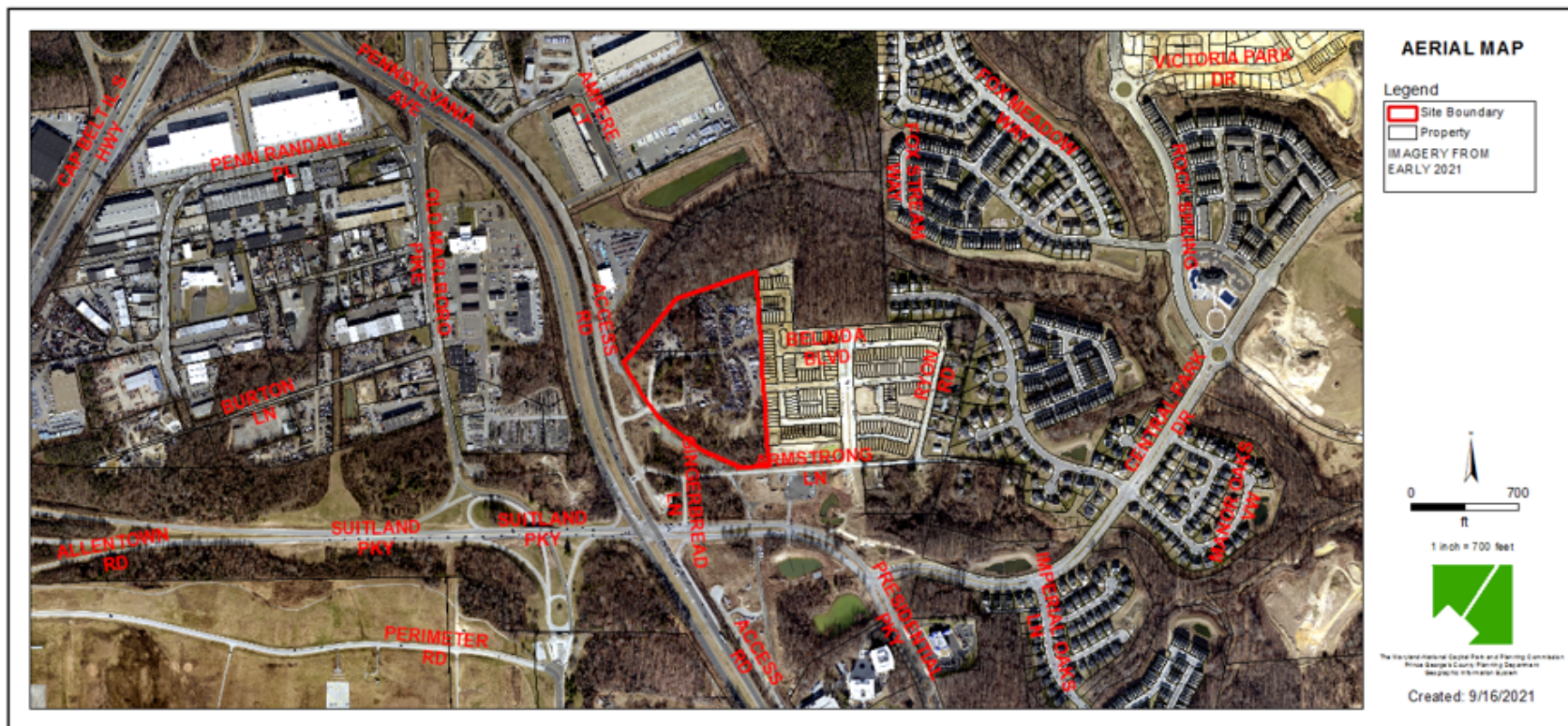


# WOOD PROPERTY

Preliminary Plan of Subdivision

TCP1-011-2019-01

