COLMAR MANOR

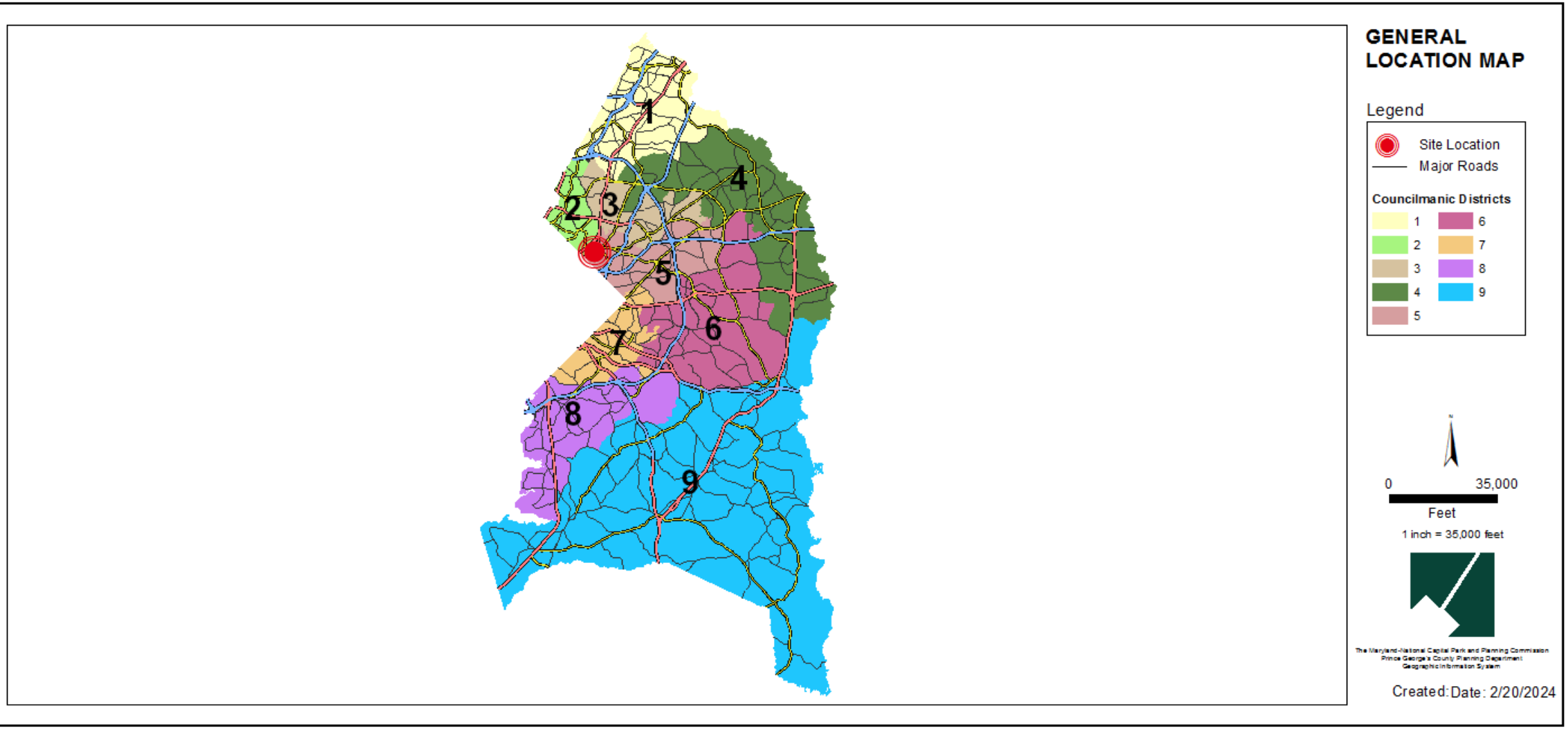
Detailed Site Plan and Conservation Plan

