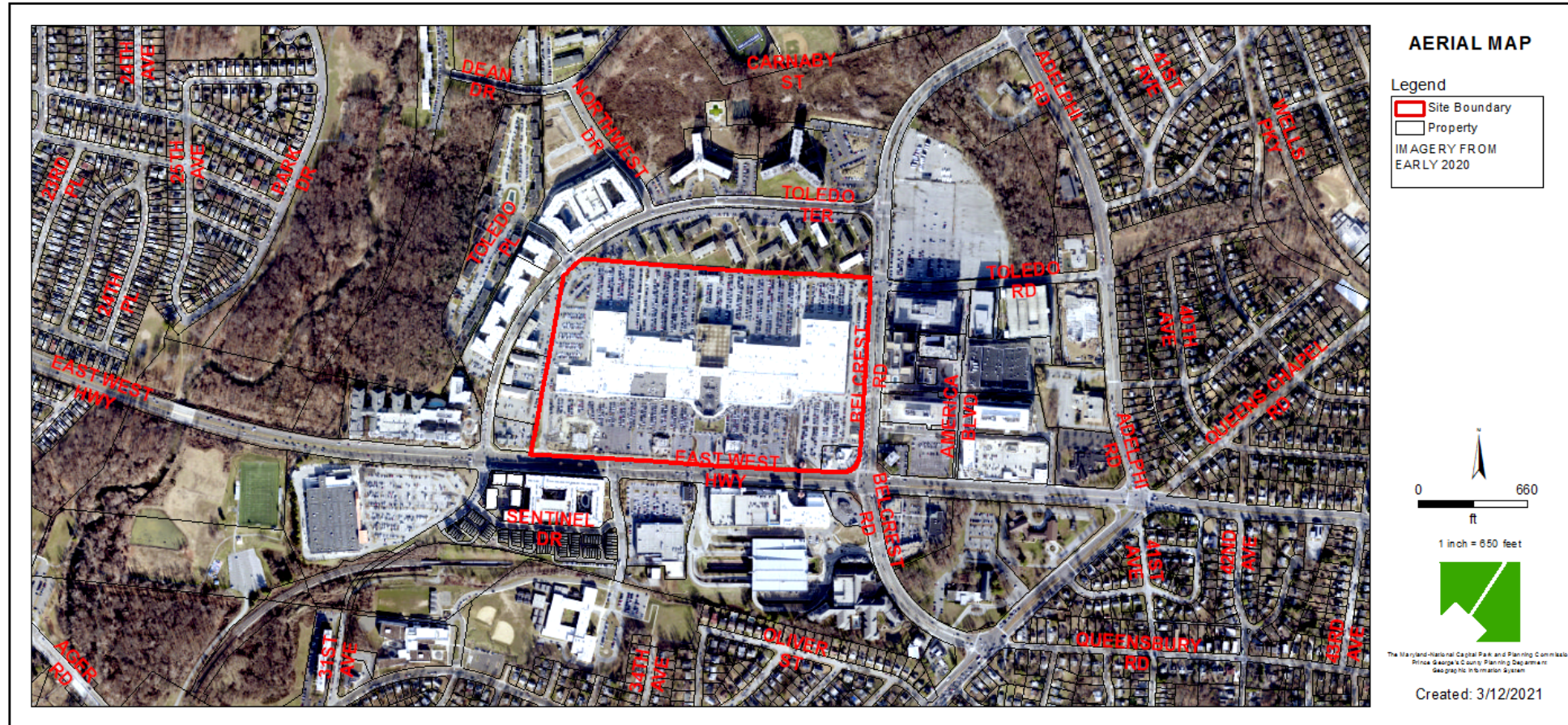


MALL AT PRINCE GEORGE'S (SELF STORAGE)