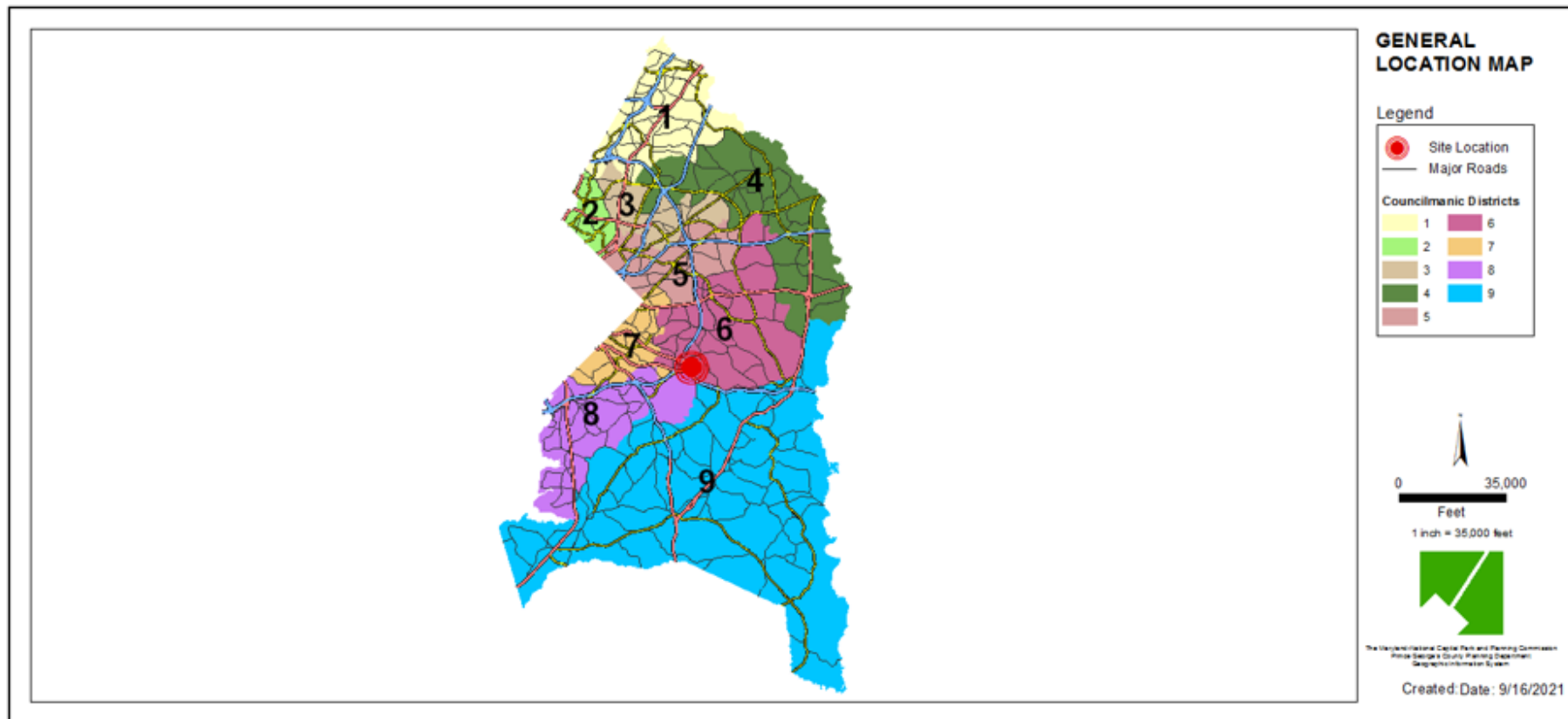
**Staff Recommendation:** APPROVAL with conditions