Staff Recommendation: APPROVAL of Refund Request

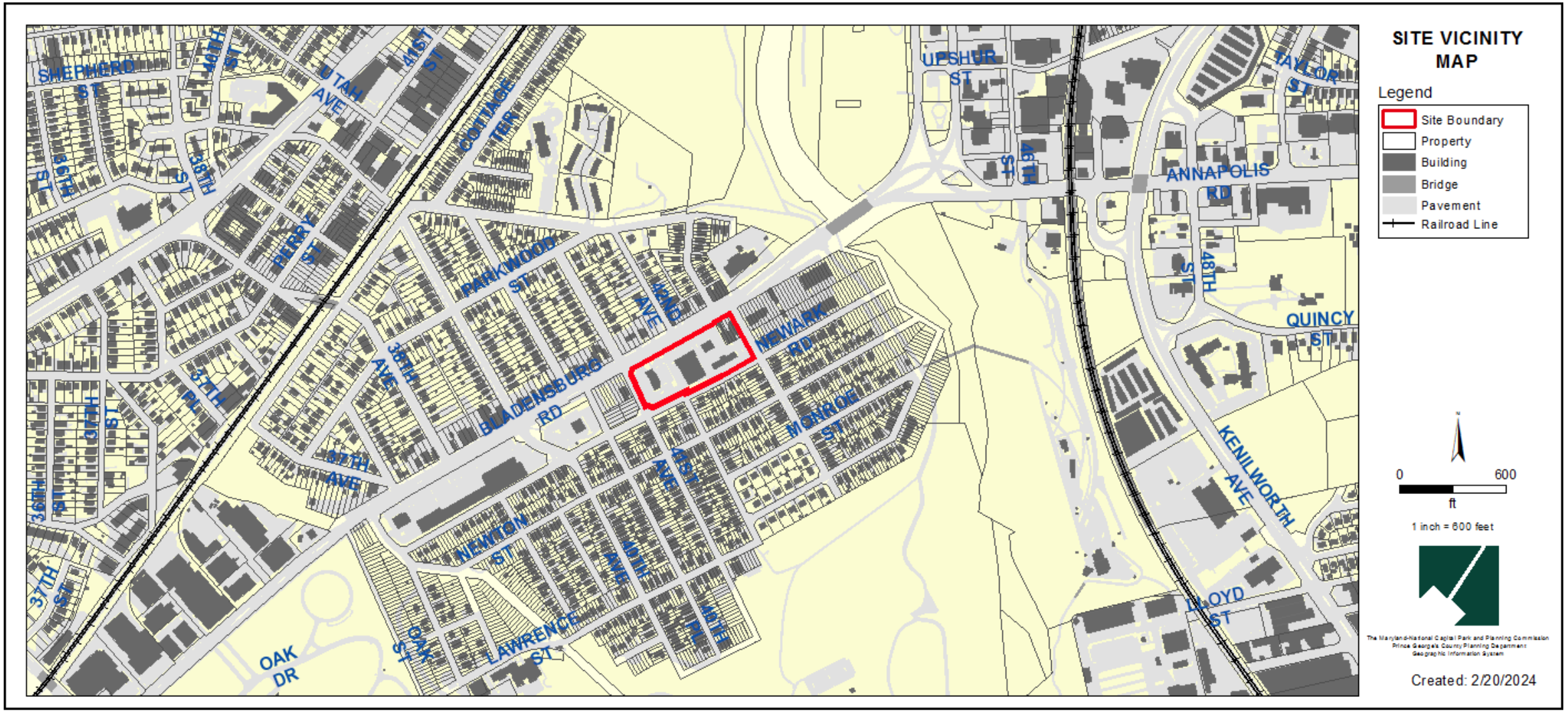
GENERAL LOCATION MAP

Council District: 05

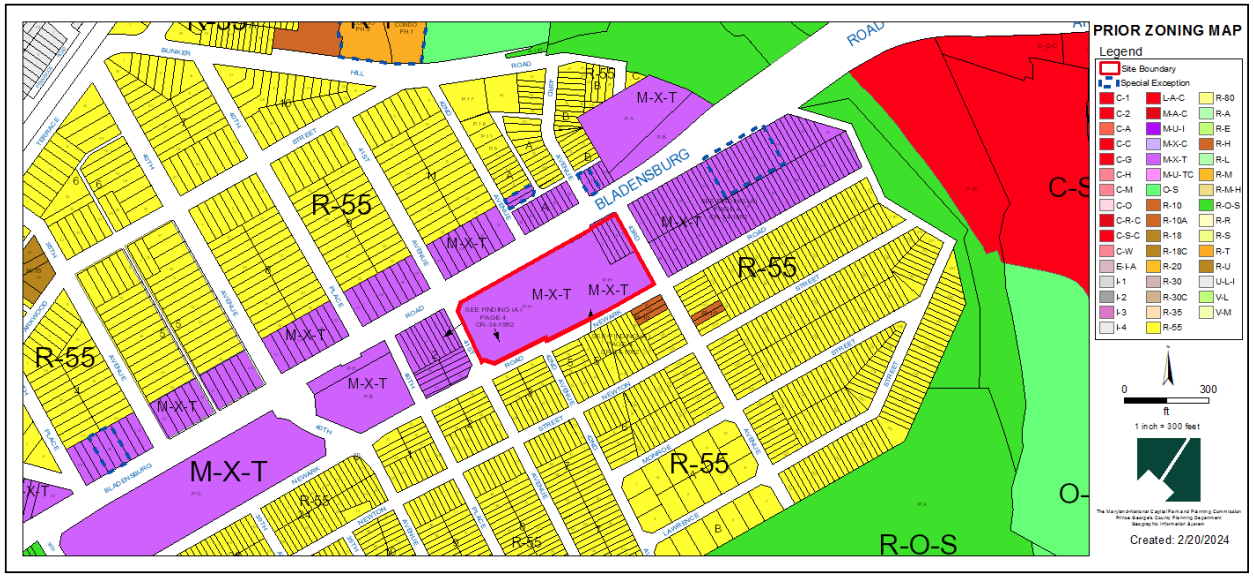
Planning Area: 068



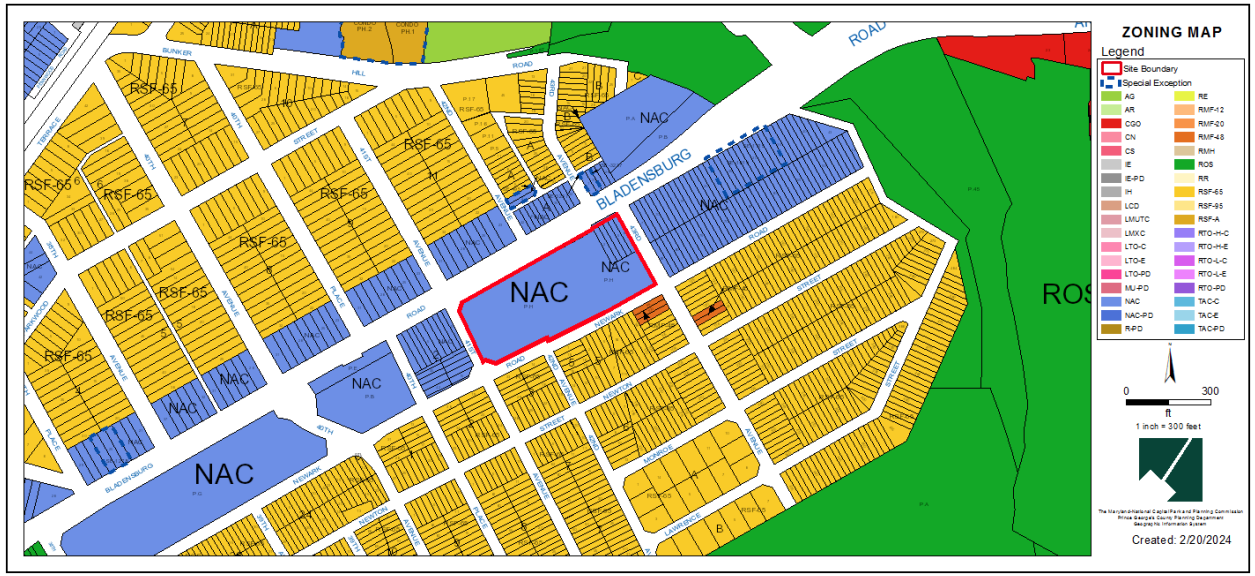
