

MCDONALD'S AGER ROAD

Detailed Site Plan

Staff Recommendation: APPROVAL with conditions

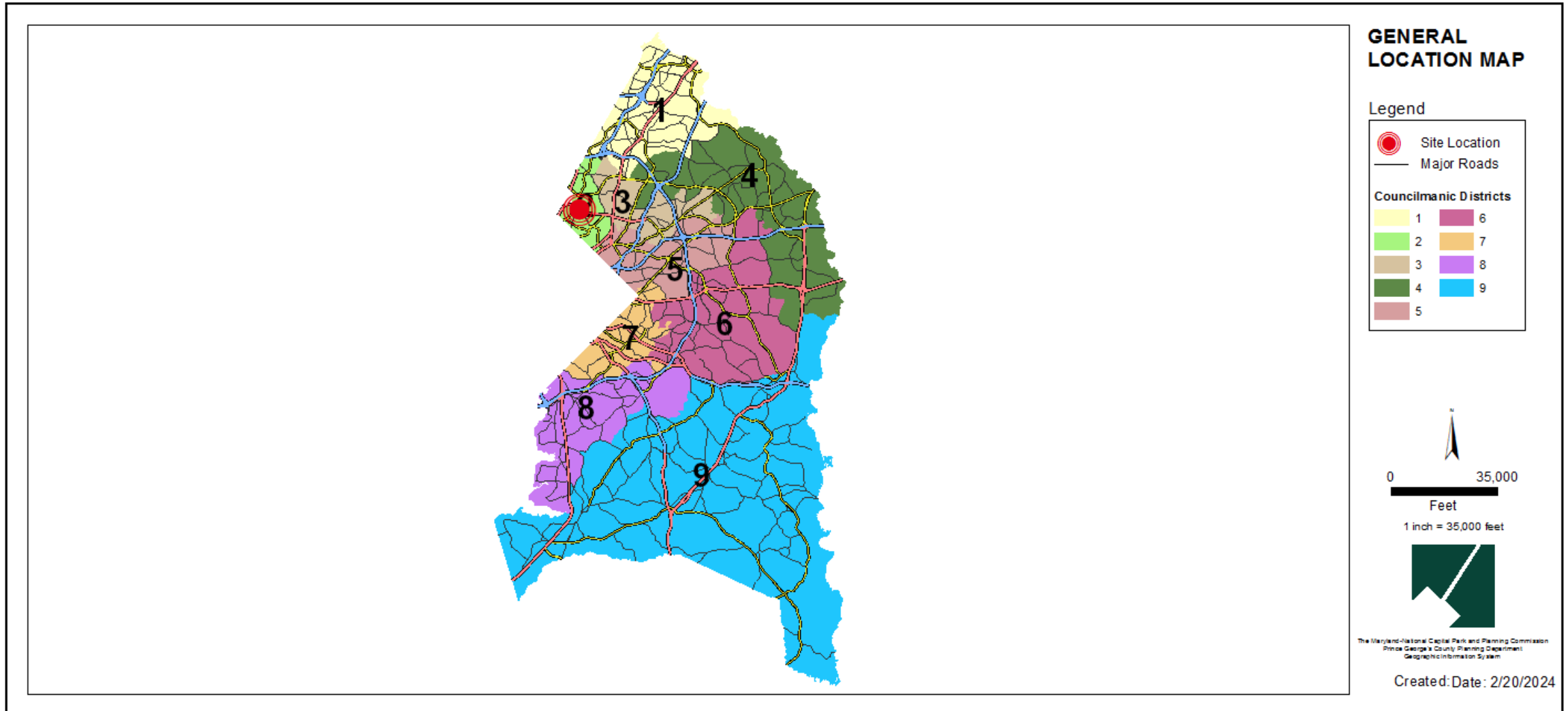
Continuance



GENERAL LOCATION MAP

Council District: 02

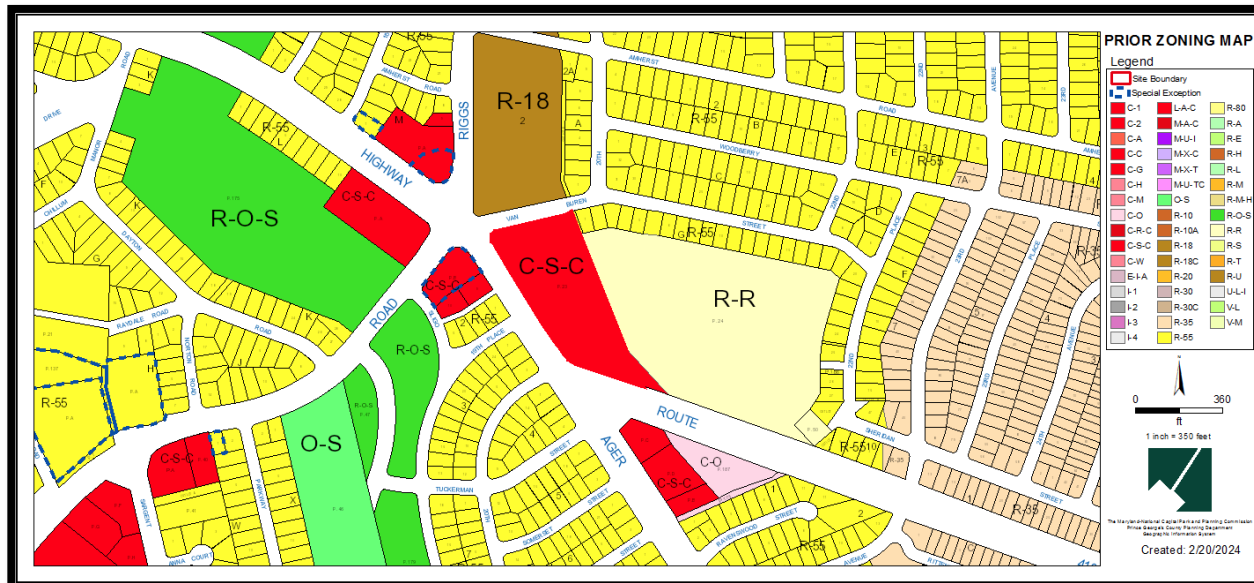
