

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: 4-22050

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 2/13/2024

PROJECT NAME: FAIRVIEW

APPROVED DATE: 07/30/2026

PLAN DESCRIPTION: FAIRVIEW - 65 LOTS AND 5 PARCELS FOR DEVELOPMENT OF 65 SINGLE FAMILY ATTACHED (TOWNHOUSE) DWELLINGS (1-YEAR EXT. REQUEST IN JULY OF 2026).

STATUS: Approved

GEOGRAPHIC LOCATION: IN THE NORTHEAST QUADRANT OF INTERSECTION OF I-95/495 (CAPITAL BELTWAY) AND MD 704 (MARTIN LUTHER KING JR. BOULEVARD)

ADDRESS: , LANHAM,

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 65	UNITS DETACHED: 0	TAX MAP & GRID: 052 C-3	200 SHEET: 205NE08
OUTLOTS: 0	UNITS ATTACHED: 65	PLANNING AREA: 73 - Largo-Lottsford	COUNCILMANIC DISTRICT: 05
PARCELS: 5	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 20	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: II-BOWIE	TIER: 2-DEVELOPING
GROSS FLOOR AREA (SF): 0			APA: N/A

AUTHORITY: MAJOR RESIDENTIAL

Current Zoning Information	
Current Zoning	Acreage
CGO (COMMERCIAL, GENERAL AND OFFICE)	7.65 Acres
Total:	7.65 Acres

Planning Board		
Hearing Date	Decision	Notes
06/13/2024	Approval with Conditions	
07/30/2026		One-year Extension Request.

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
	C-S-C (COMMERCIAL SHOPPING CENTER)	7.65
CGO (COMMERCIAL, GENERAL AND OFFICE)		7.65

Variation/Variance	
Section	Definition
24-121(a)(4)()	Lot depth requirements
25-122(b)(1)(G)	public facilities requirements Utility Easements
24-121(a)(4)()	Preservation of specimen, champion or historic trees

APPLICANT
DD LAND HOLDING

AGENT

PROPERTY OWNER
DD LAND HOLDING

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: 5-24085

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/22/2026

PROJECT NAME: LOCUST HILL PHASE 2, PLAT 31

APPROVED DATE: 07/30/2026

PLAN DESCRIPTION: LOCUST HILL, PLAT 31, PARCELS R, S, T, & U

STATUS: Approved

GEOGRAPHIC LOCATION: EAST OF THE INTERSECTION OF CHURCH ROAD AND OAK GROVE ROAD

ADDRESS: 14217 OAK GROVE ROAD, UPPER MARLBORO,

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0	UNITS DETACHED: 0	TAX MAP & GRID: 84-F1, 76-E4, 84-E1,	200 SHEET: 203SE12, 203SE13
OUTLOTS: 0	UNITS ATTACHED: 0	76-F4	COUNCILMANIC DISTRICT: 6
PARCELS: 0	UNITS MULTIFAMILY: 0	PLANNING AREA: 79	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	ELECTION DISTRICT: 3	TIER: 2
GROSS FLOOR AREA (SF): 0		POLICE DIVISION: II	APA: N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
RE (RESIDENTIAL ESTATE)	14.86 Acres
Total:	14.86 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
	R-L (RESIDENTIAL LOW DEVELOPMENT)	14.86
RE (RESIDENTIAL ESTATE)		14.86

APPLICANT
CAROLINE MEYER

AGENT

PROPERTY OWNER
WBLH, LLC

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: ACL-2026-0006

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/27/2026

PROJECT NAME: RST NEW CARROLTON

APPROVED DATE:

PLAN DESCRIPTION: RST NEW CARROLLTON - SECTION 4.8
 DWELLING UNITS AND 3,639 SQUARE FEET OF SPACE FOR NON-PROFIT OR COMMUNITY
 USE

STATUS: Pending

GEOGRAPHIC LOCATION: ON ANNAPOLIS ROAD APPROX. 500 FEET EAST OF THE INTERSECTION OF ANNAPOLIS
 ROAD & VETERAN'S PKWY

ADDRESS: 7591 ANNAPOLIS ROAD, HYATTSVILLE, MD 20784

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:	UNITS DETACHED: 0	TAX MAP & GRID: 51-E1	200 SHEET: 206NE06, 206NE07
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 69	COUNCILMANIC DISTRICT: 3
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 20	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: I	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: COMPANION

Current Zoning Information	
Current Zoning	Acreage
NAC-PD	4.29 Acres
Total:	4.29 Acres

APPLICANT
 VIKI MARYLAND

AGENT

PROPERTY OWNER
 CARMELA PROPERTIES, LLLP

Development Review Applications - Process Monitoring
 Cases Accepted or Approved Between:
 7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: ACL-2026-0009
 ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/31/2026
 PROJECT NAME: KEMMERTON LANE ASSISTED LIVING

APPROVED DATE:
 PLAN DESCRIPTION: KEMMERTON LANE ASSISTED LIVING - AC FROM SECTION 4.7

STATUS: Pending
 GEOGRAPHIC LOCATION: 12408 KEMMERTON LANE BOWIE MD

ADDRESS: 12408 KEMMERTON LANE, BOWIE, MD 20715

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:
 UNITS DETACHED: 0
 TAX MAP & GRID: 47-A4
 200 SHEET: 206NE13

OUTLOTS: 0
 UNITS ATTACHED: 0
 PLANNING AREA: 71B
 COUNCILMANIC DISTRICT: 4

PARCELS: 0
 UNITS MULTIFAMILY: 0
 ELECTION DISTRICT: 7
 GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

OUTPARCELS: 0
 TOTAL UNITS: 0
 POLICE DIVISION: II
 TIER: 2

GROSS FLOOR AREA (SF): 0
 APA: N/A

AUTHORITY: STAND ALONE

Current Zoning Information		Planning Board		
Current Zoning	Acreage	Hearing Date	Decision	Notes
RSF-65	0.21 Acres			
Total:	0.21 Acres			

APPLICANT
 MELISSA SMITH

AGENT

PROPERTY OWNER
 MELISSA SMITH

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: ACL-2026-0010 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 7/27/2026 **PROJECT NAME:** LOCUST HILL PHASE 3