SITE VICINITY MAP



ZONING MAP (PRIOR & CURRENT)

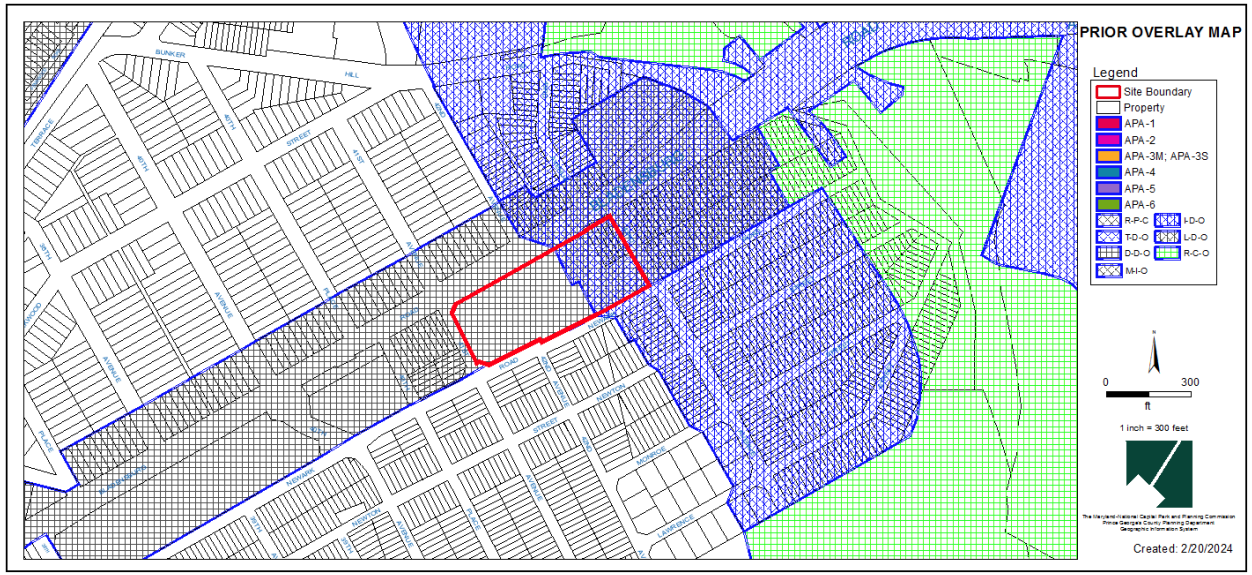


Prior Property Zone: M-X-T

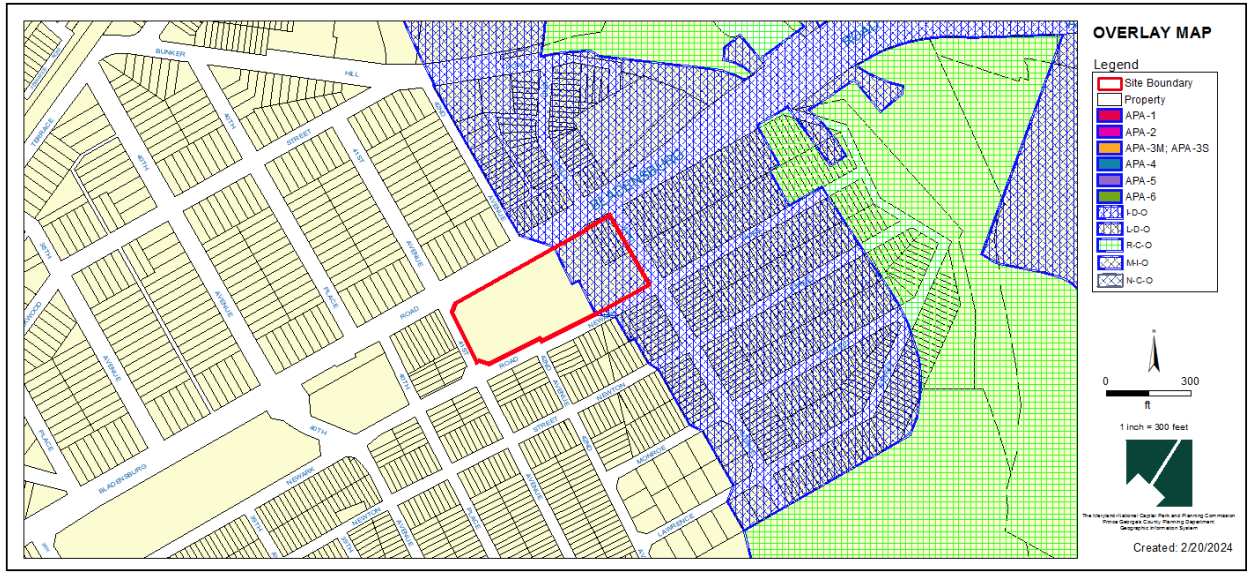


Property Zone: NAC

OVERLAY MAP (PRIOR & CURRENT)



