



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

DDS-658

ACCEPTED IN SPECIFIED RANGE
OXON HILL MCDONALD'S; LANDSCAPE DEPARTURE FOR THE SOUTHERN BOUNDARY
6126 OXON HILL ROAD OXON HILL

ACCEPTED: 06/25/2019

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID: 096 D-4	200 SCALE MAP: 208SE02
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA: 76B	COUNCIL DISTRICT: 08
1 PARCELS	0 UNITS MULTIFAMILY	PG TAZ:	TIER: DEVELOPED
0 OUTPARCELS	0 TOTAL UNITS	COG TAZ:	APA: N/A
	4,816 GROSS FLOOR AREA (SQ FT)	ELECTION DISTRICT: 12	

ZONING:

C-S-C 0.84 Acres
Total: **0.84** Acres

AUTHORITY:

PLANNING BOARD SCHEDULED 07/25/2019

FEE(S):

\$60.00 (Sign Posting Fee)
\$2,000.00 (Application Fee)
\$2,060.00

APPLICANT

MCDONALD'S USA LLC
110 NORTH CARPENTER STREET
CHICAGO, IL 60607

AGENT

GIBBS, EDWARD C.
1300 CARAWAY COURT, SUITE #102
UPPER MARLBORO, MD 20774
301-306-0033
egibbs@gibbshaller.com

OWNER(S)

MCDONALD'S CORP.; 6908 ROCKLEDGE DRIVE; Bethesda, MD 20813

Assigned Reviewer: BURKE, THOMAS

DSP-07074-03

ACCEPTED IN SPECIFIED RANGE
TOWN CENTER AT CAMP SPRINGS; REVISIONS TO BUILDING LAYOUT AND ARCHITECTURE
LOCATED ON THE SOUTH SIDE OF TELFAIR BOULEVARD, AT THE SOUTHEAST QUADRANT AT ITS
INTERSECTION WITH AUTH WAY

ACCEPTED: 06/28/2019

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID: 089 A-3	200 SCALE MAP: 206SE05
--------	------------------	-------------------------	------------------------



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA: 76A	COUNCIL DISTRICT: 08
0 PARCELS	0 UNITS MULTIFAMILY	PG TAZ:	TIER: DEVELOPED
0 OUTPARCELS	0 TOTAL UNITS	COG TAZ:	APA: N/A
	0 GROSS FLOOR AREA (SQ FT)	ELECTION DISTRICT: 06	

ZONING:

D-D-O 0.00 Acres
M-X-T 19.37 Acres
Total: **19.37** Acres

AUTHORITY:

PLANNING DIRECTOR PENDING 06/28/2019

FEE(S):

\$150.00 (Sign Posting Fee)
\$2,250.00 (Application Fee)
\$2,400.00

APPLICANT

RESIDENCES AT TOWN CENTER, LLC
1350 CONNECTICUT AVENUE, NW
WASHINGTON, DC 20036
703-628-9995

AGENT

VIKA MARYLAND, LLC
20251 CENTURY BLVD
GERMANTOWN, MD 20874
301-916-4100

Assigned Reviewer: HURLBUTT, JEREMY

DSP-12017-01

ACCEPTED: 06/24/2019

ACCEPTED IN SPECIFIED RANGE
WESTPHALIA TOWN CENTER, PRESIDENTIAL PARKWAY; EXTENSION OF PRESIDENTIAL PARKWAY AND
ASSOCIATED INFRASTRUCTURE
NORTH SIDE OF MD 4 (PENNSYLVANIA AVENUE), APPROXIMATELY 9000 FEET SOUTHEAST OF ITS
INTERSECTION WITH SUITLAND PARKWAY

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID: 090 E-1	200 SCALE MAP: 205SE09
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA: 78	COUNCIL DISTRICT: 06
0 PARCELS	0 UNITS MULTIFAMILY	PG TAZ:	TIER: DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	COG TAZ:	APA: N/A
	0 GROSS FLOOR AREA (SQ FT)	ELECTION DISTRICT: 15	



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

ZONING:

M-X-T 14.28 Acres
Total: **14.28** Acres

AUTHORITY:

PLANNING DIRECTOR PENDING

FEE(S):

06/24/2019 \$2,000.00 (Application Fee)
\$2,000.00

APPLICANT

WALTON DEVELOPMENT AND MANAGEMENT, INC.
8000 WESTPARK DRIVE, SUITE 430
MC LEAN, VA 22102
703-639-6918

AGENT

DEWBERRY
4601 FORBES BOULEVARD, SUITE 300
LANHAM, MD 20706
301-364-1864

Assigned Reviewer: HURLBUTT, JEREMY

4-18028

ACCEPTED IN SPECIFIED RANGE

ACCEPTED: 06/26/2019

BRANCH AVENUE M-X-T; 414 LOTS AND 41 PARCELS FOR RE DEVELOPMENT OF 414 TOWNHOMES, 240 UNIT ELDERLY CARE FACILITY AND APPROXIMATELY 12,000 SF
12301 BRANCH AVENUE BRANDYWINE

0 LOTS
0 OUTLOTS
1 PARCELS
0 OUTPARCELS

0 UNITS DETACHED
0 UNITS ATTACHED
0 UNITS MULTIFAMILY
0 TOTAL UNITS
0 GROSS FLOOR AREA (SQ FT)

TAX MAP & GRID: 134 E-3
PLANNING AREA: 85A
PG TAZ:
COG TAZ:
ELECTION DISTRICT: 11

200 SCALE MAP: 216SE06
COUNCIL DISTRICT: 09
TIER: DEVELOPING
APA: N/A

ZONING:

M-X-T 72.23 Acres
Total: **72.23** Acres

AUTHORITY:

PLANNING BOARD PENDING
SDRC MEETING SCHEDULED

FEE(S):

10/03/2019 \$90.00 (Sign Posting Fee)
07/12/2019 \$11,528.00 (Application Fee)
\$11,618.00



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

APPLICANT

BLACK-EYED SUSAN PARTNERS, LLC
1101 MERCANTILE LANE, SUITE 280
FORT WASHINGTON, MD 20744
301-648-4700

AGENT

RODGERS CONSULTING, INC.
1101 MERCANTILE LAND, SUITE 280
UPPER MARLBORO, MD 20774

OWNER(S)

BLACK-EYED SUSAN PARTNERS, LLC; 1101 MERCANTILE LANE, SUITE 280; Fort Washington, MD 20744

Assigned Reviewer: TURNQUEST, AMBER

SDP-0307-H13

ACCEPTED IN SPECIFIED RANGE

ACCEPTED: 06/24/2019

CAMERON GROVE, LOT 207 BLOCK A; ADDITION OF A 14 X 016 SCREENROOM
13001 BRICE COURT UPPER MARLBORO

1 LOTS
0 OUTLOTS
0 PARCELS
0 OUTPARCELS

0 UNITS DETACHED
1 UNITS ATTACHED
0 UNITS MULTIFAMILY
1 TOTAL UNITS
0 GROSS FLOOR AREA (SQ FT)

TAX MAP & GRID: 069 D-3
PLANNING AREA: 74A
PG TAZ:
COG TAZ:
ELECTION DISTRICT: 07

200 SCALE MAP: 201NE11
COUNCIL DISTRICT: 06
TIER: DEVELOPING
APA: N/A

ZONING:

R-L 0.11 Acres
Total: 0.11 Acres

AUTHORITY:

PLANNING DIRECTOR PENDING 06/24/2019

FEE(S):

\$50.00 (Application Fee)
\$50.00

APPLICANT

SHIRLEY MCRAE
13001 BRICE COURT
UPPER MARLBORO, MD 20774

AGENT

MEDALLION
2849 KAVERTON ROAD
DISTRICT HEIGHTS, MD 20747
240-476-1596



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

OWNER(S)

SHIRLEY MCRAE; 13001 BRICE COURT; Upper Marlboro, MD 20774

Assigned Reviewer: BYNUM, ANGELE

CSP-07004-02

APPROVED IN SPECIFIED RANGE

ACCEPTED: 05/16/2019

WESTPHALIA CENTER; AMENDMENT TO PROPOSED REGIONAL URBAN COMMUNITY
AT THE INTERSECTION OF ROUTE 4 (PENNSYLVANIA AVENUE) AND MELWOOD ROAD, APPROXIMATELY 800
FEET NORTH OF WOODYARD ROAD

