



*Note: Staff reports can be accessed at [www.mncppc.org/pgco/planning/plan.htm](http://www.mncppc.org/pgco/planning/plan.htm).*

## Preliminary Plan 4-07068

Application	General Data
<b>Project Name:</b> KB BRANDYWINE LAND  <b>Location:</b> ALONG THE SOUTH EDGE OF BRANDYWINE ROAD (MD 381), APPROXIMATELY 400 FEET WEST OF BRANCH AVENUE (MD 5)  <b>Applicant/Address:</b> KB BRANDYWINE LAND 2139 BLUE KNOB TERRACE SILVER SPRING, MD 20906  <b>Property Owner:</b> KB BRANDYWINE LAND	Date Accepted: 11/23/07
	Planning Board Action Limit: 4/25/08
	Plan Acreage: 1.46
	Zone: R-R
	Gross Floor Area: N/A
	Lots: 3
	Parcels: 0
	Planning Area: 85A
	Tier: Developing
	Council District: 09
	Election District: 11
	Municipality: N/A
	200-Scale Base Map: 218SE07

Purpose of Application	Notice Dates
3 SINGLE FAMILY LOTS	Adjoining Property Owners Previous Parties of Record Registered Associations: 09/18/07 (CB-58-2003)

Staff Recommendation		Staff Reviewer: Ivy R. Thompson	
APPROVAL	APPROVAL WITH CONDITIONS	DISAPPROVAL	DISCUSSION
	X		



30 July 2009

**MEMORANDUM**

**TO:** Prince George's County Planning Board

**FROM:** Ivy R. Thompson, Development Review, Subdivision Section

**RE:** Preliminary Plan 4-07068, KB Brandywine Land

Staff is recommending that the Planning Board grant a continuance for subdivision case number 4-07068. Pursuant to the letter dated January 24, 2008, the applicant has provided a 70-day waiver. At this time, the applicant is requesting a continuance to a specific date to be determined at the February 7, 2008, Planning Board hearing. Staff concurs with the request for a continuance.

As staff was preparing the report it became apparent that additional time is necessary for staff to reevaluate plans submitted by the applicant due to the fact that Brandywine Road is designated as a Prince George's County historic road. This designation impacts the design of the subdivision and requires more analysis by staff.

Staff recommended that the applicant provide a letter requesting a continuance, which was received on January 24, 2008. Staff is in support of a continuance. The granting of the continuance by the Planning Board will allow staff additional time necessary to complete their evaluation.