



# Prince George's County Council

County Administration  
Building  
14741 Governor Oden  
Bowie Drive  
Upper Marlboro,  
Maryland  
20772-3050

## Zoning Minutes - Final Sitting as the District Council

*Dannielle M. Glaros, District 3, Chair*

*Derrick Leon Davis, District 6*

*Mel Franklin, District 9*

*Andrea C. Harrison, District 5*

*Mary A. Lehman, District 1*

*Obie Patterson, District 8*

*Deni L. Taveras, District 2*

*Karen R. Toles, District 7*

*Todd M. Turner, District 4, Vice Chair*

*Robert J. Williams, Jr., Council Administrator*

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Tuesday, July 10, 2018

1:45 PM

Council Hearing Room

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### ADDITIONS TO THE AGENDA

#### 2:35 PM CCONVENE - (COUNCIL HEARING ROOM)

*Pursuant to the provisions of Section 27-132(a) of the Zoning Ordinance, the District Council meeting was convened at 2:35 p.m. with eight members present.*

**Present:**           8 -     Chair Dannielle Glaros  
                                  Council Member Derrick Davis  
                                  Council Member Mel Franklin  
                                  Council Member Andrea Harrison  
                                  Council Member Mary Lehman  
                                  Council Member Obie Patterson  
                                  Council Member Deni Taveras  
                                  Vice Chair Todd Turner

**Absent:**               Council Member Karen Toles

*Also Present: Robert J. Williams, Jr., Council Administrator*  
*William M. Hunt, Deputy Council Administrator*  
*Rajesh Kumar, Principal Counsel to the District Council*  
*Redis C. Floyd, Clerk of the Council*  
*Donna J. Brown, Deputy Clerk of the Council*

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**ITEM(S) FOR DISCUSSION**[CDP-8309-01](#)**The Villages of Marlborough****Applicant(s):** Codale Commercial Funding, LLC**Location:** The larger Villages of Marlborough is located northwest of the Town of Upper Marlboro at the intersection of MD 725 (Marlboro Pike) and Brown Station Road. The triangular Parcel O site is located in the northern quadrant of the intersection of John Rogers Boulevard and Governor's Grove Drive (367 Acres; R-U Zone).**Request:** Requesting approval for a Comprehensive Design Plan proposing to develop a 6.38-acre site known as Parcel O, where the Marlborough Golf Course Clubhouse building was previously located before being razed, within a larger fully-developed project known as The Villages of Marlborough, with 206 multifamily dwelling units (DUs).**Council District:** 6**Appeal by Date:** 5/31/2018**Review by Date:** 5/31/2018**Action by Date:** 7/13/2018**History:**

*Council referred item to staff for preparation of an approving document (Vote: 7-1; Against: Council Member Lehman; Absent: Council Member Toles).*

**A motion was made by Council Member Davis, seconded by Vice Chair Turner, that this Comprehensive Design Plan be referred for document. The motion carried by the following vote:**

**Aye:** 7 - Glaros, Davis, Franklin, Harrison, Patterson, Taveras and Turner

**Nay:** 1 - Lehman

**Absent:** Toles

*Council adopted the prepared Order of approval, with conditions (Vote: 7-1; Against: Council Member Lehman; Absent: Council Member Toles).*

**A motion was made by Council Member Davis, seconded by Vice Chair Turner, that this Comprehensive Design Plan be approved with conditions. The motion carried by the following vote:**

**Aye:** 7 - Glaros, Davis, Franklin, Harrison, Patterson, Taveras and Turner

**Nay:** 1 - Lehman

**Absent:** Toles

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**Attachment(s):**     [CDP-8309.01 Zoning Agenda Item Summary \(ZAIS\)](#)  
                              [CDP-8309-01 Planning Board Resolution 18-26](#)  
                              CDP-8309-01 \_PORL  
                              [CDP-8309-01 Technical Staff Report](#)

**ITEM(S) FOR DISCUSSION (Continued)**

[DSP-17048](#)

**Capital Court, Phase 1**

**Applicant(s):**        SLDM, Inc.

**Location:**            Located in the southeastern quadrant of the intersection of MD 214 (Central Avenue) and the Capital Beltway (I-95/495), on the south side of MD 214 (Central Avenue) (28.67 Acres; C-O Zone).

**Request:**             Requesting approval of a Detailed Site Plan (DSP) for 306 single-family attached (townhouse) development on 28.67 acres.

**Council District:**    6

**Appeal by Date:**    6/14/2018

**Review by Date:**    6/14/2018

**Action by Date:**    9/4/2018

**History:**

*Council referred item to staff for preparation of an approving document (Vote: 8-0; Absent: Council Member Toles).*

**A motion was made by Council Member Davis, seconded by Council Member Franklin, that this Detailed Site Plan be referred for document. The motion carried by the following vote:**

**Aye:**                    8 -        Glaros, Davis, Franklin, Harrison, Lehman, Patterson, Taveras and Turner

**Absent:**                Toles

*Council adopted the prepared Order of approval, with conditions (Vote: 8-0; Absent: Council Member Toles).*

**A motion was made by Council Member Davis, seconded by Council Member Franklin, that this Detailed Site Plan be approved with conditions. The motion carried by the following vote:**

**Aye:**                    8 -        Glaros, Davis, Franklin, Harrison, Lehman, Patterson, Taveras and Turner

**Absent:**                Toles

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**Attachment(s):**     [DSP-17048 Zoning Agenda Item Summary \(ZAIS\)](#)  
                                 [DSP-17048 Planning Board Resolution 18-30](#)  
                                 DSP-17048 \_PORL  
                                 [DSP-17048 Technical Staff Report](#)

**2:38 PM ADJOURN**

*The meeting was adjourned at 2:38 p.m.*

Prepared by:

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Leonard Moses, Digitization Manager

Submitted by:

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Redis C. Floyd, Clerk of the Council