Planning Area: 065



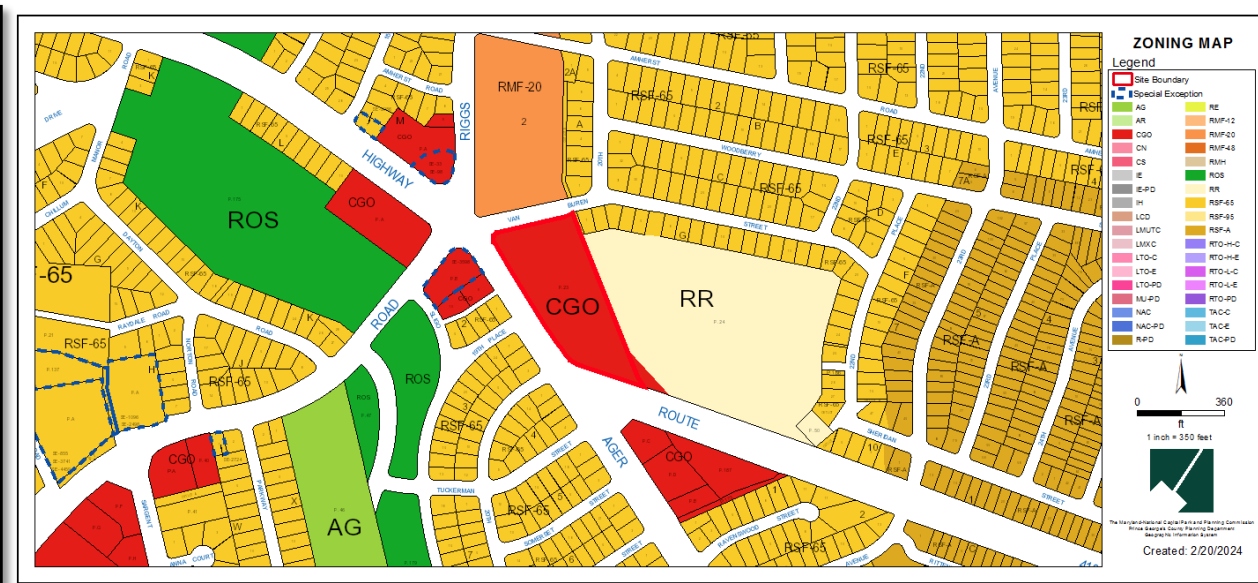
Created: 2/20/2024

ZONING MAP (PRIOR AND CURRENT)

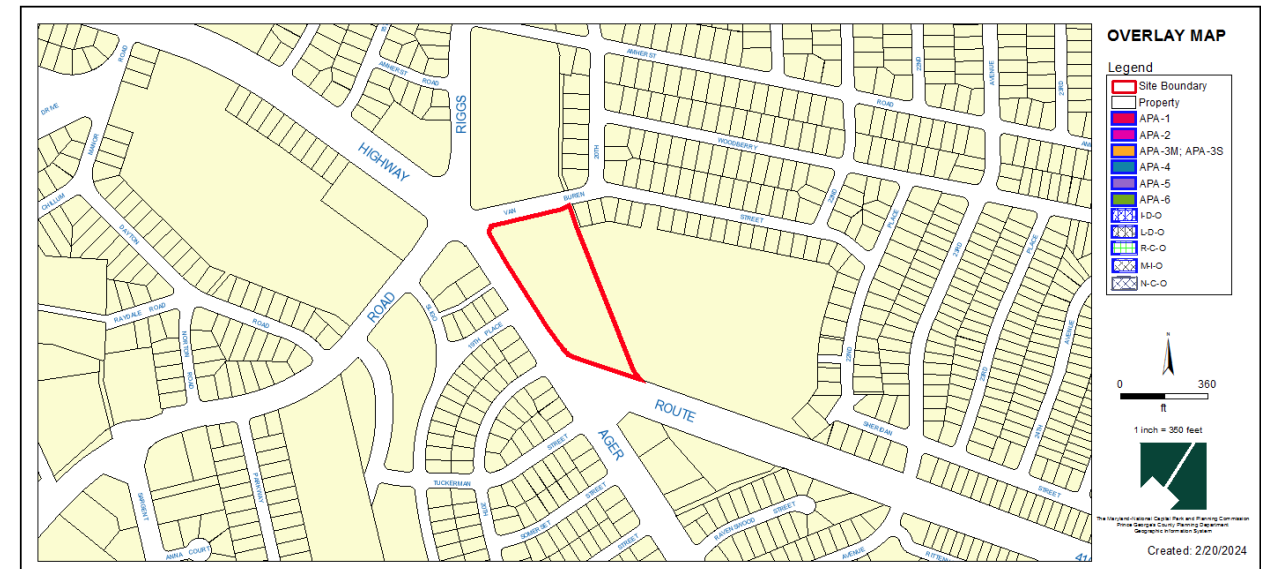
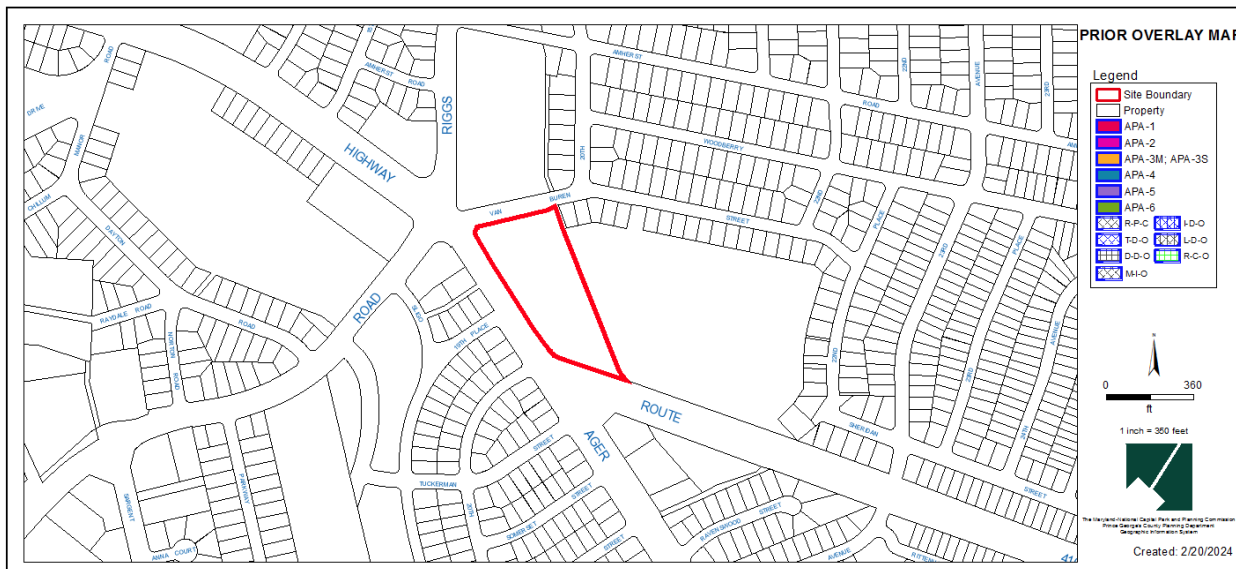
Prior Zoning: C-S-C