1 LOTS	200 UNITS DETACHED	TAX MAP & GRID: 090 F-4	200 SCALE MAP: 207SE09
0 OUTLOTS	1,850 UNITS ATTACHED	PLANNING AREA: 78	COUNCIL DISTRICT: 06
10 PARCELS	3,100 UNITS MULTIFAMILY	PG TAZ:	TIER: DEVELOPING
0 OUTPARCELS	5,150 TOTAL UNITS	COG TAZ:	APA: N/A
	4,500,000 GROSS FLOOR AREA (SQ FT)	ELECTION DISTRICT: 15	

ZONING:

M-I-O	0.00 Acres
M-X-T	507.85 Acres
Total:	507.85 Acres

AUTHORITY:

PLANNING BOARD
STAFF
SDRC MEETING

APPROVED	06/27/2019
NONE	06/25/2019
SCHEDULED	05/03/2019

FEE(S):

\$1,050.00	(Sign Posting Fee)
\$20,775.00	(Application Fee)
\$21,825.00	

APPLICANT

WALTON DEVELOPMENT AND MANAGEMENT, INC.
8000 WESTPARK DRIVE, SUITE 430
MC LEAN, VA 22102
703-639-6918
@MIKE MILLER

AGENT

DEWBERRY
4601 FORBES BOULEVARD, SUITE 300
LANHAM, MD 20706
301-364-1801

Assigned Reviewer: HURLBUTT, JEREMY



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

DSP-04080-20

APPROVED IN SPECIFIED RANGE
RITCHIE STATION MARKETPLACE, OLIVE GARDEN (PARCEL 24); FOR CONSTRUCTION OF DIRECTIONAL SIGNAGE
1681 RITCHIE STATION COURT CAPITOL HEIGHTS

ACCEPTED: 02/21/2019

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID: 074 D-1	200 SCALE MAP: 202SE08
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA: 75A	COUNCIL DISTRICT: 06
0 PARCELS	0 UNITS MULTIFAMILY	PG TAZ: 885	TIER: DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	COG TAZ: 1084	APA: N/A
	7,794 GROSS FLOOR AREA (SQ FT)	ELECTION DISTRICT: 15	

ZONING:

C-S-C	3.29 Acres
Total:	3.29 Acres

AUTHORITY:

PLANNING DIRECTOR	APPROVED	06/24/2019
STAFF	PLAN CERTIFIED	06/24/2019

FEE(S):

\$2,000.00 (Application Fee)
\$2,000.00

APPLICANT

DARDEN RESTAURANTS
1000 DARDEN CENTER
ORLANDO, FL 32837
407-245-4000

AGENT

SITE ENHANCEMENT SERVICES
6001 NIMTZ PARKWAY
SOUTH BEND, IN 46626
574-232-6933

Assigned Reviewer: BUSH, JONATHAN

4-04080

APPROVED IN SPECIFIED RANGE
CLAGETT PROPERTY; LOTS 1-1058 & 36 PARCELS
4111 RITCHIE MARLBORO ROAD UPPER MARLBORO

ACCEPTED: 07/14/2004

1,058 LOTS	0 UNITS DETACHED	TAX MAP & GRID: 091 D-2	200 SCALE MAP: 206SE10
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA: 78	COUNCIL DISTRICT: 06
36 PARCELS	0 UNITS MULTIFAMILY	PG TAZ: 2503	TIER: DEVELOPING



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

0 OUTPARCELS 0 TOTAL UNITS COG TAZ: 1261 APA: N/A
0 GROSS FLOOR AREA (SQ FT) ELECTION DISTRICT: 15

ZONING:

R-R 0.00 Acres
Total: **0.00** Acres

AUTHORITY:

PLANNING BOARD APPROVED 06/27/2019
STAFF VERIFIED 12/11/2018
PLANNING BOARD APPROVED 10/28/2004
SDRC MEETING NONE 07/30/2004