Detailed Site Plan

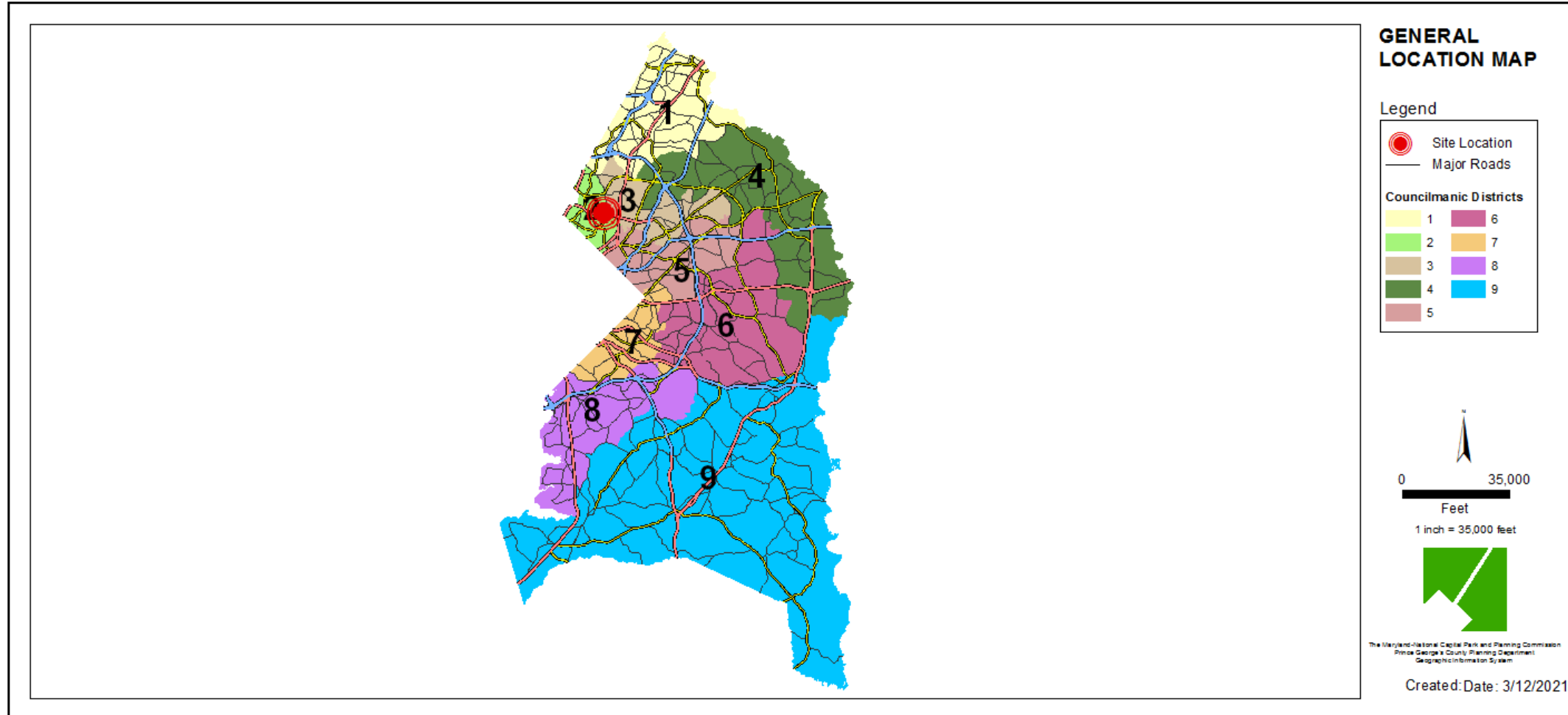
Staff Recommendation: APPROVAL with conditions