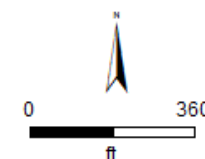
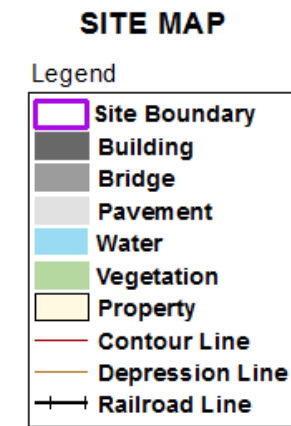
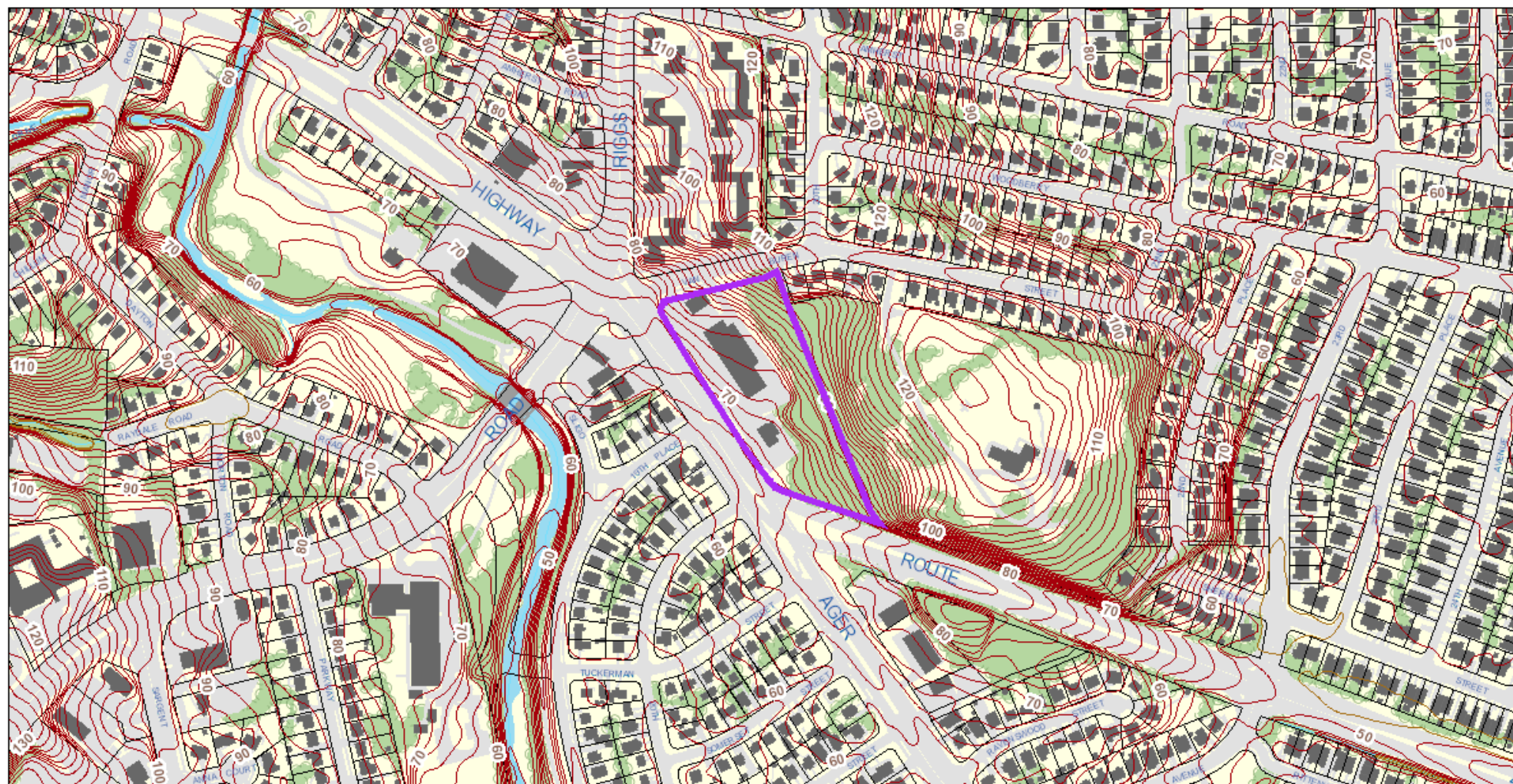
Current Zoning: CGO



OVERLAY MAP (PRIOR AND CURRENT)