APPROVED DATE: **PLAN DESCRIPTION:** LOCUST HILL PHASE 3 - SECTION 4.10

STATUS: Pending **GEOGRAPHIC LOCATION:** 14847 LEELAND ROAD IN UPPER MARLBORO, MD 20774

ADDRESS: 14847 LEELAND ROAD, UPPER MARLBORO, MD 20774

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:	UNITS DETACHED: 0	TAX MAP & GRID: 84-F1, 77-A4, 76-F3, 76-F4	200 SHEET: 203SE13, 202SE13
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 79	COUNCILMANIC DISTRICT: 6
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 3	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: II	TIER: 2
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: COMPANION

Current Zoning Information	
Current Zoning	Acreage
LCD	30.00 Acres
Total:	30.00 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT ESE CONSULTANTS	AGENT	PROPERTY OWNER WBLH, LLC
-------------------------------------	--------------	------------------------------------

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: DET-2024-017 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 5/11/2026 **PROJECT NAME:** METRO GROVE

APPROVED DATE: 07/30/2026 **PLAN DESCRIPTION:** METRO GROVE - DEVELOPMENT OF UP TO 250 MULTIFAMILY RESIDENTIAL DWELLING UNITS IN THREE BUILDINGS, WITH ASSOCIATED INFRASTRUCTURE AND AMENITIES

STATUS: Approved **GEOGRAPHIC LOCATION:** IN THE SOUTHWEST QUADRANT OF THE INTERSECTION OF MD 458 (SILVER HILL ROAD) AND SUITLAND PARKWAY.

ADDRESS: 4315 SILVER HILL ROAD, SUITLAND,

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0 **UNITS DETACHED:** 0 **TAX MAP & GRID:** 88-D1 **200 SHEET:** 205SE04

OUTLOTS: 0 **UNITS ATTACHED:** 0 **PLANNING AREA:** 76A **COUNCILMANIC DISTRICT:** 7

PARCELS: 1 **UNITS MULTIFAMILY:** 250 **ELECTION DISTRICT:** 6 **GROWTH POLICY AREA:** ESTABLISHED COMMUNITIES

OUTPARCELS: 0 **TOTAL UNITS:** 0 **POLICE DIVISION:** IV **TIER:** 1

GROSS FLOOR AREA (SF): 0 **APA:** N/A

AUTHORITY: BOARD LEVEL

Current Zoning Information	
Current Zoning	Acreage
RMF-48 (RESIDENTIAL, MULTIFAMILY-48)	7.21 Acres
Total:	7.21 Acres

Planning Board		
Hearing Date	Decision	Notes
07/23/2026	Continued	Continued to July 30, 2026
07/30/2026	Approval with Conditions	PGCPB No. 2026-054

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
RMF-48 (RESIDENTIAL, MULTIFAMILY-48)		7.21
	R-10 (MULTIFAMILY HIGH DENSITY RESIDENTIAL)	7.21

APPLICANT **AGENT** **PROPERTY OWNER**
ATCS ATCS

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: DSP-2026-0017

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/27/2026

PROJECT NAME: ARCLAND BRANDYWINE SELF STORAGE

APPROVED DATE:

PLAN DESCRIPTION: ARCLAND BRANDYWINE - FIVE SELF-STORAGE BUILDINGS WITH ASSOCIATED PARKING.

STATUS: Pending

GEOGRAPHIC LOCATION: 12301 ROBERT CRAIN HWY

ADDRESS: 12301 ROBERT CRAIN HIGHWAY SOUTHWEST, BRANDYWINE, 20613

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 1

UNITS DETACHED: 0

TAX MAP & GRID: 135-D3, 135-E3, 135-E2

200 SHEET: 216SE08

OUTLOTS: 0

UNITS ATTACHED: 0

PLANNING AREA: 85A

COUNCILMANIC DISTRICT: 9

PARCELS: 0

UNITS MULTIFAMILY: 0

ELECTION DISTRICT: 11

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

OUTPARCELS: 0

TOTAL UNITS: 0

POLICE DIVISION: V

TIER: 2

GROSS FLOOR AREA (SF): 115,200

APA: N/A

AUTHORITY: BOARD LEVEL

Current Zoning Information	
Current Zoning	Acreage
IE	15.99 Acres
Total:	15.99 Acres

Planning Board		
Hearing Date	Decision	Notes
10/15/2026		

APPLICANT
 ARCLAND PROPERTY COMPANY LLC

AGENT

PROPERTY OWNER
 BOB HALL INC

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: DSP-2026-0021 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 7/27/2026 **PROJECT NAME:** RST NEW CARROLLTON

APPROVED DATE: **PLAN DESCRIPTION:** A MIXED-USE DEVELOPMENT CONSISTING OF 282 MULTIFAMILY DWELLING UNITS AND 3,639 SQUARE FEET OF OFFICE SPACE WITHIN ONE BUILDING, WITH ASSOCIATED SITE INFRASTRUCTURE AND AMENITIES
 DWELLING UNITS AND 3,639 SQUARE FEET OF SPACE FOR NON-PROFIT OR COMMUNIT...

STATUS: Pending **GEOGRAPHIC LOCATION:** ON SOUTH SIDE OF MD 145 (ANNAPOLIS ROAD), APPROXIMATELY 500 FEET EAST OF ITS INTERSECTION WITH MD 410 (VETERANS PARKWAY)

ADDRESS: 7591 ANNAPOLIS ROAD, HYATTSVILLE, MD 20784

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 1	UNITS DETACHED: 0	TAX MAP & GRID: 51-E1	200 SHEET: 206NE06, 206NE07
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 69	COUNCILMANIC DISTRICT: 3
PARCELS: 1	UNITS MULTIFAMILY: 282	ELECTION DISTRICT: 20	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: I	TIER: 1
	GROSS FLOOR AREA (SF): 3,639		APA: N/A

AUTHORITY: BOARD LEVEL

Current Zoning Information	
Current Zoning	Acreage
NAC (NEIGHBORHOOD ACTIVITY CENTER)	4.29 Acres
Total:	4.29 Acres

Planning Board		
Hearing Date	Decision	Notes
10/15/2026	Approval with Conditions	

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
	C-2 (GENERAL COMMERCIAL, EXISTING)	4.29
NAC (NEIGHBORHOOD ACTIVITY CENTER)		4.29

APPLICANT
 VIKA MARYLAND

AGENT

PROPERTY OWNER
 CARMELA PROPERTIES, LLLP

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: DSP-2026-0022 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 7/30/2026 **PROJECT NAME:** GREENBELT SQUARE

APPROVED DATE: **PLAN DESCRIPTION:** THE PURPOSE OF THIS REVISION IS TO CONFORM THE BUILDING MATERIAL TO BE USED WITH THE PGCPB RESOLUTION NUMBER 2023-54(C).