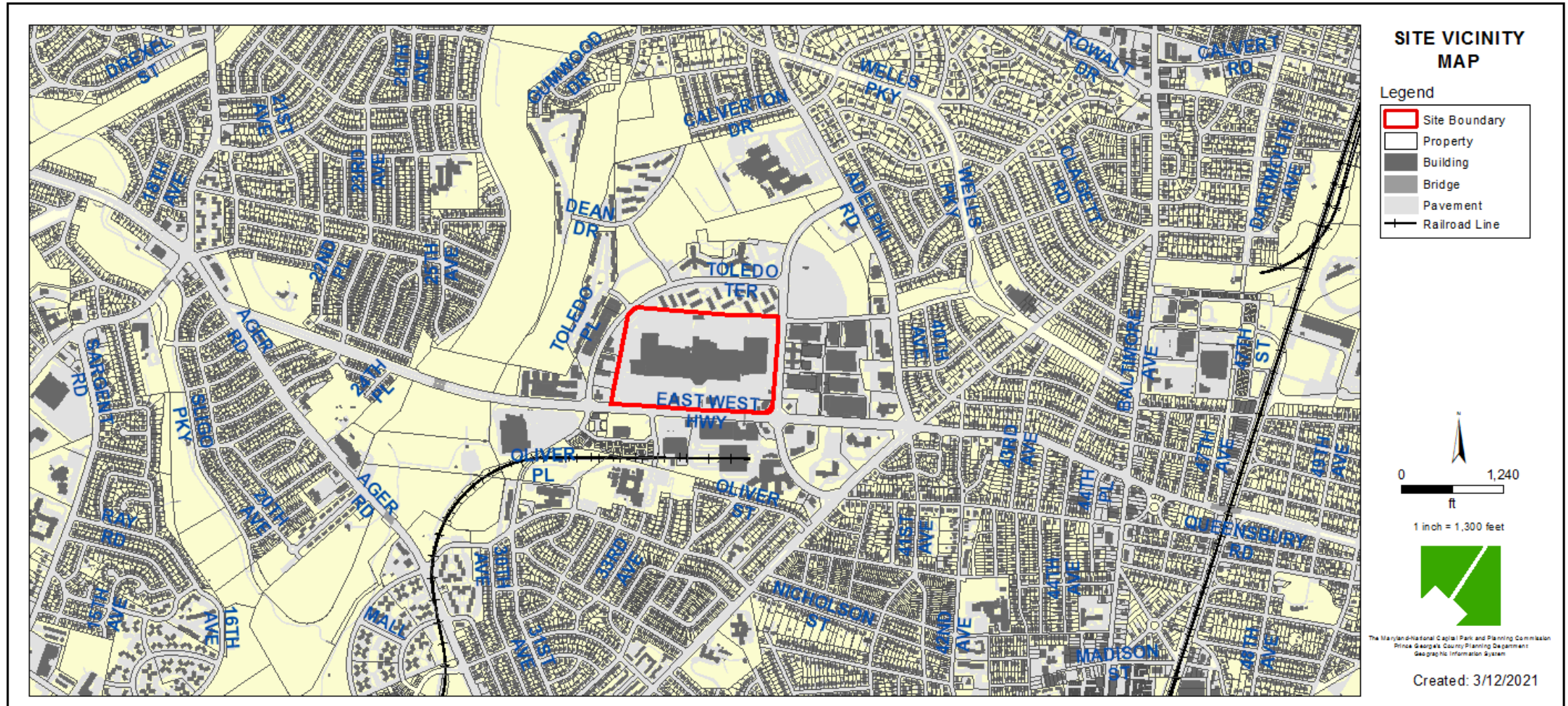
GENERAL LOCATION MAP

Council District: 02

Planning Area: 68

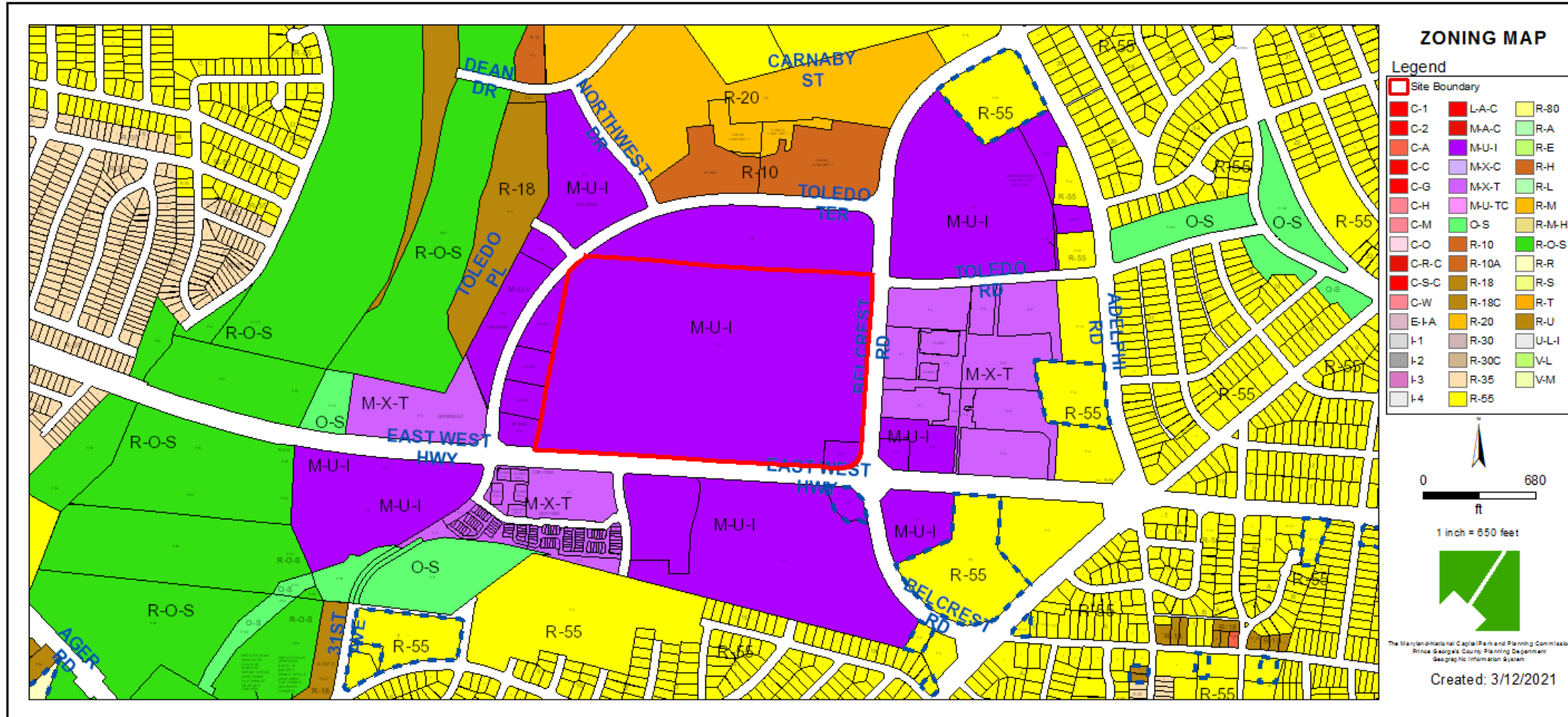


SITE VICINITY MAP