Prior Overlay Zone: Ports Town D-D-O and CBCA I-D-O Zone

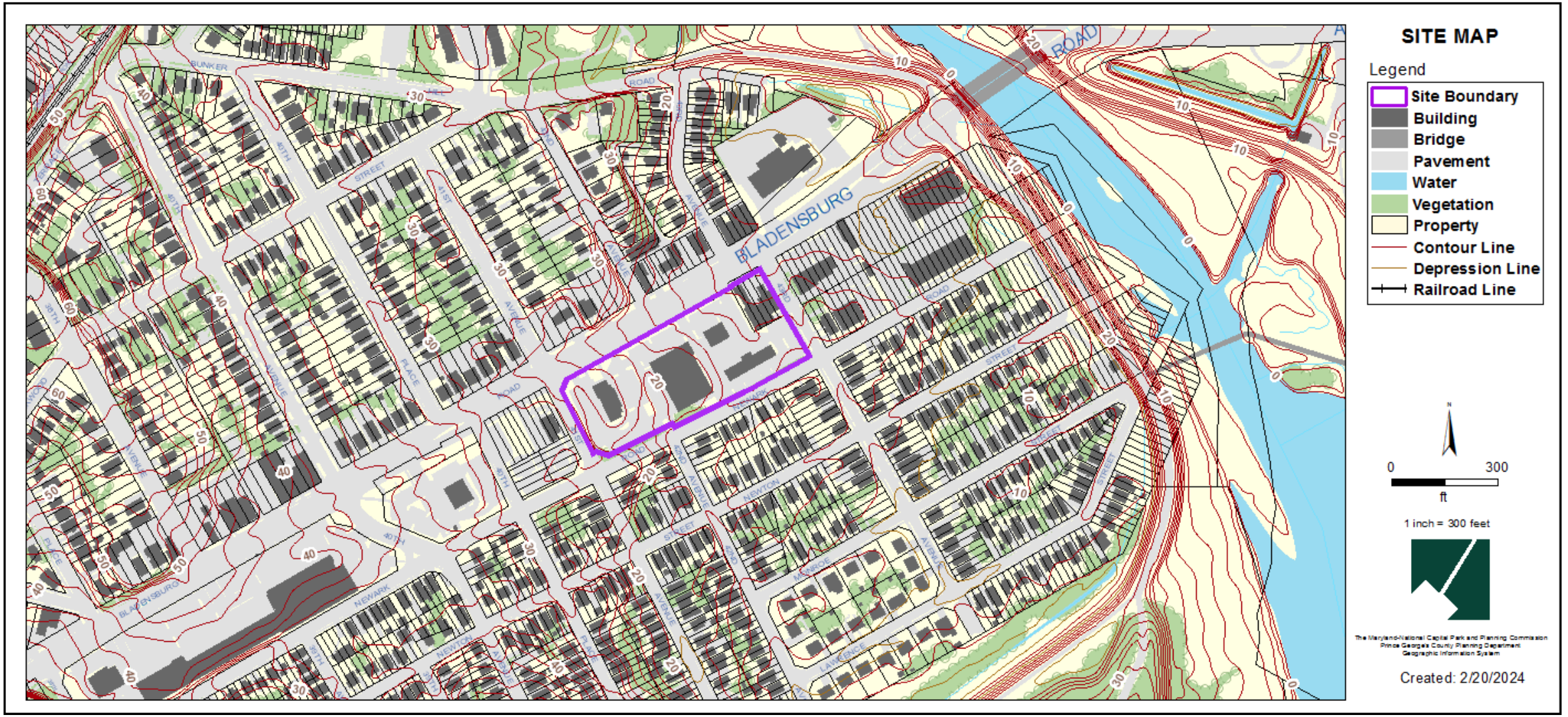


Overlay Zone: CBCA I-D-O Zone

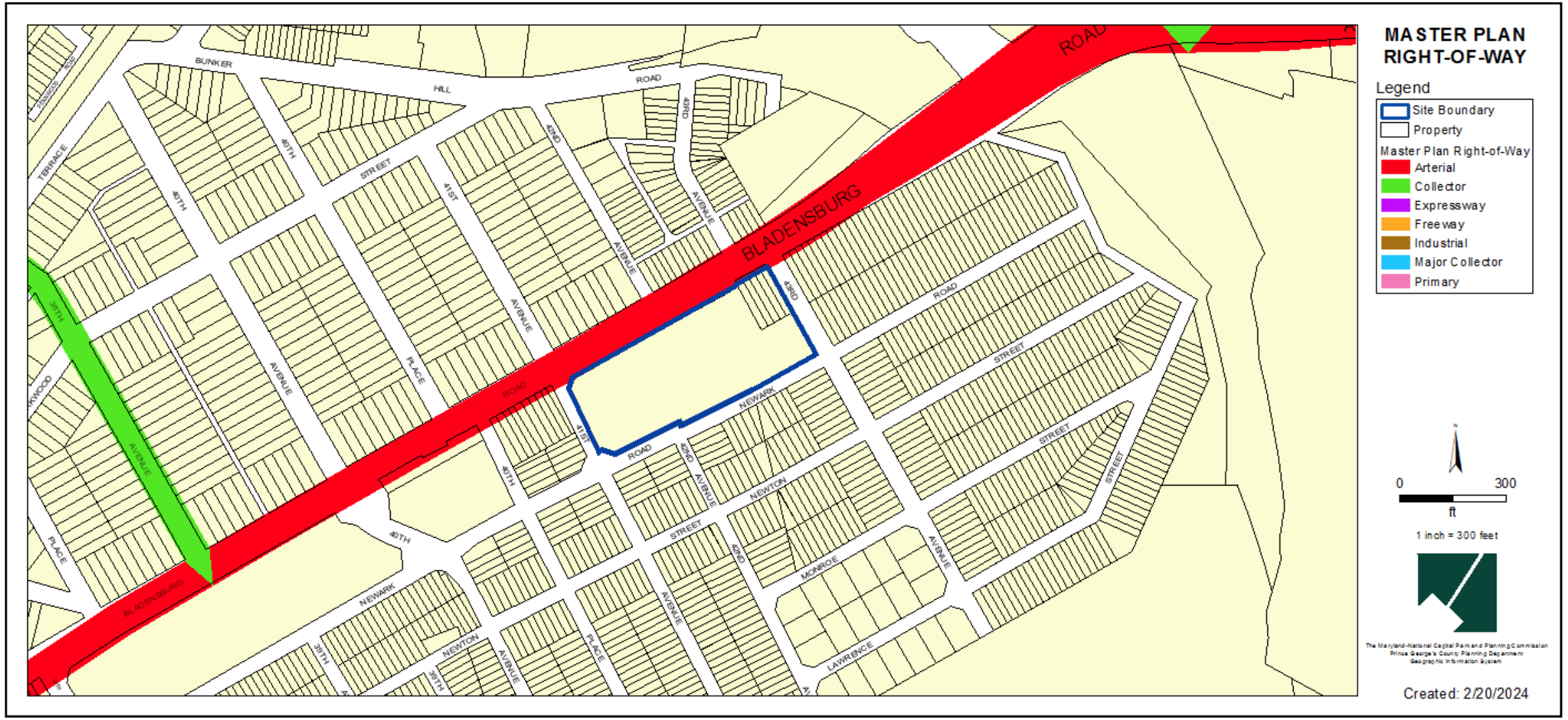
AERIAL MAP

BLADENSBURG
ROAD
AERIAL MAP
Legend
Site Boundary
Property
IMAGERY FROM
May 2023
0
300
ft
1 inch = 300 feet
The Maryland-National Capital Park and Planning Commission
Prince George's County Planning Department
Geographic Information System
Created: 2/20/2024