STATUS: Pending **GEOGRAPHIC LOCATION:** 7010-7050 GREENBELT ROAD, GREENBELT, MD 20770

ADDRESS: 7020 GREENBELT ROAD, GREENBELT, MD 20770

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0	UNITS DETACHED: 0	TAX MAP & GRID: 34-E1	200 SHEET: 210NE06
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 67	COUNCILMANIC DISTRICT: 4
PARCELS: 1	UNITS MULTIFAMILY: 95	ELECTION DISTRICT: 21	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: VI	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: AMENDMENT - DIRECTOR LEVEL

Current Zoning Information	
Current Zoning	Acreage
RMF-20 (RESIDENTIAL, MULTIFAMILY-20	4.51 Acres
Total:	4.51 Acres

Planning Board		
Hearing Date	Decision	Notes

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
	R-18 (MULTIFAMILY MEDIUM-DENSITY RESIDENTIAL)	4.51
RMF-20 (RESIDENTIAL, MULTIFAMILY-20		4.51

APPLICANT CV, INC	AGENT	PROPERTY OWNER ARMORY PLACE, LLC
-----------------------------	--------------	--

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0005		ACCEPTED OR APPROVED IN SPECIFIED RANGE	
ACCEPTED DATE: 7/24/2026		PROJECT NAME: PENN MAR SHOPPING CENTER	
APPROVED DATE: 07/30/2026		PLAN DESCRIPTION: PENN MAR SHOPPING CENTER, PLAT 1 TO CREATE ADDITIONAL PARCELS.	
STATUS: Approved		GEOGRAPHIC LOCATION: ON THE EAST SIDE OF DONNELL DRIVE, BETWEEN MARLBORO PIKE AND MD 4 (PENNSYLVANIA AVENUE).	
ADDRESS: 3444 DONNELL DRIVE, DISTRICT HEIGHTS, MD 20747			
ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS			
LOTS: 0	UNITS DETACHED: 0	TAX MAP & GRID: 81-E4, 89-E1	200 SHEET: 205SE07, 205SE06
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 75A	COUNCILMANIC DISTRICT: 6
PARCELS: 15	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 6	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 1	TOTAL UNITS: 0	POLICE DIVISION: VIII	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A
AUTHORITY: MAJOR			

Current Zoning Information	
Current Zoning	Acreage
CGO	38.34 Acres
Total:	38.34 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT PENN MAR IMPROVEMENTS LLC	AGENT	PROPERTY OWNER PENN MAR IMPROVEMENTS LLC
---	--------------	--

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0006		ACCEPTED OR APPROVED IN SPECIFIED RANGE	
ACCEPTED DATE: 7/24/2026		PROJECT NAME: PENN MAR SHOPPING CENTER PLAT TWO	
APPROVED DATE: 07/30/2026		PLAN DESCRIPTION: PENN MAR SHOPPING CENTER, PLAT TWO	
		TO SUBDIVIDE TO CREATE ADDITIONAL PARCELS.	
STATUS: Approved	GEOGRAPHIC LOCATION: ON THE EAST SIDE OF DONNELL DRIVE, BETWEEN MARLBORO PIKE AND MD 4 (PENNSYLVANIA AVENUE).		
	ADDRESS: 3330 DONNELL DRIVE, DISTRICT HEIGHTS, MD 20747		
ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS			
LOTS: 0	UNITS DETACHED: 0	TAX MAP & GRID: 81-E4	200 SHEET: 204SE06, 205SE07, 204SE07, 205SE06
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 75A	COUNCILMANIC DISTRICT: 6
PARCELS: 3	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 6	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: VIII	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A
AUTHORITY: MAJOR			

Current Zoning Information	
Current Zoning	Acreage
CGO	8.13 Acres
Total:	8.13 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT	AGENT	PROPERTY OWNER
SOLTESZ		DRB

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0007

ACCEPTED DATE:

APPROVED DATE: 07/30/2026

ACCEPTED OR APPROVED IN SPECIFIED RANGE

PROJECT NAME: PENN MAR SHOPPING CENTER PLAT 3

PLAN DESCRIPTION: PENN MAR SHOPPING CENTER, PLAT 3

TO SUBDIVIDE TO CREATE ADDITIONAL PARCELS.

STATUS: Approved

GEOGRAPHIC LOCATION: ON THE EAST SIDE OF DONNELL DRIVE, BETWEEN MARLBORO PIKE AND MD 4 (PENNSYLVANIA AVENUE).

ADDRESS: 3124 DONNELL DRIVE, DISTRICT HEIGHTS, MD 20747

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0

OUTLOTS: 0

PARCELS: 3

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 81-E4

PLANNING AREA: 75A

ELECTION DISTRICT: 6

POLICE DIVISION: VIII

200 SHEET: 204SE06, 204SE07

COUNCILMANIC DISTRICT: 6

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 1

APA: N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
CGO	10.86 Acres
Total:	10.86 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT

SOLTESZ

AGENT

PROPERTY OWNER

DRB

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0008

ACCEPTED DATE: 7/24/2026

APPROVED DATE: 07/30/2026

STATUS: Approved

ACCEPTED OR APPROVED IN SPECIFIED RANGE

PROJECT NAME: PENN MAR SHOPPING CENTER PLAT FOUR

PLAN DESCRIPTION: PENN MAR SHOPPING CENTER, PLAT 4 TO SUBDIVIDE TO CREATE ADDITIONAL PARCELS.

GEOGRAPHIC LOCATION: ON THE EAST SIDE OF DONNELL DRIVE, BETWEEN MARLBORO PIKE AND MD 4 (PENNSYLVANIA AVENUE).