FEE(S):

\$150.00 (Sign Posting Fee)
\$29,350.00 (Application Fee)
\$29,500.00

APPLICANT

TOLL BROTHERS, INC.
4101 RITCHIE MARLBORO ROAD
UPPER MARLBORO, MD 20772
240-210-6135

AGENT

LOIDERMAN SOLTESZ ASSOCIATES
4266 FORBES BOULEVARD, SUITE 230
LANHAM, MD 20706
301-794-7555
TDAVIS@lsassociates.net

Assigned Reviewer: LOCKARD, TOM

4-18022 APPROVED IN SPECIFIED RANGE
ACCEPTED: 04/26/2019 DEWEY PROPERTY; FOUR PARCELS FOR DEVELOPMENT OF 520 MULTIFAMILY DWELLINGS
3308 TOLEDO ROAD HYATTSVILLE(MUNICIPAL)

0 LOTS 0 UNITS DETACHED TAX MAP & GRID: 042 A-1 200 SCALE MAP: 208NE03
0 OUTLOTS 0 UNITS ATTACHED PLANNING AREA: 68 COUNCIL DISTRICT: 02
4 PARCELS 0 UNITS MULTIFAMILY PG TAZ: 699 TIER: DEVELOPED
0 OUTPARCELS 0 TOTAL UNITS COG TAZ: 978 APA: N/A
0 GROSS FLOOR AREA (SQ FT) ELECTION DISTRICT: 17

ZONING:

M-U-I 17.29 Acres

AUTHORITY:

PLANNING BOARD APPROVED 06/27/2019

FEE(S):

\$180.00 (Sign Posting Fee)



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

T-D-O	0.00 Acres	SDRC MEETING	SCHEDULED	05/17/2019	\$7,500.00 (Application Fee)
Total:	17.29 Acres				\$7,680.00

APPLICANT

DEWEY LC
6525 BELCREST ROAD #300
HYATTSVILLE, MD 20782

AGENT

SOLTESZ
4300 FORBES BOULEVARD, SUITE #230
LANHAM, MD 20706
301-794-7555

OWNER(S)

DEWEY LC; 6525 BELCREST ROAD #300; Hyattsville, MD 20782

Assigned Reviewer: TURNQUEST, AMBER

SDP-0304-27

APPROVED IN SPECIFIED RANGE

ACCEPTED: 01/15/2019

OAK CREEK CLUB; APPROVAL OF EIGHT NEW SINGLE-FAMILY HOUSE TYPES
LOCATED ON THE EAST AND WEST OF CHURCH ROAD, 1,000 FEET NORTH OF OAK GROVE ROAD

0 LOTS	0 UNITS DETACHED	TAX MAP & GRID: 076 E-1	200 SCALE MAP: 201SE12
0 OUTLOTS	0 UNITS ATTACHED	PLANNING AREA: 74A	COUNCIL DISTRICT: 06
0 PARCELS	0 UNITS MULTIFAMILY	PG TAZ: 2464	TIER: DEVELOPING
0 OUTPARCELS	0 TOTAL UNITS	COG TAZ: 1243	APA: N/A
	0 GROSS FLOOR AREA (SQ FT)	ELECTION DISTRICT: 07	

ZONING:

R-L 923.00 Acres
Total: **923.00 Acres**

AUTHORITY:

PLANNING DIRECTOR APPROVED 06/24/2019
STAFF PLAN CERTIFIED 06/24/2019

FEE(S):

\$300.00 (Sign Posting Fee)
\$2,000.00 (Filing Fee)
\$2,300.00

APPLICANT

RYAN HOMES
4700 CORRIDOR PLACE, SUITE 100

AGENT

CHARLES P. JOHNSON & ASSOCIATES, INC.
1751 ELTON ROAD, SUITE #300



Development Review Applications - Process Monitoring

07/08/2019

Cases Accepted or Approved between: 6/24/2019 and 6/30/2019

BELTSVILLE, MD	20705	SILVER SPRING, MD	20903
		301-434-7000	

Assigned Reviewer: BYNUM, ANGELE