

Case No.: ZMA-2022-005-C
Hyde Landing

Applicant: Hyde Field Acquisition, LLC

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND,
SITTING AS THE DISTRICT COUNCIL

FINAL CONDITIONAL ZONING APPROVAL

AN ORDINANCE to incorporate the Applicant's acceptance of conditional zoning approved in Zoning Ordinance No. 5 -2024, and to grant final conditional zoning approval in Application No. ZMA-2022-005-C.

WHEREAS, the District Council in enacting Zoning Ordinance 5 -2024, approved the Applicant's request to rezone approximately 425.45 acres of land in the Legacy Comprehensive Design (LCD) Zone to the Residential Planned Development (R-PD) Zone for the development of a maximum of 1,288 single-family attached and two-family dwelling units, on the subject property located on the Northwest side of Piscataway Road, also identified as 10051 Piscataway Road, 10625 Piscataway Road, 10651 Piscataway Road, Clinton, Maryland; and

WHEREAS, the District Council, pursuant to its decision in Zoning Ordinance 5 -2024, deems it appropriate to accept Applicant's consent to the conditions in Zoning Ordinance 5 -2024; and approve final conditional zoning.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED:

SECTION 1. Final conditional zoning approval of Zoning Ordinance 5 -2024, is hereby granted. Applicant's written acceptance of the conditions in Zoning Ordinance 5 -2024, is hereby incorporated into this amendment of the Zoning Map for the Maryland-Washington Regional District in Prince George's County, Maryland.

SECTION 2. Use of the subject property, as conditionally reclassified, shall be subject to all requirements in the applicable zone and conditions referenced above. Failure to comply with the conditions of rezoning shall constitute a zoning violation and shall constitute sufficient grounds for the District Council to annul the rezoning approved herein; to revoke use and occupancy permits; to institute appropriate civil or criminal proceedings; and/or to take any other action deemed necessary to obtain compliance.

SECTION 3. This Ordinance is effective November 25, 2024, the date of receipt of the Applicant's acceptance of the conditions in Zoning Ordinance 5 -2024.

COUNTY COUNCIL OF PRINCE GEORGE'S
COUNTY, MARYLAND, SITTING AS THE
DISTRICT COUNCIL FOR THAT PART OF THE
MARYLAND-WASHINGTON REGIONAL
DISTRICT IN PRINCE GEORGE'S COUNTY,
MARYLAND

By: _____
Jolene Ivey, Chair

ATTEST:

Donna J. Brown
Clerk of the Council