ADDRESS: 3000 DONNELL DRIVE, DISTRICT HEIGHTS, MD 20747

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0

OUTLOTS: 0

PARCELS: 3

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 81-E3, 81-E4

PLANNING AREA: 75A

ELECTION DISTRICT: 6

POLICE DIVISION: VIII

200 SHEET: 204SE06, 204SE07

COUNCILMANIC DISTRICT: 6

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 1

APA: N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
CGO	10.33 Acres
Total:	10.33 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT

SOLTESZ

AGENT

PROPERTY OWNER

DRB

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0009

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/24/2026

APPROVED DATE: 07/30/2026

PROJECT NAME: PENN MAR SHOPPING CENTER PLAT FIVE

PLAN DESCRIPTION: PENN MAR SHOPPING CENTER PLAT FIVE

TO SUBDIVIDE TO CREATE ADDITIONAL PARCELS.

STATUS: Approved

GEOGRAPHIC LOCATION: ON THE EAST SIDE OF DONNELL DRIVE, BETWEEN MARLBORO PIKE AND MD 4 (PENNSYLVANIA AVENUE).

ADDRESS: 7301 MARLBORO PIKE, DISTRICT HEIGHTS, MD 20747

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0

OUTLOTS: 0

PARCELS: 1

OUTPARCELS: 1

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 81-E3, 81-E4

PLANNING AREA: 75A

ELECTION DISTRICT: 6

POLICE DIVISION: VIII

200 SHEET: 204SE07

COUNCILMANIC DISTRICT: 6

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 1

APA: N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
CGO	4.21 Acres
Total:	4.21 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT

SOLTESZ

AGENT

PROPERTY OWNER

DRB

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0033

ACCEPTED DATE: 7/24/2026

APPROVED DATE: 07/30/2026

STATUS: Approved

ACCEPTED OR APPROVED IN SPECIFIED RANGE

PROJECT NAME: FAIRVIEW

PLAN DESCRIPTION: FAIRVIEW, PLAT 1

GEOGRAPHIC LOCATION: 8901 FARVIEW AVE LANHAM, MD 20706

ADDRESS: 8901 FAIRVIEW ROAD, LANHAM, MD 20706

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 65

OUTLOTS: 0

PARCELS: 5

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 52-C3

PLANNING AREA: 73

ELECTION DISTRICT: 20

POLICE DIVISION: II

200 SHEET: 205NE08

COUNCILMANIC DISTRICT: 5

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 2

APA: N/A

AUTHORITY: MAJOR

Current Zoning Information		Planning Board		
Current Zoning	Acreage	Hearing Date	Decision	Notes
CGO	7.65 Acres	07/30/2026	Approval	
Total:	7.65 Acres			

APPLICANT

LANDTECH

AGENT

PROPERTY OWNER

DD LAND HOLDING

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0060

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/24/2026

PROJECT NAME: THE ENCLAVE AT BRANDYWINE

APPROVED DATE: 07/30/2026

PLAN DESCRIPTION: THE ENCLAVE AT BRANDYWINE, PHASE 2; PLAT 1

STATUS: Approved

GEOGRAPHIC LOCATION: ON GENERAL LAFAYETTE BLVD, APPROXIMATELY 800' SOUTH OF THE INTERSECTION WITH CHADDS FORD DRIVE.

ADDRESS: 15801 GENERAL LAFAYETTE BOULEVARD, BRANDYWINE, MD 20613

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 140	UNITS DETACHED: 0	TAX MAP & GRID: 154-E4	200 SHEET: 220SE06, 220SE07
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 85A	COUNCILMANIC DISTRICT: 9
PARCELS: 10	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 11	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: VII	TIER: 2
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
RSF-A (RESIDENTIAL, SINGLE-FAMILY ATTACHED)	5.44 Acres
Total:	5.44 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

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

APPLICANT
SOLTESZ

AGENT

PROPERTY OWNER
SH BRANDYWINE, LLC

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0062 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 7/24/2026 **PROJECT NAME:** THE ENCLAVE AT BRANDYWINE

APPROVED DATE: 07/30/2026 **PLAN DESCRIPTION:** THE ENCLAVE AT BRANDYWINE, PHASE 2; PLAT 2

STATUS: Approved **GEOGRAPHIC LOCATION:** ON GENERAL LAFAYETTE BLVD, APPROXIMATELY 800' SOUTH OF THE INTERSECTION WITH CHADDS FORD DRIVE.

ADDRESS: 15841 GENERAL LAFAYETTE BOULEVARD, BRANDYWINE, MD 20613

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 85 **UNITS DETACHED:** 0 **TAX MAP & GRID:** 154-E4 **200 SHEET:** 220SE06, 220SE07

OUTLOTS: 0 **UNITS ATTACHED:** 0 **PLANNING AREA:** 85A **COUNCILMANIC DISTRICT:** 9

PARCELS: 0 **UNITS MULTIFAMILY:** 0 **ELECTION DISTRICT:** 11 **GROWTH POLICY AREA:** ESTABLISHED COMMUNITIES

OUTPARCELS: 0 **TOTAL UNITS:** 0 **POLICE DIVISION:** VII **TIER:** 2

GROSS FLOOR AREA (SF): 0 **APA:** N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
RSF-A	3.48 Acres
Total:	3.48 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT **AGENT** **PROPERTY OWNER**
SOLTESZ SH BRANDYWINE, LLC

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0063

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/24/2026
APPROVED DATE: 07/30/2026
STATUS: Approved

PROJECT NAME: THE ENCLAVE AT BRANDYWINE
PLAN DESCRIPTION: THE ENCLAVE AT BRANDYWINE, PHASE 2; PLAT 3
GEOGRAPHIC LOCATION: ON GENERAL LAFAYETTE BLVD, APPROXIMATELY 800' SOUTH OF THE INTERSECTION WITH CHADDS FORD DRIVE.
ADDRESS: 15841 GENERAL LAFAYETTE BOULEVARD, BRANDYWINE, MD 20613

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 55
OUTLOTS: 0
PARCELS: 0
OUTPARCELS: 0