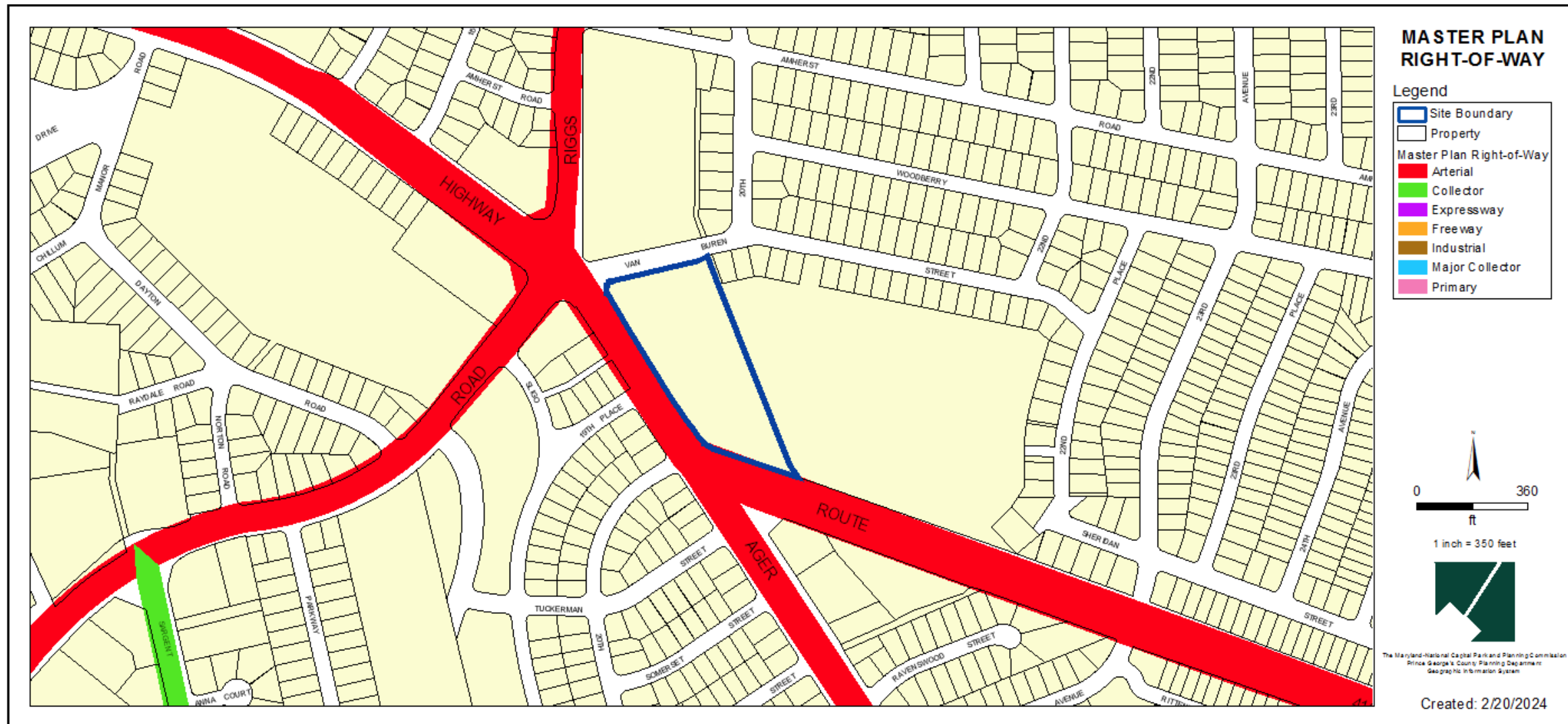
SITE MAP



The Maryland-National Capital Park and Planning Commission
Prince George's County Planning Department
Geographic Information System

