




## Preliminary Plan of Subdivision Troutman Property

**4-25002**

REQUEST		STAFF RECOMMENDATION	
The applicant requests a continuance from the Planning Board hearing date of July 31, 2025, to September 11, 2025.		Approval of continuance to September 11, 2025	
67 lots, 5 parcels, and 4 outlots for single-family detached residential development.			
<b>Location:</b> On the north and south sides of Farm Road, one-half mile west of its intersection with Old Crain Highway.			
Gross Acreage:	202.31		
Zone:	AR		
Prior Zone:	R-A		
Reviewed per prior Subdivision Regulations:	Section 24-1900		
Gross Floor Area:	0		
Dwelling Units:	65		
Lots:	67		
Parcels:	5		
Outlots:	4		
Planning Area:	82A		
Council District:	09		
Municipality:	N/A		
<b>Applicant/Address:</b> Sandra Wiseman 6530 S Osborne Drive Upper Marlboro, MD 20772			
<b>Staff Reviewer:</b> Benjamin Sullivan <b>Phone Number:</b> 301-952-3595 <b>Email:</b> Benjamin.Sullivan@ppd.mncppc.org			
Planning Board Date:			
Planning Board Action Limit:		09/18/2025	
Mandatory Action Timeframe:		140 days	
Staff Report Date:		07/24/2025	
Date Accepted:		03/31/2025	
Informational Mailing:		02/10/2025	
Acceptance Mailing:		03/28/2025	
Sign Posting Deadline:		07/01/2025	

The Planning Board encourages all interested persons to request to become a person of record for this application. Requests to become a person of record may be made online at [http://www.mncppcapps.org/planning/Person\\_of\\_Record/](http://www.mncppcapps.org/planning/Person_of_Record/). Please call 301-952-3530 for additional information.



July 24, 2025

## MEMORANDUM

TO: The Prince George's County Planning Board

VIA: Mridula Gupta, Acting Planning Supervisor, Subdivision Section *MG*  
Development Review Division

FROM: *for* Benjamin Sullivan, Planner III, Subdivision Section *MG*  
Development Review Division

SUBJECT: **Preliminary Plan of Subdivision 4-25002**  
**Troutman Property**  
Planning Board Agenda July 31, 2025—Request for Continuance

Staff recommend a continuance of Preliminary Plan of Subdivision 4-25002, Troutman Property, which is currently scheduled for the Prince George's County Planning Board hearing date of July 31, 2025. By letter dated July 16, 2025 (Horne to Barnes), the applicant's representative requested a continuance of the Planning Board hearing date of July 31, 2025, to September 11, 2025. The continuance will provide the applicant and Planning staff additional time to further coordinate the requirements related to woodland conservation.

If a continuance is granted, additional posting will not be required. The public hearing notice signs for this application were posted on the subject site on July 1, 2025.

## RECOMMENDATION

The Subdivision Section recommends that the Planning Board APPROVE a continuance and schedule this application for the Planning Board hearing date of September 11, 2025.