SITE MAP

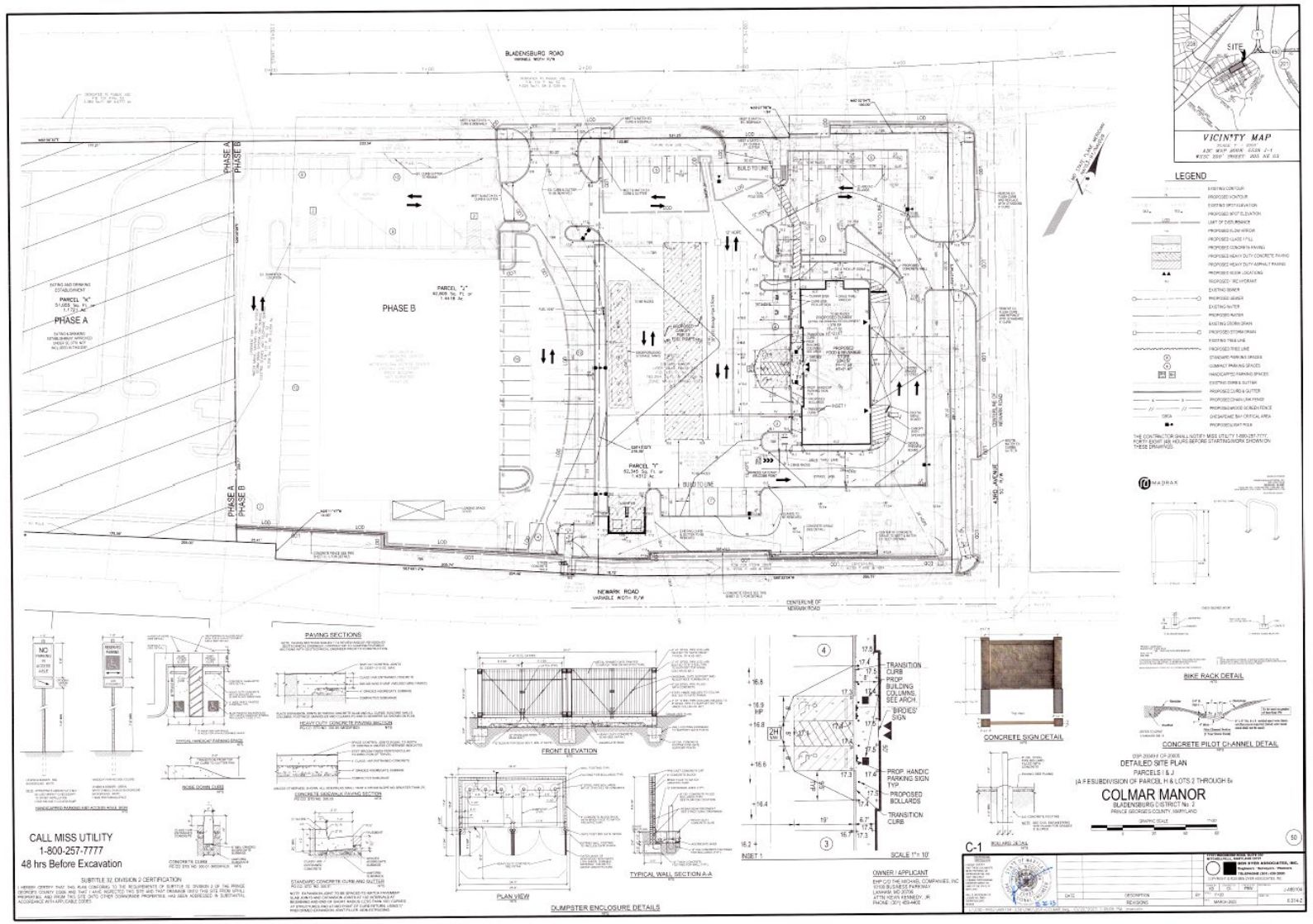

SITE MAP
Legend
Site Boundary
Building
Bridge
Pavement
Water
Vegetation
Property
Contour Line
Depression Line
Railroad Line
BLADENSBURG
0
300
ft
1 inch = 300 feet
Created: 2/20/2024