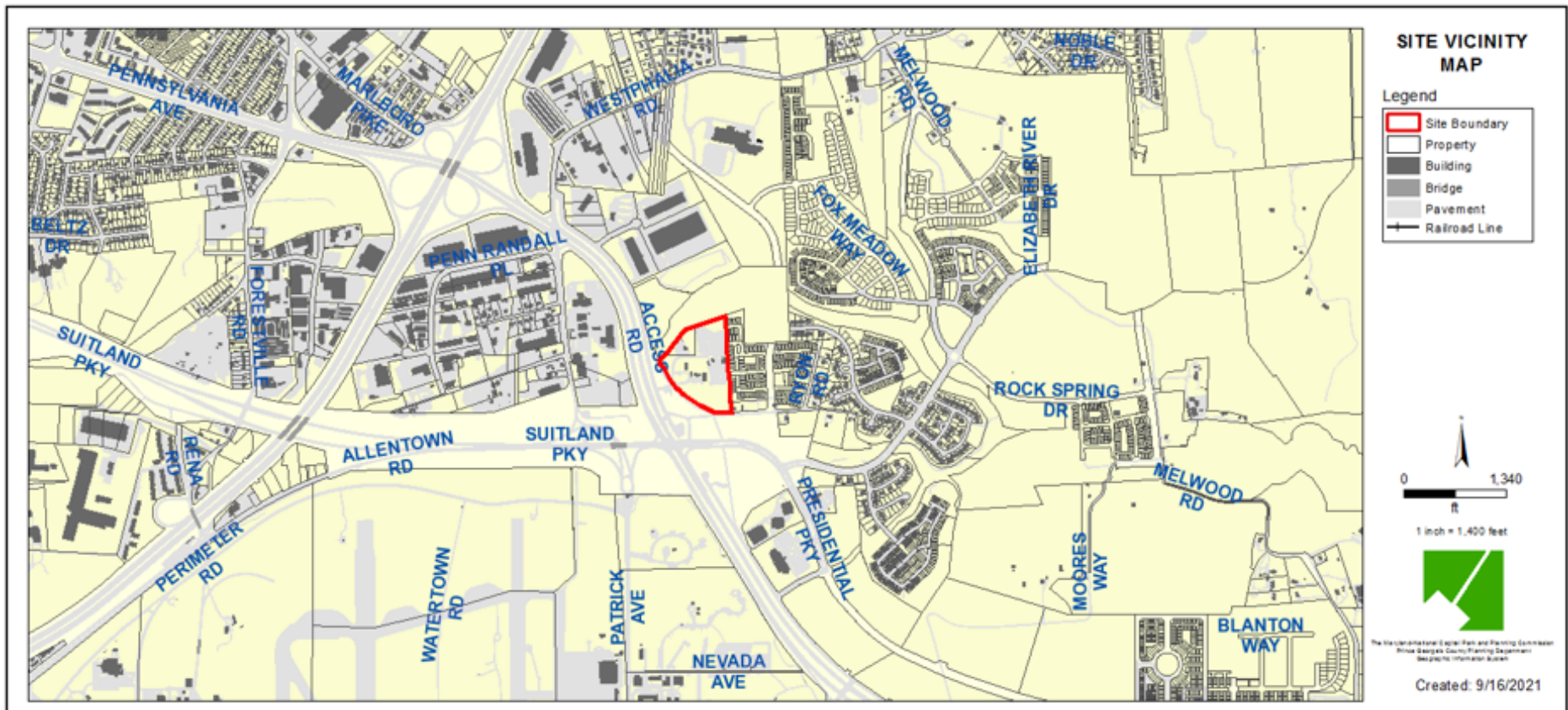
# GENERAL LOCATION MAP

Council District: 06

Planning Area: 78



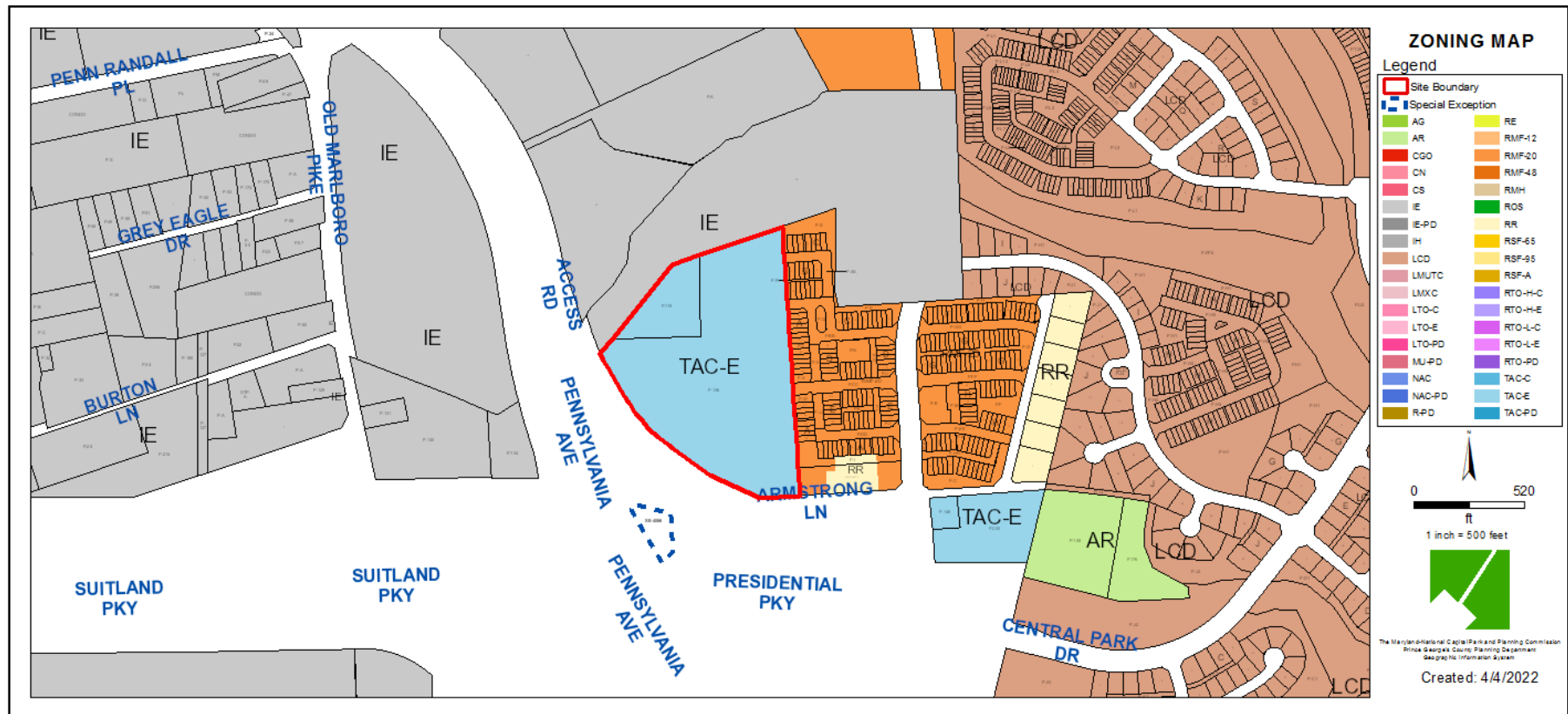
# SITE VICINITY MAP





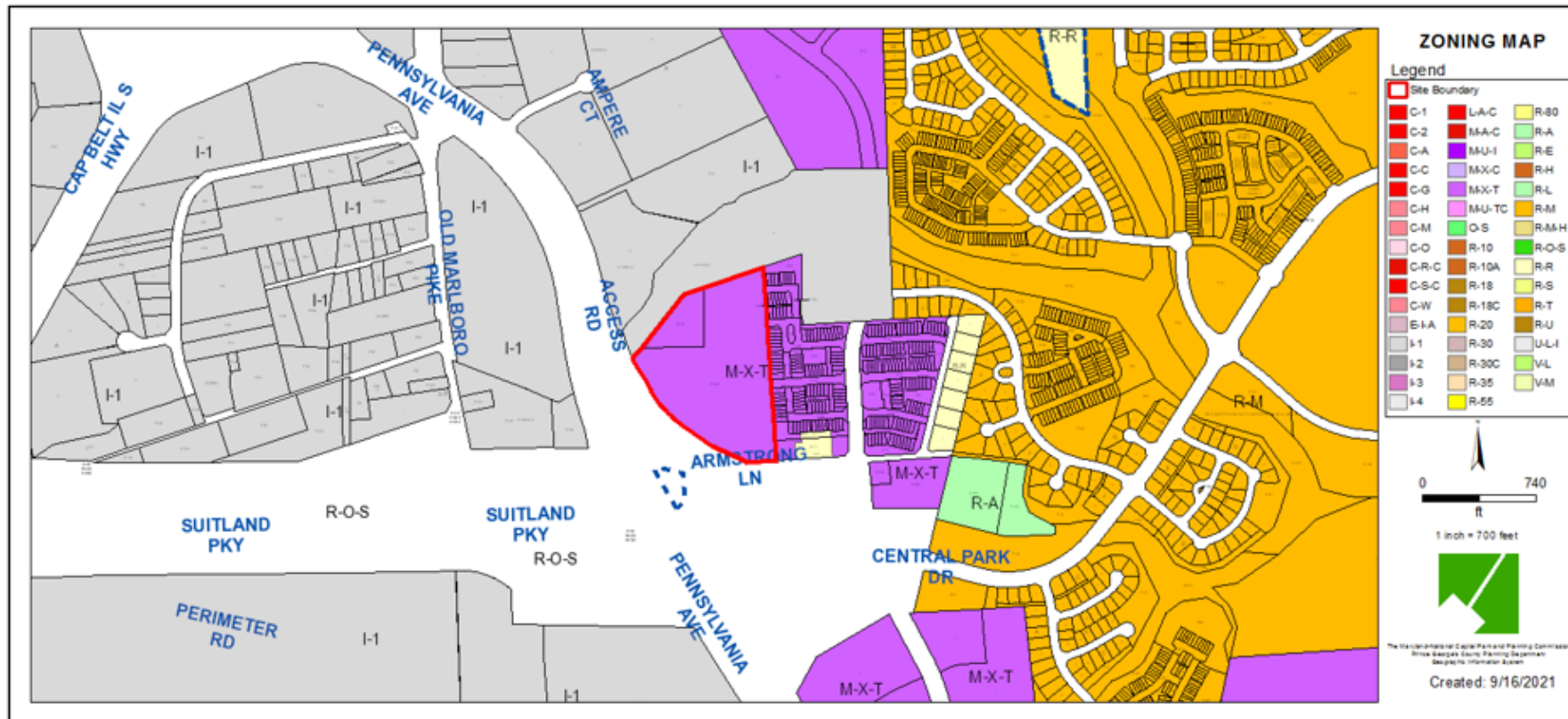