Created: 2/20/2024

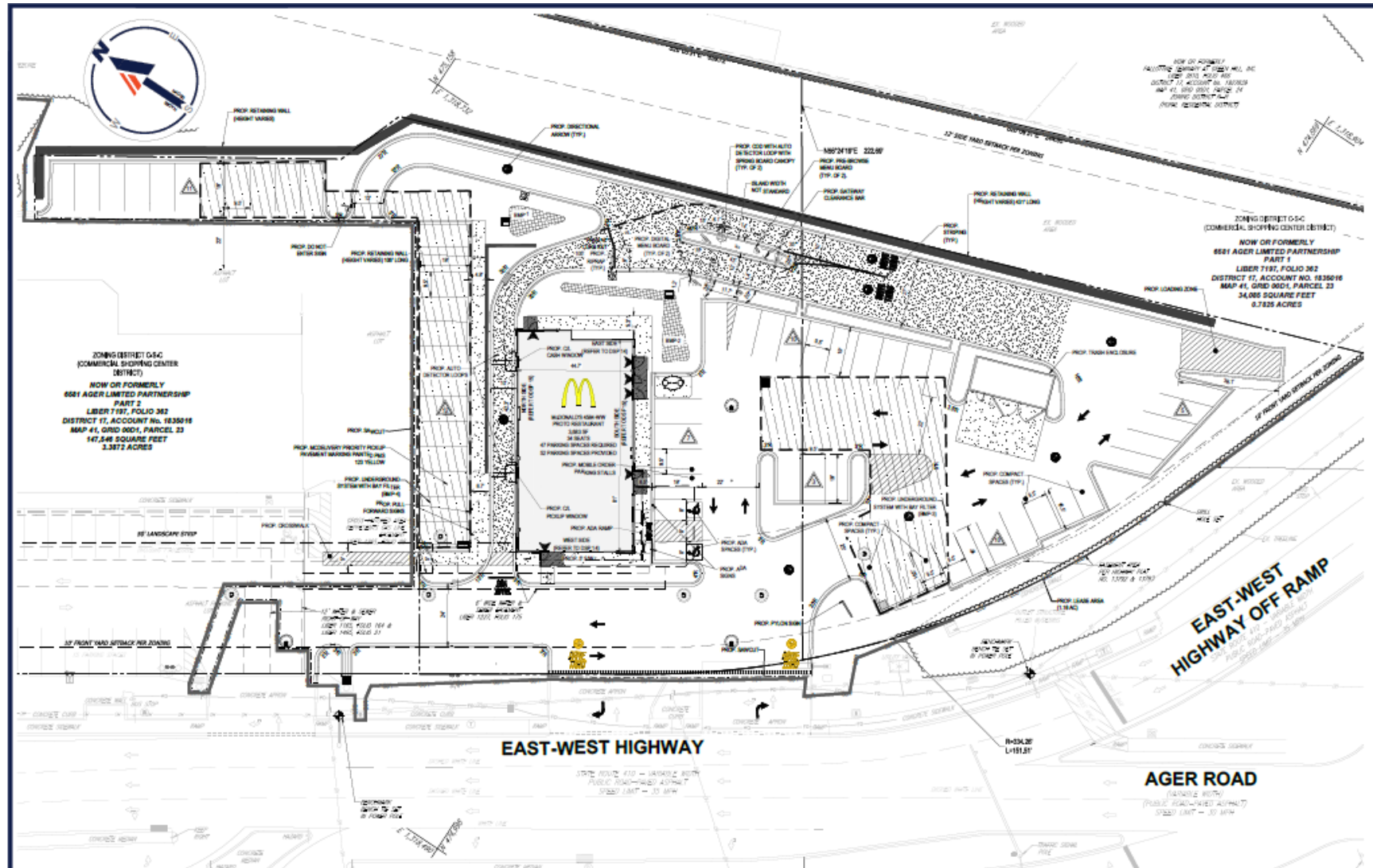
MASTER PLAN RIGHT-OF-WAY MAP



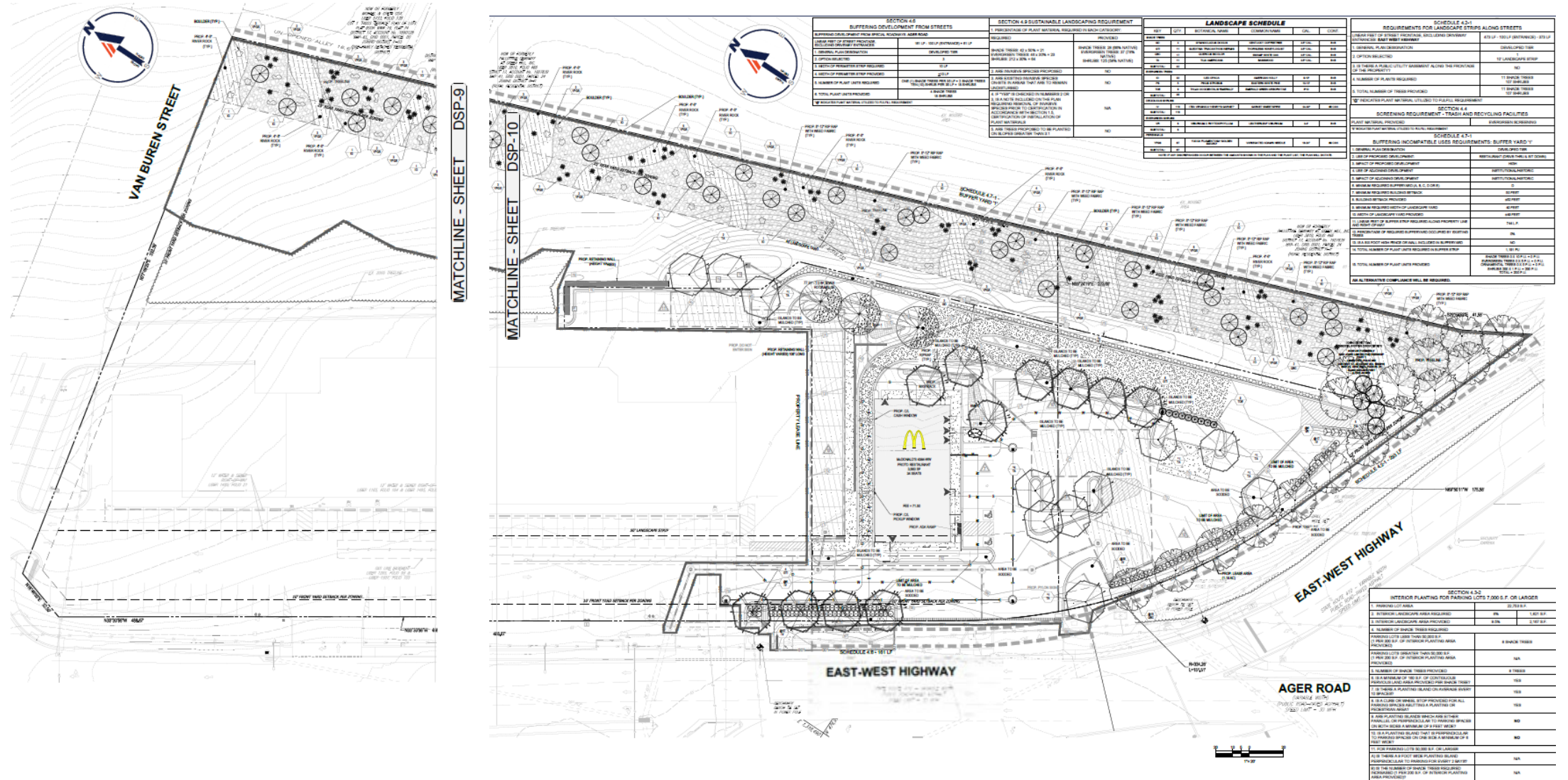
BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED