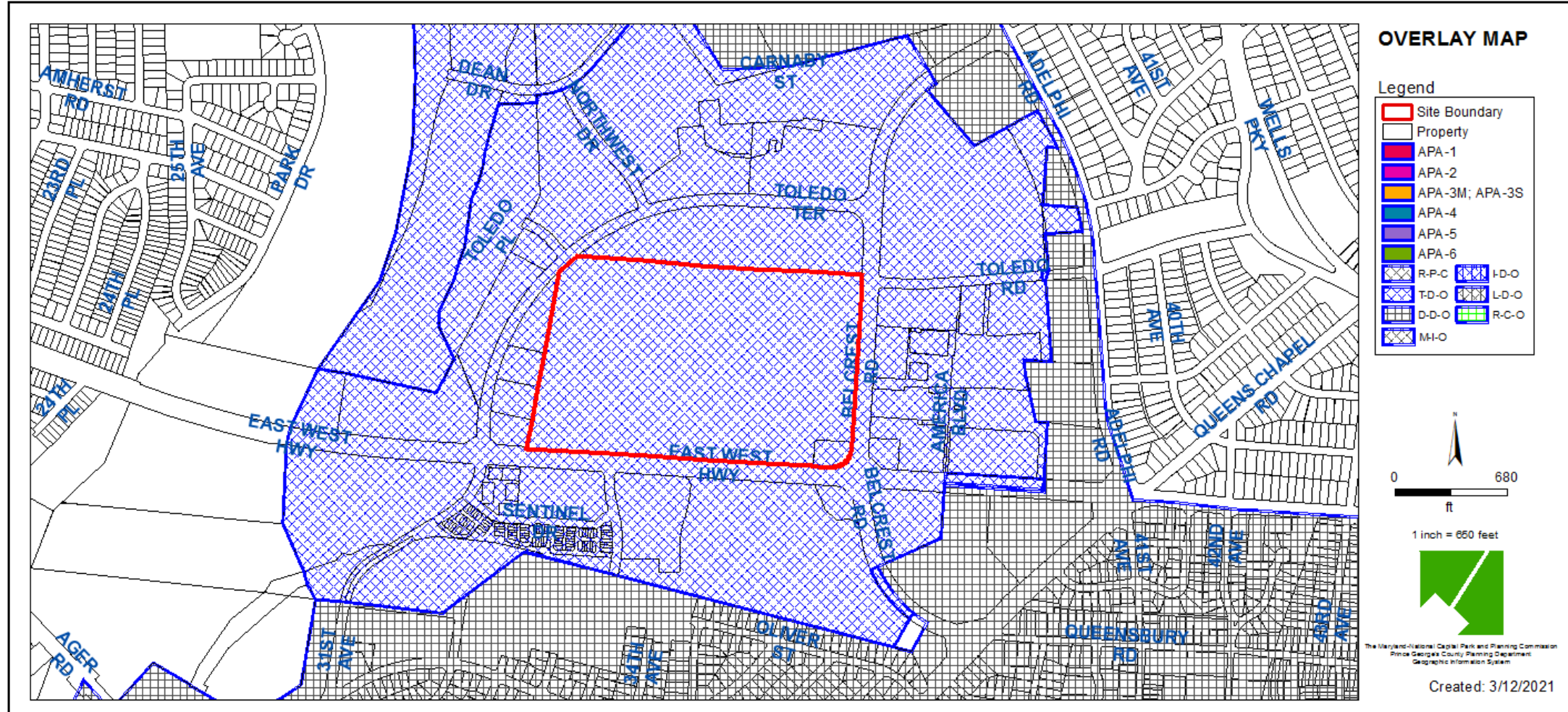


ZONING MAP

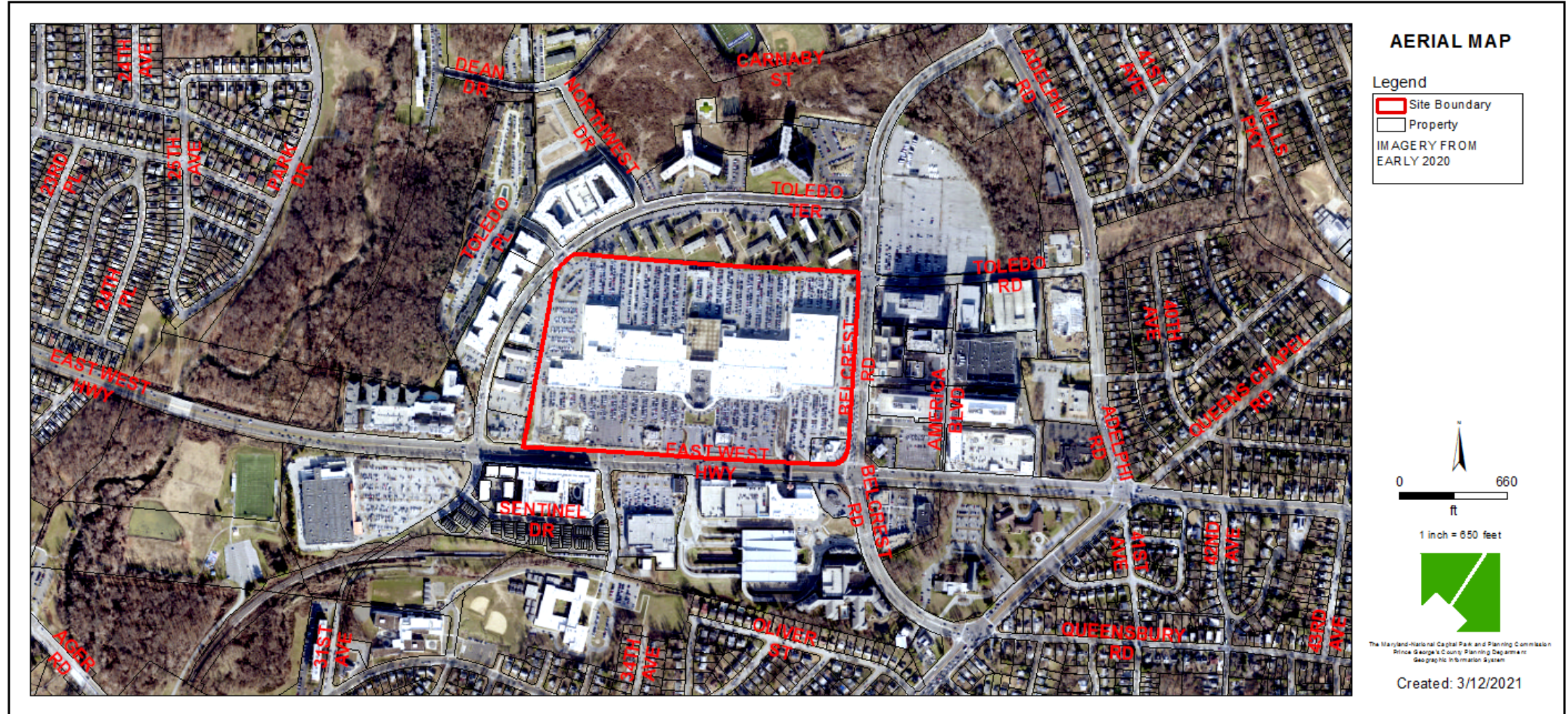
Property Zone: X-#



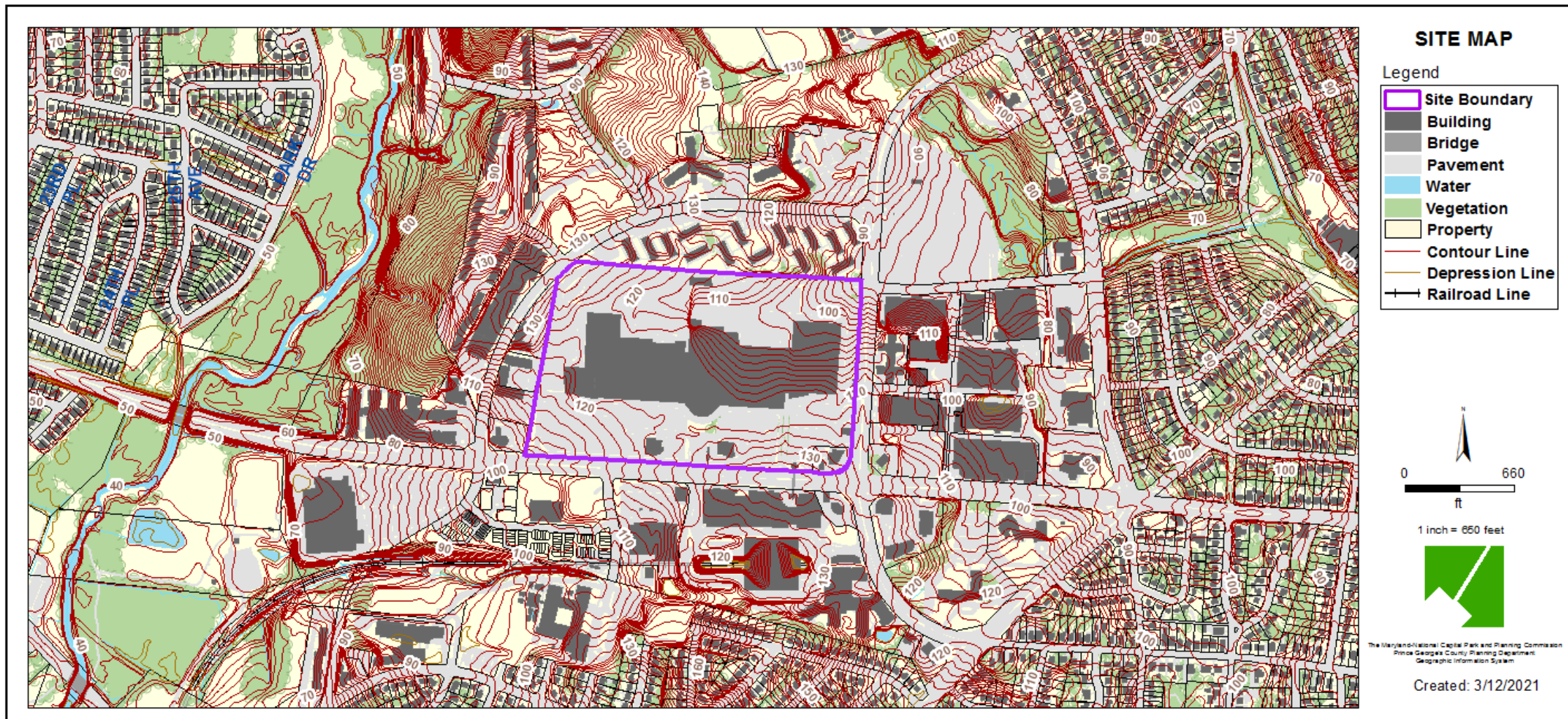
OVERLAY MAP