# NEW ZONING MAP

Property Zone: TAC-E



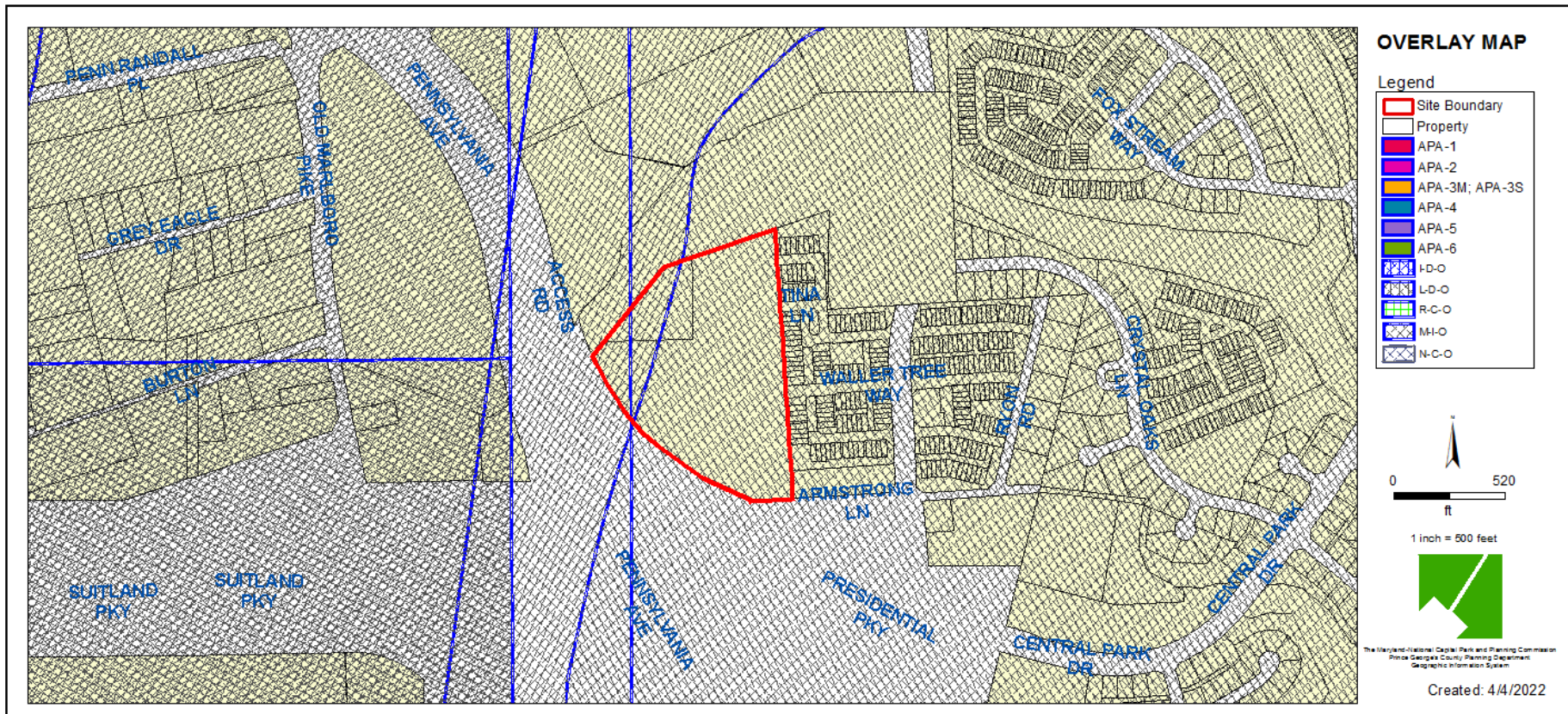
# PRIOR ZONING

Property Zone: M-X-T





# OVERLAY MAP





**AERIAL MAP**

**Legend**

- Site Boundary
- Property

IMAGERY FROM EARLY 2021

0 700  
ft  
1 inch = 700 feet

The Virginia National Capital Park and Planning Commission  
Prince George's County Planning Department  
Geographic Information Bureau