SITE PLAN



LANDSCAPE PLAN



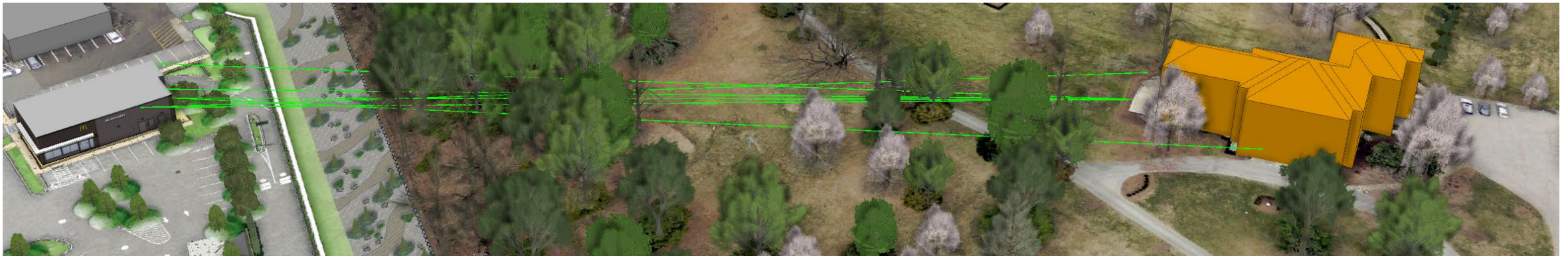
RENDERING

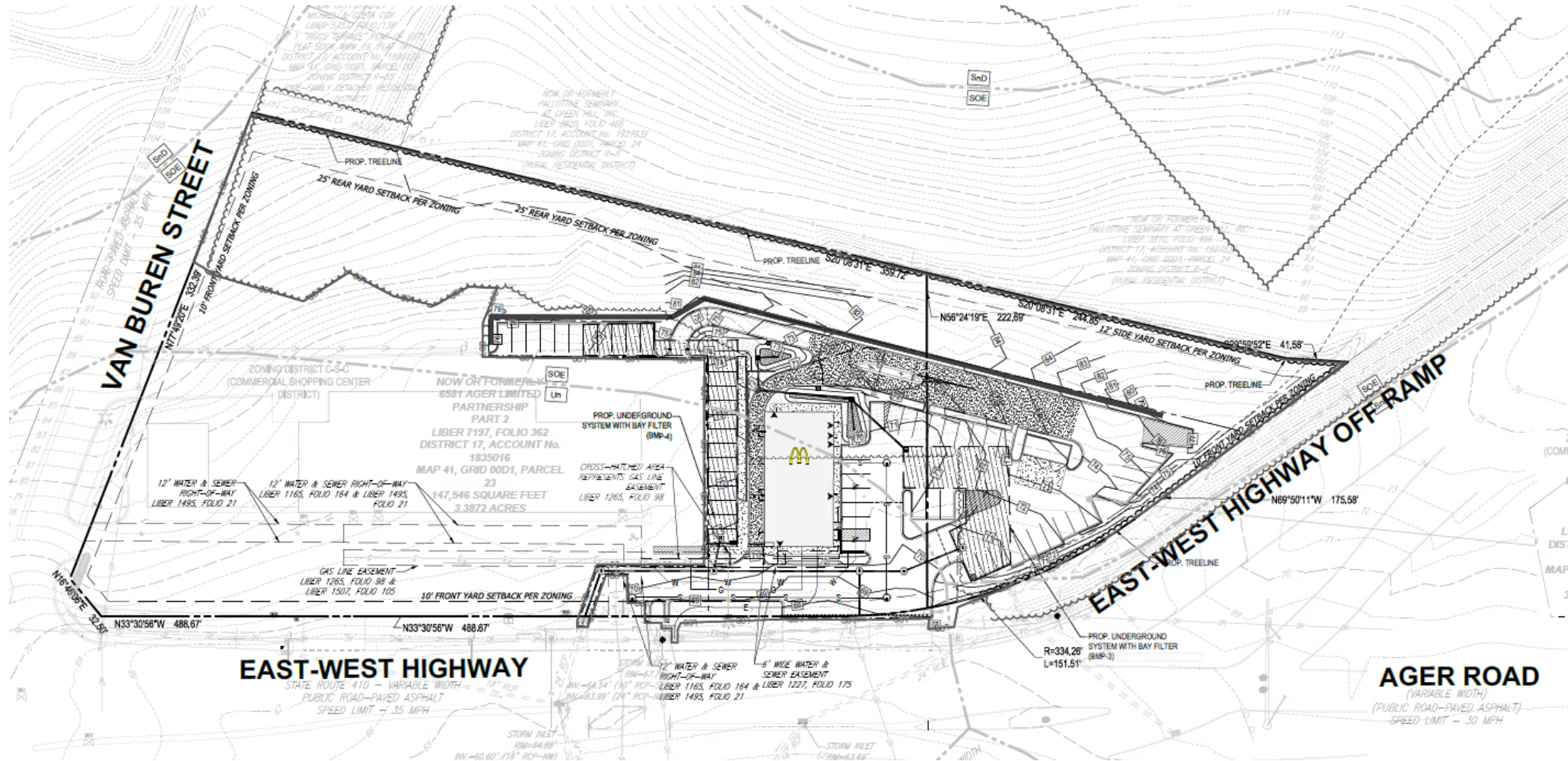


OVERALL SECTION A-A

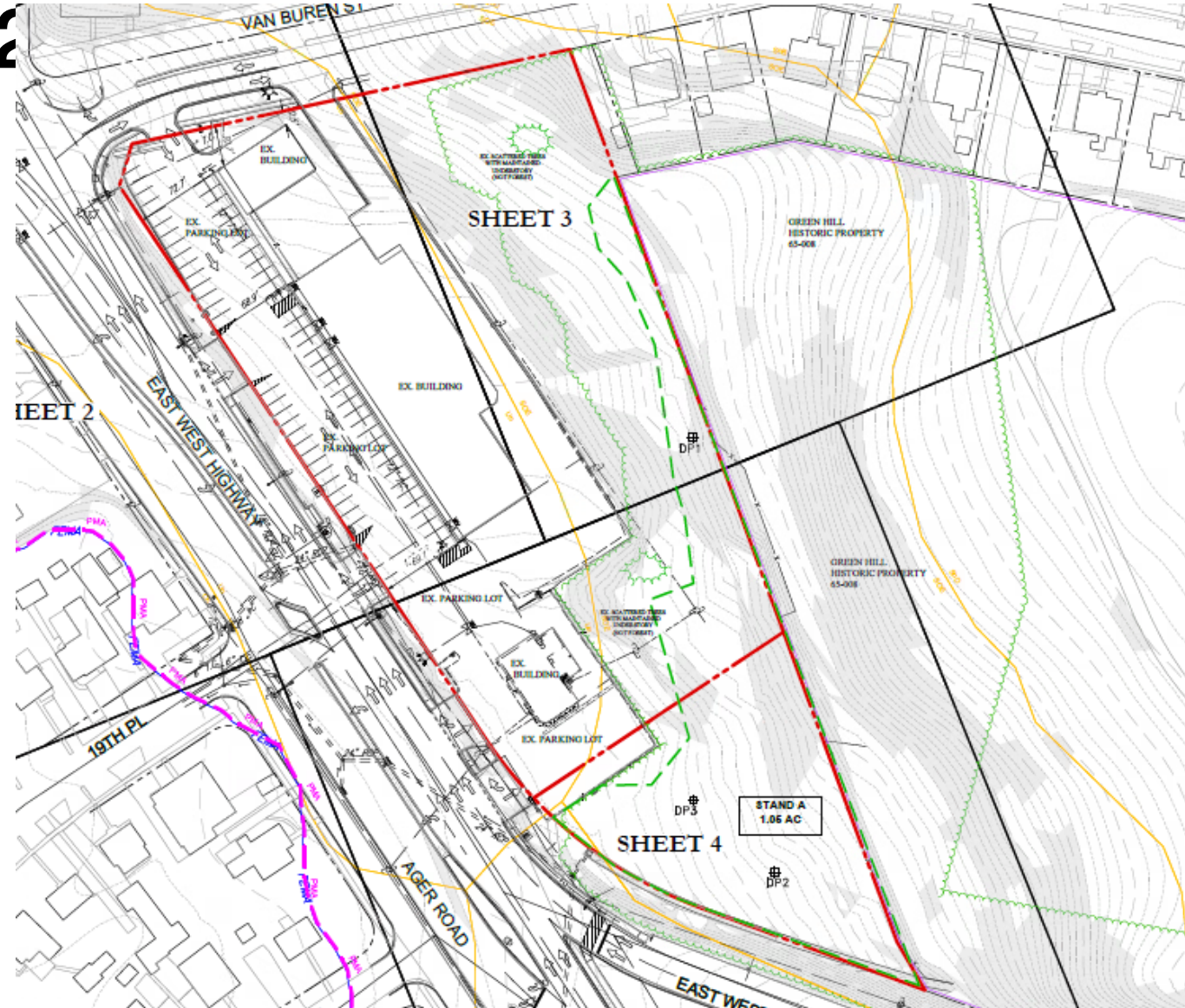


3D VISIBILITY ANALYSIS FROM HISTORIC