UNITS DETACHED: 0
UNITS ATTACHED: 0
UNITS MULTIFAMILY: 0
TOTAL UNITS: 0
GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 154-E4
PLANNING AREA: 85A
ELECTION DISTRICT: 11
POLICE DIVISION: VII

200 SHEET: 220SE06, 220SE07
COUNCILMANIC DISTRICT: 9
GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
TIER: 2
APA: N/A

AUTHORITY: MAJOR

Current Zoning Information	
Current Zoning	Acreage
RSF-A	3.48 Acres
Total:	3.48 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT
 SOLTESZ

AGENT

PROPERTY OWNER
 SH BRANDYWINE, LLC

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0065		ACCEPTED OR APPROVED IN SPECIFIED RANGE	
ACCEPTED DATE: 7/24/2026		PROJECT NAME: FAIRVIEW	
APPROVED DATE: 07/30/2026		PLAN DESCRIPTION: FAIRVIEW - PLAT 2 DEVELOPMENT OF 65 SINGE FAMILY ATTACHED (TOWNHOMES) DWELLING UNITS, WITH ASSOCIATED INFRASTRUCTURE AND AMENITIES.	
STATUS: Approved		GEOGRAPHIC LOCATION: 8901 FAIRVIEW AVE LANHAM, MD 20706	
		ADDRESS: 8901 FAIRVIEW ROAD, LANHAM, MD 20706	
ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS			
LOTS: 65	UNITS DETACHED: 0	TAX MAP & GRID: 52-C3	200 SHEET: 205NE08
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 73	COUNCILMANIC DISTRICT: 5
PARCELS: 5	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 20	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: II	TIER: 2
	GROSS FLOOR AREA (SF): 0		APA: N/A
AUTHORITY: MAJOR			

Current Zoning Information	
Current Zoning	Acreage
CGO	7.65 Acres
Total:	7.65 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT LANDTECH	AGENT	PROPERTY OWNER DD LAND HOLDING
------------------------------	--------------	--

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0066		ACCEPTED OR APPROVED IN SPECIFIED RANGE	
ACCEPTED DATE: 7/24/2026		PROJECT NAME: FAIRVIEW	
APPROVED DATE: 07/30/2026		PLAN DESCRIPTION: FAIRVIEW - PLAT 3 DEVELOPMENT OF 65 SINGE FAMILY ATTACHED (TOWNHOMES) DWELLING UNITS, WITH ASSOCIATED INFRASTRUCTURE AND AMENITIES.	
STATUS: Approved		GEOGRAPHIC LOCATION: 8901 FAIRVIEW AVE LANHAM, MD 20706	
		ADDRESS: 8901 FAIRVIEW ROAD, LANHAM, MD 20706	
ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS			
LOTS: 65	UNITS DETACHED: 0	TAX MAP & GRID: 52-C3	200 SHEET: 205NE08
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 73	COUNCILMANIC DISTRICT: 5
PARCELS: 5	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 20	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: II	TIER: 2
	GROSS FLOOR AREA (SF): 0		APA: N/A
AUTHORITY: MAJOR			

Current Zoning Information	
Current Zoning	Acreage
CGO	7.65 Acres
Total:	7.65 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT LANDTECH	AGENT	PROPERTY OWNER DD LAND HOLDING
------------------------------	--------------	--

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: FPS-2026-0091

ACCEPTED DATE: 7/27/2026

APPROVED DATE:

STATUS: Pending

ACCEPTED OR APPROVED IN SPECIFIED RANGE

PROJECT NAME: ADDITION TO GLORIOUS SUBDIVISION

PLAN DESCRIPTION: ADDITION TO GLORIOUS SUBDIVISION: LOTS 22 THROUGH 30 AND PARCEL B (WORK CLASS - THIS IS A MAJOR)

GEOGRAPHIC LOCATION: LOCATED ON THE EAST SIDE OF BRANDYWINE RD, ABOUT 1500 FEET NORTH OF ITS INTERSECTION WITH SYMPOSIUM WAY

ADDRESS: 10000 BRANDYWINE ROAD, CLINTON, MD 20735

ZONING ORDINANCE: PRIOR ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 0

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 125-C1, 125-D1

PLANNING AREA: 81A

ELECTION DISTRICT: 9

POLICE DIVISION: V

200 SHEET: 213SE06

COUNCILMANIC DISTRICT: 9

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 2

APA: N/A

AUTHORITY: MINOR

Current Zoning Information	
Current Zoning	Acreage
RSF-95	2.00 Acres
Total:	2.00 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval	

APPLICANT

CDDI

AGENT

PROPERTY OWNER

GABRIEL AKEM & EVELYN MANTAB

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0020

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/30/2026

APPROVED DATE:

PROJECT NAME: FLEX SPACE DEVELOPMENT P219 NEAR SILESIA

PLAN DESCRIPTION: 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 LIMITED OFFICE USES. THIS DEVELOPMENT IS DESIGNED TO MEET GROWING DEMAND FROM ...

STATUS: Pending

GEOGRAPHIC LOCATION: ON THE EAST SIDE OF LIVINGSTON RD, APPROXIMATELY 390 NORTH OF ITS INTERSECTION WITH CORNETT RD.
 ADDRESS: 11040 LIVINGSTON ROAD, FORT WASHINGTON, MD 20744

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 123-A4, 123-B4, 123-A3, 123-B3

PLANNING AREA: 80

ELECTION DISTRICT: 5

POLICE DIVISION: VII

200 SHEET: 214SE01

COUNCILMANIC DISTRICT: 8

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 2

APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
IE	5.25 Acres
Total:	5.25 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
 POSTMODERN LANDSCAPE ARCHITECTURE

AGENT

PROPERTY OWNER
 SRINIVAS VUYYURU

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0052

ACCEPTED DATE: 7/30/2026

APPROVED DATE:

STATUS: Pending

ACCEPTED OR APPROVED IN SPECIFIED RANGE

PROJECT NAME: GHANAIAN CHURCH OF CHRIST

PLAN DESCRIPTION: RECONSTRUCT THE EXISTING CHURCH.