MASTER PLAN RIGHT-OF-WAY MAP

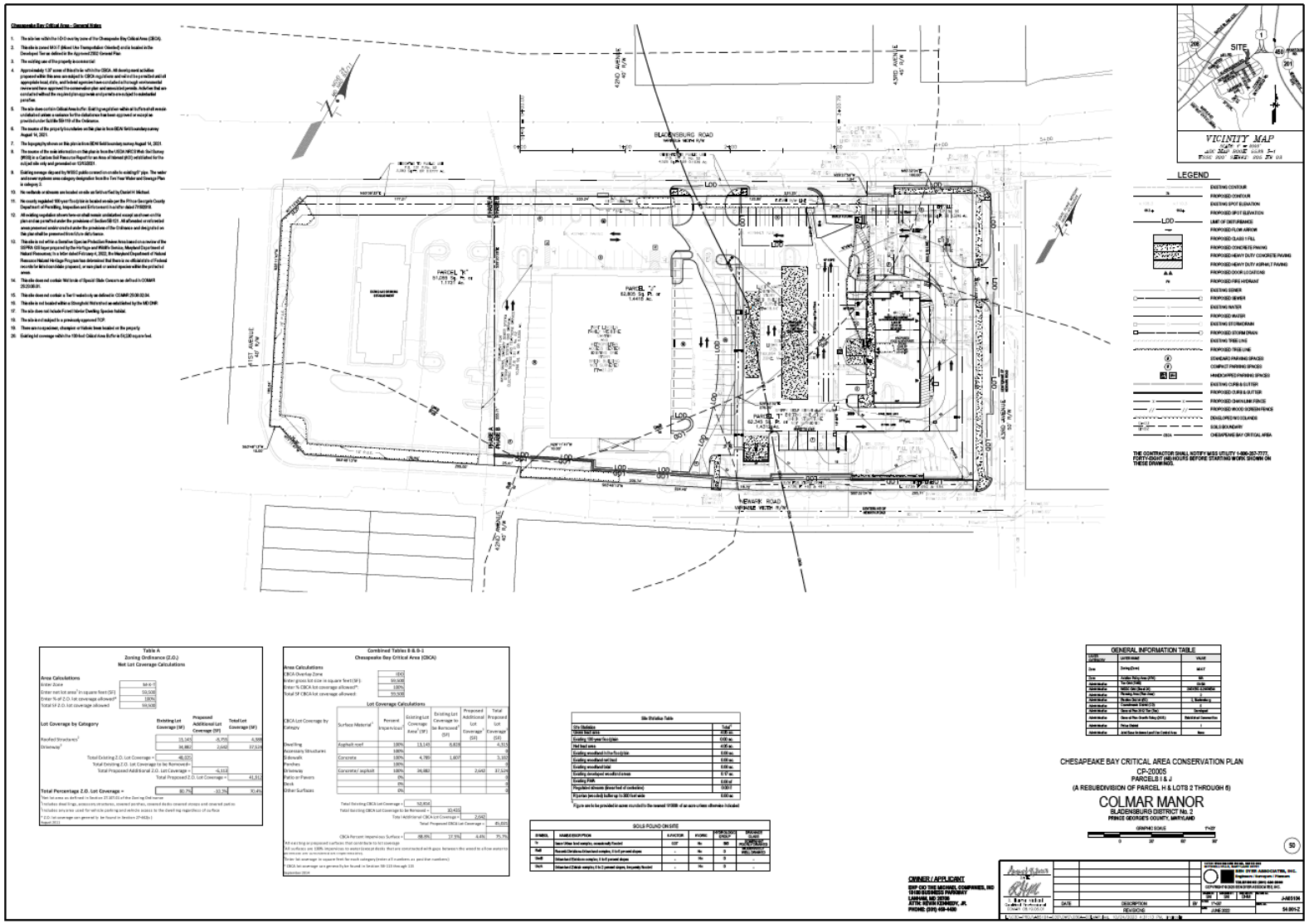


BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED

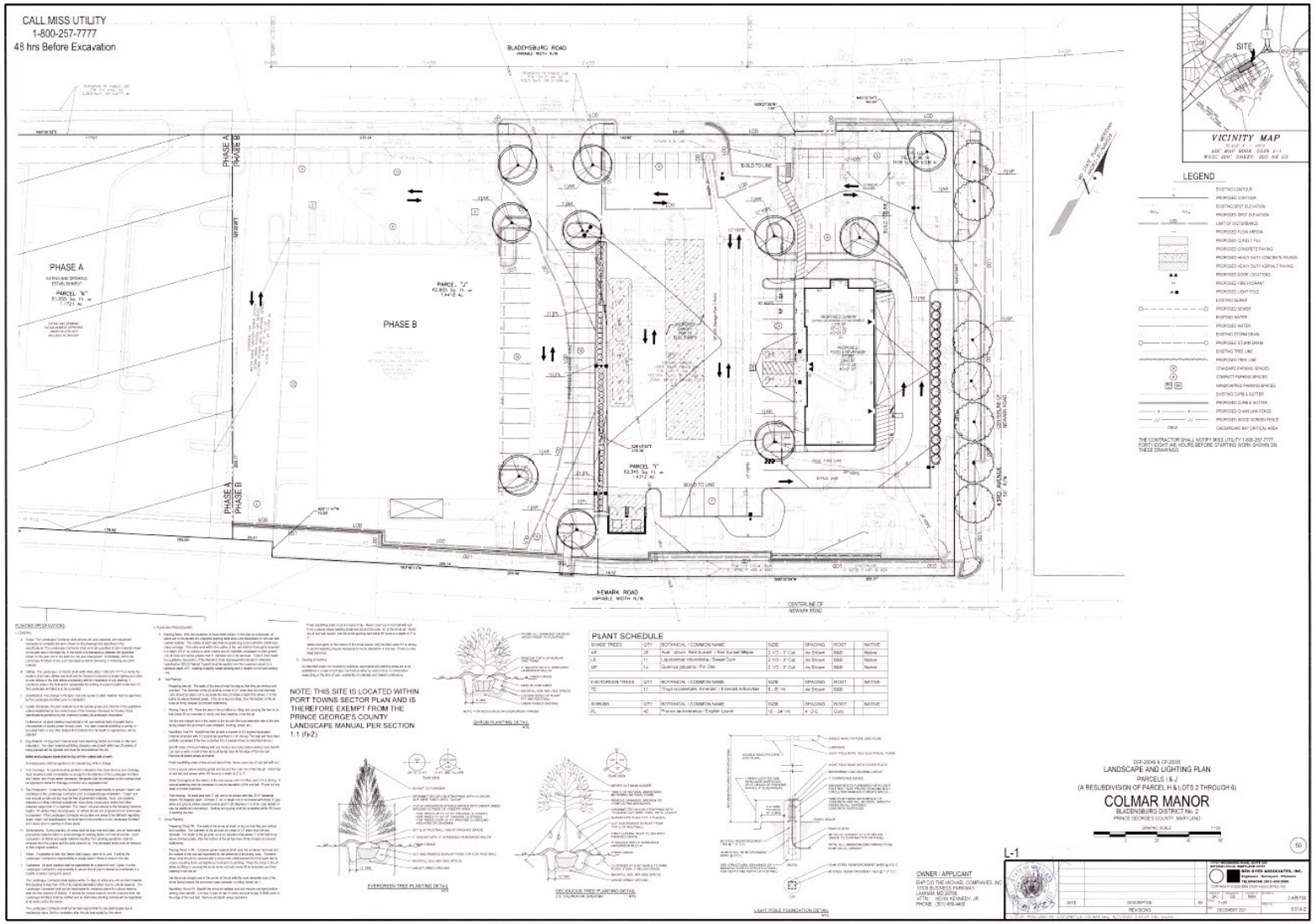
DETAILED SITE PLAN



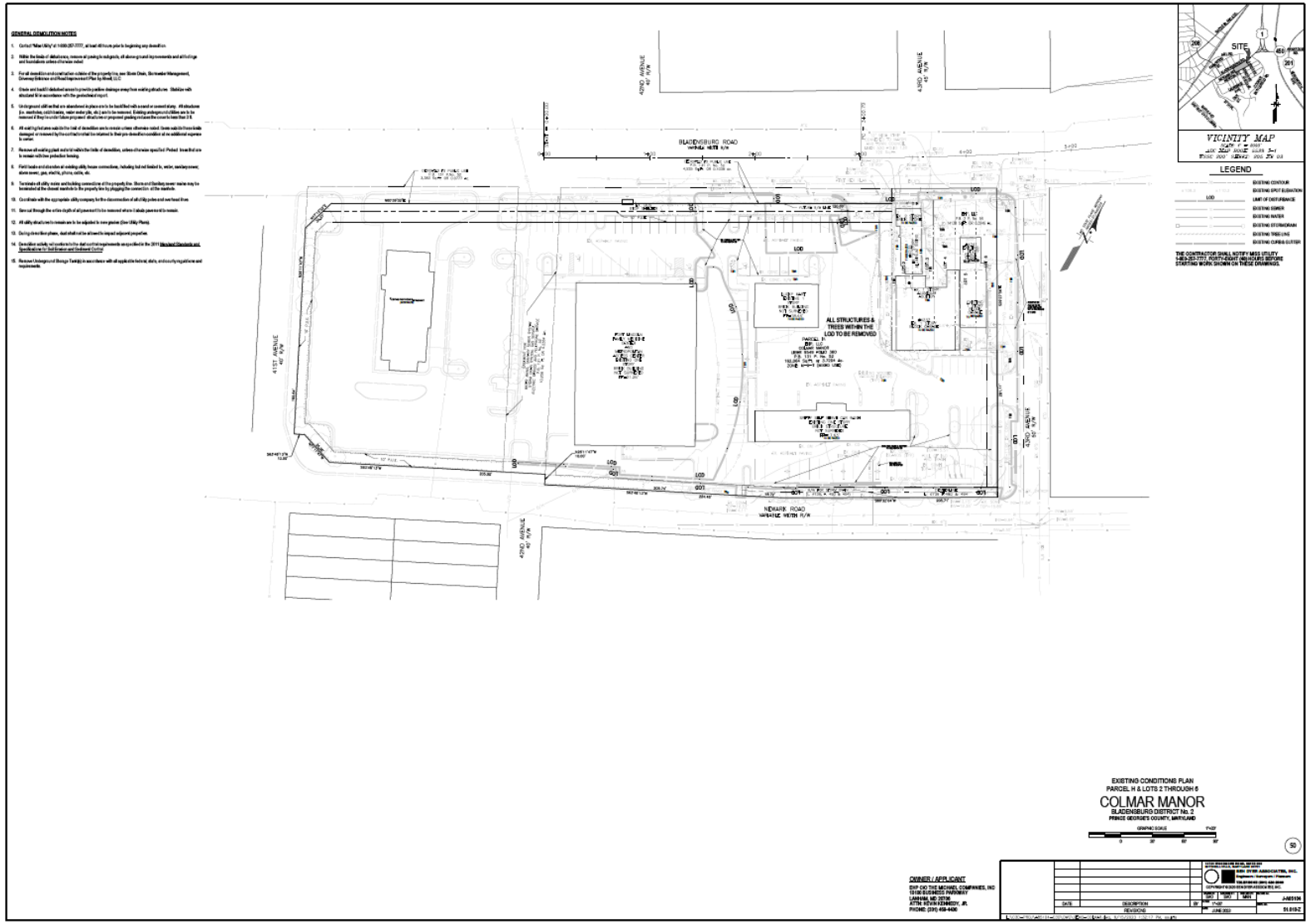
CHESAPEAKE BAY CRITICAL AREA CONSERVATION PLAN