NRI-026-022

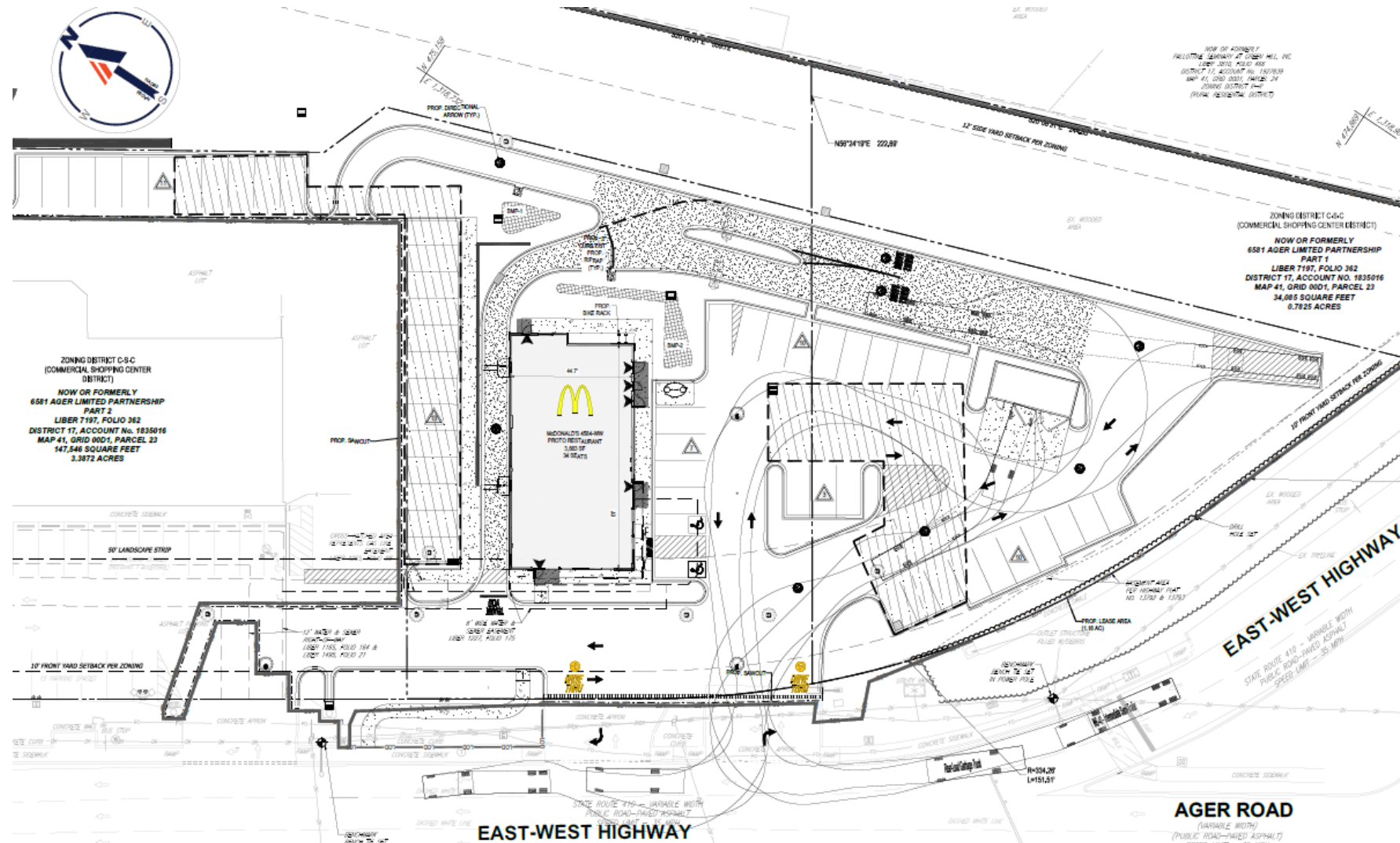


AERIAL IMAGE

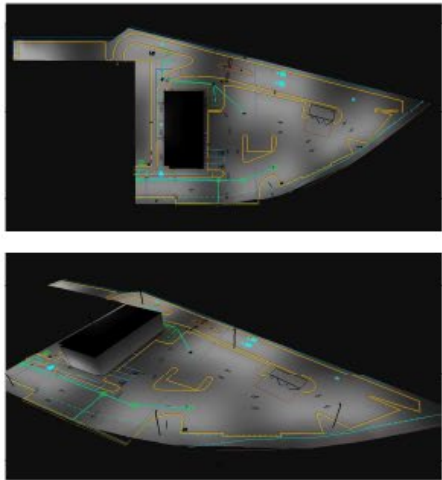
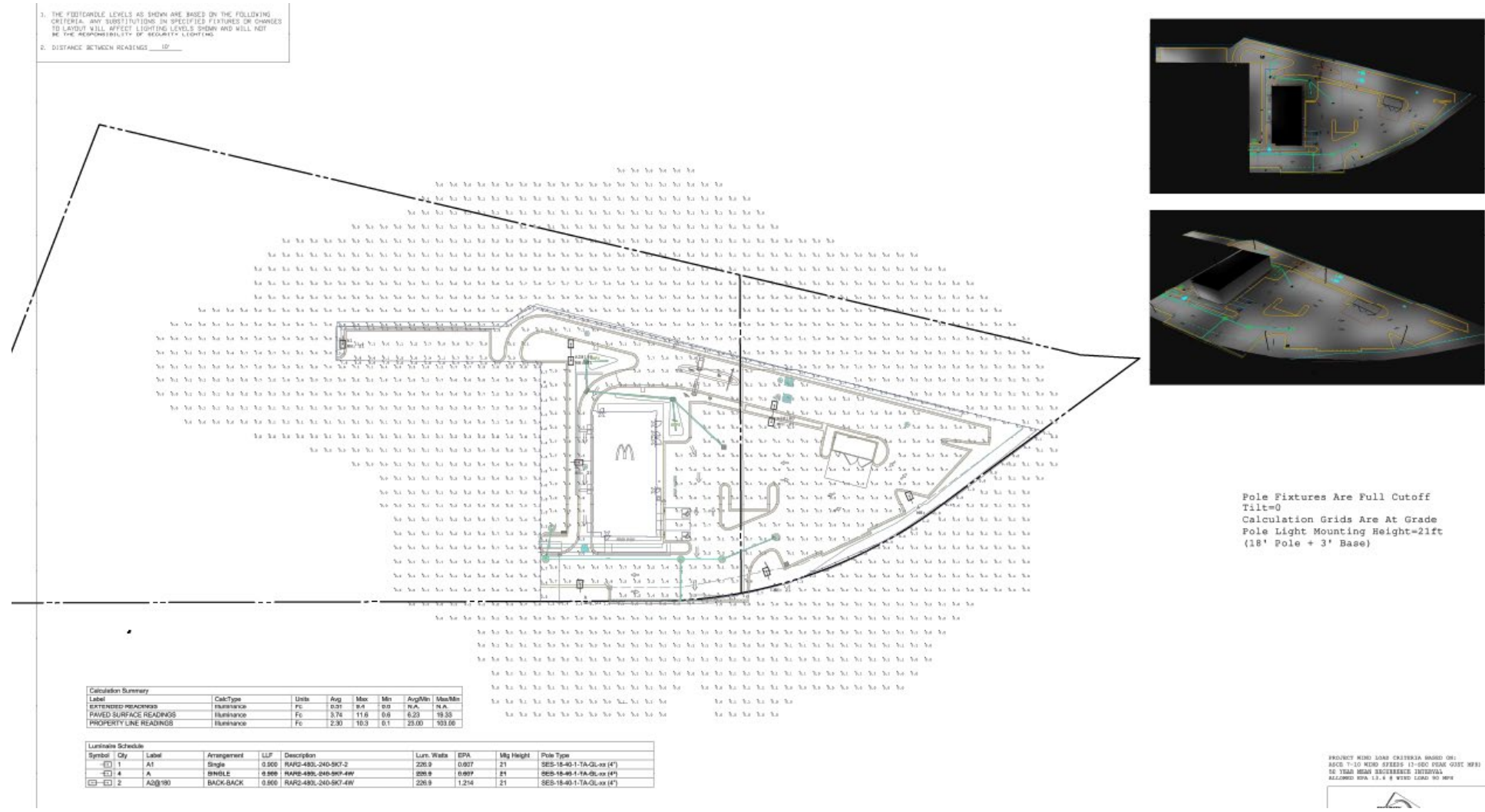


PGAtlas imagery, 2023

CIRCULATION PLAN



PHOTOMETRIC PLAN



ELEVATIONS



STAFF RECOMMENDATION

APPROVAL with conditions

- DSP-22001
- DDS-23001
- TCP2-004-2024

DISAPPROVAL

- AC-23017

Issues:

- None

Applicant Required Mailings:

- Informational Mailing: 01/21/2022
- Acceptance Mailing: 01/16/2024