED	PLANNING AREA:	81B	COUNCILMANIC DISTRICT:	9
0	PARCELS	0 UNITS MULTIFAMILY	ELECTION DISTRICT:	5	TIER:	2
0	OUTPARCELS	0 TOTAL UNITS	POLICE DIVISION:	VII	GROWTH POLICY AREA:	ESTABLISHED COMMUNITIES
		0 GROSS FLOOR AREA (SQ FT)			APA:	N/A

AUTHORITY: ZONING MAP AMENDMENT - PLANNED DEVELOPMENT ZONE

ZONING:		Planning Board		
Current Zoning	Prior Zoning	Hearing Date	Decision	Notes
RE (RESIDENTIAL ESTATE)	126.18 Acres	12/18/2025	Approval with Conditions	Approved with Revised Conditions
Total:	126.18 Acres			

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Zoning Acreage
RE (RESIDENTIAL ESTATE)		126.18
	R-E (RESIDENTIAL ESTATE)	126.18

APPLICANT
NVR, INC.

AGENT

PROPERTY OWNER
SHARHANO, LLC