Created: 9/16/2021

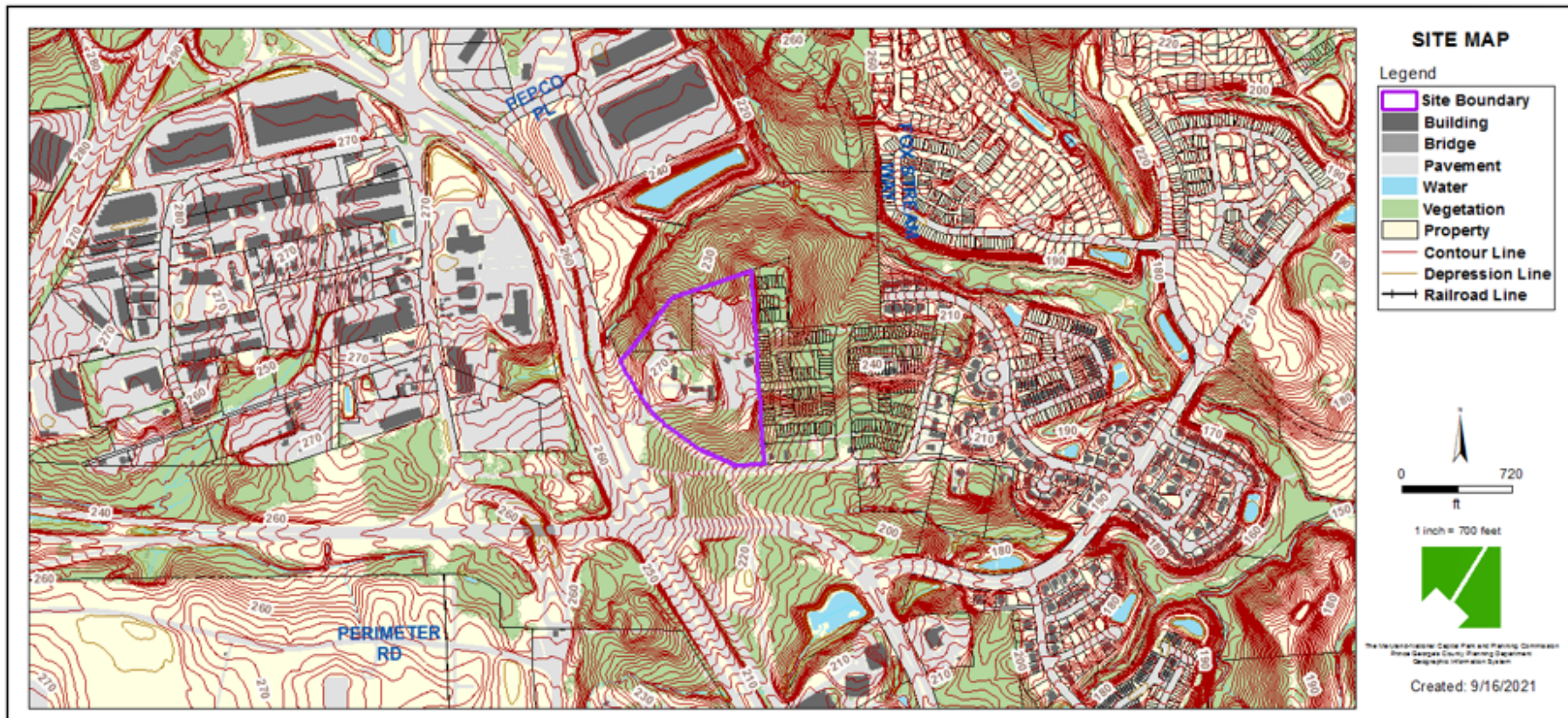


## BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED





# SITE MAP



**MASTER PLAN RIGHT-OF-WAY**

**Legend**

- Site Boundary
- Property
- Master Plan Right-of-Way
  - Arterial
  - Collector
  - Expressway
  - Freeway
  - Industrial
  - Major Collector
  - Primary

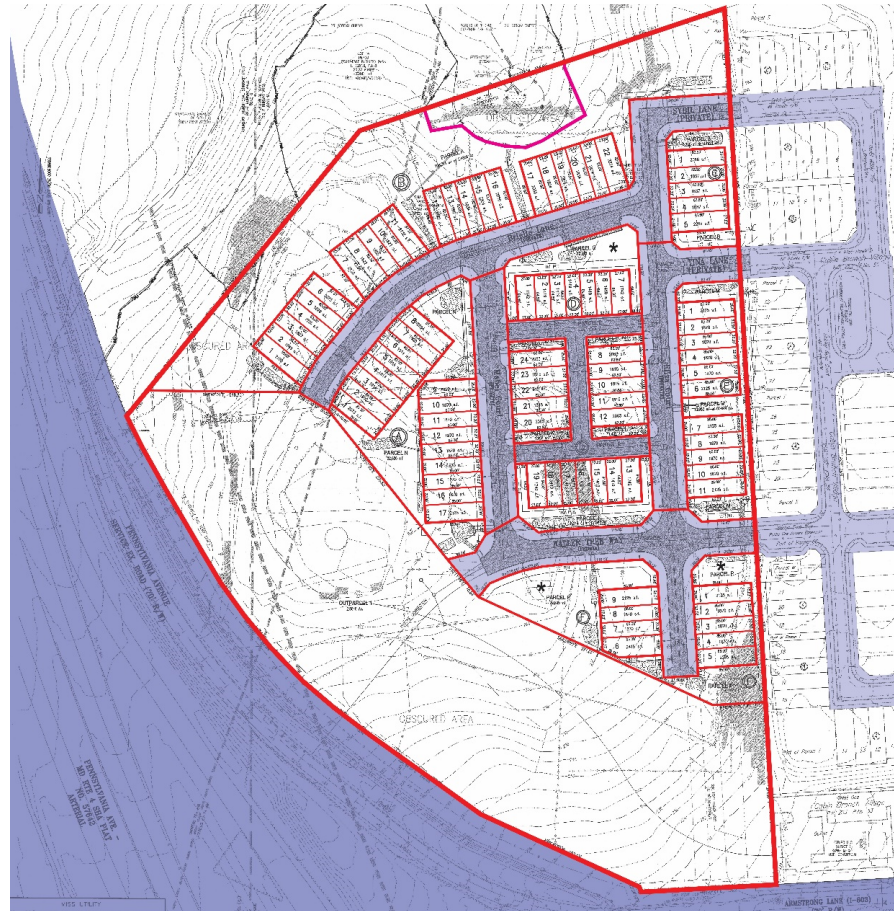
0 740  
ft  
1 inch = 700 feet

The Westland-Metro Center Area Planning Commission  
Westland-Metro Center Area Planning Commission  
See project information at www.westlandmetrocenterarea.com

Created: 9/16/2021



# PRELIMINARY PLAN OF SUBDIVISION



# VARIATION FROM SECTION 24-128(B)(7)(A)





# TYPE I TREE CONSERVATION PLAN



# STAFF RECOMMENDATION

## **APPROVAL** with conditions

- Approval of TCP1-011-2019-01
- Approval of a Variation from Section 24-128(b)(7)(A)
- Approval of a Variance from Section 25-122(b)(1)(G)

## **Major Issues:**

- None

## **Applicant Community Engagement:**

- Informational Mailing 11/30/2021
- Acceptance Mailing 2/1/2022