GEOGRAPHIC LOCATION: LOCATED 1 MILE NORTH OF WOODMOORE RD & CHURCH RD INTERSECTION

ADDRESS: 3510 CHURCH ROAD, BOWIE, MD 20721

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 54-D3, 54-C3

PLANNING AREA: 74A

ELECTION DISTRICT: 7

POLICE DIVISION: II

200 SHEET: 205NE12

COUNCILMANIC DISTRICT: 6

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 2

APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
	AR 2.24 Acres
Total:	2.24 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
 DIGITERRA DESIGN, LLC

AGENT

PROPERTY OWNER
 GHANAIAN CHURCH OF CHRIST

Development Review Applications - Process Monitoring

Cases Accepted or Approved Between:
 7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0054

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/27/2026

PROJECT NAME: WOOD PROPERTY

APPROVED DATE:

PLAN DESCRIPTION: LOT 2 LOCATED IN BURCH HILL ACRES. SUBDIVISION, COMPRISING 1.36 AC.

STATUS: Pending

GEOGRAPHIC LOCATION: 12224 BRANDYWINE ROAD, LOCATED 1/8TH MILE SOUTH OF INTERSECTION OF BRANDYWINE ROAD AND BURCH HILL ROAD

ADDRESS: 12214 BRANDYWINE ROAD, BRANDYWINE, MD 20613

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:
 OUTLOTS: 0
 PARCELS: 0
 OUTPARCELS: 0

UNITS DETACHED: 0
 UNITS ATTACHED: 0
 UNITS MULTIFAMILY: 0
 TOTAL UNITS: 0
 GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 134-D3
 PLANNING AREA: 85A
 ELECTION DISTRICT: 11
 POLICE DIVISION: V

200 SHEET: 216SE06
 COUNCILMANIC DISTRICT: 9
 GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
 TIER: 2
 APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
RE	1.36 Acres
Total:	1.36 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
 DIGITERRA DESIGN, LLC

AGENT

PROPERTY OWNER
 BRYAN WOOD

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0057

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/27/2026

APPROVED DATE:

STATUS: Pending

PROJECT NAME: GUTIERREZ PROPERTY

PLAN DESCRIPTION: PARCEL 040 COMPRISING 1.0 ACRES AND A 100% WOODED VACANT LOT

GEOGRAPHIC LOCATION: LOCATED 1 MI SOUTH OF PINE LN & LIVINGSTON RD INTERSECTION

ADDRESS: 17701 LIVINGSTON ROAD, ACCOKEEK, MD 20607

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 170-F1

PLANNING AREA: 83

ELECTION DISTRICT: 5

POLICE DIVISION: VII

200 SHEET: 223SW02

COUNCILMANIC DISTRICT: 9

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 2

APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information		Planning Board		
Current Zoning	Acreage	Hearing Date	Decision	Notes
AR	1.00 Acres			
Total:	1.00 Acres			

APPLICANT

DIGITERRA DESIGN, LLC

AGENT

PROPERTY OWNER

ALCIDES GUTIERREZ

Page 26 of 40

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0064 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: **PROJECT NAME:** CITY OF BOWIE SALT DOME RELOCATION PROJECT

APPROVED DATE: **PLAN DESCRIPTION:** NRI FOR CITY OF BOWIE SALT DOME RELOCATION PROJECT

STATUS: Pending **GEOGRAPHIC LOCATION:** 16500 ANNAPOLIS RD, BOWIE, MD 20715; WEST OF RT 450 AND RT 3

ADDRESS: 16500 ANNAPOLIS ROAD, BOWIE, MD 20715

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:	UNITS DETACHED: 0	TAX MAP & GRID: 38-D1	200 SHEET: 210NE14
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 71B	COUNCILMANIC DISTRICT: 4
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 14	GROWTH POLICY AREA: RURAL AND AGRICULTURAL AREAS
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: II	TIER: 3
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
ROS	7.53 Acres
Total:	7.53 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT KCI TECHNOLOGIES, INC	AGENT	PROPERTY OWNER CITY OF BOWIE
---	--------------	--

Development Review Applications - Process Monitoring
 Cases Accepted or Approved Between:
 7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0065

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE:

PROJECT NAME: ANDREWS PROPERTY

APPROVED DATE:

PLAN DESCRIPTION: 2.12 AC. ZONED RE AND FULLY WOODED VACANT LOT. NEW SINGLE FAMILY DWELLING

STATUS: Pending

GEOGRAPHIC LOCATION: LOCATED 1/8TH MI FROM INTERSECTION OF MAIN BLVD AND NORTH ST.

ADDRESS: 15418 MAIN BOULEVARD, ACCOKEEK, MD 20607

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

UNITS DETACHED: 0

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 151-E3

PLANNING AREA: 83

ELECTION DISTRICT: 5

POLICE DIVISION: VII

200 SHEET: 220SW01

COUNCILMANIC DISTRICT: 9

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 2

APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
RE	2.12 Acres
Total:	2.12 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
 DIGITERRA DESIGN, LLC

AGENT

PROPERTY OWNER
 MICHELLE ANDREWS

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0066

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 7/31/2026

APPROVED DATE:

PROJECT NAME: TAKHA PROPERTY

PLAN DESCRIPTION: LOT 1, CONSISTING OF 5.17AC., ZONED AG AND FULLY WOODED AND VACANT. NEW SINGLE FAMILY DWELLING.

STATUS: Pending
 GEOGRAPHIC LOCATION: LOCATED AT THE INTERSECTION OF LETCHER ROAD EAST AND BADEN TAYLOR ROAD
 ADDRESS: 16031 LETCHER ROAD EAST, BRANDYWINE, MD 20613

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 157-C4

PLANNING AREA: 86B

ELECTION DISTRICT: 11

POLICE DIVISION: V

200 SHEET: 221SE12, 220SE12

COUNCILMANIC DISTRICT: 9

GROWTH POLICY AREA: RURAL AND AGRICULTURAL AREAS

TIER: 3

APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
AG	5.17 Acres
Total:	5.17 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT

DIGITERRA DESIGN, LLC

AGENT

PROPERTY OWNER

SIYAMI E. TAKHA

Page 29 of 40

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: NRI-2026-0067

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE:

APPROVED DATE:

STATUS: Pending

PROJECT NAME: CENTRAL AVENUE CONNECTOR TRAIL (CACT) - PHASE 1

PLAN DESCRIPTION: INSTALLATION OF A SHARED USE PATH FOR MNCPPC PARKS PROJECT CACT - PHASE 1

GEOGRAPHIC LOCATION: FROM INTERSECTION OF OLD CENTRAL AVENUE AND CENTRAL AVENUE TO SHADY GLEN DRIVE.