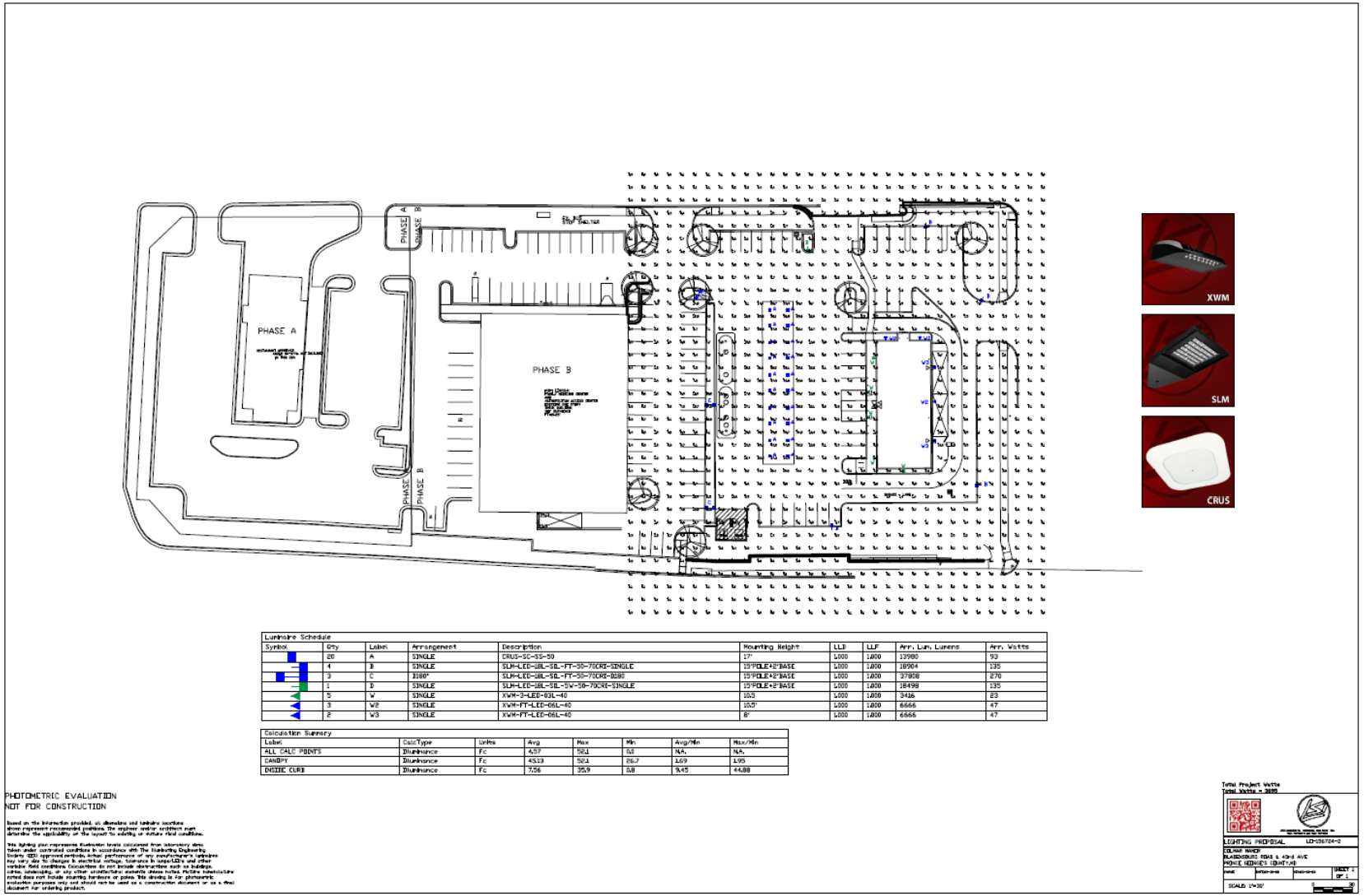
LANDSCAPE PLAN



EXISTING CONDITIONS PLAN



PHOTOMETRIC PLAN



STAFF RECOMMENDATION

APPROVAL of Refund Request

Major/Minor Issues:

- None

Applicant Required Mailings:

- Informational Mailing: 11/19/2020
- Acceptance Mailing: 12/06/2023