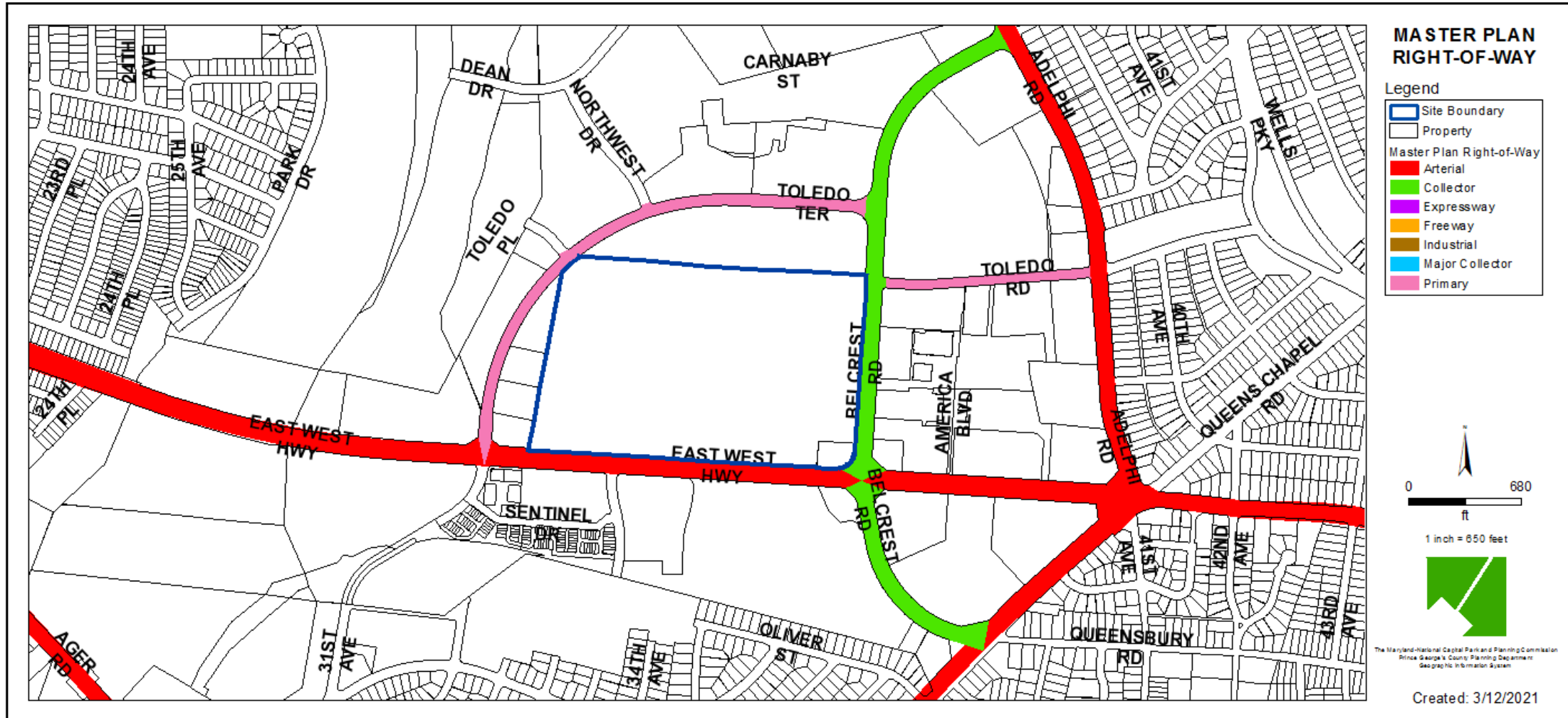
AERIAL MAP



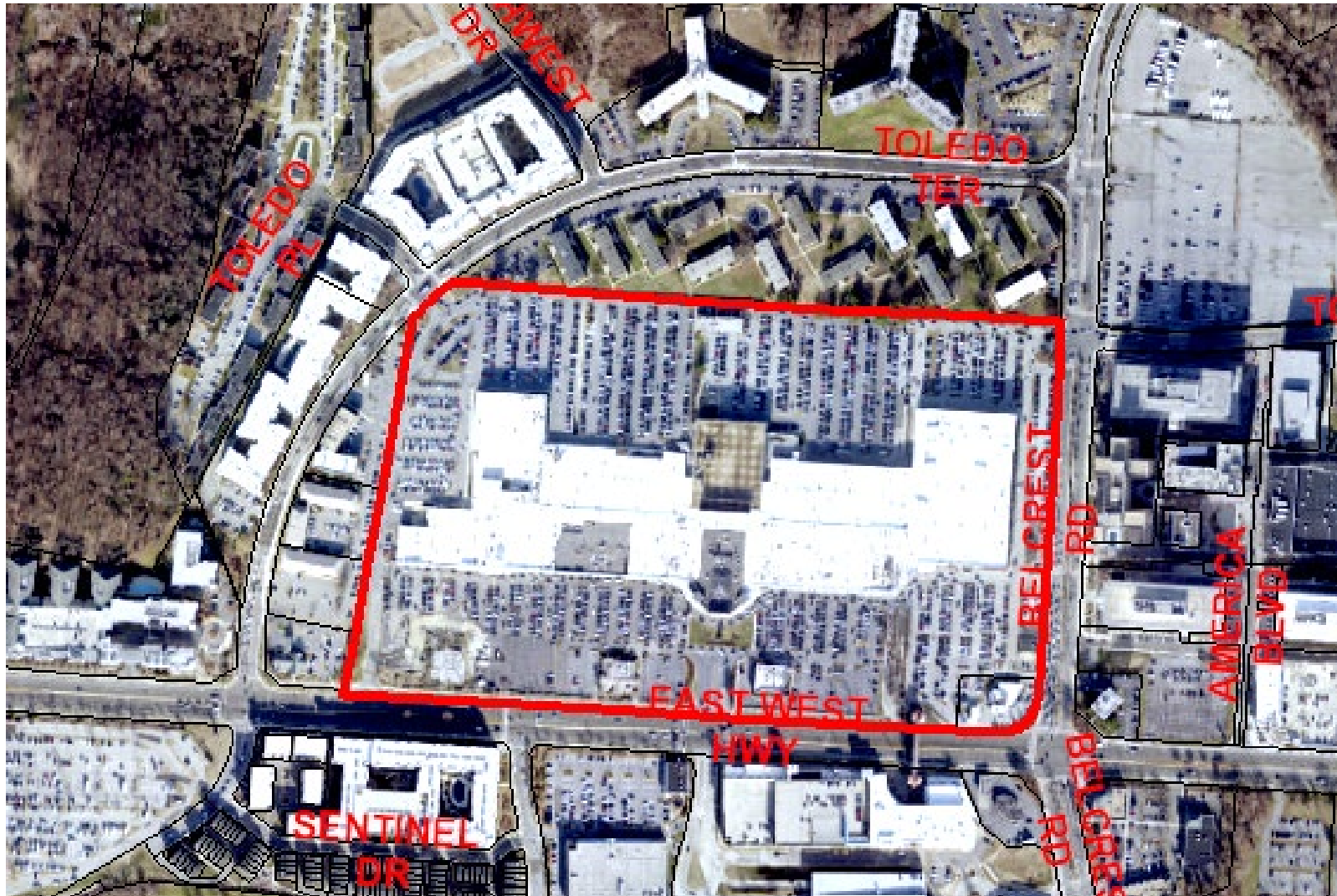
SITE MAP



MASTER PLAN RIGHT-OF-WAY MAP



BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED



Land Use Vision

*2016 Approved Prince George's Plaza
Transit District Development Plan*

Figure 1. 2035 Illustrative Vision



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18

24 ONLY

28

FUTURE 76 SELF-SERVICE RESTAURANT

PARCEL A-1

TOTAL SITE AREA 51.03 AC

65 DBA N° SE CONTOUR

EAST - WEST

GREENHORNE & CHAPMAN, INC.