ADDRESS:

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

OUTLOTS: 0

PARCELS: 0

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 0

TAX MAP & GRID: 73-F1

PLANNING AREA: 75A

ELECTION DISTRICT: 18

POLICE DIVISION: III, VIII

200 SHEET: 201SE07

COUNCILMANIC DISTRICT: 6

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 1

APA: N/A

AUTHORITY: NATURAL RESOURCE INVENTORY PLAN

Current Zoning Information	
Current Zoning	Acreage
RSF-A	2.70 Acres
Total:	2.70 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
 STRAUGHANENVIRONMENTAL.COM

AGENT

PROPERTY OWNER
 M-NCPPC PARKS

Page 30 of 40

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: PPS-2025-019

ACCEPTED DATE: 5/26/2026

APPROVED DATE: 07/30/2026

STATUS: Approved

ACCEPTED OR APPROVED IN SPECIFIED RANGE

PROJECT NAME: SUIT ROAD INDUSTRIAL SUBDIVISION - 4110 SUIT ROAD

PLAN DESCRIPTION: SUIT ROAD INDUSTRIAL - ONE PARCEL FOR 190,329 SQUARE FEET OF INDUSTRIAL DEVELOPMENT

GEOGRAPHIC LOCATION: LOCATED SOUTHWEST OF THE END OF SUIT ROAD. ACROSS FROM SUITLAND PARKWAY ON THE NORTHSIDE.

ADDRESS: 4110 SUIT ROAD, DISTRICT HEIGHTS, MD 20747

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 1

OUTLOTS: 0

PARCELS: 1

OUTPARCELS: 0

UNITS DETACHED: 0

UNITS ATTACHED: 0

UNITS MULTIFAMILY: 0

TOTAL UNITS: 0

GROSS FLOOR AREA (SF): 190,392

TAX MAP & GRID: 89-F3, 89-E2, 89-F2, 89-E3

PLANNING AREA: 75A

ELECTION DISTRICT: 6

POLICE DIVISION: VIII

200 SHEET: 206SE07

COUNCILMANIC DISTRICT: 6

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

TIER: 1

APA: N/A

AUTHORITY: MAJOR NON-RESIDENTIAL

Current Zoning Information	
Current Zoning	Acreage
RSF-95 (RESIDENTIAL, SINGLE-FAMILY-95)	14.19 Acres
IE (INDUSTRIAL, EMPLOYMENT)	14.19 Acres
Total:	28.38 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval with Conditions	PGCPB No. 2026-053

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
RSF-95 (RESIDENTIAL, SINGLE-FAMILY-95)		14.19
IE (INDUSTRIAL, EMPLOYMENT)		14.19
	R-80 (ONE FAMILY DETACHED RESIDENTIAL)	14.19
	I-1 (LIGHT INDUSTRIAL)	14.22

APPLICANT
SELZER GURVITCH

AGENT

PROPERTY OWNER
SUIT & FOREST OI, LLC

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: PRE-APP-2026-0112
 ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE:
 PROJECT NAME: PRELIMINARY PLAN OF SUBDIVISON -2 LOTS

APPROVED DATE:
 PLAN DESCRIPTION: PRELIMINARY PLAN OF SUBDIVISION FOR 2 LOTS

STATUS: Pending
 GEOGRAPHIC LOCATION: 2430 SHADYSIDE AVENUE, SUITLAND, MD

ADDRESS: 2430 SHADYSIDE AVENUE, SUITLAND, MD 20746

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:
 UNITS DETACHED: 0
 TAX MAP & GRID: 80-D2, 80-E2
 200 SHEET: 204SE04

OUTLOTS: 0
 UNITS ATTACHED: 0
 PLANNING AREA: 75A
 COUNCILMANIC DISTRICT: 7

PARCELS: 0
 UNITS MULTIFAMILY: 0
 ELECTION DISTRICT: 6
 GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

OUTPARCELS: 0
 TOTAL UNITS: 0
 POLICE DIVISION: VIII
 TIER: 1

GROSS FLOOR AREA (SF): 0
 APA: N/A

AUTHORITY: PRE-APPLICATION

Current Zoning Information	
Current Zoning	Acreage
RSF-65	0.33 Acres
Total:	0.33 Acres

APPLICANT
 SEPTEMBER PROPERTIES, LLC

AGENT

PROPERTY OWNER
 FDLL LC

Page 33 of 40

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: TCP2-2026-0053		ACCEPTED OR APPROVED IN SPECIFIED RANGE	
ACCEPTED DATE: 7/13/2026		PROJECT NAME: PALISADES AT ADDISON	
APPROVED DATE:		PLAN DESCRIPTION: DEVELOPMENT OF 34 SINGLE-FAMILY ATTACHED (TOWNHOUSE) AND 96 TWO-FAMILY RESIDENTIAL DWELLING UNITS, WITH ASSOCIATED INFRASTRUCTURE AND AMENITIES.	
STATUS: Pending		GEOGRAPHIC LOCATION: ON THE EAST SIDE OF ADDISON ROAD, APPROXIMATELY 300 FEET NORTH OF ITS INTERSECTION WITH RONALD ROAD.	
ADDRESS: 6627 ADDISON OVERLOOK CT, CAPITOL HEIGHTS,			
ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS			
LOTS:	UNITS DETACHED: 0	TAX MAP & GRID: 73-D3	200 SHEET: 202SE06
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 75A	COUNCILMANIC DISTRICT: 6
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 18	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: VIII	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A
AUTHORITY: TCP2 - COMPANION			

Current Zoning Information	
Current Zoning	Acreage
RMF-20	9.75 Acres
Total:	9.75 Acres

APPLICANT SOLTESZ LLC	AGENT	PROPERTY OWNER WOODSIDE DEVELOPMENT LLC
---------------------------------	--------------	---

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: TCP2-2026-0054

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE:

PROJECT NAME: YAMAN'S ESTATE

APPROVED DATE:

PLAN DESCRIPTION: BUILDING A SINGLE-FAMILY DWELLING

STATUS: Pending

GEOGRAPHIC LOCATION: 480 BRYAN POINT
ACCOKEEK, MD 20607

ADDRESS: 480 BRYAN POINT ROAD, ACCOKEEK, MD 20607

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:

UNITS DETACHED: 0

TAX MAP & GRID: 151-D4

200 SHEET: 220SW01

OUTLOTS: 0

UNITS ATTACHED: 0

PLANNING AREA: 83

COUNCILMANIC DISTRICT: 9

PARCELS: 0

UNITS MULTIFAMILY: 0

ELECTION DISTRICT: 5

GROWTH POLICY AREA: ESTABLISHED COMMUNITIES

OUTPARCELS: 0

TOTAL UNITS: 0

POLICE DIVISION: VII

TIER: 2

GROSS FLOOR AREA (SF): 0

APA: N/A

AUTHORITY: TCP2 - STAND ALONE

Current Zoning Information	
Current Zoning	Acreage
	RR 0.68 Acres
Total:	0.68 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT
APPLIED CIVIL ENGINEERING

AGENT

PROPERTY OWNER
□

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: WCO-SE-2026-0084 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 7/31/2026 **PROJECT NAME:** 608 SALISBURY DRIVE, LOT 4

APPROVED DATE: **PLAN DESCRIPTION:** CONSTRUCTION OF A TWO-FAMILY DWELLING.

STATUS: Approved **GEOGRAPHIC LOCATION:** N/A

ADDRESS: 608 SALISBURY DRIVE, OXON HILL, MD 20745

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:	UNITS DETACHED: 0	TAX MAP & GRID: 96-A1	200 SHEET: 207SE01
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 76A	COUNCILMANIC DISTRICT: 8
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 12	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: IV	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: STANDARD EXEMPTION (WCO-SE)

Current Zoning Information	
Current Zoning	Acreage
RMF-20	0.30 Acres
Total:	0.30 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT RDJ HOMES LLC	AGENT	PROPERTY OWNER RDJ HOMES LLC
-----------------------------------	--------------	--

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: WCO-SE-2026-0085 **ACCEPTED OR APPROVED IN SPECIFIED RANGE**

ACCEPTED DATE: 7/31/2026 **PROJECT NAME:** 4817 SAINT BARNABAS RD

APPROVED DATE: **PLAN DESCRIPTION:** CONSTRUCTION OF A SMALL ACCESSORY STRUCTURE FOR DRY STORAGE

STATUS: Approved **GEOGRAPHIC LOCATION:** NEAR THE INTERSECTION OF SAINT BARNABAS RD AND RALEIGH RD

ADDRESS: 4817 SAINT BARNABAS ROAD, TEMPLE HILLS, MD 20748

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS:	UNITS DETACHED: 0	TAX MAP & GRID: 88-A4	200 SHEET: 206SE03, 207SE03
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 76A	COUNCILMANIC DISTRICT: 7
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 12	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: IV	TIER: 1
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: STANDARD EXEMPTION (WCO-SE)

Current Zoning Information	
Current Zoning	Acreage
CGO	1.64 Acres
Total:	1.64 Acres

Planning Board		
Hearing Date	Decision	Notes

APPLICANT ANDRES MONTOYA	AGENT	PROPERTY OWNER MOHAMMAD QAYUM
------------------------------------	--------------	---

Development Review Applications - Process Monitoring
Cases Accepted or Approved Between:
7/27/2026 and 8/2/2026

08/03/2026

PLAN NUMBER: ZMA-2025-004

ACCEPTED OR APPROVED IN SPECIFIED RANGE

ACCEPTED DATE: 5/26/2026

PROJECT NAME: EDELEN PROPERTY

APPROVED DATE: 07/30/2026

PLAN DESCRIPTION: ZONING MAP AMENDMENT APPLICATION TO REZONE 254.13 ACRES FROM THE RE ZONE TO THE R-PD ZONE TO ALLOW FOR THE CONSTRUCTION OF UP TO 530 SINGLE FAMILY DETACHED DWELLING UNITS

STATUS: Approved

GEOGRAPHIC LOCATION: WEST SIDE OF PISCATAWAY ROAD APPROXIMATELY 1500 FEET SOUTH OF ITS INTERSECTION WITH TIPPETT ROAD

ADDRESS: 10775 PISCATAWAY ROAD, CLINTON, 20735

ZONING ORDINANCE: CURRENT ZONING ORDINANCE & SUBDIVISION REGULATIONS

LOTS: 530	UNITS DETACHED: 530	TAX MAP & GRID: 124-B3	200 SHEET: 214SE03
OUTLOTS: 0	UNITS ATTACHED: 0	PLANNING AREA: 81B	COUNCILMANIC DISTRICT: 9
PARCELS: 0	UNITS MULTIFAMILY: 0	ELECTION DISTRICT: 5	GROWTH POLICY AREA: ESTABLISHED COMMUNITIES
OUTPARCELS: 0	TOTAL UNITS: 0	POLICE DIVISION: VII	TIER: 2
	GROSS FLOOR AREA (SF): 0		APA: N/A

AUTHORITY: ZONING MAP AMENDMENT - CURRENT

Current Zoning Information	
Current Zoning	Acreage
APAO (Aviation Policy Area Overlay)	254.14 Acres
APAO (Aviation Policy Area Overlay)	254.14 Acres
RE (RESIDENTIAL ESTATE)	254.14 Acres
APAO (Aviation Policy Area Overlay)	254.14 Acres
Total:	1,016.56 Acres

Planning Board		
Hearing Date	Decision	Notes
07/30/2026	Approval with Conditions	PGCPB No. 2026-055

Zoning Acreage Breakdown		
Current Zoning	Prior Zoning	Acreage
	R-E (RESIDENTIAL ESTATE)	254.14
APAO (Aviation Policy Area Overlay)		254.14
APAO (Aviation Policy Area Overlay)		254.14
RE (RESIDENTIAL ESTATE)		254.14
APAO (Aviation Policy Area Overlay)		254.14

APPLICANT
MARY D. & ALEC B. EDELEN

AGENT

PROPERTY OWNER
MARY D. & ALEC B. EDELEN

