



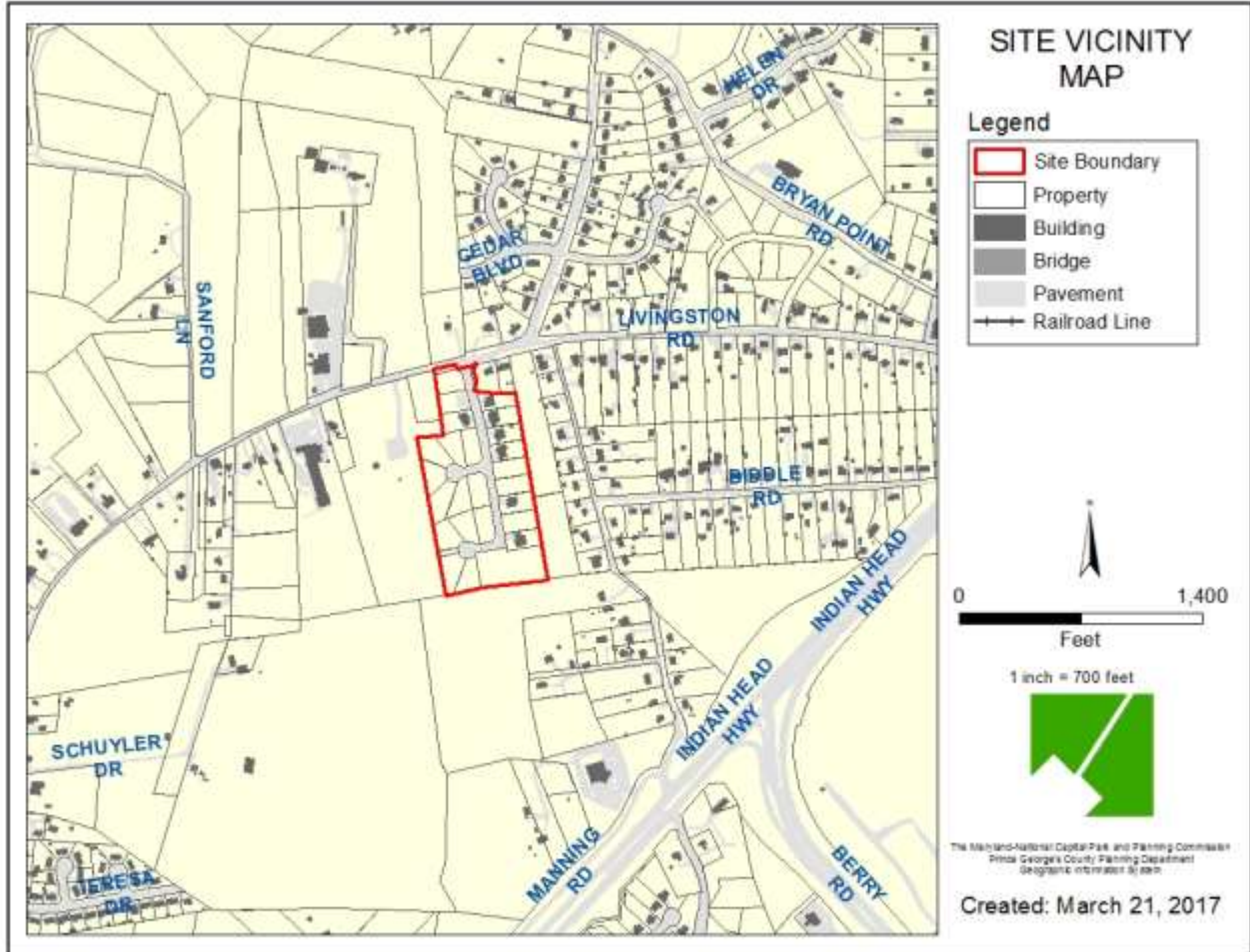
Note: Staff reports can be accessed at <http://mncppc.igmp2.com/Citizens/Default.aspx>.

Preliminary Plan 4-03005 Reconsideration Hearing

Application	General Data	
Project Name: Xander Property Location: South side of Livingston Road, approximately 300 feet west of Manning Road. Applicant/Address: Landmark Communities 5252 Cherokee Avenue, Suite 303 Alexandria, VA 22312 Property Owner: Landmark Communities 5252 Cherokee Avenue, Suite 303 Alexandria, VA 22312	Planning Board Hearing Date:	05/04/17
	Memorandum Date:	04/12/17
	Date Received:	03/07/17
	Planning Board Action Limit:	N/A
	Plan Acreage:	15.53
	Zone:	R-R
	Gross Floor Area:	N/A
	Lots/Dwelling Units:	23
	Parcels:	04
	Planning Area:	83
	Council District:	09
	Election District:	05
	Municipality:	N/A
	200-Scale Base Map	220SW01

Purpose of Application	Notice Dates	
Planning Board hearing continued from April 27, 2017 to May 4, 2017. Reconsideration Hearing	Previous Parties of Record (Applicant)	03/06/17
	Parties of Record (M-NCPPC)	03/17/17 04/14/17

Staff Recommendation		Staff Reviewer: Whitney Chellis Phone Number: 301-952-4325 E-mail: Whitney.Chellis@ppd.mncppc.org	
APPROVAL	APPROVAL WITH CONDITIONS	DISAPPROVAL	DISCUSSION
	X		



April 12, 2017

MEMORANDUM

TO: The Prince George's County Planning Board

FROM: Whitney Chellis, Acting Division Chief, Development Review Division

SUBJECT: Reconsideration for Xander Property
Preliminary Plan of Subdivision 4-03005

On March 30, 2017, the Prince George's County Planning Board granted the applicant's request for reconsideration of Condition 18 and Finding 8 of PGCPB Resolution No. 03-134 for the above referenced application, specific to the analysis of transportation mitigation. The applicant's request was analyzed, and staff recommends approval pursuant to the Transportation Planning Section memorandum dated April 4, 2017 (Masog to Chellis).

RECOMMENDATION

APPROVAL subject to revised Condition 8 and Finding 18, consistent with the Transportation Planning Section memorandum dated April 4, 2017 (Masog to Chellis) and contained in amended PGCPB Resolution 03-134(A) for Preliminary Plan of Subdivision 4-03005.