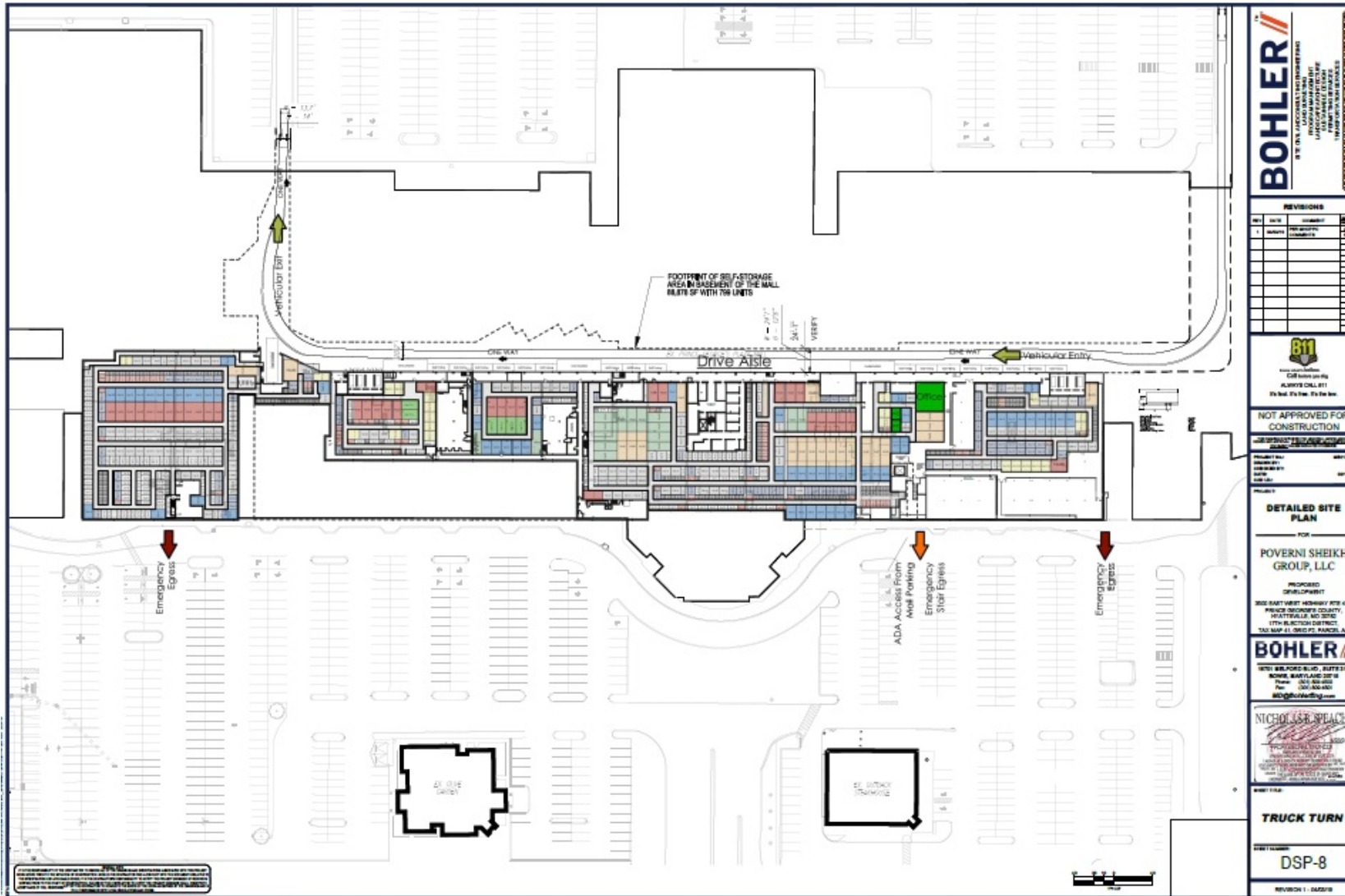
OVERALL SITE PLAN DSP-4

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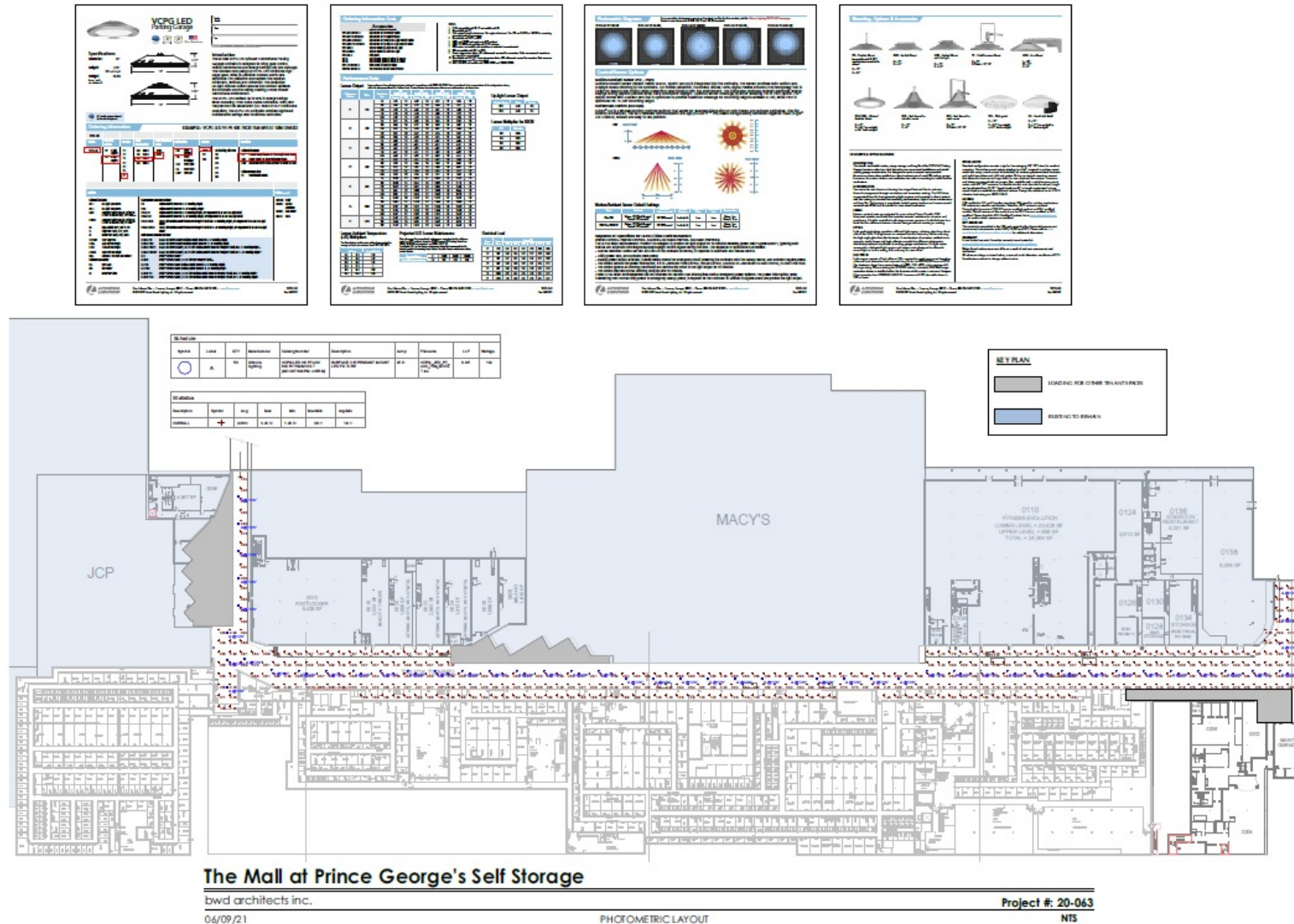
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5. SITE PLAN	6. SITE PLAN	7. SITE PLAN	8. SITE PLAN
9. SITE PLAN	10. SITE PLAN	11. SITE PLAN	12. SITE PLAN
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97. SITE PLAN	98. SITE PLAN	99. SITE PLAN	100. SITE PLAN



TRUCK TURNING EXHIBIT



PHOTOMETRIC EXHIBIT



SIGN EXAMPLES



STAFF RECOMMENDATION

APPROVAL with conditions

- 1 Condition

[Major/Minor] Issues:

- None

Applicant Community Engagement:

- September 20, 2021, the Hyattsville City Council
- August 21, 2021, the Town of University Park